



# REPORT TO COUNCIL

## City of Sacramento

915 I Street, Sacramento, CA 95814-2604  
www. CityofSacramento.org

CONSENT  
September 27, 2005

Honorable Mayor and  
Members of the City Council

**Subject:** Approval of Council Minutes

**Location/Council District:** (Citywide)

**Recommendation:**

Approve the afternoon and evening City Council Minutes for September 13, 2005.

**Contact:** Shirley Concolino, City Clerk, (916) 808-7200

**Presenters:** None

**Department:** City Clerk

**Division:** None

**Organization No:** 0700

**Financial Considerations:** None.

**Environmental Considerations:** None.

**Policy Considerations:** None.

**ESBD Considerations:** Not Applicable.

Respectfully Submitted by: *Shirley Concolino*  
for Shirley Concolino, City Clerk

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# AGENDA

City Hall –915 I Street  
First Floor, Council Chamber

TUESDAY, SEPTEMBER 13, 2005 – 2:00 P.M.

## Preliminary Matters

1. **Roll Call** – 2:12 p.m. – All present.
2. **Closed Session Report** – None.
3. **Special Presentations/General Communications** – None.

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

## Consent Calendar

*All items listed on 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.*

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

### 4. **Approval of Minutes**

**Location:** (Citywide)

**Recommendation:** Approve afternoon and evening City Council minutes for August 30, 2005.

**Contact:** Shirley Concolino, City Clerk, (916) 808-7200

**Action:** Approved Recommendation.

### 5. **Parking Restrictions on a Portion of V and 8<sup>th</sup> Street**

**Location:** V Street, south side, from 8<sup>th</sup> to 9<sup>th</sup> Streets and 8<sup>th</sup> Street, east side, eighty feet south of V Street. (District 4)

**Recommendation:** Adopt a Resolution removing the two-hour parking time limit and prohibit all parking from 6:00 am to 7:30 am on a portion of V and 8<sup>th</sup> Streets providing school staff equal opportunity to compete for available parking.

**Contact:** Howard Chan, Parking Services Manager, (916) 808-7488, Michael J. Melvin, Program Specialist (916) 808-7475.

**Action:** Adopted Resolution No. 2005-655.

## Consent Calendar

- 6. Agreement: Freeport Boulevard/21<sup>st</sup> Street Two-Way Conversion Project (PN: SL01)**  
**Location:** Freeport Boulevard, Broadway to 4<sup>th</sup> Avenue and 21<sup>st</sup> Street- W Street to 4<sup>th</sup> Avenue (Districts 4 and 5)

**Recommendation:** Adopt a Resolution authorizing the City Manager to execute a Consultant Services Agreement with Wood Rodgers in the amount of \$338,047 to provide final design and community involvement for the project.

**Contact:** Nader Kamal, Special Projects Engineer, (916) 808-7035, Tim Mar, Supervising Engineer, (916) 808-7531, Department of Transportation.

**Action:** Adopted Resolution No. 2005-656.
- 7. Contract: Base Repair by Cold Planing at Various Locations.**  
**Location:** (Citywide)

**Recommendation:** Adopt a Resolution 1) approving the plans and specifications; 2) accepting the bid of Anrak Corporation in the amount of \$439 per hour; and 3) authorizing the City Manager to execute a contract that is renewable annually, up to five years, in an amount not to exceed \$150,000 for each annual period for base repair for preparation of annual street resurfacing.

**Contact:** Jim Vietheer, General Supervisor, (916) 808-2287, Jerry Way, Street Services Manager, (916) 808-6381, Department of Transportation.

**Action:** Adopted Resolution No. 2005-657.
- 8. Parks and Recreation Capital Improvement Project Funding Adjustments.**  
**Location:** (Citywide)

**Recommendation:** Adopt a Resolution adjusting Parks and Recreation Capital Improvement Projects funding for Kokomo Park, Westhampton Park and North Natomas Community Park.

**Contact:** Janet Baker, Park Development Manager, (916) 808-8234, Parks and Recreation.

**Action:** Adopted Resolution No. 2005-658.
- 9. Acceptance of Annual Federal Funds for California Task Force Seven, Urban Search and Rescue Team, and Approval of Related Staffing and Budget Changes**  
**Location:** (Citywide)

**Recommendation:** Adopt a Resolution authorizing the City Manager to accept the annual federal funding for California Task Force Seven, Urban Search and Rescue Team and approve related staffing and budget changes.

