



**Meetings of Sacramento
City Council
Redevelopment Agency
Housing Authority
Financing Authority**

Agenda

Tuesday, February 10, 2009

City Hall-915 I Street, 1st Floor Council Chamber

Published by the Office of the City Clerk (916) 808-7200

CITY COUNCIL

Kevin Johnson, Mayor
Raymond L. Tretheway III, District 1
Sandy Sheedy, District 2
Steve Cohn, District 3
Robert King Fong, District 4
Lauren Hammond, Vice-Mayor, District 5
Kevin McCarty, District 6
Robbie Waters, District 7
Bonnie Pannell, District 8

CHARTER OFFICERS

Eileen Teichert, City Attorney
Shirley Concolino, City Clerk
Ray Kerridge, City Manager
Russ Fehr, City Treasurer

NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard at the end of the meeting as noted on the agenda. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group.

Notice to Lobbyists: When addressing the legislative bodies you must identify yourself as a lobbyist and announce the client/business/organization you are representing (City Code 2.15.160).

Speaker slips are located in racks inside the chamber and should be completed and submitted to the City Clerk.

Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72 hours prior to a regular meeting. The City posts Agendas at City Hall as well as offsite meeting locations.

The order of Agenda items are listed for reference and may be taken in any order deemed appropriate by the legislative body.

The Agenda provides a general description and staff recommendations; however, the legislative bodies may take action other than what is recommended. Full staff reports are available for public review on the City's website and include all attachments and exhibits. "To Be Delivered" and "Supplemental" reports will be published as they are received. Hard copies are available at the Office of the City Clerk and all written material received is available at the meeting for public review.

Meetings are broadcast live on Metrocable, Channel 14, AT&T Broadband Cable System and rebroadcast on the Saturday following the date of the meeting. (Check Listings)

Live videostreams and indexed archives of meetings are available via the internet. Visit <http://www.cityofsacramento.org/clerk/council-agendas/>. Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Office of the City Clerk at (916) 808-7200 at least 48 hours prior to the meeting.

AGENDA

Tuesday, February 10, 2008

City Hall – 915 I Street- First Floor Council Chamber

All items listed are heard and acted upon by the Sacramento City Council unless otherwise noted.

Open Session - 2:00 p.m.

Roll Call

In addition to those items listed on the agenda, the Mayor may add additional ceremonial matters.

Consent Calendar (Items 1 - 12)

All items listed under the Consent Calendar are considered and acted upon by one motion. Anyone may request an item be removed for separate consideration.

**1. (City Council/ Financing Authority/Housing Authority/Redevelopment Agency)
Approval of Minutes for January 27 and January 29, 2009**

Location: (Citywide)

Recommendation: Approve the afternoon and evening City Council, Financing Authority, Housing Authority, and Redevelopment Agency Minutes for January 27, 2009 and January 29, 2009.

Contact: Shirley Concolino, City Clerk, (916) 808-7200, Office of the City Clerk.

2. Confirmation of Board and Commission Appointments

Location: (Citywide)

Recommendation: Confirmation of board/commission appointments to the: 1) Community Racial Profiling Commission – Anthony Riley Chavis (Category D-3) and Brent Meyer (Category C); 2) Development Oversight Commission – Holger Fuerst (Category A), John Packowski (Category A) and Kristina McBurney (Category C); 3) Natomas Basin Conservancy Board of Directors – Michael Bradbury (Category A) and David Christophel (Category A); 4) Paratransit Inc. Board of Directors – Stephen Gould (Category A); 5) Sacramento/Yolo Mosquito & Vector Control District – David Tamayo (Category A-1); 6) Oak Park Redevelopment Advisory Committee – Mellissa Meng (Category A), Leoma Lee and Kathleen Johnson (Category B), Terrence Johnson and David Lambertson (Category C) and Beth (Dana) Kivel and Judith Hollins (Category D).

Contact: Stephanie Mizuno, Assistant City Clerk, (916) 808-7200, Office of the City Clerk.

Consent Calendar (Continued)

3. **Signature Authority for Contracts/Agreements**

Location: (Citywide)

Recommendation: Receive and file.

