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

City Hall
2729 Prospect Park Drive, Rancho Cordova

Tuesday, February 22, 2011

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

MINUTES

1. REGULAR MEETING – CALL TO ORDER / ROLL CALL

Mayor McGarvey called the regular meeting to order in the David B. Roberts Council Chambers at 5:36 p.m.

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

Council Members Absent: None

Staff Members Present: Lindgren, Cuppy, Lehr, Diamond, Blair, Chinn, Abhar, Haven, Garcia, Runner, Snipes, Silva, Beiswenger, and Junker.

2. METRO CABLE TV TELEVISION ANNOUNCEMENT

The Clerk announced the meetings video recording and playback schedules.

3. PLEDGE OF ALLEGIANCE

The Mayor called on Thelma Scott-Skillman to lead the Pledge.

4. INVOCATION

Diane Menardo, Eight Grader from St. John Vianney, gave the invocation.

5. PRESENTATIONS

5.1 Conrad Mayer and Students presented Updates on the Cordova High School Interact Club.

5.2 Folsom Cordova Community Partnership Executive Director Robert Sanger and Youth Development Manager Jennifer Ellis gave a presentation, and invited the Council Member to the Point Break Workshop.

5.3 College President Thelma Scott-Skillman, Ed.D. gave a presentation regarding the Folsom Lake College - Rancho Cordova Center Project, an extension campus of Los Rios Community College.

5.4 Mayor McGarvey presented a proclamation to Scottie Moore, President and Founder of Save Our Cats & Kittens - Sensibly (SOCKS) in support of Spay Day 2011.

6. PUBLIC COMMENT

Mayor McGarvey opened the public comment period. The following individuals addressed the Council:

- Ann Dickson in support of SOCKS
- Jeanne Boss on Spay Day
- Morrison Ellis in support of the SOCKS organization and in praise of Scottie Moore
- Wayne Hart regarding Rancho Cordova shootings

Mayor McGarvey closed the public comment period.

7. COUNCIL REPORTS

Council Members reported on events since the last meeting.

8. CONSENT CALENDAR ITEMS – ROLL CALL VOTE

ACTION: Motion by Budge second by Skoglund and carried by a 5:0 roll call vote; Council approved the Consent Calendar with exception to Agenda Items 8.4, 8.5, and 8.6 that were pulled for separate discussion.

8.1 **Subject:** Meeting Minutes:
a) Special and Regular Meeting Minutes of February 7, 2011; and
b) Special Meeting Minutes of February 15, 2011.
Recommendation: Adopt Minutes.

8.2 **Subject:** Quarterly Treasurer's Report
Recommendation: This report is informational only. It is recommended that the report be received and filed.
Result of Recommended Action: This report is intended to provide the City 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

8.3 **Subject:** Resolution Approving the Annual Investment Policy for the City of Rancho Cordova
Recommendation: Adopt Resolution No. 18-2011.
Result of Recommended Action: Adoption of this resolution would guide the City's investment of excess funds through December 31, 2011, and will result in compliance with State and City law.
Staff Report: Donna Silva, Finance Director

8.7 **Subject:** Resolutions Awarding Purchase Orders for Furniture, Cubicles, Lockers, and a File System for the Evidence Room for the New Rancho Cordova Police Station, and Granting Authority to the City Manager to Approve Change Orders in an Amount not to Exceed Ten Percent of the Aggregate Amount of the Two Contracts
Recommendation: That Council:
a) Adopt Resolution No. 22-2011 for Miles Treaster & Associates; and
b) Adopt Resolution No. 23-2011 for Systems and Space, Inc.
Result of Recommended Action: Adoption of Resolution No. 22-2011 would provide a purchase order to Miles Treaster & Associates for work stations, new furniture, and additional services in the amount of $165,024. Adoption of Resolution No. 23-2011 would provide a purchase order to Systems and Space, Inc. for shelving and storage in the evidence room, and for lockers in the amount of $181,000. The resolutions would also grant authority to the City Manager to approve change orders in an amount not to exceed ten percent of the aggregate amount of these two contracts, which is approximately $346,000. The target date for construction completion is July 1, 2011.
Staff Report: Cyrus Abhar, Public Works Department

