



**Meetings of Sacramento
City Council
Redevelopment Agency
Housing Authority
Financing Authority**

DRAFT Minutes

Tuesday, August 10, 2010

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

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

CITY COUNCIL

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

CHARTER OFFICERS

Eileen Teichert, City Attorney
Shirley Concolino, City Clerk
Gus Vina, Interim City Manager
Russ Fehr, City Treasurer

NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard 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 available on the City's Website and located in racks inside the chamber and should be completed and submitted to the Assistant 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 and estimated time for 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 Actions; 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 and all written material received is available at the meeting for public review.

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 the City's official website at http://sacramento.granicus.com/ViewPublisher.php?view_id=21.

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Office of the City Clerk at (916) 808-7200 at least 48 hours prior to the meeting.

DRAFT Minutes

Tuesday, August 10, 2010

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 - 6:00 p.m.

Regular session called to order by Mayor Kevin Johnson at 6:05 p.m. Tuesday, August 10, 2010 at the Sacramento City Hall Council Chamber.

Members Present: Members Steve Cohn, Robert King Fong, Lauren Hammond, Bonnie Pannell, Sandy Sheedy, Ray Tretheway, Robbie Waters and Mayor Kevin Johnson.

Absent: Member Kevin McCarty.

Pledge of Allegiance—led by Roman Phillips, student participant in Youth @ City Council Program.

Closed Session Report – None.

Special Presentations/General Communications

a. Youth of the Month Presentation

Action: Resolution presented to Keizra Mecklai

b. Commendation for Architecture, Construction, and Engineering (ACE) Student Mentor Program

Action: Commendation presented by Kelly Howland.

Public Comments-Matters Not on the Agenda (2 minutes per speaker) (Actual Time: 20 minutes)

- | | |
|-----------------------|------------------------------------------|
| 1. Safeground | 2. Sacramento King's Basketball Schedule |
| a. Paula Lomazzi | a. Mike Barnbaum |
| b. Dusan Prasad | 3. Earth |
| c. Jeff Iandon | a. Becky Myers |
| d. Tracie Rice Bailey | 4. Senior Issues |
| e. Jennifer Chambers | a. Bill Grant |
| f. Daniel Costa | |

Consent Calendar (Items 1 - 14) **Estimated Time: 5 minutes** (Actual Time: 5 minutes)

Action: Moved/Seconded: Member Robbie Waters/Member Robert King Fong

Yes: Members Steve Cohn, Robert King Fong, Lauren Hammond, Bonnie Pannell, Sandy Sheedy, Ray Tretheway, Robbie Waters and Mayor Kevin Johnson.

Absent: Member Kevin McCarty.

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

1. **(City Council/Financing Authority/Housing Authority/Redevelopment Agency) Approval of Minutes for July 27, 2010.**

Location: (Citywide)

Action: Approved the City Council, Financing Authority, Housing Authority, and Redevelopment Agency Minutes for July 27, 2010.

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

2. **Agreement: Community Center Theater Renovation Project (M17100100)**

Location: 1301 L Street (District 1)

Action: Adopted **Resolution No. 2010-471 as amended** authorizing the City Manager or the City Manager's designee to execute a professional services agreement with Kitchell CEM for design-assist support services for the project in an amount not to exceed \$79,916.

Contact: Tina McCarty, Administrative Officer, (916) 808-8220, Judy Goldbar, Sacramento Convention Center General Manager, (916) 808-5630, Yadi Kavakebi, Facilities Superintendent, (916) 808-8432, Finance Department.

3. **Agreement: Parking Citation Payment Processing Services**

Location: (Citywide)

Action: Adopted **Resolution No. 2010-472 as amended** authorizing the City Manager or designee to execute a Non-Professional Services Agreement with Bank-Up Corporation for a total amount not to exceed \$168,250, to provide parking citation payment processing services for an initial three-year period, with an option for two additional one-year periods, provided that sufficient funds are available in the budget adopted for the applicable Fiscal Year(s).

