

CITY COUNCIL

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Agenda

City Council

Financing Authority

Housing Authority

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

Published by the
Office of the City Clerk
(916) 808-7267

Tuesday, March 12, 2013

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 Recommendation; 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.

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.

General Conduct for the Public Attending Council Meetings

- Members of the public attending City Council meetings shall observe the same rules and decorum applicable to the Members and staff as noted in Chapters 3 and 4 of Council Rules of Procedure.
- Stamping of feet, whistles, yells or shouting, physically threatening conduct, and/or similar demonstrations are unacceptable public behavior and will be prohibited by the Sergeant-at-Arms.
- Lobbyists must identify themselves and the client(s), business or organization they represent before speaking to the Council
- Members of the public wishing to provide documents to the Council shall comply with Rule 7 D of the Council Rules of Procedure.

Members of the Public Addressing the City Council

- Purpose of Public Comment. The City provides opportunities for the public to address the Council as a whole in order to listen to the public's opinions regarding non-agendized matters within the subject matter jurisdiction of the City during Regular meetings and regarding items on the Agenda at all other meetings.
 - Public comments should not be addressed to individual Members nor to City officials, but rather to the City Council as a whole regarding City business.
 - While the public may speak their opinions on City business, personal attacks on Members and City officials, use of swear words, and signs or displays of disrespect for individuals are discouraged as they impede good communication with the Council.
 - Consistent with the Brown Act, the public comment periods on the Agenda are not intended to be "Question and Answer" periods or conversations with the Council and City officials. The limited circumstances under which Members may respond to public comments are set out in Rule 8 D 2 of the Council Rules of Procedure.
 - Members of the public with questions concerning Consent Calendar items may contact the staff person or the Council Member whose district is identified on the report prior to the meeting to reduce the need for discussion of Consent Calendar items and to better respond to the public's questions.
- **Speaker Time Limits.** In the interest of facilitating the Council's conduct of the business of the City, the following time limits apply to members of the public (speakers) who wish to address the Council during the meeting.
 - **Matters not on the Agenda.** Two (2) minutes per speaker.
 - **Consent Calendar Items.** The Consent Calendar is considered a single item, and speakers are therefore subject to the two (2) minute time limit for the entire Consent Calendar. Consent Calendar items can be pulled at a Council member's request. Such pulled Consent Calendar items will be considered individually and up to two (2) minutes of public comment per speaker on those items will be permitted.
 - **Discussion Calendar Items.** Two (2) minutes per speaker.

Time Limits per Meeting In addition to the above time limits per item, the total amount of time any one individual may address the Council at any meeting is eight (8) minutes.

- Each speaker shall limit his/her remarks to the specified time allotment.
- The Presiding Officer shall consistently utilize the timing system which provides speakers with notice of their remaining time to complete their comments. A countdown display of the allotted time will appear and will flash red at the end of the allotted time.
- In the further interest of time, speakers may be asked to limit their comments to new materials and not repeat what a prior speaker said. Organized groups may choose a single spokesperson who may speak for the group but with no increase in time.
- Speakers shall not concede any part of their allotted time to another speaker.

The Presiding Officer may further limit the time allotted for public comments per speaker or in total for the orderly conduct of the meeting and such limits shall be fairly applied

AGENDA

Tuesday, March 12, 2013

6:00 p.m.

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.

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

Consent Calendar 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. Confirmation of Board/Commission Appointments

Report # 2013-00247

Location: Districts 2 and 4

Issue: As required by City Charter section 230, board and commission appointments made by the Mayor must be confirmed by the City Council.

Recommendation: Pass a Motion confirming board/commission appointment(s): Planning and Design Commission – Kim Mack (Category A-2) and Todd Kaufman (Category A-4).

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

2. Contract: Payment of Outstanding Invoices for Fence Rentals

Report # 2013-00230

Location: Citywide

Issue: The Housing and Dangerous Buildings Division has an ongoing need to secure structures and provide fencing when a property is not in compliance with City Code and public safety requires the property to be secured until remediation of the violation(s) is attained.

Recommendation: Pass a Motion authorizing the payment of outstanding invoices to Gray Construction Services for securement services in the amount of \$22,686.42 and L&M Fence Rental for fencing services in the amount of \$7,959.85.

Contact: Ron O' Connor, Operations Manager, (916) 808-8183, Community Development Department

3. Grant Application: CalRecycle Grants

Report # 2013-00201

Location: Citywide

Issue: The Recycling and Solid Waste Division is seeking this grant to fund its continuing HHW public outreach efforts, improve the signage at the PHWWCF, and replace floor gratings that prevent hazardous material from flowing out of the PHWWCF.