**Contact:** Ed Vasques, Assistant Chief, (916) 264-7522, Denise K. Pinkston-Maas, Support Services, (916) 433-1637, Fire Department.

**Action:** Adopted Resolution No. 2005-659.

## Consent Calendar

### 10. Sand Cove Park Bank Stabilization Partnership

**Location:** 2005 Garden Highway (District 1)

**Recommendation:** Adopt a Resolution approving a transfer of funds to increase the City's cost share from the Planning Area 9 Quimby Fees to the Sand Cove Stream Bank Protection Capital Improvement Project CIP (LK77) for stabilization work necessary to protect the riverbank and natural and cultural resources along the Sacramento River.

**Contact:** Janet Baker, Park Development Manager, (916) 808-8234.

**Action:** Adopted Resolution No. 2005-660.

### 11. Call-Up and Appeal of Natomas Central (P04-173)

**Location:** Southwest of the intersection of Del Paso Road and El Centro Road. (District 1)

**Recommendation:** 1) Review an Ordinance relating to the approval of a Development Agreement between the City of Sacramento and K Hovnanian Forecast Homes, Inc.; 2) review an Ordinance relating to the amendment of the official zoning maps for the Natomas Central proposal; 3) pass for publication, as required by Sacramento City Charter 32c, Ordinance titles relating to the Natomas Central proposal; and 4) continue to September 20, 2005 for adoption.

**Contact:** Stacia Cosgrove, Associate Planner, (916) 808-7110, Greg Bitter, Senior Planner, (916) 808-7861, Development Services Department.

**Action:** Moved, seconded, carried (Waters/Pannell) to withdraw.

### 12. Rezone: River Oaks Subdivision (P04-132)

**Location:** Northwest corner of W. El Camino Avenue and Main Drainage Canal. (District 1)

**Recommendation:** 1) Review a Resolution amending the Community Plan land use designation for acreage from Low Density Residential and Medium Density Residential to Medium Density Residential, Medium-High Density Residential and Parks/Open Space; 2) review a Resolution establishing a Planned Unit Development, including Guidelines and Schematic Plan, for the River Oaks Planned Unit Development; 3) pass for publication of title as required by Sacramento City Charter 32c an Ordinance title amending the Comprehensive Zoning Title 17 of the Sacramento City Code by removing acreage from Agriculture (A) zone and Agriculture Planned Unit Development (A-PUD) zone and placing in the Single Family Alternative Planned Unit Development (R-1A-P:UD) zone in order to develop 640 single-family lots; and 4) continue to September 20, 2005 for adoption.

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

**Action:** Passed Ordinance title for publication and continued to September 20, 2005.

## Consent Calendar

- 13. Code Enforcement Case Fees and Penalties – Findings of Fact for Special Assessment Liens**  
**Location:** (Citywide)  
**Recommendation:** Adopt a Resolution placing liens on the properties for unpaid fees and penalties and transmit the unpaid costs to the Sacramento County Auditor/Controller as special assessments against the properties.  
**Contact:** Roy O'Connor, Code Enforcement Manager, (916) 808-7541, Code Enforcement.  
**Action:** Adopted Resolution No. 2005-661.
- 14. Housing Case Fees and Penalties- Findings of Fact for Special Assessment Liens.**  
**Location:** (Citywide)  
**Recommendation:** Adopt a Resolution placing liens on the properties for unpaid fees and penalties and transmit the unpaid costs to the Sacramento County Auditor/Controller as special assessments against the properties.  
**Contact:** Josh Pino, Principal Building Inspector, (916) 808-7541, Code Enforcement. Consent Calendar  
**Action:** Adopted Resolution No. 2005-662.
- 15. Grant: First Five Sacramento Commission for expansion of the Regional Children's Health Project**  
**Location:** (Citywide)  
**Recommendation:** Adopt a Resolution 1) accepting a two-year grant in the amount of \$1,590,991 from the First Five Sacramento Commission; 2) amending the FY06 budget, including authorizing a net gain of 14 FTE for the expansion of the Regional Children's Health Project; and 3) authorizing the City Manager or his designee to sign all agreements and contracts related to the grant.  
**Contact:** Alan Boyd, Recreation Superintendent, (916) 277-6077, Bonnie Ferreira, Project Manager, (916) 929-1724, Parks and Recreation.  
**Action:** Adopted Resolution No. 2005-663.

