CITY OF RANCHO CORDOVA

Regular Meeting of the City Council
Monday, April 19, 2004

MINUTES

REGULAR MEETING CALLED TO ORDER

The meeting was called to order 6:10 p.m. by Mayor Budge.

The Metro Cable TV telecast announcement was made by Mayor Budge.

ROLL CALL:

Present: Council Members: Cooley, McGarvey, Sander, and Mayor Budge

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Ken Cooley.

INVOCATION:

1. Reverend Becky Goodwin of the United Methodist Church gave the invocation.

At this point in the meeting the Council Members each gave their remembrances of Council Member David B. Roberts.

REORDER OF AGENDA

The agenda was re-ordered to take public comment at this point in the meeting.

ORAL COMMUNICATIONS

7. Public Comment

Mike Pucci made a presentation from Kaiser Permanente of a framed picture of the City Council at the ground breaking of the Kaiser Permanente Cancer Center.

Joan Finan said that Dave Roberts cared about "ordinary" people and often gave her a lift to the hospital. She said he was ethical and allowed others to disagreed with him. She said he would be greatly missed.

PRESENTATIONS

1. Teacher of the Year Proclamation to Glen Reagan, Cordova High School

   A proclamation was presented by Mayor Budge to Mr. Reagan.

AGENDA ITEM ADDITION

ACTION: On a motion by Sander, seconded by McGarvey , the finding was made that an item of an emergency nature had arisen after the posting of the agenda; the item to be added: consideration of and possible action regarding filling a vacancy on the City Council created by the death of Council Member Dave Roberts. The motion carried by unanimous roll call vote.

CONSENT CALENDAR

ACTION: On a motion by Sander, seconded by Cooley, all the following items of the Consent Calendar were approved by unanimous roll call vote.

2. **Subject:** Resolution of the City Council of the City of Rancho Cordova Approving the Subdivision Map of Subdivision No. 01-0386.5 Final Map of Anatolia I Village 5
   Recommendation: Approve Resolution 47-2004.

5. **Subject:** Treasurer's Report for March 2004
   Recommendation: Approve the Treasurer's report.

6. **Subject:** Second Reading and Adoption of Ordinance 12-2004 - proposed amendments adding protections to the City's revenues related to the Transient Occupancy Tax Ordinance
   Recommendation: Waive reading of the body of the ordinance and adopt Ordinance 12-2004. **(Roll Call Vote)**

PUBLIC HEARINGS

8. **Subject:** Sunrise Douglas SC RC-03-028 – Conditional Use Permit and Development Plan Review for approximately 98,000 sf of retail commercial space on 13.5 acres. The anchor of the center is a grocery store (54,847 sf), flanked by stores totaling 20,000 sf. There are four building pads adjacent to Sunrise Blvd. and Douglas Road. One of the pads would accommodate a fast food restaurant, and on the corner is a gasoline fueling station that will require a Use Permit that will also be part of the grocery store operation. Along the Sunrise Blvd. and Douglas Road frontages will be a 35 foot landscape corridor that will also serve as a utility easement for SMUD
   Recommendation: Planning Commission recommends approval of Resolution 46-2004 to allow a Use Permit for the secondary auto service station and the Design Review of the shopping center, according to the design package and subject to the Conditions of Approval.

   Jan Petersen, applicant's representative, said she was present to answer questions.

   Public hearing was opened:

Tim Foley expressed concern about drainage on the project and whether it drained into Morrison Creek and drainage from the entrance statement fountain.

Larry Ladd gave a definition of a vernal pool.

A representative from Safeway indicated that new shopping carts had technology that would lock the wheel if someone tried to take the cart off the property.

The public hearing was closed.

ACTION: On a motion by Cooley, seconded by Sander and carried by unanimous vote, Council approved Resolution 46-2004 to allow a Use Permit for the secondary auto service station and the Design Review of the shopping center, according to the design package and subject to the Conditions of Approval with a modification to Condition 12 to add language regarding a cart coral at the bus stop.

