

**CONCURRENT MEETING
CITY COUNCIL/CRA/RCFC**

Monday, August 16, 2010

5:30 p.m. – Regular Meeting

AGENDA



Ken Cooley, Mayor

Robert J. McGarvey, Vice Mayor

David Sander, Council Member

Linda Budge, Council Member

Dan Skoglund, Council Member

Regular City Council meeting dates are scheduled on the 1st and 3rd Monday's of each month, unless when Monday is a holiday.

If Monday is a holiday, the meeting will be scheduled for the following Tuesday. Dates are subject to change.

City Council Regular Mtg

CANCELLED MTG

City Council Special Mtg

CANCELLED MTG

CITY HALL CLOSED

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CITY HALL CLOSURE DATES						
Fri, Jan 1	-	New Years Day Holiday				
Mon, Jan 18	-	Martin Luther King Jr. Day Holiday				
Mon, Feb 15	-	Presidents Day Holiday				
Fri, Apr 2	-	Furlough Day				
Fri, May 28	-	Furlough Day				
Mon, May 31	-	Memorial Day Holiday				
Mon, Jul 5	-	Independence Day Observed				
Mon, Jul 26	-	Furlough Day				
Fri, Sep 3	-	Furlough Day				
Mon, Sep 6	-	Labor Day Holiday				
Mon, Oct 11	-	Furlough Day				
Thu, Nov 11	-	Veteran's Day Holiday				
Wed, Nov 24	-	Furlough				
Thu, Nov 25	-	Thanksgiving Holiday				
Fri, Nov 26	-	Day After Thanksgiving Day Holiday				
Thu, Dec 23	-	Christmas Observed				
Fri, Dec 24	-	Christmas Observed				
Mon, Dec 27	-	Furlough Day				
Fri, Dec 31	-	New Year's Eve Holiday				

* Tuesday, November 9 - Special Meeting -
Closed Session for City Manager & Department
Annual Review & Development

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CITY HALL CLOSURE DATES						
Mon, Jan 17	-	Martin Luther King Jr. Day Holiday				
Fri, Feb 18	-	Furlough Day				
Mon, Feb 21	-	President's Day Holiday				
Fri, Mar 11	-	Furlough Day				
Fri, Apr 22	-	Furlough Day				
Fri, May 27	-	Furlough Day				
Mon, May 30	-	Memorial Day Holiday				
Fri, Jun 17	-	Furlough Day				
*Mon, Jul 4	-	Independence Day Holiday				
*Mon, Sep 5	-	Labor Day Holiday				
*Fri, Nov 11	-	Veteran's Day Holiday				
*Thu, Nov 24	-	Thanksgiving Holiday				
*Fri, Nov 25	-	Day After Thanksgiving Day Holiday				
*Thu, Dec 22	-	Christmas Observed				
*Fri, Dec 23	-	Christmas Observed				
*Fri, Dec 30	-	Day Before New Year's Eve Holiday				

*Dates Pending Approval

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**CONCURRENT MEETING
CITY COUNCIL/COMMUNITY REDEVELOPMENT AGENCY (CRA)/
RANCHO CORDOVA FINANCING CORPORATION (RCFC)**

**City Hall
2729 Prospect Park Drive, Rancho Cordova**

Monday, August 16, 2010

**5:30 P.M. – Regular Meeting
David B. Roberts Council Chambers**

AGENDA

1. REGULAR MEETING – CALL TO ORDER / ROLL CALL

Council Members Sander, Budge, Skoglund, McGarvey, and Mayor Cooley

2. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk will announce the meetings video recording and playback schedules.

3. PLEDGE OF ALLEGIANCE

The Mayor will call on someone in attendance to lead the Pledge.

4. INVOCATION

Larry Stafford, Cordova Church of Christ, will give the invocation.

5. PRESENTATIONS

- 5.1 Presentation by Mark Arnez, Debbie Andrus, and two students from Mills Middle School regarding thanking the City Council for the Math/Science Camp cash donation.
- 5.2 Presentation by Matt Cummings on report to Council on the Rancho Cordova Association of Neighborhoods (RCAN).
- 5.3 Presentation of 2010 All-America City.

