

CITY COUNCIL

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

CHARTER OFFICERS

James Sanchez, City Attorney
Shirley Concolino, City Clerk
John F. Shirey, City Manager
Russ Fehr, City Treasurer



DRAFT Minutes

City Council Financing Authority Housing Authority Public Financing Authority

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

Tuesday, December 9, 2014
6:00 p.m.

NOTICE TO THE PUBLIC

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City Hall – 915 I Street- First Floor Council Chamber

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Open Session - 6:00 p.m.

Regular session called to order by Mayor Kevin Johnson at 6:02 p.m. Tuesday, December 9, 2014 at the Sacramento City Hall Council Chamber.

Members Present: Angelique Ashby, Larry Carr (seated following oath), Steve Hansen, Jeff Harris (seated following oath), Rick Jennings (departed 7:23 p.m.), Allen Warren, and Mayor Kevin Johnson (departed 7:45).

Members Absent: Jay Schenirer

Oath of Office Ceremonies

Posting of Colors

Pledge of Allegiance

Oath of Office for Districts 3 and 8

Action: Public comment heard from Adam Sartain; the oath of office was administered to members-elect Jeff Harris and Larry Carr. Both were seated following their oath.

Consent Calendar Estimated Time: 5 minutes (Actual time: 8 minutes)

Action: Moved/Seconded: Member Allen Warren / Member Steve Hansen

Yes: Members Angelique Ashby, Larry Carr, Steve Hansen, Jeff Harris, Rick Jennings, Jay Schenirer, Allen Warren and Mayor Kevin Johnson.

Absent: Member Jay Schenirer

A motion **passed** to adopt the Consent Calendar in one motion except as indicated at each item.

1. November 4, 2014 General Election Results

Report # 2014-00924

Location: Citywide

Action: Moved/Seconded: Member Allen Warren /Member Steve Hansen

Yes: Members Angelique Ashby, Steve Hansen, Rick Jennings, Allen Warren and Mayor Kevin Johnson.

Absent: Member Jay Schenirer

Removed from Consent Calendar for adoption prior to oath of office for new members Jeff Harris and Larry Carr; passed **Resolution No. 2014-0395** declaring the results of the November 4, 2014 general municipal election as certified by the County of Sacramento Registrar of Voters.

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

2. Naming of Sacramento Valley Station Passenger Tunnel for Councilmember Steve Cohn

Report # 2014-00915

Location: District 3

Action: Moved/Seconded: Member Angelique Ashby / Member Allen Warren

Yes: Members Angelique Ashby, Larry Carr, Steve Hansen, Jeff Harris, Rick Jennings, Allen Warren and Mayor Kevin Johnson.

Absent: Member Jay Schenirer

Removed from Consent Calendar by Member Angelique Ashby; passed **Resolution No. 2014-0396** approving the Naming of the Steve Cohn Sacramento Valley Station (SVS) Passenger Tunnel.

Contact: Fran Halbakken, Assistant to the City Manager, (916) 808-7194, Office of the City Manager; Jerry Way, Director, (916) 808-6381, Department of Public Works

3. (Pass for Publication) Rooney/Wood House Landmark Nomination

Report # 2014-00839

Location: District 3

Action: 1) Reviewed an ordinance listing the Rooney/Wood House, located at 1224 44th Street, in the Sacramento Register of Historic & Cultural Resources (Sacramento Register) as a Landmark and specifying the property's significant features and characteristics; and 2) passed for publication the Ordinance title as required by Sacramento City Charter 32(c) to be considered on December 16, 2014.

Contact: Teresa Haenggi, Associate Planner, (916) 808-7554, Community Development Department