Recommendation: Pass a **Resolution** authorizing the City Manager or the City manager's designee: 1) to apply for a grant in the amount of \$100,000 from the State Department of Resources Recycling and Recovery (CalRecycle) Grant program; 2) to execute all documents necessary to accept such grant funds; 3) establish a grant project and revenue and expenditure budgets in an amount not to exceed \$100,000; 4) to apply for future grants from CalRecycle in an amount for each grant not exceeding \$100,000 for a 5 year period; 5) to execute all documents necessary to accept future grant funds; 6) to establish grant projects and related revenue and expenditure budgets in amounts not to exceed \$100,000.

Contact: Steve Harriman, Intergrated Solid Waste Manager, (916) 808-4949, Department of General Services

4. City Auditor's Quarterly Activities Report

Report # 2013-00239

Location: Citywide

Issue: According to Resolution No. 2009-407, the City Council should be kept apprised of the City Auditor's work. The Audit Committee shall receive, review, and forward to the full Council the City Auditor's updates and reports.

Recommendation: Pass a Motion accepting the Auditor's Quarterly Audit Activities Report for the October 2012 to December 2012 period.

Contact: Jorge Oseguera, City Auditor (916) 808-7270, Mayor/City Council

5. City Clerk Position Salary Adjustment

Report # 2013-00264

Location: Citywide

Issue: The City Council establishes the salary of Charter Officers and desires to make a salary adjustment for the City Clerk position at a level commensurate with other City Charter Officers.

Recommendation: Pass 1) a **Resolution** amending Resolution No. 2012-0255 (Exhibit 3) establishing a City Clerk salary range of \$116,452 - \$174,672 for the City Clerk; and 2) pass a Motion approving an annual salary of \$164,000 for the City Clerk.

Contact: Angelique Ashby, Councilmember and Vice Mayor, District 1, (916) 808-7001; Steve Cohn, Councilmember District 3, (916) 808-7003; Steve Hansen, Councilmember District 4, 916-808-7004, Office of the Mayor/Council

6. Authorization for a Limited-Term Employee Position to administer the Cal-GRIP Grant for the Sacramento Ceasefire Project (G19001400)

Report # 2013-00207

Location: Citywide

Issue: A limited term .60 FTE Administrative Analyst is needed to manage the grant program instead of contracting a consultant and be fully reimbursed through the grant.

Recommendation: Pass a **Resolution** approving a .60 FTE Limited Term Administrative Analyst for the duration of the Cal-GRIP grant through December 31, 2014.

Contact: Lori Harder, Support Services Manager, (916) 808-5172, Parks and Recreation Department

7. Contract: Sacramento City College Pedestrian/Bicycle Bridge Foundation Project (T15065700)

Report # 2013-00204

Location: The Sacramento City College Pedestrian/Bicycle Bridge Foundation Project is located adjacent to the Union Pacific Railroad near 24th Street and 12th Avenue, District 5

Issue: This foundation project is the first phase of the larger bridge project which is being completed in advance to ensure State Proposition 1B funds are expended prior to June 30, 2013 or these funds will expire and will be lost to the City.

Recommendation: Pass a Motion: 1) approving the Plans and Specifications for the Sacramento City College Pedestrian/Bicycle Bridge Foundation Project (T15065700) and 2) awarding the construction contract to Abide Builders for an amount not to exceed \$331,126.

Contact: Ofelia Avalos, Associate Civil Engineer, (916) 808-5515; Nicholas Theocharides, Engineering Services Manager, (916) 808-5065, Department of Public Works

8. (Housing Authority) Riverview Plaza Commercial Property Improvements

Report # 2013-00244

Location: District 1

Issue: Authorization is needed for the Housing Authority to make tenant improvements as needed to expedite the negotiation process for the interested parties.

Recommendation: Pass a **Housing Authority Resolution** a) authorizing the Executive Director, or designee, to amend the budget to expend up to \$150,000 of the Riverview Plaza 600 I Street commercial income to pay for costs associated with commercial tenant improvements, b) authorizing the Executive Director, or designee to solicit, award and execute contracts including, but not limited to, professional and construction service contracts as necessary to complete tenant improvements in the commercial spaces at 600 I Street, c) authorizing the Executive Director, or designee, to execute such additional documents and to take such additional actions as are reasonably necessary to implement this Resolution, and d) make related findings

Contact: Nick Chhotu, Assistant Director, (916) 440-1334, Sacramento Housing and Redevelopment Agency

Public Hearings

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

9. Public Hearing: Weed and Rubbish Abatement (Noticed on 3-4-13)

Report # 2013-00231

Estimated Time: 10 Minutes

Location: Citywide

Issue: The Community Development Department has prepared a list of City parcels that have not been maintained free of weeds and rubbish in accordance with Government Code §39561. A public hearing is required to consider all objections to the proposed abatement of weeds and rubbish from various parcels of property situated within the City of Sacramento.

