REPORT TO COUNCIL
City of Sacramento

915 I Street, Sacramento CA 95814-2604
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CONSENT CALENDAR
June 8, 2006

Honorable Mayor and
Members of the City Council

Subject: **Correction to March 28, 2006 Minutes**

Location/Council District: Citywide

Recommendation: Adopt the Minutes of March 28, 2006 to reflect that Resolution No. 2006-226 was adopted as amended.

Contact: Shirley Concolino, City Clerk, 808-5442

Presenter: N/A

Department: City Clerk

Division: N/A

Organization No. 0700

Summary: The River's End Mixed Use Project (item No. 20) heard at the March 28, 2006 council meeting, included a Resolution amending the PUD Schematic Plan for the Metropolitan Center Planned Unit Development. Resolution 2006-226 was adopted with the condition that occupancy and flood insurance conditions be included. Those conditions were recorded as a minute order but not incorporated into the Resolution. Staff recommends incorporating the conditions amending the resolution. The minutes of March 28, 2006 have been modified to reflect that this resolution was amended and are before you for re-adoption.

Financial Considerations: None.

Environmental Considerations: None.

Policy Considerations: This action is consistent with best practices in providing accurate legislative history.

Emerging Small Business Development (ESBD): N/A.

Approved by: Shirley Concolino
Shirley Concolino
City Clerk

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Meetings of Sacramento

City Council
Redevelopment Agency

Minutes

Tuesday, March 28, 2006

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

Published by the Office of the City Clerk (916) 808-7200

CITY COUNCIL

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Raymond L. Tretheway III, District 1
Sandy Sheedy, District 2
Steve Cohn, District 3
Robert King Fong, Vice-Mayor, District 4
Lauren Hammond, District 5
Kevin McCarty, District 6
Robbie Waters, District 7
Bonnie Pannell, District 8

CHARTER OFFICERS

Eileen Teichert, City Attorney
Shirley Concolino, City Clerk
Ray Kerridge, City Manager
Tom Friery, City Treasurer

NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard at the end of the meeting 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 located in racks inside the chamber and should be completed and submitted to the 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 of 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. (25 cents per page)

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MINUTES

Tuesday, March 28, 2006

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-2:00 p.m.

1. **Roll Call** - 2:15 p.m. All present.

Closed Session-

2. **Public Comment-** (3 minutes maximum) – None.

Recess to Closed Session- 3:25 p. m. following afternoon session.

City Council

3. **Pursuant to Government Code section 54956.8** for a matter pertaining to real property negotiations. Authorization to negotiate the acquisition of real property located at 725 14th Street (APN: 002-0166-013), and owned by Bob Clippinger The purpose is to confer with the City's chief negotiators, Cassandra Jennings, Cynthia Kranc and Rhonda Lake regarding price and terms.

   Action: No reportable action.

Sacramento Housing and Redevelopment Agency (SHRA)

4. **Pursuant to Government Code section 54956.9 (a),** for a matter pertaining to pending litigation: Ferraro v. City of Sacramento, et al, Sacramento Superior Court Case No. 05AS01511.

   Action: By unanimous vote, the Redevelopment Agency approved the settlement agreement in the amount of $65,000

5. **Pursuant to Government Code Section 54956.8** for matters relating to real property acquisition negotiations, to purchase on a voluntary basis, the same real properties within the 700 and 800 Block of K Street. The subject properties under discussion are 700 K Street, APN No. 006 -0096-002 owned by Ray Family Trust; 704 K Street, 006 - 0096-003 owned by Testamentary Trust for Joe Shun aka Joe Sun; 730 K Street, 006-0096-010 owned by Kay Dunne/Roy Van Vliet Trusts A and B; 731 K Street, 006-0096-024 owned by Vertex Investments LLC; 800 K Street, 006-0098-003 owned by Ismail and Hiba Abukhdair; 802 K Street, 006-0098-004 owned by Man Y. Lui Family Trust; 815 L Street, 006-0098-014 owned by David Richter; 809 L Street 006-0098-021 owned by three parties: Alexander and Ofelia Tiu, ABC Partners, LLC, and Edward Louie; and 812 K Street, 006 -0096-007; 1111 7th Street, 006-0096-0018; 1113 7th Street, 006-0096-019; 708 K Street, 006-0096-004, all four of which are owned by Joe