- 4. First Amendment to Lease Agreement: 1122 11th Street, La Bou International Bakery/Café**
Report # 2014-00919
Location: District 4
Action: Passed **Motion No. 2014-0301** authorizing the City Manager to execute a first amendment to the current lease agreement with Trong Nguyen for his restaurant, La Bou International Bakery/Café located at 1122 11th Street in the City's Capitol Parking Garage.
Contact: Sabrina Tefft, Project Manager, (916) 808-3789, Economic Development Department; Matt Eierman, Parking Services Manager, (916) 808-5849, Department of Public Works
- 5. Agreements for 700 Block of K Street (Reviewed 12/02/2014)**
Report # 2014-00876
Location: District 4
Action: Passed **Motion No. 2014-0302** approving 1) a \$1,600,000 Construction and Permanent Loan Agreement with the Downtown Sacramento Revitalization Corporation (DSRC) for the 700 Block of K Street Project; 2) a \$1,543,538 Grant Agreement with DSRC for the Project; and 3) authorizing the City Manager or his designee to execute the Agreements and related escrow and other documents.
Contact: Leslie Fritzsche, Senior Project Manager, (916) 808-5450, Economic Development Department
- 6. (Housing Authority) Approval of Funding Agreements and Final Bond Documents for the 700 Block of K Street Project**
Report # 2014-00891
Location: 700-730 K Street, District 4
Action: Public comment heard from Mac Worthy; passed **Housing Authority Resolution No. 2014-0026** approving a) the Loan and Grant Agreements for the 700 Block of K Project (Project) totaling \$10.1 million; b) authorizing the Executive Director to execute the Loan and Grant Agreements, Owner Participation Agreement, and related documents with the 700 Block Investors L.P. and the Downtown Sacramento Revitalization Corporation (DSRC); and c) approving the issuance, execution and delivery of multifamily housing revenue bonds of up to \$22,186,052 to finance rehabilitation of the 137-unit 700 Block of K Street project ("Project").
Contact: Christine Weichert, Assistant Director, Development Finance, (916) 440-1353; Tyrone Roderick Williams, Director of Development, (916) 440-1316, Sacramento Housing and Redevelopment Agency

7. **(Pass for Publication) Railyards Maintenance Community Facilities District No. 2014-04; Mailed Ballot Election Results and Ordinance to Levy Tax**
Report # 2014-00691
Location: Districts 3 and 4
Action: Passed **Resolution No. 2014-0397** determining the results of the special mailed-ballot election; 2) reviewed an Ordinance levying a special tax solely within and relating to the Railyards Maintenance Community Facilities District No. 2014-04; and 3) passed for publication the ordinance title as required by City Charter Section 32(c), with the ordinance to be adopted on December 16, 2014.
Contact: Diane Morrison, Program Specialist, (916) 808-7535; Mark Griffin, Program Manager, (916) 808-8788, Department of Finance
8. **City Auditor's Activity Report for 1st Quarter of Fiscal Year 2014/15**
Report # 2014-00902
Location: Citywide
Action: Passed **Motion No. 2014-0303** accepting the Auditor's Quarterly Audit Activities Report for the 1st Quarter of Fiscal Year 2014/15.
Contact: Jorge Oseguera, City Auditor, (916) 808-7270, Office of the City Auditor
9. **Contract: Firearm Ammunition (Two-Thirds Vote Required)**
Report # 2014-00916
Location: Citywide
Action: Public comment heard from James Clark; passed **Resolution No. 2014-0398** authorizing the City Manager, or the City Manager's designee, to: 1) suspend competitive bidding in the best interest of the City for the purchase of police firearm ammunition; and 2) execute a contract with San Diego Police Equipment Company, Incorporated, to purchase police firearm ammunition in an amount not to exceed \$500,000 through June 30, 2017.
Contact: Brian Louie, Deputy Chief, Office of Investigations, (916) 808-0800; Ron Olsen, Program Analyst, Evidence and Property Section, (916) 808-5237, Police Department
10. **Ordinance Amending Sacramento City Code Section 10.36.080(A) Limiting Parking of Any Unattached Vehicle, Structure, Trailer, Semitrailer, or Equipment On A Street or Highway** (Passed for Publication 12/02/2014; Published 12/05/2014)
Report # 2014-00881
Location: Citywide
Action: Passed 1) **Ordinance No. 2014-0038** amending Section 10.36.080 (A) of the Sacramento City Code to limit the parking of any unattached vehicle, structure, trailer, semitrailer or equipment on the street or highway; and 2) passed **Resolution No. 2014-0399** amending the City's Fee and Charge Report.
Contact: Erika Galang, Program Specialist, (916) 808-8572; Matthew W. Eierman, Parking Services Manager, (916) 808-5849, Department of Public Works

