

## **CITY COUNCIL**

**Kevin Johnson**, Mayor  
**Angelique Ashby**, District 1  
**Allen Warren**, District 2  
**Jeff Harris**, District 3  
**Steve Hansen**, District 4  
**Jay Schenirer**, District 5  
**Eric Guerra**, District 6  
**Rick Jennings, II**, Vice Mayor, District 7  
**Larry Carr**, Mayor Pro Tem, District 8

## **CHARTER OFFICERS**

James Sanchez, City Attorney  
Shirley Concolino, City Clerk  
Howard Chan, Interim City Manager  
John Colville, Interim City Treasurer



# **Special Meeting Agenda**

**City Council  
Financing Authority  
Housing Authority  
Public Financing Authority  
Redevelopment Agency Successor  
Agency**

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

**Tuesday, December 13, 2016  
5:00 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. **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 meeting agendas on the City website, 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. All meeting materials are also available at the meeting for public review. Contracts subject to the 10-day review period, as required by the Council Rules of Procedure, can be found on the City's website at: <http://portal.cityofsacramento.org/Clerk/Contract-Posting>

City Council meetings are broadcast live on Metrocable, Channel 14, AT&T Broadband Cable System and rebroadcast on the Saturday following the date of the meeting. Live video streams 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.

**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*).

**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.

# City of Sacramento

## City Council

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Tuesday, December 13, 2016

5:00 PM

915 I Street, 1<sup>st</sup> Floor

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### SPECIAL MEETING AGENDA

#### City Hall Council Chamber

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

#### Open Session - 5:00 p.m.

##### Roll Call

##### Pledge of Allegiance

##### Closed Session Report

#### Consent Calendar

*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. **Approval of City Council Meeting Minutes**

File ID: 2016-01559

**Location:** Citywide

**Recommendation:** Pass a Motion approving the City Council Meeting Minutes dated November 10, November 15, November 22 and November 29, 2016.

**Contact:** Shirley Concolino, MMC, City Clerk, (916) 808-5442, Office of the City Clerk

#### 2. **(City Council / Redevelopment Agency Successor Agency / Sacramento City Financing Authority) Tax Remediation of Private Use Associated with Parcels to be Transferred from the City of Sacramento to Sacramento Basketball Holdings, Inc. (800 K and L Street Parcels)**

File ID: 2016-01520

**Location:** District 4

**Recommendation:** Pass 1) a **City Council Resolution**; 2) a **Redevelopment Agency Successor Agency Resolution**; and 3) a **Sacramento City Financing Authority Resolution** authorizing the execution and delivery of a supplemental tax certificate relating to the transfer of parcels and the use of proceeds from the sale, and approving certain other actions in connection therewith.

**Contact:** Brian Wong, Debt Manager, (916) 808-5811; Colin Bettis, Debt Analyst, (916) 808-8292, Office of the City Treasurer

**3. (Pass for Publication) Natomas Fountains Retail Center (P16-012)**

File ID: 2016-01560

**Location:** West of the intersection of Gateway Park Boulevard and North Freeway Boulevard, District 1

**Recommendation:** 1) Review a) a Resolution approving Mitigated Negative Declaration Findings per General Plan Master Environmental Impact Report; b) an Ordinance approving a Development Agreement; c) a Resolution approving a General Plan Amendment to re-designate 12.54± acres from Employment Center Mid Rise (ECMR) to Regional Commercial Center (RCC); d) an Ordinance approving a rezone of 12.54± acres from Employment Center (EC-40) to Shopping Center (SC) zone within the Coral Business Center PUD; e) a Resolution approving a PUD Schematic Plan Amendment to the Coral Business Center Planned Unit Development; f) a Resolution approving the Natomas Fountains project, including Site Plan and Design Review and a Tree Removal Permit; and 2) pass for publication the ordinance titles as required by Sacramento City Charter section 32(c) to be considered on January 5, 2017.

**Contact:** Arwen Wacht, Associate Planner, (916) 808-1964; Lindsey Alagozian, Senior Planner, (916) 808-2659, Community Development Department

**4. Supplemental Agreement: Temporary Art Exhibition Services Agreement with Sacramento Municipal Utilities District**

File ID: 2016-01491

**Location:** Sacramento Municipal Utilities District, 6201 S Street, District 3

**Recommendation:** Pass a Motion 1) authorizing the City Manager or City Manager's designee to execute an amendment to the existing agreement with Sacramento Municipal Utilities District (City Agreement 2014-0066) to increase the not-to-exceed amount of the agreement by \$25,000 for a new not-to-exceed amount of \$100,000; 2) increase the revenue and expense budget of E17000500 by \$25,000.