Contact: Brad Wasson, Revenue Manager, (916) 808-5844, Finance Department.

4. **Contract Supplements: Purchase and Installation of Diesel Particulate Filters**

Location: (Citywide)

Action: Adopted **Resolution No. 2010-473** 1) authorizing the City Manager or the City Manager's designee to execute Contract Supplement No. 1 to Contract No. 2007-228 with A-Z Bus Sales, Inc. in an amount not to exceed \$340,000 for a revised total contract amount not to exceed \$740,000; 2) authorizing the City Manager or the City Manager's designee to execute Contract Supplement No. 1 to Contract No. 2007-229 with Cummins West, Inc. in an amount not to exceed \$500,000 for a revised total contract amount not to exceed \$1 million; and 3) authorizing the City Manager or the City Manager's designee to execute Contract Supplement No. 1 to Contract No. 2007-230 with Iron Man Parts and Services in an amount not to exceed \$314,000 for a revised total contract amount not to exceed \$664,000.

Contact: Keith Leech, Fleet Manager, (916) 808-5869, General Services Department.

5. Township 9 Parks Master Plan

Location: 819 North 7th Street (District 1)

Action: Moved/Seconded: Member Ray Tretheway/Member Lauren Hammond

Yes: Members Steve Cohn, Robert King Fong, Lauren Hammond, Bonnie Pannell, Sandy Sheedy, Ray Tretheway, Robbie Waters and Mayor Kevin Johnson.

Absent: Member Kevin McCarty.

Public comment heard from Betsy Weiland and a motion **passed** adopting **Resolution No. 2010-474** approving the Master Plan for Parks within the Township 9 Development Project.

Contact: Mary de Beauvieres, Principal Planner, (916) 808-8722, Gary Hyden, Supervising Landscape Architect, (916) 808-1949, J.P. Tindell, Park Planning and Development Manager, (916) 808-1955, Parks and Recreation Department.

6. (Housing Authority) Application for Disposition – Comstock, Capitol Terrace and Sierra Vista Public Housing Developments

Location: Comstock (1725 K Street), Capitol Terrace (1820 Capitol Avenue), and Sierra Vista (1107 23rd Street) (District 3)

Action: Adopted **Housing Authority Resolution No. 2010-006** authorizing the Executive Director or her designee to: 1) submit an application to the U.S. Department of Housing and Urban Development (HUD) for the disposition of the Housing Authority of the City of Sacramento's Comstock, Capitol Terrace and Sierra Vista Developments, 2) authorize the transfer of ownership of the apartments to the Sacramento Housing Authority Repositioning Program, Inc. (SHARP), an instrumentality of the Housing Authority, as an interim step prior to transferring the property to an entity to allow for the use of low-income housing tax credits, 3) apply for replacement vouchers upon HUD approval of the disposition, and 4) execute documents necessary for the submission, certification, and all other necessary steps to obtain HUD approval for the disposition application, the replacement vouchers, and the transfer of Comstock, Capitol Terrace and Sierra Vista Public Housing Developments to SHARP; and 5) maintain the protection of current tenants

Contact: Nick Chhotu, Assistant Director of Public Housing, 916-440-1334, Sacramento Housing and Redevelopment Agency.

7. Dissolution of the Meadowview Development Committee

Location: Meadowview Neighborhood (District 8)

Action: Adopted **Resolution No. 2010-475** to dissolve the Meadowview Development Committee.

Contact: Chris Pahule, Assistant Director, Housing and Community Development, 440-1350; Sarah Hansen, Redevelopment Manager, 449-6232, Sacramento Housing and Redevelopment Agency.

