



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

# Agenda

**Tuesday, March 31, 2009**

**City Hall-915 I Street, 1<sup>st</sup> 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

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## NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard 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 available on the City's Website and located in racks inside the chamber and should be completed and submitted to the Assistant 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 and estimated time for 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.

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# AGENDA

**Tuesday, March 31, 2009**

**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 - 6:00 p.m.**

### **Roll Call**

### **Pledge of Allegiance**

### **Closed Session Report**

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

### **Special Presentations/General Communications**

#### **a. Recycling Initiative Program Check Presentations**

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

## **Public Comments-Matters Not on the Agenda (2 minutes per speaker)**

## **Consent Calendar (Items 1 - 17) Estimated Time: minutes**

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 March 17, 2009.**

**Location:** (Citywide)

**Recommendation:** Approve the City Council, Financing Authority, Housing Authority, and Redevelopment Agency Minutes for March 17, 2009.

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

## Consent Calendar (Continued)

### 2. **Confirmation of Board and Commission Appointments**

**Location:** (Citywide)

**Recommendation:** Confirmation of board/commission appointments to the: 1) Community Racial Profiling Commission – David Clements (District 2); 2) Sacramento Army Depot Redevelopment Advisory Committee – Jay Narayan, Jerry Mayberry and Robert Farley (Category A), Constance Slider (Category B-2) and Exer Toney (Category D); 3) Preservation Commission – Scott Blunk (Category D), Karen Jacques (Category F) and Joe Stinson (Category G); 4) Small Business Development & Employment Advisory Board – Tosha Cherry (Category E); and 5) Transportation Programming Guide Community Advisory Committee – Barbara Sutton (District 2).

**Contact:** Stephanie Mizuno, Assistant City Clerk, (916) 808-8093, Office of the City Clerk.

### 3. **(City Council/ Redevelopment Agency) La Valentina Project: Exclusive Right to Negotiate, Predevelopment Loan and Loan Commitment**

**Location:** 12<sup>th</sup> Street between C Street Alley and E Street, District 3, Alkali Flat Redevelopment Area (District 3)

**Recommendation:** Adopt 1) a **City Resolution** a) authorizing the Sacramento Housing and Redevelopment Agency (Agency) to commit up to \$1,000,000 in State Housing Trust Fund funds to the project ; b) authorizing the Agency to execute a loan commitment for a construction and permanent loan for the Project with Domus Development, LLC, or a related entity (Developer); and c) approving findings of a Mitigated Negative Declaration for the Project under the California Environmental Quality Act (CEQA); and 2) a **Redevelopment Agency Resolution** a) authorizing the Agency to commit up to \$2,000,000 in a combination of Alkali Flat Project Area Tax Increment Funds and City Aggregated 20% Housing Set Aside Funds (TI) to the project; b) authorizing the Executive Director, or her designee, to execute a loan commitment for a construction and permanent financing loan for the project; c) authorizing an Agency Budget amendment transferring up to \$200,000 in TI to the project for a predevelopment loan; d) authorizing the Executive Director, or her designee, to execute a loan agreement and other related documents for predevelopment loan of up to \$200,000 with the Developer; and e) authorizing the Executive Director, or her designee, to execute an Exclusive Right to Negotiate (ERN) with the Developer.

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

### 4. **(Housing Authority) 2009 American Reinvestment and Recovery Act Capital Funds**

**Location:** (Citywide)

**Recommendation:** Adopt a **Housing Authority Resolution** authorizing the Executive Director or her designee to: 1) submit an Annual Contribution Contract Amendment to the United States Department of Housing and Urban Development

## Consent Calendar (Continued)

(HUD) - Office of Capital Improvement Recovery (OCI) for funding under the American Recovery and Reinvestment Act of 2009; 2) authorize the Housing Authority of the City of Sacramento to receive the American Reinvestment and Recovery Act (ARRA) Formula grant funds; 3) execute and submit any related documents necessary to participate in the additional funds available through the ARRA; 4) amend the 5-year Capital Fund Plan to receive and expend not more than \$4,651,660 in ARRA Capital fund grants for modernization of public housing developments; and 5) amend the Housing Authority budget to receive and expend not more than \$4,651,660 in American Recovery and Reinvestment Act of 2009 funding for substantial modernization of public housing units.