Contact: Ray Kerridge, City Manager, (916) 808-5704, Office of the City Manager, Eileen Teichert, City Attorney, (916) 808-5346, Office of the City Attorney, Russ Fehr, (916) 808-5168, Office of the City Treasurer and Shirley Concolino, City Clerk, (916) 808-5442, Office of the City Clerk.

4. **(Redevelopment Agency) Agreement: 2009 Rebuilding Dreams Project**

Location: Street boundaries include: Broadway (north), 53rd Street and 58th Street (east), Fruitridge Road (south) and Stockton Boulevard (west) (District 5)

Recommendation: Adopt a **Redevelopment Agency Resolution** authorizing the Executive Director or her designee to: 1) amend the Agency budget to transfer \$85,000 in Stockton Boulevard 20 percent Low/Moderate Housing tax increment funds to the project; and 2) execute an agreement with Rebuilding Together for the project in an amount not to exceed \$85,000.

Contact: Chris Pahule, Assistant Director, Housing and Community Development, (916) 440-1350, Lisa Bates, Deputy Executive Director, (916) 440-1316, Sacramento Housing and Redevelopment Agency.

5. **(Redevelopment Agency) Oak Park Commercial Revitalization Program Modification**

Location: Oak Park Redevelopment Project Area (District 5)

Recommendation: Adopt a **Redevelopment Agency Resolution** authorizing the Executive Director or her designee to: a) amend the Commercial Revitalization Program Guidelines to update the address ranges of eligible commercial properties in the Oak Park Redevelopment Project Area, and b) increase the maximum rebate amount for properties located in the Oak Park Commercial District to \$200,000 per parcel.

Contact: Lisa Bates, Deputy Executive Director, (916) 440-1316, Chris Pahule, Assistant Director, Housing and Community Development, (916) 440-1350, Christine Weichert, Assistant Director, Housing and Community Development, (916) 440-1353, Sacramento Housing and Redevelopment Agency.

Consent Calendar (Continued)

6. **Citation Authority for Animal Control Officers**

Location: (Citywide)

Recommendation: Adopt a **Resolution** granting citation authority to the Animal Control Officers in the Animal Care Services Division of the Department of General Services in order to enforce provisions of the City Code, California Penal Code and all applicable Federal, State and local ordinances Animal Control Officers are authorized to enforce.

Contact: Reina J. Schwartz, Director of General Services, (916) 808-7195, Donna Wicky, Administrative Officer, (916) 808-6719, General Services Department.

7. **(Pass for Publication) Ordinance Amendment: Refund of Parkland Dedication Fees**

Location: (Citywide)

Recommendation: Review the Ordinance amending Section 16.64.030 of the City Code to allow the refund of parkland dedication fees under certain circumstances; and 2) pass for publication the Ordinance title as required by Sacramento City Charter Section 32(c) to be adopted February 17, 2009.

Contact: Mary de Beauvieres, Principal Planner, (916) 808-8722, J. P. Tindell, Park Planning and Development Manager, (916) 808-1955, Parks and Recreation Department.

8. **Report Back: Bicycle Parking Program**

Location: (Citywide)

Recommendation: Receive and file.

Contact: Matthew W. Eierman, Program Specialist, (916) 808-5849, Transportation Department.

9. **City Farms Neighborhood Traffic Management Program Project (S15071129)**

Location: Generally bounded by Sutterville Road on the north, Franklin Boulevard on the east, 24th Avenue on the south and Deeble Street on the west (District 5)

Recommendation: Adopt a **Resolution** approving the City Farms Neighborhood Traffic Management Plan (NTMP) Project - Phase 1 Traffic Calming Plan and transfer of funds.

Contact: Debb Newton, Program Analyst, (916) 808-6739, Angie Louie, Senior Engineer, (916) 808-7921, Transportation Department.