BREAK

Mayor Cooley to announce a celebration of the City's 2010 All-America City Award will be held in the lobby. A video cast of the competition that was held in Kansas City, MO, on June 18, 2010 will be shown in the Council Chambers during the reception.

6. PUBLIC COMMENT

Citizens wishing to address the Council for any matter on the Consent Calendar or not on the agenda may do so at this time by completing and submitting a (blue) Speaker Card to the City Clerk. **For items on the agenda, speakers will be called up to the podium by the Mayor at the point on the agenda when the item will be heard.** Speakers are encouraged to keep comments to three minutes or less and to state name and community of residence.

Note, under the provisions of the California Government Code, the City Council is prohibited from discussing or taking immediate action on any unagendized item unless it can be demonstrated to be of an emergency nature or the need to take immediate action arose after the posting of the agenda.

7. COUNCIL REPORTS

8. CONSENT CALENDAR ITEMS – ROLL CALL VOTE

8.1 **Subject:** Meeting Minutes:

- a) Regular meeting of July 19, 2010; and
- b) Special meeting of August 2, 2010.

Recommendation: Adopt Minutes.

8.2 **Subject:** Quarterly Treasurer's Report

Recommendation: Receive and file report.

Result of Recommended Action: This report provides Council with information concerning the City's investment portfolio. This report will meet requirements as provided by state law.

Staff Report: Donna Silva, Finance Department

Advances Goal: 10

8.3 **Subject:** Ordinance Amending the Rancho Cordova Municipal Code Relating to Updates of User Fees

Recommendation: Waive second reading and adopt Ordinance No. 6-2010. **(Roll Call Vote)**

Result of Recommended Action: Adoption of this ordinance will amend Chapter 16.90 of the Rancho Cordova Municipal Code pertaining to the establishment of construction permit fees, Title 4 of the Rancho Cordova Municipal Code pertaining to business license fees and fines, and Chapter 12.09 of the Rancho Cordova Municipal Code pertaining to street trench fees to change the procedures for the adoption and establishment of these fees. As a result, of these amendments, the construction permit fees and street trench fees will be set by resolution of the City Council, instead of being embedded in the Municipal Code and the Tobacco License fee will be established by the City Manager. There are no changes to fee levels as a result of this amendment.

Staff Report: Donna Silva, Finance Department

Advances Goal: 11

GROWING STRONG NEIGHBORHOODS

- 8.4 **Subject:** Ordinance Regarding the Regulation of Cultivation of Marijuana within the City
Recommendation: Waive second reading and adopt Ordinance No. 17-2010. **(Roll Call Vote)**
Result of Recommended Action: Adoption of this will establish regulations on the cultivation of marijuana within the City of Rancho Cordova.
Staff Report: Adam U. Lindgren, City Attorney's Office; Ted A. Gaebler, City Manager's Office; Doug Diamond, Rancho Cordova Police Department; Donna Silva, Finance Department; and Kerry Simpson, Neighborhood Services
Advances Goals: 1, 6, 7, 8, 10, and 11
- 8.5 **Subject:** Resolution Authorizing the City Manager to Execute the First Amendment (Contract No. 89-2010) to the First Restated Grant Agreement (Contract No. 124-2008) Between the City of Rancho Cordova and the Cordova Community Council Foundation
Recommendation: Adopt Resolution No. 77-2010.
Result of Recommended Action: Adoption of this resolution will allow the City to make funds available to the Cordova Community Council for a three-year renewal of a grant to provide a professionally managed umbrella organization for Rancho Cordova non-profits that will provide civic engagement, volunteer management and community event support.
Staff Report: Stephanie Snyder, City Manager's Office
Advances Goals: 1, 6, 8, and 10
GROWING STRONG NEIGHBORHOODS
- 8.6 **Subject:** Resolution Authorizing the City Manager to Execute an Easement to Pacific Gas and Electric (PG&E) Company for Installation and Maintenance of a Gas Pipeline within City Owned Property
Recommendation: Adopt Resolution No. 88-2010.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager, upon payment from PG&E, to execute an easement to PG&E for the installation and maintenance of a gas pipeline crossing in two locations within city owned property located on the south side of North Mather Boulevard between Bear Hollow Drive and Zinfandel Drive.
Staff Report: Cyrus Abhar, Public Works Department
Advances Goals: 2, 4, 6, and 7
- 8.7 **Subject:** Resolution Rescinding Resolution No. 86-2009 and Authorizing Submittal of an Application to the California State Department of Housing and Community Development for \$3,677,385 in Affordable Rental Housing Funding under the Neighborhood Stabilization Program (NSP), the Execution of a Standard Agreement if Selected for Such Funding Including any Amendments and any Related Documents Necessary to Participate in the NSP Loan Program
Recommendation: Adopt Resolution No. 93-2010.
Result of Recommended Action: Adoption of this resolution will result in rescission of Resolution No. 86-2009, and a revision to the language in order to satisfy a request by the California State Department of Housing and Community Development in order to execute a Standard Agreement for grant funding.
Staff Report: Reed Flory and David Gassaway, Housing Services
Advances Goals: 7 and 9