**Contact:** Nick Chhotu, Assistant Director of Public Housing, (916) 440-1334, Cecette Hawkins, Management Analyst, (916) 440-1421, Sacramento Housing and Redevelopment Agency.

5. **(Pass for Publication) Ordinance Amendment: Ordinance Amending and Repealing Various Sections of Title 2 of the Sacramento City Code Relating to the City's Campaign Chapters (Contributions and Spending) [To Be Delivered]**  
**Location:** (Citywide)

**Recommendation:** 1) Review an Ordinance amending Sacramento City Code Sections 2.13.050, 2.13.065, 2.13.080, 2.13.085, 2.13.120 and repealing Chapter 2.14; 2) pass for publication the Ordinance title as required by Sacramento City Charter 32 to be adopted April 7, 2009.

**Contact:** Mark Prestwich, Special Projects Manager, (916) 808-5380, Office of the City Manager.

6. **Agreement/Purchase/Sale of Real Property: R Street Corridor Acquisition Project (L19012000)**  
**Location:** 19<sup>th</sup> & Q Streets (District 3)

**Recommendation:** Adopt a **Resolution** 1) appropriating \$626,000 of Quimby Act Fees (Fund 2508), to the project; 2) authorizing the City Manager or the City Manager's designee to execute the Agreement for Purchase and Sale of Real Property with Lawrence P. Huey in an amount not to exceed \$725,000; and 3) authorizing the City Manager or the City Manager's designee to execute such additional documents and take such additional actions as necessary to implement the agreement.

**Contact:** J.P. Tindell, Park Planning and Development Manager, (916) 808-1955, Parks and Recreation Department, Bill Sinclair, Program Manager, Facilities and Real Property Management, (916) 808-1905, General Services Department.

## Consent Calendar (Continued)

**7. Agreement: City-Regional Transit Fiber Optic Network Sharing**  
**Location:** (Citywide)

**Recommendation:** Adopt a **Resolution** authorizing the City Manager or designee to execute an Interagency Agreement between City and Sacramento Regional Transit District for sharing of the fiber optic network communication resource for an initial five year term with an option to extend the agreement for three additional five year terms.

**Contact:** Karl Rosander, Information Technology Manager, (916) 808-8262, Xavier Covarrubias, Information Technology Supervisor, (916) 808-8512, Information Technology Department.

**8. Parks and Recreation Safety Implementation Plan: Master Plan Updates for Bean Jr., Gardenland, Hagginwood, King Jr., and Strawberry Manor Parks (L19807700, L19808100, L19808000, L19808400, and L19807600)**

**Location:** Various Locations (Districts 1, 2 and 8)

**Recommendation:** Adopt a **Resolution** 1) approving the Bill Bean, Jr. Park Master Plan; 2) approving the Gardenland Park Master Plan; 3) approving the Hagginwood Park Master Plan; 4) approving the Martin L. King, Jr. Park Master Plan; and 5) approving the Strawberry Manor Park Master Plan.

**Contact:** Dennis Day, Associate Landscape Architect, (916) 808-7633, Jonathan Rewers, Parks and Recreation Analyst, (916) 808-7590, J.P. Tindell, Park Planning and Development Manager, (916) 808-1955, Parks and Recreation Department.

**9. Supplemental Agreement: Del Paso and Interstate 5 Signalization Project (S15084900)**

**Location:** Del Paso Road at Interstate 5 (District 1)

**Recommendation:** Adopt a **Resolution** 1) authorizing the City Manager to execute Supplemental Agreement No. 1 to City Agreement No. 2008-0539 with Mark Thomas and Company to complete the design of additional improvements need for the project for an amount not to exceed \$87,608; 2) appropriating North Natomas Finance Plan contingency funds (Fund 3201) in the amount of \$87,608 to the project; and 3) resetting the City Manager's Supplemental Agreement authority.

**Contact:** Salam Shehadeh, Associate Civil Engineer, (916) 808-8299; Tim Mar, Supervising Engineer, (916) 808-7531, Transportation Department.

