



**REGULAR CONCURRENT MEETING
CITY COUNCIL & COMMUNITY REDEVELOPMENT AGENCY
City Council Chambers
3121 Gold Canal Drive, Rancho Cordova**

MINUTES

**Monday, August 1, 2005
4:30 P.M. – Closed Session
5:30 P.M. – Regular Meeting**

CLOSED SESSION

Call to Order

The meeting was called to order by Mayor Cooley at 4:40 p.m.

Present: Council Members Budge, McGarvey, Sander, Skoglund & Mayor Cooley

Oral Communications

A. Public Comment

None

Adjourn to Closed Session for the Following Purpose:

Full Council adjourned into Closed Session at 4:41 p.m. Staff Members present were Steve Meyers, Ted Gaebler, Bill Thomas, and Jim Carney.

B. Conference with Real Property Negotiator – Government Code Section 54956.8

Property: 2729 Prospect Park Drive, Rancho Cordova, California
Agency Negotiators: Ted A. Gaebler, William J. Thomas
Negotiating Parties: Rancho Cordova Chamber of Commerce
Under Negotiation: Price and Terms of Payment for Lease

The Council adjourned from Closed Session at 5:40 p.m.

REGULAR MEETING

Call to Order

The meeting was called to order and the cablecast playback schedule was announced by Mayor Cooley at 5:47 p.m.

Present: Council Members Budge, McGarvey, Sander, Skoglund & Mayor Cooley

Staff Present: Gaebler, Meyers, Lindgren, Olea-Moger, Abhar, Junker, Campbell, Franklin, Haven, Thomas, Trimmerger, McMahon

Reports from Closed Session

There was no reportable action from Closed Session

Pledge of Allegiance

Debbie Bissell led the Pledge.

Invocation

1. Reverend Akira Sebe, Sacramento Gedatsu Church, gave the invocation.

Presentations

Mayor Cooley presented the following Proclamations or Certificates of Recognition:

- Rancho Cordova Rockies Little League Baseball Team Coaches and Players in recognition of their championship win in the Little League District 5 Tournament of Champions.
 - United Way – California Capitol Region in recognition of its 82 years of devotion to health and human services and proclaiming that August 31, 2005 be the official day to Kick-Off the annual giving campaign.
2. Sacramento Air Quality District on Spare the Air Day. Lori Kobza and Jamie Arno, Communications & Marketing Specialists with the Sacramento Metropolitan Air Quality Management District outlined the Spare the Air Program's objectives.
 3. Birthday Recognition for Vice Mayor McGarvey.

CONSENT CALENDAR – ROLL CALL VOTE

ACTION: Motion by Budge second by Sander and unanimously carried by roll call vote, the Consent Calendar was approved.

4. **Subject:** Minutes of City Council Special Meeting of June 15, 2005
Recommendation: Adopt Minutes.
5. **Subject:** Resolution for North Douglas Mitigated Negative Declaration Addendum. The Addendum Analyzes Off Site Drainage Improvement and the Extension of Americanos Road from the Project Site to Douglas Road.
Recommendation: Adopt Resolution No. 99-2005, approving the addendum to the Mitigated Negative Declaration for the North Douglas Project.
6. **Subject:** Resolution Authorizing City Manager to Execute a Second Amendment to the Consulting Services Agreement between the City of Rancho Cordova and EDAW, Inc., for Expanded Scope of Work Relating to the Preparation of an Environmental

Impact Report (EIR) Environmental Impact Statement (EIS) for the Rio del Oro Development Project RC-03-014.

Recommendation: Adopt Resolution No. 104-2005.

7. **Subject:** Resolution Approving Subdivision No. 04-070 Final Map of Anatolia Commons and Execute Subdivision Improvement Agreement located at the north east corner of Anatolia Drive and Sophocles Drive.
Recommendation: Adopt Resolution No. 98-2005.
8. **Subject:** Resolution Authorizing the Reimbursement of Expenditures Associated with the Acquisition of the Kilgore Business Park (Geremia Property).
Recommendation: Adopt Resolution No. 100-2005.
9. **Subject:** Resolution Adopting Bylaws for the Community Redevelopment Agency of the City of Rancho Cordova.
Recommendation: Adopt Agency Resolution No. 101-2005.

ORAL COMMUNICATIONS

10. Public Comment

None

PUBLIC HEARINGS

11. **Subject:** Target – RC-05-150 – Design Review - Design Review for Exterior Remodel and Addition to the Existing Store Located at 10881 Olson Drive (**continued from July 5th & July 18th meetings**).

Recommendation: Adopt Resolution No. 80-2005 approving the Design Review for the Target Store Remodel RC-05-150, subject to the findings and Conditions of Approval.

Mayor Cooley opened the public hearing. Project Applicant Nick Pearce and Project Architect Kevin Albaugh addressed the Council to answer questions. Mayor Cooley closed the public hearing.

ACTION: Motion by Budge second by McGarvey and unanimously carried, Council adopted Resolution No. 80-2005 with the following additions to the Conditions of Approval:

- (a) Installation of a cart gatekeeper system
- (b) Provision of pedestrian connection to/from Cordova Town Center to light rail and the elimination of parking stalls if needed
- (c) Review by staff of final details discussed prior to completion of final construction drawings

12. **Subject:** Stone Creek Office Park – Design Review RC-04-100 Located at Northwest corner of Bear Hollow Drive and Zinfandel Drive.