- 8.8 **Subject:** Resolution of Support for Strategic Growth Council Grant Application for Folsom Boulevard in Cooperation with Regional Partners
Recommendation: Adopt Resolution No. 96-2010 to demonstrate City support for a cooperative Strategic Growth Council grant application with Sacramento County, Regional Transit, SACOG and Local Government Commission to fund infrastructure studies related to Folsom Boulevard Transit Oriented Development.
Result of Recommended Action: If the City is successful at obtaining these grant funds along with the other regional partners, infrastructure studies will be completed for sites along Folsom Boulevard within a 1/2 mile radius of the Mather Field / Mills and Cordova Town Center. This will make these sites more attractive to developers by reducing expenses and adding more certainty to the development process.
Staff Report: Jeff Beiswenger, Planning Department
Advances Goals: 1, 2, 5, 8, 9, and 13
- 8.9 **Subject:** Resolution Authorizing the City Manager to Execute an Easement to Sacramento Area Sewer District Within City Owned Property
Recommendation: Adopt Resolution No. 98-2010.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute an easement to Sacramento Area Sewer District (SASD) for the installation and maintenance of a sewer line within City owned property located at the southeast corner of Sunrise Boulevard and Douglas Road.
Staff Report: Cyrus Abhar, Public Works Director
Advances Goals: 2, 4, 6, and 7
- 8.10 **Subject:** Resolution Authorizing the City Manager to Execute an Assignment and Assumption of Option Agreement for the Purchase of a Parcel of Land, Formerly an Alleyway, Located Between 10477 and 10465 Folsom Boulevard; Identified as Assessor's Parcel Number 057-0221-009-000
Recommendation: Adopt Resolution No. 100-2010.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute the Assignment and Assumption of Option Agreement.
Staff Report: Reed Flory and David Gassaway, Housing Services
Advances Goals: 7 and 9
- 8.11 **Subject:** Resolution of the Community Redevelopment Agency of the City of Rancho Cordova Authorizing the Executive Director to Execute an Assignment and Assumption of Option Agreement for the Purchase of a Parcel of Land, Formerly an Alleyway, Located between 10477 and 10465 Folsom Boulevard; Identified as Assessor's Parcel Number 057-0221-009-000; a Certificate of Acceptance of Grant Deed; and Take All Other Reasonably Necessary Actions for the Purchase
Recommendation: Adopt Agency Resolution No. CRA-8-2010.
Result of Recommended Action: Adoption of this resolution will authorize the Executive Director to execute the Assignment and Assumption of Option Agreement and a Certificate of Acceptance of Grant Deed, and such modifications that may be approved by Agency counsel.
Staff Report: Reed Flory and David Gassaway, Housing Services
Advances Goals: 7 and 9
COUNCIL ACTING AS COMMUNITY REDEVELOPMENT AGENCY