## Consent Calendar (Continued)

10. **Annexation of Portions of P Street, Q Street, and 14<sup>th</sup> Street into the State Capitol Residential Permit Parking Area (E)**  
**Location:** South side of P Street, from 14<sup>th</sup> Street to 15<sup>th</sup> Street; The north side of Q Street, from 14<sup>th</sup> Street to 15<sup>th</sup> Street; The east side of 14<sup>th</sup> Street, from P Street to Q Street (District 4)  
**Recommendation:** Adopt a **Resolution** annexing portions of P Street, Q Street, and 14<sup>th</sup> Street into the State Capitol Residential Permit Parking Area (E) and regulate with two-hour metered parking, except with permit.  
**Contact:** Dean Fujimoto, Operations General Supervisor, (916) 808-5579, Transportation Department.
11. **Capital Improvement Project (CIP) and Transfer and Appropriation of Funds**  
**Location:** Rio Linda Boulevard over Magpie Creek (District 2)  
**Recommendation:** Adopt a **Resolution** 1) establishing a Capital Improvement Project (CIP) for the Rio Linda Boulevard Bridge Replacement Project (T15095200), and 2) transfer and appropriation of funds.  
**Contact:** Jesse Gothan, Associate Civil Engineer (916) 808-6897; Ryan Moore, Supervising Engineer (916) 808-8279, Transportation Department.
12. **Agreement: Traffic Impact Studies**  
**Location:** (Citywide)  
**Recommendation:** Adopt a **Resolution** 1) authorizing the City Manager to execute a Master Services Agreements (MSA) with Fehr & Peers, Dowling Associates, DKS, and AECOM for a two year period in an amount not to exceed \$400,000 per year for each agreement; and 2) authorizing the City Manager to execute additional one-year terms for a total not to exceed three years (including the initial term and all extensions) not to exceed the annual amount specified above.  
**Contact:** Scott Tobey, Associate Engineer, (916) 808-8307; Samar Hajeer, Senior Engineer, (916) 808-7808, Transportation Department.
13. **Restriction of Traffic Through Elby Lane, the Alleyway Bounded Between Broadway, 36<sup>th</sup> Street, 5<sup>th</sup> Avenue and Bret Harte Court; Restricted Traffic Proceeding No. RT09-01**  
**Location:** Elby Lane, the Alley bounded between Broadway, 36<sup>th</sup> Street, 5<sup>th</sup> Avenue and Bret Harte Court (District 5)  
**Recommendation:** Adopt a **Resolution** authorizing the restriction of vehicular traffic through the alleyway Elby Lane bounded between Broadway, 36<sup>th</sup> Street, 5<sup>th</sup> Avenue and Bret Harte Court.  
**Contact:** Jerry Lovato, Senior Engineering Technician, (916) 808-7918, Thomas Adams, Engineering Technician, (916) 808-7929, Transportation Department.

## Consent Calendar (Continued)

14. **Agreement: New Measure A Funds for Sacramento Intermodal Transportation Facility (SITF)** (Continued from 3-24-09)  
**Location:** Downtown Railyards (District 1)  
**Recommendation:** Adopt a **Resolution** 1) authorizing the City Manager or his designee to execute an agreement with the Sacramento Transportation Authority (STA) to accept \$500,000 in New Measure A construction funds (Fund 2023); 2) appropriating \$329,029 in New Measure A construction funds (Fund 2023) to the Intermodal Depot Retrofit Project (T15029003); 3) appropriating \$170,971 in New Measure A construction funds (Fund 2023) to the Track Relocation Project (T15029005).  
**Contact:** Hinda Chandler, Senior Architect, (916) 808-8422, Lucinda Willcox, Program Manager, (916) 808-5052, Transportation Department
15. **February 2009 Monthly Investment Transactions Report**  
**Location:** (Citywide)  
**Recommendation:** Receive and file.  
**Contact:** Lydia Abreu, Investment and Operations Manager, (916) 808-7746, Shirley Tupaz, Investment Operations Analyst, (916) 808-8295, Office of the Treasurer.
16. **(Pass for Publication) Ordinance Amendment: Chapter 13.10 of the Sacramento City Code Related to Recycling**  
**Location:** (Citywide)  
**Recommendation:** 1) Review an Ordinance amending section 13.10 of the Sacramento City Code, adding Article VII mandating recycling and participation by residential property owners in the City's existing curbside recycling collection service; and 2) pass for publication the ordinance title as required by Sacramento City Charter § 32(c) to be adopted April 7, 2009.  
**Contact:** Shelle Smallwood, Billing Manager, (916) 808-4928, Jamille Moens, Business Services Division Manager, (916) 808-5988, Utilities Department.
17. **Contract: Disposal of Debris (2/3 Vote Required]**  
**Location:** (Citywide)  
**Recommendation:** Adopt a **Resolution** 1) suspending competitive bidding, in the best interests of the City, for a short term contract with L&D Landfill to allow the continued disposal of debris from sewer and waterworks trenches, street excavations and catch basin debris, while a long term contract for disposal of this debris is being competitively bid; 2) awarding the contract to L&D Landfill for an amount not to exceed \$125,000; 3) ratifying and authorizing the payment to L&D Landfill for prior disposal costs in the amount of \$40,325.  
**Contact:** Michael Malone, Field Services Division Manager, (916) 808-6226, Ken Swartz, Warehouse Administrator, (916) 808-6276, Utilities Department.