Recommendation: (1) Conduct a public hearing to consider all objections to the proposed removal of weeds rubbish, refuse and dirt; and (2) upon conclusion, either (a) if no objections are made or if the City Council has disposed of those made, pass a **Resolution** authorizing the Community Development Director to abate the nuisances by having the weeds, rubbish, refuse, and dirt removed from the parcels of property constituting a public nuisance; or (b) if there are unresolved objections, direct staff to prepare a resolution, including findings of fact to be presented to City Council on March 26, 2013.

Contact: Dennis Kubo, Code Enforcement Manager, (916) 808-8577; Ron O'Connor, Operations Manager, (916) 808-8183, Community Development Department

10. Housing Case Fees and Penalties - Findings of Fact for Special Assessment Liens
(Noticed on 12-20-12)

Report # 2013-00232

Estimated Time: 10 Minutes

Location: Citywide

Issue: Collection of delinquent fees and penalties are brought before the City Council to secure the debt by making the costs a personal obligation of the respective property owners and a special assessment against the respective properties.

Recommendation: Conduct a public hearing and upon conclusion pass a **Resolution** placing liens on the properties for the amount listed on Exhibit A 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, Operations Manager, (916) 808-8183, Community Development Department

11. Neighborhood Code Compliance Case Fees and Penalties - Findings of Fact for Special Assessment (Noticed on 12-20-12)

Report # 2013-00233

Estimated Time: 10 Minutes

Location: Citywide

Issue: Collection of delinquent fees and penalties are brought before the City Council to secure the debt by making the expenses a personal obligation of the respective property owners and a special assessment against the properties.

Recommendation: Conduct a public hearing and upon conclusion pass a **Resolution** placing liens on the properties for the amount listed on Exhibit A 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, Operations Manager, Community Development (916) 808-8183, Community Development Department

12. (Housing Authority, City Council) 700 Block of K Street - TEFRA Hearing and Approval of Tax Exempt Bonds (Noticed on 2-15-13)

Report # 2013-00253

Estimated Time: 10 Minutes

Location: District 1

Issue: : Approval is needed for development proposed to transform a blighted half block of K Street into a mixed-use development proving both commercial and residential uses.

Recommendation: Conduct a public hearing and upon conclusion pass 1) a **Housing Authority Resolution** a) indicating the intent of the Housing Authority of the City of Sacramento (Authority) to issue up to \$20,000,000 in tax-exempt mortgage revenue bonds to provide construction financing for the 700 Block of K Street Project (Project), b) declaring the intent to be reimbursed for certain costs from bond proceeds, c) authorizing application to the California Debt Limit Allocation Committee (CDLAC) for authority to issue the bonds, and d) making related findings; 2) a **Housing Authority Resolution** a) confirming the prior commitment of \$10.1 million of low-moderate tax-exempt bond funds for the Project by the Redevelopment Agency of the City of Sacramento, and b) making related findings; and 3) a **City Council Resolution** a) indicating the City Council has conducted a Tax Equity and Fiscal Responsibility Act (TEFRA) public hearing related to the proposed project, and b) approving the issuance of a tax exempt obligation.

Contact: Joel Riphagen, Housing Finance Analyst, Development Finance, (916) 440-1353, Sacramento Housing and Redevelopment Agency

Discussion Calendar

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

13. Sacramento Kings Update [No Written Report]

Report # 2013-00221 Estimated Time: 10 Minutes

Location: Citywide

Issue: Weekly status updates were requested by the Council.

Recommendation: Receive and file.

Contact: John Dangberg, Assistant City Manager, (916) 808-5704, Office of the City Manager

14. FY2012/13 Allocation of Measure U Resources

Report # 2013-00217 Estimated Time: 10 Minutes

Location: Citywide

Issue: The recommended allocation of anticipated current year Measure U revenues reflects the February 12th Council direction and Council's adopted principles for the allocation of these resources.

Recommendation: Pass a **Resolution** approving the allocation of \$5 million in FY2012/13 Measure U Resources to restore critical program needs and to establish a reserve should revenues come in lower than anticipated.

Contact: Dawn Holm, Budget Manager (916) 808-5574; Leyne Milstein, Director (916) 808-8491, Finance Department

15. (Housing Authority) Impacts of Federal Sequestration on Sacramento Housing and Redevelopment Agency [No Written Report]

Report # 2013-00255 Estimated Time: 30 Minutes

Location: Citywide

Issue: Awareness of issues and opportunity for discussion on the Impacts of Federal Sequestration is needed.

Recommendation: Receive and file.

Contact: La Shelle Dozier, Executive Director (916) 440-1319, Sacramento Housing and Redevelopment Agency

Council Comments-Ideas, Questions and Meeting/Conference Reports

Adjournment