## Public Hearing

- 16. Ashton Parc Apartments (P04-240) (Noticed 9-2-05)**  
**Location:** Northwest corner of Arena Boulevard and Innovator Drive. (District 1)  
**Recommendation:** Conduct a public hearing and upon conclusion, adopt a Resolution amending the Arena Corporate Center PUD Schematic Plan to designate a 168-unit apartment complex on 8.23 ± net acres in the Employment Center 40 Planned Unit Development (EC-40-PUD) parcel.

## Public Hearing

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

**Public Testimony:** Mayor Fargo opened the public hearing, No public testimony. Moved, seconded, carried (Tretheway/Waters) to close public hearing.

**Action:** Moved, seconded, carried (Tretheway/Waters; Noes – McCarty/Pannell) to adopt Resolution No. 2005-664.

**17. Annexation No. 12 to the Neighborhood Park Maintenance Community Facilities**

**District No. 2002-02** (Noticed 8-31-05)

**Location:** Include 19 separate areas (Districts 1, 2, 3, 4, 5 and 6)

**Recommendation:** Conduct a public hearing and upon conclusion, adopt a Resolution establishing the CFD annexation, providing for Levy of Special Tax and calling for a Special Election.

**Contact:** Sini Makasini, Administrative Analyst, (916) 808-7967, Ron Wicky, Program Specialist, (916) 808-5628.

**Public Testimony:** Mayor Fargo opened the public hearing, No public testimony. Moved, seconded, carried (Tretheway/Sheedy) to close public hearing.

**Action:** Moved, seconded, carried (Tretheway/Sheedy) to adopt Resolution No. 2005-665.

**18. Appeal of Village Greens (P04-121)** (Passed for Publication 08-30-05, Noticed 8-26-05 ; Re-noticed 9-2-05)

**Location:** Southeast and southwest of the intersection of Bayou Road and Callison Drive. (District 1)

**Recommendation:** Conduct a public hearing and upon conclusion, approve the appeal and adopt 1) a Resolution approving the Mitigated Negative Declaration and Mitigation Monitoring Plan; 2) adopt a Resolution approving the Inclusionary Housing Plan; 3) adopt a Resolution approving the General Plan Amendment; 4) adopt a Resolution approving the Community Plan Amendment; 5) adopt a Resolution approving the PUD Schematic Plan Amendment; 6) adopt a Resolution approving the Notice of Decision and Findings of Fact; and 7) adopt an Ordinance approving the Rezone.

**Contact:** Gregory Bitter, Senior Planner, (916) 808-7816, Arwen Wacht, Associate Planner, (916) 808-1964, Development Services Department

**Public Testimony:** Mayor Fargo opened the public hearing, Public testimony by Sue Thompson and Ken Nicholson. Moved, seconded, carried (Tretheway/Pannell) to close public hearing.

**Action:** Moved, seconded, carried (Tretheway/Pannell) to adopt Resolutions No. 2005-666, 2005-667, 2005-668, 2005-669, 2005-670, 2005-671, and Ordinance 2005-070 as amended to include a six and one half foot masonry wall.

## Public Hearing

**19. Temporary Closure: Portion of La Rosa Road Bounded by Del Paso Boulevard, Juliesse Avenue, Academy Way, and Land Avenue (Noticed 9-2-05)**

**Location:** Portion of La Rosa Road bounded by Del Paso Boulevard, Juliesse Avenue, Academy Way and Land Avenue (District 3)

**Recommendation:** Conduct a public hearing and upon conclusion, adopt a Resolution approving the temporary closure of a portion of La Rosa Road bounded by Del Paso Boulevard, Juliesse Avenue, Academy Way and Land Avenue to help reduce serious and continual criminal activities through the subject road.

