



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

# Agenda

**Tuesday, August 10, 2010**

**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, District 5  
Kevin McCarty, District 6  
Robbie Waters, Vice Mayor, District 7  
Bonnie Pannell, District 8

## CHARTER OFFICERS

Eileen Teichert, City Attorney  
Shirley Concolino, City Clerk  
Gus Vina, Interim 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.

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 the City's official website at [http://sacramento.granicus.com/ViewPublisher.php?view\\_id=21](http://sacramento.granicus.com/ViewPublisher.php?view_id=21).

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, August 10, 2010**

**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**

**Special Presentations/General Communications**

- a. **Youth of the Month Presentation**
- b. **Recognition of Volunteer Mentors**
- c. **Commendation for ACE Student Mentor Program**

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 - 14) **Estimated Time: 5 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 July 27, 2010.**  
**Location:** (Citywide)

**Recommendation:** Approve the City Council, Financing Authority, Housing Authority, and Redevelopment Agency Minutes for July 27, 2010.

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

## Consent Calendar (Continued)

**2. Agreement: Community Center Theater Renovation Project (M17100100)**

**Location:** 1301 L Street (District 1)

**Recommendation:** Adopt a **Resolution** authorizing the City Manager or the City Manager's designee to execute a professional services agreement with Kitchell Construction for design-assist support services for the project in an amount not to exceed \$79,916.

**Contact:** Tina McCarty, Administrative Officer, (916) 808-8220, Judy Goldbar, Sacramento Convention Center General Manager, (916) 808-5630, Yadi Kavakebi, Facilities Superintendent, (916) 808-8432, Finance Department.

**3. Agreement: Parking Citation Payment Processing Services**

**Location:** (Citywide)

**Recommendation:** Adopt a **Resolution** authorizing the City Manager or designee to execute a Non-Professional Services Agreement with Bank-Up Corporation to provide parking citation payment processing services for an initial three-year period, with an option for two additional one-year periods, provided that sufficient funds are available in the budget adopted for the applicable Fiscal Year(s).

**Contact:** Brad Wasson, Revenue Manager, (916) 808-5844, Finance Department.

**4. Contract Supplements: Purchase and Installation of Diesel Particulate Filters**

**Location:** (Citywide)

**Recommendation:** Adopt a **Resolution** 1) authorizing the City Manager or the City Manager's designee to execute Contract Supplement No. 1 to Contract No. 2007-228 with A-Z Bus Sales, Inc. in an amount not to exceed \$340,000 for a revised total contract amount not to exceed \$740,000; 2) authorizing the City Manager or the City Manager's designee to execute Contract Supplement No. 1 to Contract No. 2007-229 with Cummins West, Inc. in an amount not to exceed \$500,000 for a revised total contract amount not to exceed \$1 million; and 3) authorizing the City Manager or the City Manager's designee to execute Contract Supplement No. 1 to Contract No. 2007-230 with Iron Man Parts and Services in an amount not to exceed \$314,000 for a revised total contract amount not to exceed \$664,000.

**Contact:** Keith Leech, Fleet Manager, (916) 808-5869, General Services Department.

**5. Township 9 Parks Master Plan**

**Location:** 819 North 7<sup>th</sup> Street (District 1)

**Recommendation:** Adopt a **Resolution** approving the Master Plan for Parks within the Township 9 Development Project.

**Contact:** Mary de Beauvieres, Principal Planner, (916) 808-8722, Gary Hyden, Supervising Landscape Architect, (916) 808-1949, J.P. Tindell, Park Planning and Development Manager, (916) 808-1955, Parks and Recreation Department.

## Consent Calendar (Continued)

6. **(Housing Authority) Application for Disposition – Comstock, Capitol Terrace and Sierra Vista Public Housing Developments**

**Location:** Comstock (1725 K Street), Capitol Terrace (1820 Capitol Avenue), and Sierra Vista (1107 23<sup>rd</sup> Street) (District 3)

