

**Agenda**  
**City Council**  
**Financing Authority**  
**Housing Authority**  
**Public Financing Authority**

City Hall-Council Chamber  
915 I Street, 1<sup>st</sup> Floor  
Published by the Office of the City Clerk  
(916) 808-5163

**CITY COUNCIL**

Kevin Johnson, Mayor  
Angelique Ashby, Mayor Pro Tem, District 1  
Allen Warren, District 2  
Steve Cohn, District 3  
Steve Hansen, District 4  
Jay Schenirer, Vice Mayor, District 5  
Kevin McCarty, District 6  
Darrell Fong, District 7  
Vacant, District 8

**CHARTER OFFICERS**

James Sanchez, City Attorney  
Shirley Concolino, City Clerk  
John F. Shirey, City Manager  
Russ Fehr, City Treasurer

**Tuesday, July 15, 2014**  
**6:00 p.m.**

**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](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.
  - o 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.
  - o 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.
  - o 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.
  - o 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.
  - o **Matters not on the Agenda.** Two (2) minutes per speaker.
  - o **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.
  - o **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, July 15, 2014**

**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**

## **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. **(Pass for Publication) Ordinance Relating to the Construction and Interpretation of the City Code and Ordinances**  
Report # 2014-00521  
**Location:** Citywide  
**Recommendation:** Review 1) an Ordinance amending sections 1.04.020 and 1.04.021 of the Sacramento City Code relating to the construction and interpretation of the City code and ordinances; and 2) pass for publication the Ordinance title as required by Sacramento City Charter 32c to be considered on July 22, 2014.  
**Contact:** Steve Itagaki, Senior Deputy City Attorney, (916) 808-5346, Office of the City Attorney
2. **Approval of City Council Meeting Minutes**  
Report # 2014-00555  
**Location:** Citywide  
**Recommendation:** Pass a Motion approving the City Council Meeting Minutes dated December 17, 2013, and January 7, January 14, January 21, and January 28, 2014.  
**Contact:** Shirley Concolino, City Clerk, (916) 808-5442, Office of the City Clerk
3. **May 2014 Monthly Investment Transaction Report**  
Report # 2014-00476  
**Location:** Citywide  
**Recommendation:** Receive and file.  
**Contact:** John Colville, Chief Investment Officer, (916) 808-8297, Office of the City Treasurer

4. **(City Council/Financing Authority) Remediation of Private Use Associated with a Parcel to be Transferred from the City of Sacramento to Sacramento Basketball Holdings, Inc. (1401 H Street)**  
Report # 2014-00441  
**Location:** District 4  
**Recommendation:** Pass 1) a **City Council Resolution** authorizing the execution and delivery of a supplemental tax certificate relating to the prepayment of a portion of the 2006 Capital Improvement Revenue Bonds, Series A (Community Reinvestment Capital Improvement Program), and approving certain other actions in connection therewith; and 2) a Sacramento City **Financing Authority Resolution** authorizing the execution and delivery of an escrow agreement and a supplemental tax certificate relating to the defeasance of the 2006 Capital Improvement Revenue Bonds, Series A (Community Reinvestment Capital Improvement Program), and approving certain other actions in connection therewith.  
**Contact:** Janelle Gray, Treasury Manager, (916) 808-8296; Brian Wong, Senior Debt Analyst, (916) 808-5811, Office of the City Treasurer
5. **Approval of Artwork Designs for the Capitol Box Public Art Project**  
Report # 2014-00462  
**Location:** District 4  
**Recommendation:** Pass a Motion 1) approving the artwork designs (“Artworks”) depicted in Attachment 3 for placement on designated utility boxes in the downtown area as part of the Capitol Box Public Art Project; and 2) authorizing the City Manager or his designee to enter into an agreement with the Capitol Area Development Authority for the installation of the Artworks on the designated utility boxes at zero cost to the City.  
**Contact:** Shelly Willis, Executive Director, (916) 808-3971, Sacramento Metropolitan Arts Commission
6. **Agreements: Community Center Theater Renovation, Architect and Pre-Construction Services Contract Amendments (M17100100)**  
Report # 2014-00501  
**Location:** 1301 L Street, District 4  
**Recommendation:** Pass a Motion authorizing the City Manager or his designee to execute 1) the First Amendment to City Agreement 2010-0306 with Westlake Reed Leskosky, adding \$459,196 to the original contract amount to perform additional architectural services for the Community Center Theater Renovation Project (M17100100) (the “Project”), for a total not to exceed amount of \$3,971,786; and 2) Supplement 5 to City Agreement 2010-0678 with Kitchell CEM, Inc., adding \$524,051 to the original contract amount to perform additional design-assist services for the Project, for a total not to exceed amount of \$698,409.  
**Contact:** Tina McCarty, Administrative Officer, (916) 808-8220; Jeff Blanton, Associate Architect, (916) 808-8423, Convention and Cultural Services