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

**Public Testimony:** Mayor Fargo opened the public hearing, Public testimony by Shirley Reisinger, Eric Brenmark and Manny Dias Moved, seconded, carried (Cohn/Sheedy) to close public hearing

**Action:** Moved, seconded, carried (Cohn/Sheedy) to adopt Resolution No. 2005-672.

## Staff Report

**20. Support for the Proposed Pocket-Greenhaven Library at Sojourner Truth**

**Location:** Gloria Drive and Swale River Way (District 7)

**Recommendation:** Adopt a Resolution declaring the intention of the City of Sacramento to work with the Sacramento City Unified School District and the Sacramento Public Library Authority to establish space for the construction of a joint public and school library on School District and/or City property adjacent to the City's Sojourner Truth Park.

**Contact:** Ralph Pettingell, Recreation and Human Services Manager, (916) 808-6173, Parks and Recreation.

**Action:** Moved, seconded, carried (Waters/Sheedy) to continue to a future date.

**21. Report Back on Functionality of On-Line Campaign Filing System**

**Location:** (Citywide)

**Recommendation:** Receive and file.

**Contact:** Stephanie Mizuno, Assistant City Clerk, (916) 808-8093, Shirley Concolino, City Clerk (916) 808-5442.

**Action:** Received and filed.

## Staff Report

**22. Administrative Modifications to the Public Campaign Financing and Contribution Limitation Codes** (Passed for Publication 9-6-05)

**Location:** (Citywide)

**Recommendation:** 1) Adopt an Ordinance amending the Public Campaign Financing Code (Section 2.14); and 2) adopt an Ordinance amending the Contribution Limitation Code (Section 2.13).

**Contact:** Stephanie Mizuno, Assistant City Clerk, (916) 808-8093, Shirley Concolino, City Clerk, (916) 808-5442.

**Public Comment:** Joe Sullivan, Donna Chipps and Craig DeLuz

**Action:** [Moved, seconded, carried \(Cohn/Hammond\) to adopt Ordinances No. 2005-071 and 2005-072.](#)

**Action:** [Moved, seconded, carried \(Sheedy/Waters\) to send the ordinance back to the Law and Legislative Committee for a total review.](#)

**23. Presentation of the Campaign Financing Matching Funds Internal Audit Report**

**Location:** (Citywide)

**Recommendation:** Receive and file.

**Contact:** Martin Kolkin, City Auditor, (916) 808-5704, City Manager's Office.

**Action:** [Received and filed.](#)

**24. Purchase: Consolidated Computer Purchase for Fiscal Year 2006** (Requires 2/3 votes)

**Location:** (Citywide)

**Recommendation:** Adopt a Resolution 1) authorizing the Procurement Services Manager to purchase FY-2006 computer hardware, software products and technical services through cooperative purchase agreements in an amount not to exceed \$5,825,000; and 2) suspending competitive bidding and authorizing the Procurement Service Manager to purchase other hardware, software and services covering ongoing agreements for annual maintenance and/or licenses previously approved by City Council for an amount not to exceed \$1,175,000 with a combined total amount of \$7,000,000 or less than 1% of the City's total budget.

**Action:** [Moved, seconded, carried \(Hammond/Fong\) to adopt Resolution No. 2005-673.](#)

## Sacramento Housing and Redevelopment Agency

### Consent

**25. 65<sup>th</sup> Street Redevelopment Area Loan**

**Location:** 65<sup>th</sup> Street Redevelopment Project Area (Districts 3 and 6)

**Recommendation:** 1) Adopt a Housing Authority Resolution authorizing the Executive Director or her designee to make a loan of \$500,000 from the Housing Authority's Mortgage Revenue Bond Administrative fund to the Redevelopment Agency's project area; and 2) adopt a Redevelopment Agency Resolution accepting the funds and amending the Redevelopment Agency Budget to appropriate the loan funds to the project area.

**Contact:** Lisa Bates, City Community Development Director, (916) 440-1316, Ya-Yin Chiang, Senior Redevelopment Planner, (916) 440-1399 ext. 1430, Sacramento Housing and Redevelopment Agency.

**Action:** Moved, seconded, carried (Waters/Pannell) to adopt Sacramento Housing Authority Resolution No. 2005-018, and Sacramento Redevelopment Agency Resolution No. 2005-049.