- 11. Agreement: Westin Engineering for the Department of Utilities IT Masterplan**
Report # 2014-00857
Location: Citywide
Action: Passed **Motion No. 2014-0304** authorizing the City Manager or the City Manager's designee to execute a professional services agreement with Westin Engineering for the Department of Utilities IT Masterplan, in an amount not-to-exceed \$200,000.
Contact: Dan Sherry, Interim Engineering & Water Resources Manager, (916) 808-1419; Dave Hansen, Supervising Engineer, (916) 808-1421, Department of Utilities
- 12. Agreement: Cost-Sharing with Placer County Water Agency for Sacramento River Water Supply Analysis**
Report # 2014-00875
Location: Citywide
Action: Passed **Motion No. 2014-0305** authorizing the City Manager or the City Manager's designee to execute a cost-sharing agreement for an amount not-to-exceed \$15,000 with the Placer County Water Agency (PCWA) for a Sacramento River Water Supply Analysis.
Contact: Bill Busath, Interim Director, (916) 808-1434; Dan Sherry, Interim Division Manager, Engineering & Water Resources, (916) 808-1419, Department of Utilities
- 13. Contract: Groundwater Well Rehabilitation, Phase 3 (Reviewed 12/02/2014)**
Report # 2014-00871
Location: Citywide
Action: Passed **Resolution No. 2014-0400:** 1) approving the contract plans and specifications for the Groundwater Well Rehabilitation, Phase 3 project and awarding the contract to Clyde G. Steagall, Inc. in an amount not-to-exceed \$4,006,446; and 2) authorizing the City Manager or his designee to transfer \$4,785,000 from the Treatment Plant Rehab Project (Z14006000, Fund 6310 – Water Revenue Bond Fund), \$115,000 from the Groundwater Well Fluoride Systems Project (Z14130600, Fund 6310), and \$125,564 from the Groundwater Well Fluoride Systems Project (Z14130600, Fund 6205 – Water Grant Fund), to the Groundwater Well Rehabilitation Program (Z14110100).
Contact: Dan Sherry, Interim Manager, Engineering & Water Resources, (916) 808-1422; Megan Thomas, Associate Civil Engineer, (916) 808-1729, Department of Utilities
- 14. (Housing Authority) Authorization of Leases and a Non-Exclusive License Agreement at Housing Authority Owned Properties for the provision of Resident Service Programs**
Report # 2014-00892
Location: 263 Seavey Circle, 2640 A and B Muir Way, 816 Revere Street, 1725 K Street, District 4
Action: Passed **Housing Authority Resolution No. 2014-0027** authorizing the Executive Director, or her designee, to 1) execute a Lease Agreement with Sacramento Employment and Training Agency for a Head Start Child Development Program for a term not to exceed one year with the option to extend for four renewable terms of one year each for a possible total of five years at 263 Seavey Circle, 2640 A and B Muir Way, and 816 Revere Street, Sacramento, CA properties; 2) execute a Non Exclusive License Agreement with Meals on Wheels by Asian

Community Center (ACC) for a term not to exceed one year with the option to extend for four renewable terms of one year each for a possible total of five years at the 1725 K Street, Sacramento, CA property; and 3) amend the Housing Authority budget to receive and allocate the annual revenue from the lease and non-exclusive license agreement to an approved or amended property-level budget, and 4) make related findings.

Contact: MaryLiz Paulson, Assistant Director of Housing, (916) 440-1334; Cecette Hawkins, Management Analyst, (916) 449-6218, Sacramento Housing and Redevelopment Agency.

Public Hearings

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

- 15. Time Extension of the Temporary Closure of 15 Alleys and One Street** (Noticed 12/03/2014)
Report # 2014-00897 **Estimated Time: 10 minutes** (Actual Time: 7 minutes)
Location: District 2

Action: Moved/Seconded: Member Allen Warren / Member Steve Hansen

Yes: Members Angelique Ashby, Larry Carr, Steve Hansen, Jeff Harris, Rick Jennings, Allen Warren, and Mayor Kevin Johnson.

Absent: Member Jay Schenirer

Public hearing was conducted and upon completion passed **Resolution No. 2014-0401** authorizing the time extension for the temporary closure of the subject alleys and street.

Contact: Thomas Adams, Engineering Technician, (916) 808-7929; Nicholas Theocharides, Engineering Services Manager, (916) 808-5065, Department of Public Works

Discussion Calendar

Discussion calendar items include an oral presentation including those recommending “receive and file”.