7. **Grant/Agreement: California Task Force Seven (CA TF-7) Urban Search and Rescue (US&R) Team's Washington Mudslide Deployment (G12702700)**  
Report # 2014-00511  
**Location:** Citywide  
**Recommendation:** Pass a **Resolution** 1) authorizing the City Manager, or Fire Chief and Acting Fire Chief as his designees, on behalf of the City of Sacramento, to execute the agreement (EMW-2013-CA-USR-0008 and EMW-2013-CA-USR-0008, Amendment M001) accepting federal funding in the amount of \$2,518,000 for the CA TF-7 US&R Team Washington Mudslide Deployment; 2) establishing an operating grant for CA TF-7 US&R Team Washington Mudslide Deployment (G12702700); and 3) establishing a \$2,518,000 revenue and expenditure budget for the CA TF-7 US&R Team Washington Mudslide Deployment (G12702700).  
**Contact:** Chris Costamagna, Battalion Chief, (916) 216-0291; Denise Pinkston-Maas, Support Services Manager, (916) 808-1604, Fire Department
8. **Grant/Agreement: California Task Force Seven (CA TF-7) Urban Search and Rescue (US&R) Team's Arkansas Tornadoes White Incident Support Team (IST) Deployment (G12702800)**  
Report # 2014-00512  
**Location:** Citywide  
**Recommendation:** Pass a **Resolution** 1) authorizing the City Manager, or Fire Chief and Acting Fire Chief as his designees, on behalf of the City of Sacramento, to execute the agreement (EMW-2013-CA-USR-0008, Amendment M002) accepting federal funding in the amount of \$17,600 for the CA TF-7 US&R Team Arkansas Tornadoes White IST Deployment; 2) establishing an operating grant for CA TF-7 US&R Team Arkansas Tornadoes White IST Deployment (G12702800); and 3) establishing a \$17,600 revenue and expenditure budget for the CA TF-7 US&R Team Arkansas Tornadoes White IST Deployment (G12702800).  
**Contact:** Chris Costamagna, Battalion Chief, (916) 216-0291; Denise Pinkston-Maas, Support Services Manager, (916) 808-1604, Fire Department
9. **Contract: 28th Street Landfill Flare Replacement Project (Y13000100)**  
Report # 2014-00256  
**Location:** District 3  
**Recommendation:** 1) Pass a **Resolution** a) establishing the 28th Street Landfill Flare Replacement capital improvement project (Y13000100); b) appropriating \$619,897 from the Solid Waste Fund (Fund 6007) to the project; and c) establishing an expenditure budget in the amount of \$619,897 for the project (Solid Waste Fund, Fund 6007); and 2) pass a Motion a) approving the construction plans and specifications; b) awarding a construction contract to Blue Flame Crew West, LLC., the lowest responsive and responsible bidder, for the 28th Street Landfill Flare Replacement Project in the amount of \$619,896.14; and c) authorizing the City Manager or the City Manager's designee to execute the contract specified above.  
**Contact:** Steve Harriman, Integrated Waste General Manager, (916) 808-4949, Department of General Services