**26. Agreement for Exclusive Right to Negotiate for the Redevelopment Agency-owned 10<sup>th</sup>/K Properties**

**Location:** Southeast corner of 10<sup>th</sup> and K Streets, Central Business District (District 1)

**Recommendation:** Adopt a Resolution authorizing the City Manager, on behalf of the Redevelopment Agency, to execute an Agreement for Exclusive Right to Negotiate (ERN) with David S. Taylor Interests, Inc., and CIM Group on behalf of the K Street Central Team for a 240-day period regarding the terms of an agreement for the Redevelopment of the Agency site, as well as consideration of additional properties controlled by the K Street Central Team.

**Contact:** Traci Michel, AICP, Senior Project Manager, (916) 808-8645, Wendy Saunders, Economic Development Director, (916) 808-7223.

**Action:** Moved, seconded, carried (Waters/Pannell) to adopt Sacramento Redevelopment Agency Resolution No. 2005-050.

### Information

**27. July 2005 Monthly Investment Transactions Report**

**Location:** (Citywide)

**Recommendation:** Receive and file.

**Contact:** John Colville, Sr., Investment Officer (916) 808-5168, Shirley Tupaz, Investment Operations Analyst, (916) 808-5168, City Treasurer.

**Action:** Received and filed.

## Information

**28. Notification of Final Map and Subdivision Improvement Agreement for Serenade at Regency Park Circle (P04-065)**

**Location:** North side of Club Center Drive at Regency Park Circle (District 1)

**Recommendation:** Receive and file.

**Contact:** Jerry Lovato, Senior Engineer Technician, (916) 808-7918, Department of Development Services.

**Action:** Received and filed.

## Citizens Addressing Council (Matters not on the Agenda)

**29. Public Testimony**

Clara McKerthern regarding a Design Review Board decision.

## Council Ideas, Questions and Announcements

**30. None.**

## Adjournment

**31. Adjournment – 4:55 p.m. to Closed Session.**



# AGENDA

City Hall –915 I Street  
First Floor, Council Chamber

TUESDAY, SEPTEMBER 13, 2005 – 7:00 P.M.

## Preliminary Matters

1. **Roll Call** – 7:08 p.m. – All present.
2. **Pledge of Allegiance** – led by Councilmember Robbie Waters.
3. **Closed Session Report** – None.
4. **Special Presentations/General Communications:** None.

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

## Public Hearing

5. **Appeal: Downtown Ford (P04-106) (Noticed 08-05-05)**

**Location:** Northwest corner of West El Camino and Orchard Lane, South Natomas (District 1)

**Recommendation:** Conduct a public hearing and upon conclusion, 1) adopt a Resolution approving the Mitigated Negative Declaration and Mitigation Monitoring Plan; 2) adopt a Resolution approving the PUD Guidelines Amendment and Schematic Plan Amendment; and 3) approve a Resolution approving the Notice of Decision and Findings of Fact denying the appeals of the Tentative Subdivision map.

**Contact:** Stacia Cosgrove, Associate Planner, (916) 808-7110, Gregory Bitter, Senior Planner, (916) 808-7816.

**Public Testimony:** Mayor Fargo opened the public hearing; public testimony by Bill Quaglia, Kim Pacini-Hauch, Mark Soble, Brett Ginlund and Linda Roberts. Moved, seconded, carried (Tretheway/Hammond) to close public hearing.

**Action:** Moved, seconded, carried (Tretheway/Hammond) to deny the third party appeal, grant the applicant appeal and adopt Resolution Nos. 2005-674, 2005-675, 2005-676 as amended.

**Citizens Addressing Council (Matters not on the Agenda)**

**6. Public Testimony**

Bill Grant – citizen audits.

**Council Ideas, Questions and Announcements**

**7. Report Backs**

- a. Councilmembers McCarty and Waters- City Security Policy for New City Hall.
- b. Councilmember McCarty – Massage Parlour Sites and Licensing Issues
- c. Councilmember Tretheway – Zoning Conformance for S. Natomas Community Plan.

**Adjournment**

**8. Adjourned – 9:38 p.m.**