**Recommendation:** Adopt a **Housing Authority Resolution** authorizing the Executive Director or her designee to: 1) submit an application to the U.S. Department of Housing and Urban Development (HUD) for the disposition of the Housing Authority of the City of Sacramento's Comstock, Capitol Terrace and Sierra Vista Developments, 2) authorize the transfer of ownership of the apartments to the Sacramento Housing Authority Repositioning Program, Inc. (SHARP), an instrumentality of the Housing Authority, as an interim step prior to transferring the property to an entity to allow for the use of low-income housing tax credits, 3) apply for replacement vouchers upon HUD approval of the disposition, and 4) execute documents necessary for the submission, certification, and all other necessary steps to obtain HUD approval for the disposition application, the replacement vouchers, and the transfer of Comstock, Capitol Terrace and Sierra Vista Public Housing Developments to SHARP; and 5) maintain the protection of current tenants

**Contact:** Nick Chhotu, Assistant Director of Public Housing, 916-440-1334, Sacramento Housing and Redevelopment Agency.

7. **Dissolution of the Meadowview Development Committee**

**Location:** Meadowview Neighborhood (District 8)

**Recommendation:** Adopt a **Resolution** to dissolve the Meadowview Development Committee.

**Contact:** Chris Pahule, Assistant Director, Housing and Community Development, 440-1350; Sarah Hansen, Redevelopment Manager, 449-6232, Sacramento Housing and Redevelopment Agency.

8. **(Redevelopment Agency/City Council) San Juan Opportunity Area Property Acquisitions**

**Location:** 5300 and 5340 Young Street; C (District 6 and County District 2)

**Recommendation:** 1) Adopt a **Redevelopment Agency Resolution** a) authorizing the purchase of 5300 and 5340 Young Street for just compensation, which is fair market value as determined by an independent appraisal; b) amending the 2010 Sacramento Housing and Redevelopment Agency (SHRA) budget by allocating \$500,000 to the San Juan Opportunity Area Property Acquisitions project consisting of \$300,000 in Stockton Boulevard Tax Increment Development Assistance funds and \$200,000 defunded from the Economic Development Loan Program and allocating \$100,000 to the Stockton Boulevard Opportunity Sites Analysis project defunded from the Stockton Boulevard Streetscape Phase 3b; c) authorizing the Executive Director, or designee, to take all actions reasonably necessary to voluntarily purchase property, including payment for tenant relocation, demolition, security, maintenance, property management, environmental site assessment and remediation as necessary; d) authorizing the Executive Director, or designee, to take all actions necessary to execute and enter into a contract and any other associated documents to hire

## Consent Calendar (Continued)

consultants to prepare site plans, feasibility analysis and market studies for the Stockton Boulevard Opportunity Sites Analysis project; e) approving the Relocation Plan for eligible tenants of 5300 and 5340 Young Street; and f) approving the Replacement Housing Plan for 5300 and 5340 Young Street; and 2) Adopt a **City Council Resolution** a) approving the Relocation Plan for eligible tenants of 5300 and 5340 Young Street.

**Contact:** Chris Pahule, Assistant Director, (916) 440-1350, Celia Yniguez, Redevelopment Manager, (916) 449-6255, Sacramento Housing and Redevelopment Agency.

9. **Agreement: Sacramento Intermodal Transportation Facility, Track Relocation Project (T15029000)**

**Location:** Downtown near Sacramento Valley Station, between I Street Bridge and 7<sup>th</sup> Street. (District 1)

**Recommendation:** Adopt a **Resolution** accepting \$561,600 of Federal Highways Administration (FHWA) Projects of National and Regional Significance (PNRS) funds and approving agreements.

**Contact:** Hinda Chandler, Senior Architect, (916) 808-8422, Transportation Department.

10. **South Oak Park Alley Abatement Project (T15115100)**

**Location:** Oak Park Redevelopment Project Area, District 5

**Recommendation:** Adopt a **Resolution** a) establishing a new Capital Improvement Project for the South Oak Park Alley Abatement Project (T15115100); b) authorizing the City Manager to execute an Individual Project Agreement (IPA) in the amount of \$75,000 for the project; and c) appropriating \$75,000 (Fund 3701) from the South Oak Park Alley Assessment Action Plan

**Contact:** Jerry Lovato, Senior Engineering Technician, (916) 808-7918; Thomas Adams, Engineering Technician, (916) 808-7929, Transportation Department.