Closed Session (continued from previous page)

Zeiden/Zeiden Properties , LLC, 816 K Street, 006-0098-008 as to the 4/9th interest owned by Sahad Janmohamed and Sakina S. Janmohamed husband and wife as community property; and the Leasehold interest in the Kiosk at St. Rose of Lima Park at 7th and K Streets held by Uni Song/The Java Stop. The Agency negotiators are Wendy Saunders, Leslie Fritzsche and Michelle Nelson and the property owners for their respective properties and the leaseholder.

Action: The Redevelopment Agency authorized acquisition of 731 K Street on the terms and conditions as contained in the Purchases and Sale Agreement on file with the City Clerk's office.

6. **Closed Session Report** - see action under Closed Session items listed above.

7. **Special Presentations/General Communications**

   a) **Resolution recognizing Gordon Rokusek**

   Action: Accepted by Gordon Rokusek.

   b) **Resolution recognizing the AmeriCorps Volunteers**

   Action: Accepted by Jennifer Nunn and Bill Barber.

In addition to those items listed on the agenda, the Mayor may add additional ceremonial matters.

Consent Calendar (Items 8 – 17)

All items listed under Administrative Matters and the Consent Calendar are considered and acted upon by one motion. A member of the legislative body or staff may request an item be removed for separate consideration.

Action: Moved, seconded, carried (Waters/Hammond) to adopt the Consent Calendar in one motion except as indicated.

8. **Approval of Minutes for March 14, 2006.**
   Location: (Citywide)

   Recommendation: Approve afternoon and evening City Council, Housing Authority, and Redevelopment Agency minutes for March 14, 2006.

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

   Action: Approved recommendation

9. **Open an Application Period for Various Boards/Commissions/Committees**
   Location: (Citywide)

   Recommendation: Open application period for the following 1) Oak Park Redevelopment Advisory Committee to fill three (3) positions; 2) Sacramento Army Depot Redevelopment Advisory Committee to fill six (6) positions; 3) Sacramento City/County Bicycle Advisory Committee to fill three (3) positions; 4) North Sacramento Redevelopment Advisory Committee to fill nine (9) positions; and 5) Sacramento

Consent Calendar (continued from previous page)

Heritage Inc., Board of Directors to fill two (2) positions. Open application period on 3-29-06, and applications due on 04-28-06.

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

Action: Approved recommendation

10. Confirmation of Board/Commission Appointment
Location: (Citywide)

Recommendation: Confirm the appointment of Lisa L. Ouellette under category A5 to the Sacramento Heritage Inc., Board of Directors.

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

Action: Approved recommendation

11. Agreement: Groundwater Master Planning Services (PN: ZD36)
Location: (Citywide)

Recommendation: Adopt a **Resolution** authorizing the City Manager to execute a consultant services agreement with CH2M HILL to provide engineering services for Groundwater Master Plan in an amount not to exceed $151,700.

Contact: Dave Brent, Engineering Manager, (916) 808-1420, Dan Sherry, Supervising Engineer, (916) 808-1419, Department of Utilities.

Action: Adopted Resolution No. 2006-215.

12. Agreement: Leisure Enrichment Services (2/3 Vote Required)
Location: McKinley Park, Rose Garden Building (District 3)

Recommendation: Adopt a **Resolution** 1) suspending competitive bidding; and 2) authorizing the City Manager to enter into an agreement with Grace Mattox of Tiny Tots for an amount not to exceed $272,160 or approximately $90,270 annually from revenues collected over a three-year period.