- 10. Contract: Conlin Community Park and Sports Complex Improvements Project (L19005100)**  
Report # 2014-00474  
**Location:** District 7  
**Recommendation:** Pass a **Resolution** 1) appropriating \$20,000 of Park Development Impact Fees (Fund 3204) to L19005100; 2) approving the construction plans and specifications for the Conlin Complex Improvements Project (L19005100); 3) awarding the contract to J.M. Slover, Inc. for an amount not to exceed \$454,650; and 4) authorizing the City Manager or City Manager's designee to execute the contract with J.M. Slover, Inc.  
**Contact:** C. Gary Hyden, Supervising Landscape Architect, (916) 808-1949, Department of Parks and Recreation
- 11. Parking Modifications for Portions of J Street and H Street**  
Report # 2014-00465  
**Location:** District 3  
**Recommendation:** Pass a Motion 1) approving the establishment of no parking zone on J Street between 41st Street and 55th Street with an exception for those parking spaces in front of parcels 0080154001 (4730 J Street), 0080154002 (4738 J Street), 0080104012 (4819 J Street) and 0080104011 (4825 J Street); 2) approving the establishment of a no parking Monday thru Friday from 7 am to 9 am on westbound H Street between Alhambra Boulevard and 33rd Street.  
**Contact:** Edward Cox, Program Analyst, (916) 808-8434; Hector Barron, City Traffic Engineer, (916) 808-2669, Department of Public Works
- 12. Sacramento Valley Station Phase 2 Intermodal – Ratifying and Approving Supplemental Agreements**  
Report # 2014-00523  
**Location:** District 3  
**Recommendation:** Pass a Motion 1) authorizing the City Manager or City Manager's designee to execute Supplemental Agreement No. 8 to City Agreement No. 2013-0571 with Rudolph & Sletten, Inc. in an amount not to exceed \$92,214 for Sacramento Valley Station – Phase 2 Intermodal (T15029041); and 2) ratifying Supplemental Agreements Nos. 1, 3, 5, 6, and 7 to City Agreement No. 2013-0571 with Rudolph & Sletten, Inc., and resetting the City Manager's authority to issue supplemental agreements for City Agreement No. 2013-0571.  
**Contact:** Gregory Taylor, AIA, LEED AP, Project Manager, (916) 808-5268; Jerry Way, Director of Public Works, (916) 808-7100, Department of Public Works
- 13. On-Street Angled Parking Along Commerce Circle**  
Report # 2014-00491  
**Location:** District 3  
**Recommendation:** Pass a **Resolution** approving implementation of on-street angled parking along Commerce Circle adjacent to State Route 160 (SR 160).  
**Contact:** Zarah Lacson, Assistant Civil Engineer, (916) 808-8494; Hector Barron, City Traffic Engineer, (916) 808-2669, Department of Public Works

14. **Supplemental Agreement: Water Quality Detention Basin Condition Assessment & Maintenance Prescriptions**  
Report # 2014-00504  
**Location:** Citywide  
**Recommendation:** Pass a Motion authorizing the City Manager or the City Manager's designee to execute supplemental agreement #1 to City Agreement 2014-0333 with Blankinship & Associates, Inc., in the amount of \$80,000, increasing the agreement not-to-exceed amount to \$130,000.  
**Contact:** Bill Busath, Manager, Engineering and Water Resources, (916) 808-1434; Sherill Huun, Supervising Engineer, Engineer and Water Resources, (916) 808-1455, Department of Utilities
15. **Integrated Regional Water Management Plan**  
Report # 2014-00488  
**Location:** Citywide  
**Recommendation:** Pass a **Resolution** adopting the Regional Water Authority's Integrated Regional Water Management Plan for the American River Basin.  
**Contact:** Bill Busath, Manager, Engineering and Water Resources, (916) 808-1434; Dan Sherry, Supervising Engineer, Engineering and Water Resources, (916) 808-1419, Department of Utilities
16. **Supplemental Agreement: Combined Sewer System Regulatory Compliance Support**  
Report # 2014-00502  
**Location:** Citywide  
**Recommendation:** Pass a Motion authorizing the City Manager or the City Manager's designee to execute supplemental agreement #1 to City Agreement 2013-0898 with Larry Walker Associates in an amount of \$398,593, increasing the agreement not-to-exceed amount to \$770,520.  
**Contact:** Bill Busath, Manager, Engineering and Water Resources, (916) 808-1434; Sherill Huun, Supervising Engineer, Engineering and Water Resources, (916) 808-1455, Department of Utilities
17. **(City Council/Housing Authority) Sacramento Housing and Redevelopment Agency (SHRA) Conflict of Interest Code Update and Code of Ethics Adoption**  
Report # 2014-00524  
**Location:** Citywide  
**Recommendation:** Pass 1) a **Housing Authority Resolution** a) adopting the Sacramento Housing and Redevelopment Agency Conflict of Interest Code, designated positions, and disclosure categories for the Housing Authority of the City of Sacramento; b) repealing resolutions HA 83-005, HA 84-003, HA 86-032, HA 87-006, HA 88-014, HA 90-009, HA 91-006, HA 92-004, HA 94-002, HA 96-009, HA 2001-001, HA 2009-016, and HA 2011-007; c) approving the SHRA Code of Ethics; and d) making related environmental findings; and 2) a **City Council Resolution** a) approving the Housing Authority Conflict of Interest code, designated positions, disclosure categories; and b) approving the SHRA Code of Ethics.