**Contact:** Lennee Eller, Program Manager, (916) 808-8877; Jody Ulich, Director, (916) 808-5105, Convention and Cultural Services

**5. Grant: National Endowment for the Arts Our Town Grant**

File ID: 2016-01493

**Location:** Citywide

**Recommendation:** Pass a **Resolution** authorizing the City Manager or the City Manager's designee to: 1) accept the \$125,000 grant from the National Endowment for the Arts ("NEA") to implement the River Crossing Art Project ("Project"); 2) establish a multi-year operating grant for the Project as G17605000 and revenue and expenditure budgets of \$125,000 in the Operating Grant Fund (2702); 3) execute an agreement with the City of West Sacramento for implementation of the Project and establish the General Fund revenue and expenditure budgets of \$62,500 in the Project; 4) appropriate \$50,000 from the committed fund balance for Arts Stabilization to the Project; and 5) transfer \$12,500 from the FY2016/17 SMAC General Fund operating budget to the Project.

**Contact:** Lennee Eller, (916) 808-3971, Program Manager; Jody Ulich, (916) 808-5105, Director, Convention and Cultural Services Department

**6. Standard Form Agreement for Use in Acquiring Developer-Constructed Public Improvements Funded by Community Facilities Districts**

File ID: 2016-01476

**Location:** Citywide

**Recommendation:** Pass a **Resolution** approving a revised standard form Acquisition and Shortfall Agreement for use in acquiring developer constructed public infrastructure funded by community facilities districts.

**Contact:** Eric Frederick, Program Specialist, (916) 808-5129; Mark Griffin, Special Districts Manager, (916) 808-8788, Department of Finance

**7. Approval of the Fiscal Year 2016/17 Salary Schedule Adjustments and Amendments to the Employer-Employee Relations Policy**

File ID: 2016-01525

**Location:** Citywide

**Recommendation:** Pass a **Resolution** 1) approving adjustments to the City of Sacramento Salary Schedules; 2) amending the Employer-Employee Relations Policy (EERP); and 3) authorizing the City Manager to make minor changes or adjustments to exhibits in order to correct omissions and errors.

**Contact:** Melissa Chaney, Director, (916) 808-7173; Shelley Banks-Robinson, Labor Relations Manager, (916) 808-5541, Department of Human Resources

**8. Oakbrook Park Master Plan Update**

File ID: 2016-01463

**Location:** District 3**Recommendation:** Pass a Motion approving the revised Oakbrook Park Master Plan.**Contact:** Jeff Nittka, Landscape Technician II, (916) 808-5996, Department of Parks and Recreation, Park Planning and Development Services Recreation**9. Rejection of Bids: Fourth Avenue Play Area Improvements, South Natomas Park Restroom and Richardson Village Park Playgrounds Renovations Projects**

File ID: 2016-01492

**Location:** Districts 2, 3, and 5**Recommendation:** Pass a Motion rejecting all bids received for 1) Bids B171191111004 and B17191111005 for Fourth Avenue Play Area Improvements project; 2) Bid B17190021006 for South Natomas Park Restroom project; and 3) Bid B1790021007 for Richardson Village Park Playground Renovations project.**Contact:** Gary Hyden, Park Planning & Development Manager, (916) 808-1949; Jason Weismann, Landscape Architect, (916) 808-7634;

Tin-Wah Wong, Landscape Architect, (916) 808-5540, and Dennis Day, (916) 808-7633; Department of Parks and Recreation

**10. Cooperative Work Agreement with the California Department of Transportation for the Time Extension of Federal Funds**

File ID: 2016-01456

**Location:** Districts 2, 3, 4, and 6**Recommendation:** Pass a **Resolution** authorizing the Director of Public Works to sign and submit, on behalf of the City of Sacramento, a request to Caltrans for a Cooperative Work Agreement (CWA) time extension to utilize federal transportation funds authorized for the following projects: Ramona Avenue Extension (T15018400) Program Supplement No. M082-R1, Rio Linda and Main Avenue Bridge Replacement (T15095200) Program Supplement No. N127, Two Rivers Trail (K15125000) Program Supplement No. N137, and Downtown Transportation Study (S15131700) Program Supplement No. N139.**Contact:** Jesse Gothan, Supervising Engineer (916) 808-6897; Nicholas Theocharides, Engineering Services Manager (916) 808-5065, Department of Public Works