Contact: Ralph Pettingell, Recreation Manager, (916) 808-6173, Sylvia Fort, Program Manager, (916) 808-8381, Parks and Recreation.

Action: Adopted Resolution No. 2006-216 as amended.

13. Supplemental Agreement: Army Depot Master Lease
Location: Former Army Depot Site (District 6)

Recommendation: Adopt a **Resolution** approving Supplement No. 6 to City Agreement 94-194, between the City of Sacramento and US National Leasing, LLC for the Army Depot "Industrial Development Lease and Option to Purchase.

Contact: Micah Runner, Senior Project Manager, (916) 808-5448, Economic Development Department.

Consent Calendar (continued from previous page)

Action: Adopted Resolution No. 2006-217.

14. Arden Way Intelligent Transportation System (ITS) Project (PN: SP96)
Location: Arden Way between Del Paso Boulevard and Watt Avenue (Districts 2 and 3)

Recommendation: Adopt a **Resolution** 1) approving plans and specifications; 2) accepting the lowest responsive and responsible bid; 3) authorizing the City Manager to execute a contract with Vellutini Corporation, dba Royal Electric Company for the construction of the project in the amount of $1,499,377; 4) transferring $491,949 from the State and Federal Grant Match Program (PN: TX01, Fund 201) to the project; 5) directing staff to bring a Measure A Fund (Fund 201) reallocation request in the amount of $491,949 to the Sacramento Transportation Authority (STA) Board for approval; and 6) accepting recommendation of hearing examiner to disqualify Adesta Limited Partnership as a bidder.

Contact: Greg Smith, Associate Civil Engineer, (916) 808-8364, Tim Mar, Supervising Engineer, (916) 808-7531, Department of Transportation.

Action: Adopted Resolution No. 2006-218.

15. Change Order: North Area Corporation Yard Tank Removal (2/3 Vote Required)
Location: 918 Del Paso Road (County)

Recommendation: Adopt a **Resolution** 1) suspending competitive bidding; 2) approving the project's change of scope; and 3) authorizing the City Manager to execute a change order with AES Enterprises, Inc., in the amount of $243,867 for underground storage tank and related piping removal and surface restoration to include over-excavation, removal and disposal of contaminated materials.

Contact: Brian Reilly, Senior Engineer (916) 808-8427, Reina J. Schwartz, Director of General Services, (916) 808-7195, Department of General Services.

Action: Adopted Resolution No. 2006-219.

16. Annexation No. 11 to the North Natomas Neighborhood Landscaping Community Facilities District (CFD) No. 99-02
Location: North Natomas (District 1)

Recommendation: Adopt a **Resolution** 1) initiating the CFD annexation process to fund future landscaping needs in the North Natomas area; and 2) setting a time place for public hearing on May 4, 2006.

Contact: Ron Wicky, Program Specialist, (916) 808-5628, Mark Griffin, Fiscal Manager, (916) 808-8788, Development Services.

Action: Adopted Resolution No. 2006-220.

Consent Calendar (continued from previous page)

17. **Winds Neighborhood Traffic Management Program (NTMP) Project (PN: TN55)**
Location: Generally bounded by Main Avenue on the north, Crosswind Drive on the east, Windcloud Avenue on the south, and Norwood Avenue on the west (District 2)

Recommendation: Adopt a **Resolution** approving the NTMP Phase I traffic calming plan for the Winds Neighborhood NTMP project.

Contact: Angela Bates, Program Analyst, (916) 808-6738, Kate Binning, Program Specialist, (916) 808-8365, Department of Transportation.

Action: Adopted Resolution No. 2006-221.