## Public Hearings (Item 18 – 20)

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

- 18. Estimated Time: 15 minutes**  
**Lemon Bell 2 Residential Subdivision (P06-100)** (Noticed on 3-20-09, Passed for Publication on 3-24-09, Published on 3-27-09)  
**Location:** 7200 Lemon Hill Avenue (District 6)

**Recommendation:** Conduct a public hearing and upon conclusion adopt 1) a **Resolution** determining the project exempt from environmental review; 2) a **Resolution** amending the South Sacramento Community Plan from Residential (4-8) to Residential (7-15); 3) a **Resolution** approving the Lemon Bell 2 Residential Subdivision; and 4) an Ordinance rezoning the subject site from the Standard Single-Family (R-1) zone to the Single-Family Alternative (R-1A) zone.

**Contact:** Antonio Ablog, Associate Planner, (916) 808-7702, Joy Patterson, Principal Planner, (916) 808-7826, Planning Department.
  
- 19. Estimated Time: 1 hour**  
**Check Cashing Centers (M07-070)** (Noticed on 3-20-09, Passed for Publication on 3-24-09, Published on 3-27-09)  
**Location:** (Citywide)

**Recommendation:** Conduct a public hearing and upon conclusion adopt 1) a **Resolution** determining the project exempt from environmental review, and 2) an **Ordinance** amending the Zoning Code to establish regulations for check cashing centers.

**Contact:** Jennifer Glen, Assistant Planner, (916) 808-4771, Sandra Yope, Senior Planner, (916) 808-7158, Development Services Department.
  
- 20. Estimated Time: 45 minutes**  
**(Housing Authority) Greenfair Common Area Resolution of Necessity [2/3 Vote Required]** (Noticed on 2-10-09) (Continued from 3-10-09, 3-17-09)  
**Location:** Greenfair Subdivision at Broadway and Fairgrounds Drive (District 5)

**Recommendation:** Conduct a public hearing and upon conclusion adopt a **Housing Authority Resolution** of Necessity pursuant to the California Code of Civil Procedure § 1245.230 authorizing the Executive Director or her designee to commence an action in eminent domain to acquire approximately 8.8 acres of Greenfair Homeowners Association common area land that surrounds or abuts 158 vacant parcels owned by the Housing Authority of the City of Sacramento.

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

### Discussion Calendar/Staff Reports (Items 21 and 22)

Discussion Calendar items include an oral presentation including those recommending “receive and file”.

21. **Estimated Time: 45 minutes**

**Sacramento River Crossing – Purpose and Need**

**Location:** (District 4)

**Recommendation:** Direct staff to proceed with determining the purpose of and need for a new Sacramento River crossing and analyze crossing alternatives.

**Contact:** Fran Halbakken, Operations Manager, (916) 808-7194, Transportation Department.

22. **Estimated Time: 45 minutes**

**Update to the Traffic Stop Data Analysis Project: Implementation of Recommendations made by Lamberth Consulting**

**Location:** (Citywide)

**Recommendation:** Receive and file.

**Contact:** Katherine Lester, Lieutenant, (916) 808-0375, Police Department.

### Council Comments-Ideas, Questions and Meeting/Conference Reports

### Adjournment