REPORT TO COUNCIL
City of Sacramento

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915 I Street, Sacramento, CA 95814-2671
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CONSENT
September 20, 2005

Honorable Mayor and
Members of the City Council

Subject: Consultant Services Agreement for the Preparation of an Environmental Impact Report (EIR) for the Panhandle Annexation Project (P05-077)

Location/Council District:

The project site is located adjacent to Council District 1. The project site is bounded by Interstate 80 (I-80) to the south; Northgate Boulevard, Sorento Road and East Levee Road to the east; Elkhorn Boulevard to the north; and Gateway Park Boulevard at the southwest corner. The project site is located outside the City limits and would be annexed to the City.

Recommendation:

Staff recommends that the City Council authorize the City Manager or his designee to execute a Consultant and Professional Services Agreement between the City and Pacific Municipal Consultants for the preparation of environmental documentation for the Panhandle Annexation project in the amount of $184,420.

Contact: Tom Buford, Associate Planner, 808-7931; Jennifer Hageman, Senior Planner, 808-5538
Presenters: Tom Buford, Associate Planner
Department: Development Services
Division: Planning
Organization No: 4828

Summary:

The City will prepare an EIR for the Panhandle Annexation project. A Request for Proposals was distributed October 7, 2003, and the City received and reviewed proposals from four environmental firms. The City interviewed the candidate firms, and selected Pacific Municipal Consultants (PMC) to prepare the EIR. The project has undergone revisions since that time, and the current project includes requests for specific development entitlements for the land area north of Del Paso Road. The

proposed contract with PMC is based on an updated scope of work and budget applicable to the proposed project.

Staff recommends that PMC be awarded the contract to prepare the EIR.

Committee/Commission Action: None

Background Information:

The City of Sacramento is initiating the annexation of approximately 1,430 acres known as the Panhandle, located in an unincorporated peninsula of County land, in response to the receipt of petitions from the majority of registered voters in the area north of Del Paso Road. City Council Resolution 2000-734, adopted December 12, 2000, initiated the proposed annexation, including the area south of Del Paso Road, as part of the implementation of the North Natomas Community Plan.

The land area south of Del Paso Road in the proposed annexation area has been substantially built out with office and light industrial uses. The land area north of Del Paso Road is subject to development applications for primarily residential uses.

Staff reviewed the project and identified potentially significant environmental impacts associated with the project, and determined that an EIR should be prepared in compliance with the California Environmental Quality Act (CEQA).

Financial Considerations:

The cost of the consultant contract will be paid by the applicants for development entitlements on the property north of Del Paso Road.

Environmental Considerations:

The agreement with PMC is to prepare an EIR for the Panhandle Annexation project.

Policy Considerations:

Per Administrative Policy Instructions #1 dated April 1, 2003 (Purchase of Supplies and Services), the City Council must approve contracts wherein total costs exceed $100,000.

Emerging Small Business Development (ESBD):

Pacific Municipal Consultants is not certified as an emerging small business by the City.

Respectfully submitted by: _____
Carol Shearly
Interim Planning Director, Planning

Recommendation Approved:

_____
ROBERT P. THOMAS
City Manager

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RESOLUTION NO. 2005-XXXX

Adopted by the Sacramento City Council

Date

RESOLUTION APPROVING CONSULTANT SERVICES AGREEMENT FOR THE PREPARATION OF AN ENVIRONMENTAL IMPACT REPORT (EIR) FOR THE PANHANDLE ANNEXATION PROJECT, (P05-077)

BACKGROUND

A. By City Council Resolution 2000-734, the City initiated the annexation of the Panhandle, an approximately 1,430-acre land area located north of Interstate 80, south of Elkhorn Road, and bounded by Gateway Park Boulevard at the southwest corner and Northgate Boulevard, Sorento Road and East Levee Road to the east;

B. Based on a review of the potential environmental impacts of the annexation and associated applications for development, City staff concluded that an environmental impact report (EIR) should be prepared for the project;

C. The City has solicited proposals for preparation of the EIR, interviewed applicants, and selected Pacific Municipal Consultants (PMC) as the consultant to prepare the EIR;

D. The cost of the preparation of the EIR will be paid by applicants for development entitlements within the Panhandle annexation project area.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

Section 1. The City Manager is authorized to execute a professional services agreement with Pacific Municipal Consultants in the amount of $184,420 for the preparation of an environmental impact report (EIR) for the Panhandle Annexation Project.