11. **Alkali Flat Street Lighting Project (T15115900)**

**Location:** Alkali Flat is bounded by 7<sup>th</sup> Street, North B Street, 13<sup>th</sup> Street, and H Street (District 1)

**Recommendation:** Adopt a **Resolution** 1) establishing a new Capital Improvement Project for the Alkali Flat Street Lighting Project (T15115900); 2) appropriating \$130,000 (Fund 2700) from the Community Development Block Grant to the project; and 3) transferring \$50,000 (Fund 2007) from the Major Street Improvement Project (T15108000) to the project.

**Contact:** Mehrdad Nazeri, Associate Civil Engineer (916) 808-7460, Ryan Moore, Supervising Engineer (916) 808-8279, Transportation Department.

## Consent Calendar (Continued)

12. **Contract: Sump 2A Pump Replacement Project, Phase 2 (X14003210)**  
**Location:** 3530 Riverside Boulevard (District 4)  
**Recommendation:** Adopt a **Resolution** 1) establishing the Capital Improvement Project; 2) establishing revenue and expenditure budgets with reimbursement of project costs from Sacramento Regional County Sanitation District in the amount of \$1,300,000 (Fund 3702); and 3) approving the plans and specifications for this project, and awarding the contract to J.R. Filanc, for an amount not to exceed \$912,000.  
**Contact:** David L. Brent, Engineering Services Manager, (916) 808-1420, Rick Batha, Supervising Engineer, (916) 808-1448, Utilities Department.
13. **(Pass for Publication) Ordinance Amendment: City Code Chapter 8.128 Relating to Fire Cost Recovery**  
**Location:** Downtown next to Sacramento Valley Station between I (District 1)  
**Recommendation:** 1) Review an Ordinance amending City Code Section 8.128 relating to Fire Cost Recovery; and 2) pass for publication the Ordinance title as required by Sacramento City Charter section 32(c), to be adopted on August 17, 2010.  
**Contact:** Sheryl Patterson, Senior Deputy City Attorney, (916) 808-5346, Office of the City Attorney.
14. **Supplemental Agreement: Legal Services for Sacramento Intermodal Transportation Facility Site Acquisitions (T15029001)**  
**Location:** Downtown next to Sacramento Valley Station between I Street bridge and 7<sup>th</sup> Street (District 1)  
**Recommendation:** Adopt a **Resolution** approving Supplemental No. 4 to City Agreement No. 2007-0579 with Miller, Owen & Trost for Sacramento Intermodal Transportation Facility Site Acquisition to increase the contract amount by \$325,000, for a total consideration not to exceed \$1,000,000.  
**Contact:** Sheryl Patterson, Senior Deputy City Attorney (916) 808-5346, Office of the City Attorney.

## Discussion Calendar/Staff Reports (Items 15 and 17)

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

**15. Estimated Time: 20 minutes**

**City Attorney's Annual Report for Fiscal Years 2008-2009 and 2009-2010**

**Location:** (Citywide)

**Recommendation:** Receive and file the annual report and provide direction to the City Attorney.

**Contact:** Eileen Teichert, City Attorney, (916) 808-5346, Office of the City Attorney.

**16. Estimated Time: 20 minutes**

**Merced-Sacramento High-Speed Train and Altamont Corridor Rail Project Updates**

**Location:** (Citywide)

**Recommendation:** Receive and file.

**Contact:** Fedolia “Sparky” Harris, Senior Planner, (916) 808-2996, Transportation Department.

**17. Estimated Time: 20 minutes**

**Personnel Resolution Covering Unrepresented Offices and Human Resources Employees**

**Location:** (Citywide)

**Recommendation:** Adopt a **Resolution** a) approving the amended Personnel Resolution covering general administrative provisions, hours of work, and other terms and conditions of employment for unrepresented officers and employees; and b) adopting the FY 2010-11 salary schedules for unrepresented exempt management, exempt management support, administrative/confidential and non-career employees.

**Contact:** Geri Hamby, Director of Human Resources, (916) 808-7173, Tosha Cherry, Support Services Manager, (916) 808-5498, Human Resources Department.

### **Information Reports (Item 18)**

These items are for information only and are not eligible for action at this time.

**18. Report Back: Department of General Services Emergency Contracts**

**Location:** (Citywide)

**Recommendation:** Receive and file.

**Contact:** Yadi Kavakebi, Facilities Superintendent, (916) 808-8432, General Services Department.

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

### **Adjournment**