- 8.12 **Subject:** Resolution Authorizing the City Manager to Execute First Amendment Contract No. 111-2010 for the Weed and Seed Grant Final Reporting Period in the amount of \$3,900
Recommendation: Adopt Resolution No. 101-2010.
Result of Recommended Action: Adoption of this resolution will extend the contract amount from \$37,500 to \$41,400, and extend the term until September 30, 2010. The total of all Weed and Seed contracts executed since July 1, 2006 totals an amount of \$143,750. The inclusion of the current Contract No. 111-2010 in the amount of \$3,900 will increase the total of all contracts to \$147,650.
Staff Report: Donna Silva, Finance Department
Advances Goal: 6
- 8.13 **Subject:** Resolution Requiring the Governing Board for Each Public Entity to Designate a Position or an Individual to Official Act on Behalf of and Enter Into Agreement with the CSAC Express Insurance Authority (EIA)
Recommendation: Adopt Resolution No. 99-2010.
Result of Recommended Action: Adoption of this resolution will allow the Risk Manager to officially act on behalf of and enter into agreements with the EIA.
Staff Report: Donna Silva, Finance Department
Advances Goal: 4 and 11

9. CONSENT PUBLIC HEARING ITEMS

- 9.1 **Subject:** Resolution to Abandon a 110 Foot Irrevocable Offer of Dedication and Adjacent 12.5 Foot Public Utility Easement Located on Two Parcels Fronting Airpark Drive South of International Drive
Recommendation: Adopt Resolution No. 85-2010.
Result of Recommended Action: Adoption of this resolution will remove the reservation for a 110 foot future right-of-way and the adjacent public utility easement increasing the net building area for Assessor Parcel Numbers 072-0690-104 and 072-0690-105 located on the east and west side of Airpark Drive south of International Drive.
Staff Report: Cyrus Abhar, Public Works Department
Advances Goal: 2
- 9.2 **Subject:** Resolution Authorizing Delinquent Residential Solid Waste Service Charges to be Collected on the Tax Bill
Recommendation: Adopt Resolution No. 90-2010.
Result of Recommended Action: Adoption of this resolution will authorize delinquent refuse service charges to be added to the tax roll thereby allowing Allied Waste Services to collect past due accounts. The City Municipal Code allows the property tax rolls to be utilized to collect delinquent charges. The City's contract with Allied Waste Services requires the City to assist Allied Waste Services with the collection of delinquent refuse accounts.
Staff Report: Donna Silva and Patty Lohse, Finance Department
Advances Goals: 4 and 11

10. PUBLIC HEARING ITEMS

- 10.1 **Subject:** Resolution and Ordinance for South White Rock Rezone: Zoning Map Amendments; Zoning Text; and General Plan Amendment

Recommendation: That Council:

- a) Waive first reading and introduce Ordinance No. 20-2010 to rezone property in the industrial area south of White Rock Road to Light Industrial (M-1) and Heavy Industrial (M-2) designations; amend the zoning code text to require a Conditional Use Permit (CUP) for Auto Dismantlers in M-2 (**Roll Call Vote**); and
- b) Adopt Resolution No. 96-2010 to amend the General Plan consistent with zoning designations.

Result of Recommended Action: The proposed zoning map and text changes will maintain, and in some cases, expand the land use opportunities for the majority of properties within the industrial area. The M-1 and M-2 industrial classifications will more closely match existing land uses by reducing the number of nonconforming uses in the area.