- 16. Ordinance Amending Section 1.16.020 and Adding Section 1.16.025 to the Sacramento City Code Permitting Vote-by-Mail Ballot Special Elections to Fill Vacancies**
Report # 2014-00937 **Estimated Time: 5 minutes** (Actual Time: 10 minutes)
Location: Citywide

Action: Moved/Seconded: Mayor Johnson / Member Angelique Ashby

Yes: Members Angelique Ashby, Jeff Harris, Rick Jennings, Jay Schenirer, Allen Warren, and Mayor Kevin Johnson.

No: Member Steve Hansen

Abstain: Member Larry Carr

Absent: Member Jay Schenirer

Public comment heard from Bruce Pomer, Isaac Gonzalez, Mac Worthy, Brenda Ruiz, and Raul Macias; **failed** a Motion bypassing the Law and Legislation Committee for a proposed Ordinance amending the Sacramento City Code to permit vote-by-mail ballot special elections to fill vacancies; and **failed** an Ordinance, to take effect immediately, amending section 1.16.020 and adding section 1.16.025 of the Sacramento City Code relating to vote-by-mail ballot special elections to fill vacancies.

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

17. Administrative Approval Options for an April 7, 2015 Special Municipal Election to Fill a Vacancy in Council District 6 by Either Vote-by-Mail or Polling Place Voting

Report # 2014-00926 **Estimated Time: 5 minutes** (Actual Time: 20 minutes)

Location: District 6

Action: Moved/Seconded: Mayor Johnson /Member Angelique Ashby

Yes: Members Angelique Ashby, Larry Carr, Jeff Harris, Rick Jennings, Allen Warren, and Mayor Kevin Johnson.

No: Member Steve Hansen

Absent: Member Jay Schenirer

Passed 1) **Resolution No. 2014-0402** calling for a special municipal election to be held on Tuesday, April 7, 2015 for the election of the officer for Council District 6; 2) passed **Resolution No. 2014-0403** requesting the Sacramento County Board of Supervisors permit the County Elections Official to render certain election services to the City of Sacramento in the conduct of the special election; and 3) passed **Resolution No. 2014-0404** adopting regulations for candidate statements to be submitted to the voters for Council District 6.

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

18. City Auditor's Audit of the City's Sidewalk Repair Process

Report # 2014-00848 **Estimated Time: 15 minutes** (Actual Time: 10 minutes)

Location: Citywide

Issue: This audit was approved as part of the 2012-2013 Audit Plan. According to City Code Chapter 2.18, the City Council should be kept apprised of the City Auditor's work. The Audit Committee shall receive, review, and forward to the full Council the City Auditor's updates and reports.

Action: Moved/Seconded: Member Allen Warren / Member Steve Hansen

Yes: Members Angelique Ashby, Larry Carr, Steve Hansen, Jeff Harris, Rick Jennings, Allen Warren, and Mayor Kevin Johnson.

Absent: Member Jay Schenirer

Public comment heard from Mac Worthy; passed **Motion No. 2014-0306** approving the City Auditor's Audit of the City's Sidewalk Repair Process.

Contact: Jorge Oseguera, City Auditor, (916) 808-7270, Office of the City Auditor

Agreement/Contract Review Only – No Action Required

Agreements and/or Contracts are provided for review and will be presented for approval as noted in the recommendation.

19. (Agreement/Contract for Review and Information) Agreement: Participation in the Rate Range Intergovernmental Transfer (IGT) program with the California Department of Health Care Services (DHCS) and Medi-Cal Managed Care Plan Providers (MMCPP)

Report # 2014-00932

Location: Citywide

Action: Reviewed report 1) authorizing the City Manager, or his designee, to execute a) the Rate Range Intergovernmental Transfer (IGT) Agreement with the California State Department of Health Care Services (DHCS); b) the Health Plan-Provider Agreements with participating Medi-Cal Managed Care Plan Provider(s); and c) the IGT Assessment Fee Agreement with DHCS; 2) authorizing transfer of funds up to \$7,632,134 from the Fire Department operating budget to DHCS and accept a reimbursement for Medi-Cal services of \$12,457,698, of which \$7,632,134 will reimburse the Fire Department operating budget; 3) authorizing designation of the additional federal reimbursement of \$1,085,745 for future use by the Fire Department; 4) authorizing establishment of a designation for the additional reimbursement of \$3,739,819 for future General Fund expenditures; 5) retaining designations until such time the City has determined that there are no added requirements from the Federal government or from DHCS related to these reimbursements; and 6) continued to December 16, 2014 for approval.