9. **Subject:** Stone Creek Apartments RC-04-066 – The project proposes 288 multi-family residential units in the Medium Density Residential area of the Villages of Zinfandel Special Planning Area. The project provides a central recreation club house and pool, along with common activity areas and a tot lot surrounding the club house. Internal walkways link the buildings through the common landscape areas, which connect to the green belt corridor that links the project to other residential, commercial and business land uses
Recommendation: The Planning Commission recommends approval of Resolution 45-2004 for the Design Review of the Stone Creek Apartments within the Villages of Zinfandel, as provided in the design package (Exhibit A) and the Conditions of Approval (Exhibit B).

The architect for the applicant explained the design of each of the units.

Wes Davis said rents would be similar to the rents in Folsom – about $1,500 for the townhouse units and about $900 for single bedroom unit.

The public hearing was opened and then closed as there were no speakers.

ACTION: On a motion by Cooley, seconded by McGarvey and passed by unanimous vote, Council approved Resolution 45-2004 for the Design Review of the Stone Creek Apartments within the Villages of Zinfandel, as provided in the design package and the Conditions.

PRESENTATIONS

3. New Britain, Connecticut, High School Baseball Team Proclamation of Welcome

Mayor Budge presented a proclamation in honor of the New Britain, Connecticut High School Baseball Team.

PUBLIC HEARINGS (CONT.)

10. **Subject:** Mather GET System RC-04-073 - Development Plan Review for a water treatment facility and the support building, located in the South Sunrise SPA
Recommendation: Move to continue the Development Plan Review for the Mather GET Water Treatment Facility to the May 3, 2004 Regular Council Meeting for action.

ACTION: On a motion by Cooley, seconded by McGarvey and carried by unanimous vote, Council approved continuance to May 3, 2004.

11. **Subject:** Ordinances amending Chapters 16.02, "Uniform Administrative Code," 16.04, "Building Code," 16.24, "Plumbing Code," 16.28, "Electrical Code," 16.32, "Mechanical Code," and 16.36, "Swimming Pools," of the Rancho Cordova Municipal Code and discussion of Resolution making findings required for adoption of the amendments
Recommendation: Open Public Hearing; Receive the staff report; Receive testimony; Close Public Hearing; and Introduce Ordinances 15-2004, 16-2004, 17-2004, 18-2004, 19-2004, and 20-2004, waive their full reading and continue the Ordinances to the Council meeting of May 17, 2004 for adoption; discuss Resolution 12-2004.

The public hearing was opened and then closed. No one requested to speak.

ACTION: On a motion by McGarvey, seconded by Cooley and carried by a vote of 3-1, Council Member Sander dissenting, this item was continued to May 3, 2004.

REGULAR CALENDAR ITEMS

12. **Subject:** El Dorado Hills Incorporation Committee Presentation
Recommendation: Direct staff as deemed appropriate.

CONSENSUS: By consensus, this item was tabled.

13. **Subject:** Ordinance adding Title 10, Chapter 10.30, "Human Habitation of Vehicles," to the Rancho Cordova Municipal Code
Recommendation: Introduce Ordinance 13-2004 for first reading and waive reading of the body of the ordinance.

Matt Cummings indicated that he supported the ordinance.

ACTION: On a motion by Sander, seconded by Cooley and carried by unanimous vote, Council approved the introduction of Ordinance 13-2004 for first reading and waived the reading of the body of the ordinance.

14. **Subject:** Discussion and Consideration of Establishment of the Police Department Transition Team and a Budget Appropriation of $88,365 to Fund the Additional Staffing effective May 1, 2004
Recommendation: To ensure a successful implementation of the Rancho Cordova Police Department effective next fiscal year, it is recommended that your Council approve a budget

appropriation of $88,365 to fund the five transition team positions recommended by the Chief of Police. **(Roll Call Vote)**

ACTION: On a motion by McGarvey, seconded by Cooley and carried by unanimous vote, Council approved a budget appropriation of $88,365 to fund the five transition team positions.