Staff Report: Jeff Beiswenger, Planning Department

Advances Goals: 8, 9, and 12

- 10.2 **Subject:** Ordinances and Resolution Approving the Limited Entitlement for Rio del Oro Specific Plan, a Project that Proposes Mixed Use Development on Approximately 3,828 Acres Northeast of Sunrise and Douglas Boulevards – Project No. RC-04-052 – Amendment to Aerojet Special Planning Area, Development Agreement, and Environmental Impact Report

Recommendation: That Council:

- a) Waive first reading and introduce Ordinance No. 14-2010 approving the Rio del Oro Specific Plan that would establish a land plan, zoning standards, and design guidelines, as well as preliminary phasing and financing concepts to guide subsequent detailed finance and phasing plans (**Roll Call Vote**); and
- b) Waive first reading and introduce Ordinance No. 15-2010 amending the Aerojet Special Planning Area that was previously approved by Sacramento County. Approval would affect land within the Rio del Oro project area and amend the City's Zoning Map and Section 23.322.030(C)(4) of the Zoning Code to delete the Rio Del Oro Specific Plan Area from the Aerojet Special Planning Area (**Roll Call Vote**); and
- c) Waive first reading and introduce Ordinance No. 16-2010 approving a Development Agreement that will establish necessary guarantees for the City and Applicant regarding current and future project entitlements and approving Two Tier 1 Development Agreements for the Rio del Oro Project (**Roll Call Vote**); and
- d) Resolution No. 92-2010 will establish Certification of the Environmental Impact Report with adopting findings, a Statement of Overriding Considerations, and a Mitigation Monitoring Plan for the Rio del Oro Specific Plan for Tier 1 approvals.

Result of Recommended Action: Public hearing with the City Council to consider the Planning Commission recommendation and take action on the Rio del Oro limited entitlement project. The actions listed above will complete the first stage of project review (Tier 1 Approvals) for the Rio del Oro project. The approvals will establish the mix of land uses within the project (residential, commercial, office, etc.), major road alignments, and the general character of the project. A later stage of the project review, Tier 2 approvals, will address detailed issues related to the project, including obligations that the developer must meet during project construction. No construction may occur within the project until the Tier 2 approvals have been completed.

Staff Report: Paul Junker, Pam Johns, and Patrick Angel, Planning Department

Advances Goals: 1, 2, 4, 7, 8, and 9

GROWING STRONG NEIGHBORHOODS

11. REGULAR CALENDAR ITEMS

NONE

12. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

13. CITY MANAGER'S REPORT

14. ADJOURNMENT

ADDITIONAL INFORMATION

Rancho Cordova Great Health Challenge - Rancho Cordova has launched a program intended to promote a healthier community by building awareness for those who live, work, play, or pray here. You are encouraged to join our commitment to get healthy, stay fit, and have fun! Go to <http://www.20tonsin2010.com/> to register.

UNLESS THE COUNCIL ADOPTS A MOTION TO EXTEND THE MEETING, ANY ITEM THAT IS NOT INITIATED BEFORE 11 P.M. WILL BE CONTINUED TO THE NEXT DAY AT 5:30 P.M. OR SCHEDULED ON THE NEXT REGULAR MEETING AGENDA OF THE COUNCIL.

Public documents related to items on the open session portion of this agenda, which are distributed to the City Council less than 72 hours prior to the meeting, shall be available for public inspection at the time the documents are distributed to the Council. Documents are available for inspection at the City Clerk's office located in Rancho Cordova City Hall.

The agenda items are accessible on the City's website at www.cityofranchocordova.org on Thursdays or Fridays prior to the Regular City Council Meeting.

CITYWIDE GOALS - (Adopted March 20, 2006)	
1.	Foster a Positive Image of Rancho Cordova
2.	Improve Transportation & Connectivity
3.	Champion Employee Development & High Performance Work Environment
4.	Ensure the Availability of the Best Public Services in the Region
5.	Establish a Vibrant Downtown
6.	Ensure a Safe Community
7.	Improve the Quality of Housing In Rancho Cordova
8.	Sustain a Livable Community
9.	Drive Diverse Economic Opportunities
10.	Foster Responsible Citizenship
11.	Practice Sound Fiscal Management
12.	Establish Logical (City) Boundaries
13.	Continue To Provide Regional Leadership