Contact: Walt White, Fire Chief, (916) 808-1601, Fire Department

20. (Agreement/Contract for Review and Information) Cooperative Purchase Agreement: Various Types of Fuel

Report # 2014-00882

Location: Citywide

Action: 1) Reviewed a report a) approving the use of the Sacramento Area Council of Governments (SACOG) cooperative purchase agreement (CPA) with Hunt and Sons, Inc. for the purchase of various types of fuel; b) authorizing the City Manager or the City Manager's designee to: i) execute a fuel procurement sub-agreement with Hunt and Sons, Inc., implementing the SACOG CPA, in an amount not to exceed \$33,382,700 through September 30, 2017 or until the SACOG CPA is no longer available for use; and ii) execute purchases specified in the fuel procurement sub-agreement and any annual extensions consistent with the SACOG CPA provided that sufficient funds are available in the budget adopted for the applicable fiscal year; and 2) continued to December 16, 2014 for approval.

Contact: Isena Garcia, Program Specialist, (916) 808-1163; Keith Leech, Fleet Manager, (916) 808-6869, Department of General Services

Public Comments-Matters Not on the Agenda (2 minutes per speaker)

1. Landlord/tenant
 - a. Mr. Gaggin
2. Homelessness
 - a. Sergei
 - b. Kim Glazzard
 - c. Nathan Sands
 - d. Colin Meinrath
 - e. Toby Todd
 - f. Mike Williams
 - g. Albert Alvarado
 - h. Claire White
 - i. Jeffrey Nelson
 - j. James Clare
 - k. Bob Saunders
3. Police
 - a. Dave Ferguson
4. Paladdin Security
 - a. David Andre
5. JPA appointments
 - a. Mike Barnbaum
6. MLK Celebration Dinner
 - a. Michael Alcalay
7. North Sacramento Bike Trail
 - a. Mary Tappel
8. Jobs
 - a. Mac Worthy
9. Storm Watch
 - a. Isaac Gonzales

Council Comments-Ideas, Questions and Meeting/Conference Reports

1. Information Requests

- a. Mayor Johnson
 1. Requested that City Manager assign a staff representative to the Good Governance ad hoc
- b. Member Steve Hansen
 1. City Manager to provide information on 12/10 to public (website) and councilmembers on OES actions storm related regarding the homeless population

2. Board/Commission Appointments

None.

Adjourned – 8:40 p.m.

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Special Meeting DRAFT Minutes

City Council
Redevelopment Agency
Successor Agency

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Members Present: Angelique Ashby, Larry Carr (seated following oath), Steve Hansen, Jeff Harris (seated following oath), Rick Jennings (departed 7:23 p.m.), Allen Warren, and Mayor Kevin Johnson (departed 7:45).

Members Absent: Jay Schenirer

Consent Calendar Estimated Time: 5 minutes

Action: Moved/Seconded: Member Allen Warren / Member Steve Hansen

Yes: Members Angelique Ashby, Larry Carr, Steve Hansen, Jeff Harris, Rick Jennings, Jay Schenirer, Allen Warren and Mayor Kevin Johnson.

Absent: Member Jay Schenirer

A motion **passed** to adopt the Consent Calendar in one motion except as indicated at each item.

1. **(City Council / Housing Authority / Redevelopment Agency Successor Agency) Salary Range Adjustments for American Federation of State and Municipal Employees (AFSCME), Local 146 Member Classifications**

Report # 2014-00900

Location: Citywide

Action: Passed 1) **City Council Resolution No. 2014-0405** authorizing the Sacramento Housing and Redevelopment Agency (SHRA) to approve adding a salary step 6 to all AFSCME represented classifications; 2) **Housing Authority Resolution No. 2014-0028** authorizing the Sacramento Housing and Redevelopment Agency (SHRA) to approve adding a salary step 6 to all AFSCME represented classifications; and 3) **Redevelopment Agency Successor Agency Resolution No. 2014-0011** acknowledging that the Sacramento Housing and Redevelopment Agency (SHRA) is authorized to approve adding a salary step 6 to all AFSCME represented classifications.

Contact: La Shelle Dozier, Executive Director, (916) 440-1319; James Shields, Director of Administration, (916) 440-1319, Sacramento Housing and Redevelopment Agency

Adjourned – 8:40 p.m.