



Meetings of Sacramento

City Council

Agenda

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

Heather Fargo, Mayor
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)

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 http://www.cityofsacramento.org/webtech/streaming_video/live_council_meetings.htm .

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AGENDA

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**

Closed Session

2. **Public Comment-** (3 minutes maximum)

Recess to Closed 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.

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.
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.

Reconvene to Open Session

6. **Closed Session Report**
7. **Special Presentations/General Communications**
 - a) **Resolution recognizing Gordon Rokusek**
 - b) **Resolution recognizing the AmeriCorps Volunteers**

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.

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.
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 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.
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.

Consent Calendar (continued from previous page)

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.

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.

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.

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.

Consent Calendar (continued from previous page)

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.
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.
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.

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-foot 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.

Public Hearings (continued from previous page)

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.
20. **River's End Mixed Use (P05-125)** (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.

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

Public Comments- Matters Not on the Agenda

Council Comments-Ideas, Questions and Meeting/Conference Reports

Recess

Reconvene- 7:00 p.m. See next page

Reconvene – 7:00 p.m.

- 23. Roll Call
- 24. Pledge of Allegiance
- 25. Special Presentations/General Communications
 - a) Downtown Partnership Guides Resolution
 - b) Resolution recognizing Cesar Chavez Day

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.

Public Comments- Matters Not on the Agenda

Council Comments-Ideas, Questions and Meeting/Conference Reports

Adjournment