UPCOMING MEETINGS	
<i>Tuesday, August 24, 2010</i>	<i>5:30 p.m. Work Session on Regional Issues</i>
<i>Friday, September 3, 2010</i>	<i>FURLOUGH DAY – City Hall Closed</i>
<i>Monday, September 6, 2010</i>	<i>LABOR DAY – City Hall Closed</i>
<i>TUESDAY, September 7, 2010</i>	<i>5:30 p.m. Regular Meeting</i>
<i>Tuesday, September 14, 2010</i>	<i>5:30 p.m. Work Session - CANCELLED</i>
<i>Monday, September 20, 2010</i>	<i>4:00 p.m. Study Session on City Gateways</i> <i>5:30 p.m. Regular Meeting</i>
<i>Tuesday, September 28, 2010</i>	<i>5:30 p.m. Work Session on Specific Plans</i> <i>Application Update and Land Use</i> <i>Discussion</i>
<i>Monday, October 4, 2010</i>	<i>5:30 p.m. Regular Meeting</i>
<i>Monday, October 11, 2010</i>	<i>FURLOUGH DAY – City Hall Closed</i>
<i>Tuesday, October 12, 2010</i>	<i>5:30 p.m. Work Session on 2010-11 Fiscal</i> <i>Status Update and 2009-10 Fourth</i> <i>Quarter Financial Report</i>
<i>Monday, October 18, 2010</i>	<i>4:00 p.m. Study Session on TBD</i> <i>5:30 p.m. Regular Meeting</i>

If you have any technical questions related to the agenda items, please contact the appropriate department as follows:

DEPARTMENTAL GENERAL TELEPHONE NUMBERS	
Building Department	(916) 851-8760
City Attorney's Office	(916) 556-1531
City Clerk's Department	(916) 851-8720
City Manager's Office	(916) 851-8800
Communications Department	(916) 851-8791
Economic Development Department	(916) 851-8780
Finance Department	(916) 851-8730
Housing Department	(916) 851-8784
Human Resources Department	(916) 851-8740
IT Department	(916) 851-8700
Neighborhood Services – Animal Services	(916) 851-8770
Parks & Recreation (Cordova Recreation & Park District)	(916) 362-1841
Planning Department	(916) 851-8750
Public Works Department	(916) 851-8710
Rancho Cordova Police Department	(916) 875-9600
Redevelopment Department	(916) 851-8780
Sac Metro Fire District	(916) 859-4300

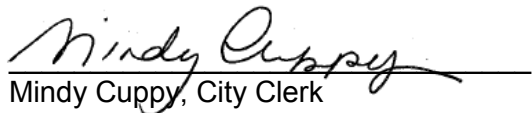
The Rancho Cordova City Council/CRA/RCFC will be videotaped in its entirety and will be cablecast without interruption on Metro Cable 14, the Government Affairs Channel on the Comcast and SureWest Cable Systems. Closed Captioning will be available on the playback cablecast. Tune to Metro Cable Channel 14, for playback times. A VHS copy is available for check out from any library branch, a DVD copy is available from the City Clerk's Department, and a webcast of this meeting will be available for viewing via video streaming from the City's website within 48 hours of adjournment of this meeting. The City does not control scheduling of this telecast and persons interested in watching the televised meeting should confirm this schedule with Metro Cable TV, Channel 14.

In compliance with the Americans with Disabilities Act, if you need a disability-related modification or accommodation, including auxiliary aids or services, to participate in this meeting, please contact the City Clerk's Office at (916) 851-8720 at least 48 hours prior to the meeting.

CERTIFICATION OF POSTING OF AGENDA

I, Mindy Cuppy, City Clerk for the City of Rancho Cordova, declare that the foregoing agenda for the August 16, 2010 Regular Meeting of the Rancho Cordova City Council/CRA/RCFC was posted and available for review on August 12, 2010 at City Hall of the City of Rancho Cordova, 2729 Prospect Park Drive, Rancho Cordova, California, 95670. The agenda is also available on the city web site at www.cityofranchocordova.org.

Signed this 12th day of August, 2010 at Rancho Cordova, California.


Mindy Cuppy, City Clerk