Consent Calendar (Continued)

10. **Supplemental Agreement: West Side Access Improvements to the Intermodal Project (T15068200)**
Location: I Street between 5th Street and Interstate 5 (District 1)
Recommendation: Adopt a **Resolution** 1) authorizing the City Manager to execute Supplemental Agreement No. 2 to City Agreement 2006-1400 with Mark Thomas and Company to provide additional services for the completion of the 4th Street and I Street project as part of the West Side Access Improvements to the Intermodal project for a cost not to exceed \$43,460; and 2) resetting the City Manager's Supplemental Agreement authority.
Contact: Edward Williams, Associate Engineer, (916) 808-8288, Ryan Moore, Supervising Engineer, (916) 808-8279, Transportation Department.
11. **(Pass for Publication) Ordinance Amendment: Scavenging from Solid Waste Receptacles**
Location: (Citywide)
Recommendation: 1) Review an Ordinance repealing Section 13.10.160 of the Sacramento City Code relating to the removal of recyclable materials placed for City sponsored program and adding Section 13.10.160 of the Sacramento City Code relating to scavenging from solid waste receptacles; and 2) pass for publication the Ordinance title as required by the Sacramento City Charter 32c to be adopted on March 3, 2009.
Contact: Edison Hicks, Integrated Waste General Manager (916) 808-4949, Marty Strauss, Integrated Waste Planning Superintendent (916) 808-4934, Utilities Department.
12. **Green Apartments Partnership Articles of Organization**
Location: (Citywide)
Recommendation: Adopt a **Resolution** authorizing the Department of Utilities' Director or designee to represent the City on the Green Apartments Partnership Board.
Contact: Edison Hicks, Integrated Waste General Manager (916) 808-4949, Marty Strauss, Integrated Waste Planning Superintendent (916) 808-4934, Utilities Department.

Public Hearings (Items 13 - 15)

Public hearings may be reordered by the Mayor at the discretion of the legislative bodies.

- 13. Code Enforcement Case Fees and Penalties: Findings of Fact for Special**
(Noticed on 12-19-09)
Location: (Citywide)

Recommendation: Conduct a public hearing and upon conclusion adopt a **Resolution** placing liens on the properties in the amount of \$126,348 for unpaid fees and penalties and transmit the unpaid costs to the Sacramento County Auditor/Controller as special assessments against the properties.

Contact: Dennis Kubo, Program Manager, (916) 808-8577, Code Enforcement Department.

- 14. Housing Case Fees and Penalties: Findings of Fact for Special Assessment Liens** (Noticed on 12-19-09)
Location: (Citywide)

Recommendation: Conduct a public hearing and upon conclusion adopt a **Resolution** placing special assessment liens on the properties in the amount of \$258,025 for unpaid fees and penalties and transmit the unpaid costs to the Sacramento County Auditor/Controller as special assessments against the properties.

Contact: Ron O'Connor, Code Enforcement Manager, (916) 808-8183, Code Enforcement Department.

- 15. Resolutions of Necessity: Meadowview Road Fence Improvements Project (T15065600) [2/3 Vote Required]** (Noticed on 1-22-09)
Location: South side of Meadowview Road, between Amherst Street and 24th Street, (District 8)

Recommendation: 1) Conduct a Hearing on Resolutions of Necessity and make the necessary findings to acquire the real property interests in the four parcels for the Meadowview Road Fence Improvements Project; and 2) adopt a) a **Resolution** of Necessity for the acquisition of the temporary construction easement interests necessary for the project for Ruiz Property; b) a **Resolution** of Necessity for the acquisition of the temporary construction easement interests necessary for the project for Cropp Property; c) a **Resolution** of Necessity for the acquisition of the temporary construction easement interests necessary for the project for Osby Property; and d) a **Resolution** of Necessity for the acquisition of the temporary construction easement interests necessary for project for McNally Property.

Contact: Marianne Wetzels, Supervisor, Real Estate Services Section, (916) 808-6270, General Services Department, Tim Mar, Supervising Engineer, (916) 808-7531, Transportation Department.

Staff Reports (Items 16 and 17)

Staff reports include an oral presentation including those recommending receive and file.