Item 15 and 16 were considered together:

15. **Subject:** A Resolution creating Special Tax Area Zone 1 and an Ordinance Establishing a Special Tax for Police Protection Services for the Sunridge Anatolia III Subdivision
Recommendation: Adopt Resolution 48-2004 and waive the first reading and introduce Ordinance 14-2004. **(Roll Call Vote)**

16. **Subject:** A Resolution creating Special Tax Area Zone 3 and an Ordinance Establishing a Special Tax for Police Protection Services for the Ellenwood Court Unit No. 2 Subdivision
Recommendation: Adopt Resolution 49-2004 and waive the first reading and introduce Ordinance 21-2004. **(Roll Call Vote)**

ACTION: On a motion by Cooley, seconded by McGarvey, and carried by unanimous vote, Council approved adoption of Resolution 48-2004 and Resolution 49-2004, the introduction of Ordinance 14-2004 and Ordinance 21-2004; the reading of the body of the ordinances was waived.

17. **Subject:** Discussion and consideration of a request from the Department of Fish and Game for $5,000 as City's support of the new River Discovery Trail along the American River Parkway. The funds will be used for the interpretive panel's component along the trail
Recommendation: Approve the request for $5,000 from the Non-Departmental budget unit.

ACTION: On a motion by Sander, seconded by McGarvey and passed by unanimous vote, Council approved a request for $5,000 from the non-departmental budget unit.

18. **Subject:** Discussion and consideration of a Professional Services Contract with R3 Consulting Group, Inc. to prepare an interim service agreement with Sacramento County for continuation of residential solid waste services beyond June 30, 2004, for preparation of a memorandum of understanding for Household Hazardous Waste services and for the preparation of the AB-939 documents required by the California Integrated Waste Management Act.
Recommendation: Approve the Professional Services Contract with R3 Consulting Group for the specified services in an amount not to exceed $113,870 and authorize the City Manager to sign the contract on behalf of the City.

ACTION: On a motion by Cooley, seconded by McGarvey and carried by unanimous vote, Council approved the Professional Services Contract with R3 Consulting Group for the specified services in an amount not to exceed $113,870 and authorize the City Manager to sign the contract on behalf of the City.

19. **Subject:** Birthday Celebration Discussion
Recommendation: Provide input and suggestions regarding the Cityhood Birthday Celebration.

CONSENSUS: By consensus, the Council approved $10,000 for the Cityhood Birthday Celebration as outlined by the Committee in the staff report.

20. **Subject:** Consider Instructions to Federal Legislative Advocate regarding Legislative Priorities
Recommendation: Provide direction to staff regarding legislative priorities.

Cooley said communication from the legislative advocate to staff should be promoted.

McGarvey said the lobbyist should be used to the full extent, especially in connection with the upcoming Cap to Cap trip.

Sander said he was looking for a mechanism to allow quick response on evolving issues, perhaps the use of a Council sub-committee.

Budge said transportation is important as well as: reuse of brown fields; economic redevelopment grants for use after base closures; parks; homeland security. She said the lobbyist should be encouraged to find anything that will bring the most tax dollars to the City.

ADDED ITEM:

21. **Subject:** Consideration of and Possible Action Regarding Filling a Vacancy on the City Council Created by the Death of Council Member Dave Roberts.

CONSENSUS: To appoint rather than to hold a special election; a special meeting to be called on April 29 at 3:00 p.m., to nominate and appoint; to choose from among the Planning Commission.

COUNCIL REPORTS

McGarvey reported on the most recent Cable Commission meeting and said that it was discovered that Comcast should have been paying costs that amount to approximate $3 million.

Cooley spoke about the importance of Measure A Transportation funding and approval for its renewal.

Budge mentioned the Measure B School Construction Bond pamphlet. She also thanked Mayor Heather Fargo for lending her Chief of Staff to the City on Friday, following Dave Roberts's death.

CITY MANAGER'S REPORT

None.

ADJOURNMENT

The meeting was adjourned at 10:31 p.m. in honor of Council Member David B. Roberts, who passed away on April 16, 2004.

Respectfully submitted,

Lillian E. Hare

Lillian E. Hare, City Clerk