Public Hearings (Items 18 – 20)

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

18. **Vacation of 15-Foot Wide Public Utility Easement (VP04-04)** (Noticed on 3-17-06)
Location: East of Center Parkway, north of Mack Road, west of La Mancha Way and south of Elder Creek (District 8)

Recommendation: Conduct a public hearing and upon conclusion adopt a **Resolution** approving the vacation abandonment of the 15-foor wide public utility easement within parcel 1, 2, 3, and 4 of the Parcel Map entitled "Valley Plaza"

Contact: Jerry Lovato, Senior Engineering Technician, (916) 808-7918, Cesar Narvaez II, Junior Engineer, (916) 808-7873, Development Services Department.

Action: No public comment. Moved, seconded, carried (Pannell/Tretheway) to close the public hearing and adopt Resolution No. 2006-222.

19. **Amendments to the Sacramento City Code related to Heliports (M05-081)**(Passed for Publication on 3-21-06, Published on 3-24-06, Noticed 03-09-06)
Location: (Citywide)

Recommendation: Conduct a public hearing and upon conclusion adopt 1) an **Ordinance** amending Title 12.92 of the Sacramento City Code; and 2) an **Ordinance** amending Titles 17.16 and 17.24 of the Sacramento City Code (Zoning Code) related to the regulation of heliports.

Contact: Robert Williams, Assistant Planner, (916) 808-7686, Troy Malaspino, Assistant Chief-Fire Marshall, (916) 433-1620, Joy Patterson, Senior Planner, (916) 808-5607, Fire and Development Services Departments.

Action: No public comment. Moved, seconded, carried (Waters/Sheedy) to close the public hearing and adopt Ordinance Nos. 2006-023 and 2006-024.

Public Hearings (continued from previous page)

20. River's End Mixed Use (P05-124) (Passed for Publication on 3-7-06, Published on 3-17-06, Noticed 3-17-06)
Location: Southeast of West El Camino Avenue and Gateway Oaks Drive (District 1)

Recommendation: Conduct a public hearing and upon conclusion 1) consider the Mitigated Negative Declaration and Mitigation Monitoring Plan; 2) approve a **Resolution** approving the Mitigated Negative Declaration and the Mitigation Monitoring Plan; 3) approve a **Resolution** amending the General Plan land use designations; 4) approve a **Resolution** amending the Community Plan land use designations; 5) approve an **Ordinance** amending the districts established by the Zoning Ordinance and 6) approve a **Resolution** amending the PUD Schematic Plan for the Metropolitan Center Planned Units Development to allow the development of 14,000 ± square feet of retail uses and 110 condominium units and a clubhouse.

Contact: David Hung, Associate Planner, (916) 808-5530, Gregory Bitter, Senior Planner, (916) 808-7816, Development Services Department.

Action: No public comment. Moved, seconded, carried (Tretheway/Pannell) to close the public hearing and adopt Resolution Nos. 2006-223; 2006-224; 2006-225; Ordinance No. 2006-025; and Resolution No. 2006-226 as amended.

Staff Reports (Items 21 and 22)

Staff reports include an oral presentation including those recommending receive and file.

21. Urban Forest Enhancement Program Implementation – English Elm Preservation Project Update
Location: (Citywide)

Public comment was given by George Raya.

Recommendation: Receive and file.

Contact: Joe Benassini, Urban Forest Services Manager, (916) 808-6258, Parks and Recreation Department.

Public comment given by George Raya.

Action: Received and filed.

22. Enterprise Resource Planning (ERP) Project
Location: (Citywide)

Recommendation: Adopt a **Resolution** authorizing the City Manager to establish up to 24 limited term full time employee (FTE) positions for a period not to exceed 30 months.

Contact: Dennis Kauffman, Accounting Division Manager, (916) 808-5843, Russell Fehr, Director of Finance, (916) 808-7138, Geri Hamby, Director of Human Resources, (916) 808-7173, Steven R. Ferguson, Chief Information Officer, (916) 808-8600, Finance, Human Resources and Information Technology Departments.

Action: Moved, seconded, carried (Cohn/Sheedy) to adopt Resolution No. 2006-227.