Recommendation: Adopt Resolution No. 95-2005 approving the Design Review for the Stone Creek Office Park (RC 04-100), Subject to the Findings, Evidence, Design Review Submittal, and Conditions of Approval.

Mayor Cooley opened the public hearing. Project Architect Hilton Williams addressed the Council to answer questions. Mayor Cooley closed the public hearing.

ACTION: Motion by Sander second by McGarvey and unanimously carried, Council adopted Resolution No. 95-2005.

AT THIS POINT, Council took a brief recess. The full Council reconvened.

13. **Subject:** Summerset Condominiums RC-04-143 Tentative Subdivision Map, Design Review, and Special Development Permit Located at Corner of Zinfandel and Vehicle Drive.

Recommendation: Adopt Resolution No. 96-2005 approving the Summerset Condominiums Project, RC 05-143, subject to the Findings, Design Review Package, and Conditions of Approval.

Mayor Cooley opened the public hearing. Project Applicant Rick Beasley addressed the Council to answer questions. Mayor Cooley closed the public hearing.

ACTION: Motion by Budge second by Skoglund and unanimously carried, Council continued this item to September 19, 2005 to allow time for redesign details discussed to be completed.

14. **Subject:** Resolution Adopting the Sunrise Douglas Community Plan Development Impact Fee Program Nexus Study Update, Including a Revised Capital Improvement Program and Increased Development Impact Fees for Sewer and Off-site Water Facilities and Resolution Providing Conceptual Approval of a Sunrise Douglas Community Development Impact Fee Program Credit/Reimbursement Agreement
Recommendation: Adopt Resolution No. 93-2005 and Resolution No. 94-2005.

Mayor Cooley opened the public hearing. There were no speakers. Mayor Cooley closed the public hearing

ACTION: Motion by Budge second by Sander and unanimously carried, Council adopted Resolution No. 93-2005 and Resolution No. 94-2005.

15. **Subject:** Urgency Resolution Establishing Interim Transportation Impact Fees and Resolution Extending the Authorization for an Interim Transportation Impact Fee for 30 Days.
Recommendation: Adopt Urgency Resolution No. 92-2005 and Resolution No. 97-2005.

Mayor Cooley opened the public hearing. There were no speakers. Mayor Cooley closed the public hearing.

ACTION: Motion by Sander second by McGarvey and unanimously carried, Council adopted Urgency Resolution No. 92-2005 and Resolution No. 97-2005.

16. **Subject:** Resolution Approving the Proposed Park Development Impact Fee Nexus Study for the Sunrise Douglas Community Plan and the Adoption of a New Fee Schedule Parks.
Recommendation: Continue public hearing to September 6, 2005 in order to allow refinement of the Draft Nexus Study.

Mayor Cooley opened the public hearing. There were no speakers. Mayor Cooley closed the public hearing.

ACTION: Motion by Budge second by Sander and unanimously carried, Council continued the item to September 6, 2005.

REGULAR CALENDAR

17. **Subject:** Urgency Resolution Establishing Interim Parks Fees for the Sunridge Specific Plan and a Resolution Extending the Authorization for Interim Parks Fees for the Sunridge Specific Plan for 30 Days.

Recommendation: Adopt Urgency Resolution No. 105-2005 and Resolution No. 106-2005.

ACTION: Motion by McGarvey second by Sander and unanimously carried, Council adopted Urgency Resolution No. 105-2005 and Resolution No. 106-2005.

18. **Subject:** Folsom Boulevard - Plans and Implementation Strategies.

Recommendation: Receive staff presentation and provide direction on the purpose and scope for the Folsom Boulevard Town Hall Meeting.

ACTION: Council provided feedback; staff will return at the next Council meeting with requests for action.

19. **Subject:** Revised Downtown Vision Scope – Amendment to Expanded General Plan Scope of Services.

Recommendation: Receive Downtown Vision scope, an attachment to Resolution No. 89 -2005 for the Expanded General Plan Scope of Services, adopted on July 18th, revised based on City Council direction on July 18, 2005.

ACTION: No action required.

CORRESPONDENCE

Council Members reported on correspondence received since the last meeting.

Vice Mayor McGarvey advised of his interest to serve on the Sacramento Continuum Care Board. By consensus, Council concurred.

COUNCIL REPORTS

Council Members reported on various meetings, invitations, and events since the last Council meeting.

COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Council Members Budge, McGarvey, Sander, and Skoglund requested review of the City's options, outlined by the City Attorney, with regard to bringing into the Folsom Cordova

Unified School District's attendance boundaries, the homes being built in the Sunrise Douglas area.

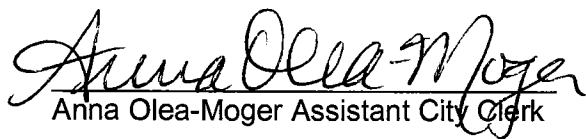
Council Member Sander would like an update on the Zinfandel bicycle crossing at a future meeting as well as a status report from the City Manager at every Council meeting on the meetings with the Folsom Cordova Unified School District & Elk Grove Unified School District on attendance boundary shifts.

CITY MANAGER'S REPORT

None

ADJOURNMENT

The meeting adjourned at 11:10 p.m.


Anna Olea-Moger Assistant City Clerk