8. **(Redevelopment Agency/City Council) San Juan Opportunity Area Property Acquisitions**

Location: 5300 and 5340 Young Street; C (District 6 and County District 2)

Action: Adopted 1) **Redevelopment Agency Resolution No. 2010-031** a) authorizing the purchase of 5300 and 5340 Young Street for just compensation, which is fair market value as determined by an independent appraisal; b) amending the 2010 Sacramento Housing and Redevelopment Agency (SHRA) budget by allocating \$500,000 to the San Juan Opportunity Area Property Acquisitions project consisting of \$300,000 in Stockton Boulevard Tax Increment Development Assistance funds and \$200,000 defunded from the Economic Development Loan Program and allocating \$100,000 to the Stockton Boulevard Opportunity Sites Analysis project defunded from the Stockton Boulevard Streetscape Phase 3b; c) authorizing the Executive Director, or designee, to take all actions reasonably necessary to voluntarily purchase property, including payment for tenant relocation, demolition, security, maintenance, property management, environmental site assessment and remediation as necessary; d) authorizing the Executive Director, or designee, to take all actions necessary to execute and enter into a contract and any other associated documents to hire consultants to prepare site plans, feasibility analysis and market studies for the Stockton Boulevard Opportunity Sites Analysis project; e) approving the Relocation Plan for eligible tenants of 5300 and 5340 Young Street; and f) approving the Replacement Housing Plan for 5300 and 5340 Young Street; and 2) **City Council Resolution No. 2010-476** a) approving the Relocation Plan for eligible tenants of 5300 and 5340 Young Street.

Contact: Chris Pahule, Assistant Director, (916) 440-1350, Celia Yniguez, Redevelopment Manager, (916) 449-6255, Sacramento Housing and Redevelopment Agency.

9. **Agreement: Sacramento Intermodal Transportation Facility, Track Relocation Project (T15029000)**

Location: Downtown near Sacramento Valley Station, between I Street Bridge and 7th Street. (District 1)

Action: Adopted **Resolution No. 2010-477** accepting \$561,600 of Federal Highways Administration (FHWA) Projects of National and Regional Significance (PNRS) funds and approving agreements.

Contact: Hinda Chandler, Senior Architect, (916) 808-8422, Transportation Department.

10. **South Oak Park Alley Abatement Project (T15115100)**

Location: Oak Park Redevelopment Project Area, District 5

Action: Adopted **Resolution No. 2010-478** a) establishing a new Capital Improvement Project for the South Oak Park Alley Abatement Project (T15115100); b) authorizing the City Manager to execute an Individual Project Agreement (IPA) in the amount of \$75,000 for the project; and c) appropriating \$75,000 (Fund 3701) from the South Oak Park Alley Assessment Action Plan

Contact: Jerry Lovato, Senior Engineering Technician, (916) 808-7918; Thomas Adams, Engineering Technician, (916) 808-7929, Transportation Department.

- 11. Alkali Flat Street Lighting Project (T15115900)**
Location: Alkali Flat is bounded by 7th Street, North B Street, 13th Street, and H Street (District 1)
Action: Adopted **Resolution No. 2010-479** 1) establishing a new Capital Improvement Project for the Alkali Flat Street Lighting Project (T15115900); 2) appropriating \$130,000 (Fund 2700) from the Community Development Block Grant to the project; and 3) transferring \$50,000 (Fund 2007) from the Major Street Improvement Project (T15108000) to the project.
Contact: Mehrdad Nazeri, Associate Civil Engineer (916) 808-7460, Ryan Moore, Supervising Engineer (916) 808-8279, Transportation Department.
- 12. Contract: Sump 2A Pump Replacement Project, Phase 2 (X14003210)**
Location: 3530 Riverside Boulevard (District 4)
Action: Adopted **Resolution No. 2010-480** 1) establishing the Capital Improvement Project; 2) establishing revenue and expenditure budgets with reimbursement of project costs from Sacramento Regional County Sanitation District in the amount of \$1,300,000 (Fund 3702); and 3) approving the plans and specifications for this project, and awarding the contract to J.R. Filanc, for an amount not to exceed \$912,000.
Contact: David L. Brent, Engineering Services Manager, (916) 808-1420, Rick Batha, Supervising Engineer, (916) 808-1448, Utilities Department.
- 13. (Pass for Publication) Ordinance Amendment: City Code Chapter 8.128 Relating to Fire Cost Recovery**
Location: (Citywide)
Action: 1) Reviewed an Ordinance amending City Code Section 8.128 relating to Fire Cost Recovery; and 2) passed for publication the Ordinance title as required by Sacramento City Charter section 32(c), to be adopted on **August 17, 2010**.
Contact: Lloyd Ogan, Operations Deputy Chief, Fire Department, (916) 808-1300, Mark Prestwich, Special Projects Manager, (916) 8085380, Office of the City Manager.
- 14. Supplemental Agreement: Legal Services for Sacramento Intermodal Transportation Facility Site Acquisitions (T15029001)**
Location: Downtown next to Sacramento Valley Station between I Street bridge and 7th Street (District 1)
Action: Adopted **Resolution No. 2010-481** approving Supplemental No. 4 to City Agreement No. 2007-0579 with Miller, Owen & Trost for Sacramento Intermodal Transportation Facility Site Acquisition to increase the contract amount by \$325,000, for a total consideration not to exceed \$1,000,000.
Contact: Sheryl Patterson, Senior Deputy City Attorney (916) 808-5346, Office of the City Attorney.