Public Comments- Matters Not on the Agenda

a. Rose Thomas – complaint against Mayor's office for non-response.
b. Dennis Bylo – complaint against City's building department.

Council Comments-Ideas, Questions and Meeting/Conference Reports

a. None.

Recess to Closed Session - 3:25 p.m.

See Closed Session items at beginning of agenda.

Reconvene- 7:00 p.m.

23. **Roll Call** – 7:07 p.m. All present.

24. **Pledge of Allegiance** – Led by Councilmember Tretheway.

25. **Special Presentations/General Communications**

    a) **Downtown Partnership Guides Resolution**

    Action: Accepted by Jvance Stewart, Arthur Nieto, Richard Betz, Tom Thornton, and Todd Reid.

    b) **Resolution recognizing Cesar Chavez Day**

    Public comment give by Randy Hicks.

    Action: Accepted by Jose Montoya and Becky Chavez.

Staff Reports (Item 26)

Staff reports include an oral presentation including those recommending receive and file.

26. **Proposed Residential Rental Housing Inspection Pilot Program**
    Location: (Citywide)

    Recommendation: Provides information on a proposed pilot program for proactive inspections of residential rental housing in the city and requests that the City Council provide staff with further direction.

    Contact: Max Fernandez, Director of Code Enforcement, (916) 808-7940, Randy Stratton, Chief of Housing and Dangerous Buildings, (916) 808-6497, Code Enforcement Department.

    Action: Public Comment by Michael King, Cory Koehler, Chai Saevang, Clara McKeithern, Bruce Booher, Keith Chandler, Michael Dunne, Patti Uplinger, Matt Gray, Alexander Vasquez, Va Nou Moua, Linda Roberts, Nate Solov, John Deglow, Hugo Vera, Mark Stivers, Grantland Johnson, Alan Lehman, Mona Tawatao, Rachel Iskow, Robbin Ware, Tom Pratt, Dhalia Ward, Brandon Kitagawa, Eric Rasmusson, Ethan Evans, Karen Keifer, Jim Danielson, Tim Boyd, Afrack Vargas, Dave Tamayo, and Michael DaGrace.

Substitute motion-moved/seconded/passed (Sheedy/Tretheway; Noes – Hammond, McCarty, Pannell) to direct staff to return with detailed criteria for a Pilot Residential Rental Housing Inspection Pilot program as soon as possible.

Main Motion moved/seconded (Pannell/McCarty – no vote taken) to bring back to council the original ordinance that went before the Law and Legislation Committee.

Public Comments- Matters Not on the Agenda

a. Nate Solov – requesting community prosecutor for Oak Park.

Council Comments-Ideas, Questions and Meeting/Conference Reports

a. **Report Back**- Councilmember Pannell requested the City Attorney research Council Rules and Procedures to clarify whether Councilmembers could request Ordinances be heard by the full Council and bypass the Law and Legislative Committee.

b. **Board and Commission Appointments by Mayor Fargo**

1. 65th Street Redevelopment Advisory Committee
   a. Fred Arnold – category A-1 representing Sacramento Regional Transit District
2. Transportation Programming Guide Community Advisory Committee
   a. John Henrikson (encumbant)

Supplemental Staff Report - This item is added to the end of the agenda.

27. Central City Parking Master Plan-Interim Surface Parking Lot Policy

Location: Area Bounded by Broadway, Sacramento River, American River, and Alhambra Boulevard (Districts 1, 3, 4)

Recommendation: Approve an interim surface parking lot policy and direct staff to: 1) Proceed with implementation of the policy including developing proposed revisions to policy documents and ordinances; and 2) report back on interim policy by end of 2007.

Contact: Fran Halbakken, Interim Director of Transportation, (916) 808-7194.

Action: Continued to a future date.

Adjourned -11:35 p.m. in memory of Richie Fantasia.