16. (City Council/Redevelopment Agency) FY2008-09 Midyear Budget Review
Location: (Citywide)

Recommendation: Adopt 1) a **City Resolution** approving recommended adjustments to the FY2008/09 Approved Budget necessary to implement the City's financial plan for the remainder of the fiscal year; 2) a **Redevelopment Agency Resolution** a) directing the Executive Director to repay \$6 million in proceeds loaned to the Agency from funds provided to the City's Parking Fund from the sale of the Sheraton Hotel/Garage; and b) terminating the Loan Agreement dated July 1, 2008 between the Agency and the City of Sacramento; and 3) a **City Resolution** a) recognizing \$6 million in loan proceeds from the Agency to the Parking Fund; b) authorizing a loan from the Parking Fund to the General Fund to address FY2009/10 year end issues; and c) terminating the Loan Agreement dated July 1, 2008 between the City of Sacramento and the Agency and authorizing the return of the related executed note to the Agency.

Contact: Leyne Milstein, Director of Finance, (916) 808-8491, Finance Department.

17. (City Council/Redevelopment Agency) Stockton Boulevard and Lawrence Drive Opportunity Area Development Strategy Project

Location: Stockton Boulevard Redevelopment Project Area (District 5)

Recommendation: Adopt 1) a **City Resolution** a) accepting \$15,000 of 2002 Stockton Boulevard Tax Exempt Master Lease Funds for the project; b) authorizing the City Manager to execute an Individual Project Agreement (IPA) in the amount of \$15,000 to assemble data and site analysis for the project; c) making related findings; and 2) a **Redevelopment Agency Resolution** a) amending the 2009 Sacramento Housing and Redevelopment Agency budget by transferring \$230,000 of 2002 Stockton Boulevard Tax Exempt Master Lease Funds to the project; b) authorizing the Executive Director, or her designee, to execute an agreement with the Urban Land Institute in the amount of \$120,000 for an Advisory Panel; c) authorizing the Executive Director, or her designee, to execute an IPA with the City of Sacramento in the amount of \$15,000; and c) making related findings.

Contact: Lisa Bates, Deputy Executive Director, (916) 440-1316, Chris Pahule, Assistant Director, Community Development, (916) 440-1350, Sacramento Housing and Redevelopment Agency, Tom Pace, Long Range Planning Manager, (916) 808-6848, Planning Department.

Public Comments-Matters Not on the Agenda

Closed Session

Redevelopment Agency of the City of Sacramento

- a) Pursuant to Government Code section 54956.8 for a matter pertaining to real property negotiations. Authorization to negotiate with the Greenfair Homeowners Association for the acquisition of a fee interest in real property located at what is commonly known as Greenfair, 5501 Broadway, Lot 214-C (APN 011-0350-023) and Lot 215-C (APN 011-0350-044) in their entirety and portions (approximately 5.97 acres) of Lot 216-C. Lots are identified in Plat of Greenfair Unit No. 1, filed April 21, 1972 in Book 89 of Maps, Map No. 20, Sacramento County Records. The purpose is to confer with the Agency's chief negotiators, Lisa Bates, LaShelle Dozier and Christine Weichert, regarding the price, terms and conditions of the acquisition.

Recess to Closed Session

Reconvene – 6:00 p.m.

Roll Call

Pledge of Allegiance

Closed Session Report

The City Attorney shall determine if any actions taken by the City Council or legislative bodies in Closed Session shall require a reporting on those actions as required by Law (Government Code §54957.1 (a) (3) (B)).

Special Presentations/General Communications

a. Recognizing the NAACP 100th Anniversary

In addition to those items listed on the agenda, the Mayor may add additional ceremonial matters.

Staff Reports (Item 18)

Staff reports include an oral presentation including those recommending receive and file.

18. Inclusionary Housing Workshop [To Be Delivered]

Location: (Citywide)

Recommendation: Review results of economic analysis and neighborhood research. Provide direction on potential framework for changes to Mixed Income Housing (Inclusionary) Ordinance.

Contact: Lisa Bates, Deputy Executive Director, (916) 440-1330, Cindy Cavanaugh, Assistant Director, (916) 440-1317, Sacramento Housing and Redevelopment Agency.

Public Comments-Matters Not on the Agenda

Council Comments-Ideas, Questions and Meeting/Conference Reports

Adjournment