**Contact:** Tia Boatman Patterson, Agency Counsel, (916) 440-1319; Vickie Smith, Agency Clerk, (916) 440-1363, Sacramento Housing and Redevelopment Agency

**18. (City Council/Housing Authority) Sacramento Housing and Redevelopment Agency Comprehensive Annual Financial Report for the Year Ended December 31, 2013**

Report # 2014-00452

**Location:** Citywide

**Recommendation:** Receive and file.

**Contact:** Don Cavier, Finance Director, (916) 440-1325; Karen Lukes, Audit Management Analyst, (916) 449-6207; Sacramento Housing and Redevelopment Agency

**19. Agreements for Downtown Plaza Parking, Access, Construction and Maintenance**

Report # 2014-00538

**Location:** Downtown Plaza, District 4

**Recommendation:** Pass a Motion authorizing the City Manager or his designee to execute the following: 1) an Amended and Restated Parking Operation and Maintenance Agreement with SG Downtown, LLC, Macy's West Stores, Inc., and Sacramento Downtown Arena, LLC; 2) an Amended and Restated Construction Operation and Maintenance Agreement with SG Downtown, LLC, Macy's West Stores, Inc., and Sacramento Downtown Arena, LLC; and 3) an Amended and Restated Cross Easement Agreement with SG Downtown, LLC, Macy's West Stores, Inc., and Sacramento Downtown Arena, LLC.

**Contact:** John Dangberg, Assistant City Manager, Office of the City Manager, (916) 808-5704; Jeffrey Massey, Senior Deputy City Attorney, (916) 808-5346, Office of the City Attorney

**Public Hearings**

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

**20. Unpaid Community Development Department Administrative Penalties and Neighborhood Code Compliance Fees (Noticed 02/25/2014 and 05/22/2014)**

Report # 2014-00438

**Estimated Time: 10 minutes**

**Location:** Citywide

**Recommendation:** Conduct a public hearing and upon conclusion pass a **Resolution** making the unpaid expenses incurred by the city in abating nuisances, in the amounts listed in Exhibit A, personal obligations of the respective property owners and special assessments against the properties.

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

- 21. Housing and Dangerous Buildings Case Fees - Findings of Fact for Special Assessment**  
(Noticed 02/21/2014 and 05/22/2014)  
Report # 2014-00439      **Estimated Time: 10 minutes**  
**Location:** Citywide  
**Recommendation:** Conduct a public hearing and upon conclusion pass a **Resolution** making the unpaid expenses incurred by the City in abating nuisances, in the amounts listed on Exhibit A, personal obligations of the respective property owners and special assessments against the properties.  
**Contact:** Ron O'Connor, Operations Manager, (916) 808-8183, Community Development Department
- 22. River District Property and Business Improvement District No. 2014-01** (Noticed 05/22/2014)  
Report # 2014-00100      **Estimated Time: 5 minutes**  
**Location:** Districts 3 and 4  
**Recommendation:** Conduct a public hearing and, upon conclusion, direct the City Clerk to 1) tabulate the assessment ballots submitted and not withdrawn before the hearing is closed; and 2) report back as a Consent item on July 22, 2014, with the tabulation results.  
**Contact:** Jodie Vong, Administrative Analyst, (916) 808-8243; Mark Griffin, Program Manager, (916) 808-8788, Department of Finance
- 23. Sierra Vista Apartment Project: Tax Equity and Financial Responsibility Act (TEFRA) Hearing and Community Development Block Grant (CDBG) 2014 One-Year Action Plan Amendment** (Noticed 07/01/2014)  
Report # 2014-00495      **Estimated Time: 15 minutes**  
**Location:** District 4  
**Recommendation:** Pass 1) a **Resolution** indicating the City Council has conducted a Tax Equity and Fiscal Responsibility Act (TEFRA) public hearing related to the proposed acquisition, construction, and permanent financing of the Sierra Vista Project; and 2) a **Resolution** a) approving an amendment to the 2014 One-Year Action Plan to defund \$850,000 of CDBG Funds (\$450,000 in Single Family Housing and \$400,000 of Economic Development Revolving Loan Funds); b) reallocating the \$850,000 of CDBG Funds to the Sierra Vista Project; c) conducting the required public hearing associated with the Action Plan Amendment; d) authorizing the Sacramento Housing and Redevelopment Agency (Agency) to amend the Loan Commitment approved on June 10, 2014 issued to the Development Team to include the additional \$850,000 in Community Development Block Grant (CDBG) funding for the Sierra Vista Project; e) authorizing the Agency to amend the budget and execute all necessary documents associated with the CDBG Funds; and f) making related findings.  
**Contact:** Christine Weichert, Assistant Director, Development Finance, (916) 440-1353; Tyrone Williams, Director of Development, (916) 440-1316, Sacramento Housing and Redevelopment Agency

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

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

**Adjournment**