**11. Acquisition of Easement Agreements for the Ramona Avenue Extension Project (T15018400)**

File ID: 2016-01458

**Location:** The extension of Ramona Avenue from Brighton Avenue to Folsom Boulevard, Districts 3 and 6

**Recommendation:** Pass a Motion: 1) authorizing the City Manager to execute an Agreement for Acquisition of Easement with Dimension Properties LLC, AMCAL Equities LLC, and Coleraine Capital Group Inc. in an amount not to exceed \$186,590 (plus title and escrow fees) for the acquisition of a right of way easement for the Ramona Avenue Extension Project (T15018400); 2) authorizing the City Manager to execute an Agreement for Acquisition of Easement and Temporary Construction Easement with Jahanshir Javanifard, Gayle Javanifard, Daniel Sayah, and James Sullivan III in an amount not to exceed \$687,200 (plus title and escrow fees) for the acquisition of a right of way easement and temporary construction easement for the Ramona Avenue Extension Project (T15018400); and 3) resetting the City Manager's authority to issue Supplemental Agreements for City Agreement No. 2004-015.

**Contact:** William Shunk, Associate Civil Engineer, (916) 808-2986, Department of Public Works; Nick Theocharides, Engineering Services Manager, (916) 808-5065, Department of Public Works

**12. Capitol Mall Revitalization (T15175100) - Establishment of Capital Improvement Project and Appropriation and Transfer of Funds**

File ID: 2016-01497

**Location:** District 4

**Recommendation:** Pass a **Resolution:** 1) establishing a new Capital Improvement Project (CIP) for the Capitol Mall Revitalization (T15175100); 2) appropriating \$50,000 (Fund 3702) from the Sacramento Metropolitan Air Quality Management District to the Capitol Mall Revitalization Project (T15175100); 3) transferring \$60,000 (Fund 1001) from the District 4 - Improvements Project (D01000416) to the Capitol Mall Revitalization Project (T15175100); and 4) transferring \$50,000 (Fund 2001) from the Major Street Improvement Project (T15168000) to the Capitol Mall Revitalization Project (T15175100).

**Contact:** Megan Johnson, Associate Civil Engineer, (916) 808-1967; Nicholas Theocharides, Engineering Services Manager (916) 808-5065, Department of Public Works

- 13. Contract: Code Enforcement Services for the Sacramento Regional Solid Waste Authority**  
File ID: 2016-01072  
**Location:** Citywide  
**Recommendation:** Pass a Motion authorizing the City Manager or the City Manager's designee to execute a one-year agreement with up to four one-year renewals with the Sacramento Regional Solid Waste Authority (SWA) for code enforcement services from the City of Sacramento, Recycling and Solid Waste Division in an amount not-to-exceed \$150,000 per fiscal year.  
**Contact:** Terrance Davis, Integrated Waste General Manager (916) 808-4949, Department of Public Works
- 14. Interagency Project Agreement to Support Design and Engineering of the Downtown/Riverfront Streetcar Transit Project (\$15131800) [Published for 10-Day Review 12/01/2016]**  
File ID: 2016-01450  
**Location:** Districts 3 and 4  
**Recommendation:** Pass a **Resolution** authorizing the City Manager or the City Manager's designee to execute an Interagency Project Agreement with the Sacramento Regional Transit District and the City of West Sacramento in an amount not to exceed \$3 million to complete design and engineering of the Downtown/Riverfront Streetcar Transit Project.  
**Contact:** Fedolia "Sparky" Harris, Principal Planner, (916) 808-2996; Ryan Moore, Interim City Traffic Engineer, (916) 808-6629, Department of Public Works
- 15. Approval of a Master List for Accelerated Water Meter Program Contractors**  
File ID: 2016-01475  
**Location:** Citywide  
**Recommendation:** Pass a Motion approving a Master List of 12 prequalified contractors for the Accelerated Water Meter Program.  
**Contact:** Dan Sherry, Engineering & Water Resources Manager, (916) 808-1419; Michelle Carrey, Supervising Engineer, (916) 808-1438; Ian Pietz, Senior Engineer, (916) 808-1910, Department of Utilities

**Information Item**

*This item is for information only and is not eligible for action at this time.*

**16. Notification of Final Map Approval for Alchemy at 34th (P06-108)**

File ID: 2016-01535

**Location:** District 5

**Recommendation:** Receive and file.

**Contact:** Jerry Lovato, Program Analyst, (916) 808-7918, Department of Public Works

**17. Notification of Final Map Approval for Oak Park Creatives (P16-002)**

File ID: 2016-01536

**Location:** District 5

**Recommendation:** Receive and file.

**Contact:** Jerry Lovato, Program Analyst, (916) 808-7918, Department of Public Works

**Council Comments-Ideas, Questions and AB1234 Reports****Recess to Mayor-Elect Steinberg Swearing In and Oaths of Office for Councilmembers Carr, Guerra, Hansen and Warren**

*California State Railroad Museum  
125 I Street, Old Sacramento*