Discussion Calendar/Staff Reports (Items 15 and 17)

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

15. **Estimated Time: 20 minutes** (Actual Time: 0 minutes)
City Attorney's Annual Report for Fiscal Years 2008-2009 and 2009-2010
Location: (Citywide)
Action: **Withdrawn** by the City Attorney.
Contact: Eileen Teichert, City Attorney, (916) 808-5346, Office of the City Attorney.

16. **Estimated Time: 20 minutes** (Actual Time: 15 minutes)
Merced-Sacramento High-Speed Train and Altamont Corridor Rail Project Updates
Location: (Citywide)
Action: Received and filed.
Contact: Fedolia “Sparky” Harris, Senior Planner, (916) 808-2996, Transportation Department.

17. **Estimated Time: 20 minutes** (Actual Time: 30 minutes)
Personnel Resolution Covering Unrepresented Offices and Human Resources Employees
Location: (Citywide)
Action: Moved/Seconded: Member Lauren Hammond/Member Robbie Waters
Yes: Members Steve Cohn, Lauren Hammond, Bonnie Pannell, Ray Tretheway, Robbie Waters and Mayor Kevin Johnson.
No: Member Robert King Fong and Sandy Sheedy.
Absent: Member Kevin McCarty.

A motion **passed** adopting **Resolution No. 2010-482** a) approving the amended Personnel Resolution covering general administrative provisions, hours of work, and other terms and conditions of employment for unrepresented officers and employees; and b) adopting the FY 2010-11 salary schedules for unrepresented exempt management, exempt management support, administrative/confidential and non-career employees.

Contact: Geri Hamby, Director of Human Resources, (916) 808-7173, Tosha Cherry, Support Services Manager, (916) 808-5498, Human Resources Department.

Information Reports (Item 18)

These items are for information only and are not eligible for action at this time.

18. **Report Back: Department of General Services Emergency Contracts**
Location: (Citywide)
Action: Received and filed.
Contact: Yadi Kavakebi, Facilities Superintendent, (916) 808-8432, General Services Department.

Council Comments-Ideas, Questions and Meeting/Conference Reports

1. Report Back

- a. Member Robert King Fong and Mayor Kevin Johnson
 - 1. Agendize 2:00 pm Workshop: Homeless Issue

2. Board/Commission Appointments

- a. 65th Street Redevelopment Advisory Committee
 - 1. Rose Mary Covington
- b. Stockton Boulevard Redevelopment Advisory Committee
 - 1. David Lathrop
- c. Small Business Development and Employment Advisory Board
 - 1. Tosha Cherry
- d. Transportation Advisory Guide Citizen's Advisory Committee
 - 1. Terry Preston

Adjourned – 7:35 p.m. in memory of Andy Ekstrom.