The following items were pulled for separate discussion:

8.4 **Subject:** Resolution Authorizing the City Manager, Assistant City Manager, or Finance Director to Enter into an Agreement with Commerce Bank for the Use of Commercial Cards to Execute Electronic Payment of Vendor Invoices - **Continued from December 20, 2010**
Recommendation: Adopt Resolution No. 24-2011.
Result of Recommended Action: If approved, Commerce Bank would contact our vendors to offer the use of this program. If interested, our vendors would work with Commerce Bank to establish commercial card accounts that would enable them to receive payments electronically instead of through the issuance and receipt of a traditional paper check.
Staff Report: Donna Silva, Finance Department

ACTION: Motion by Skoglund second by Budge and carried by a 5:0 roll call vote; Council adopted Resolution No. 24-2011.

8.5 **Subject:** Resolution Authorizing the City Manager to Execute a Third Amendment Contract with Mark Thomas & Company for Continued Design Services and Construction Support for the Folsom Boulevard Streetscape Enhancement Project in the Amount of $121,000
Recommendation: Adopt Resolution No. 26-2011.
Result of Recommended Action: Adoption of this resolution would allow Mark Thomas & Company to continue providing design services and construction support for the Folsom Boulevard Streetscape Enhancement Project. This amendment would increase the contract amount from $2,311,186 to $2,432,186.
Staff Report: Cyrus Abhar, Public Works Department

ACTION: Motion by Budge second by Cooley and carried by a 5:0 vote; Council adopted Resolution No. 26-2011 with a request from Council Member Budge to have a review of the area in Phase 3 that would include an evaluation of the sidewalks per Council Member Sanders request.

8.6 **Subject:** Resolution Authorizing the City Manager to Execute Construction Contract Change Orders with DeSilva Gates Construction for the International Drive Extension Project in a Combined Amount of $156,789
Recommendation: Adopt Resolution No. 25-2011.
Result of Recommended Action: Adoption of this resolution would authorize the City Manager to execute contract change orders associated with the International Drive Extension Project with DeSilva Gates Construction. The contract change orders (Construction Contract No. 117-2009) would increase the current contract amount from $8,160,485 to $8,317,274.
Staff Report: Cyrus Abhar, Public Works Department

ACTION: Motion by Skoglund second by Budge and carried by a 5:0 vote; Council adopted Resolution No. 25-2011.

9. CONSENT PUBLIC HEARING ITEMS

9.1 **Subject:** Ordinances Amending Certain Sections of Title 16 of the City Municipal Code Suspending Automatically Programmed Annual Program Fee Adjustments for a Period of One Year for Certain Development Impact Fee Programs: Villages of Zinfandel Development Impact Fee, Sunrise Douglas Community Plan Fee, and City Transportation Impact Fee
Recommendation: That Council:
a) Waive first reading and introduce Ordinance No. 1-2011;
b) Waive first reading and introduce Ordinance No. 2-2011; and
c) Waive first reading and introduce Ordinance No. 3-2011. **(Roll Call Vote)**
Result of Recommended Action: Adoption of these ordinances would suspend the automatic annual Construction Cost Index (CCI) inflationary fee adjustments for the three development impact fees for a period of one year, beginning March 1, 2011.
Staff Report: Donna Silva, Finance Department

Mayor McGarvey opened the public comment period. There were no speakers. Mayor McGarvey closed the public comment period.

ACTION: Motion by Cooley second by Budge and carried by a 5:0 roll call vote; Council waived first readings and introduced Ordinance Nos. 1-2011, 2-2011, and 3-2011.

10. PUBLIC HEARING ITEMS

10.1 **Subject:** Resolution Approving the Capital Village Commercial Building Revisions - Project No. DD7097 – Design Review Amendment, Parcels 9, 11, and 12 Subject to the Conditions of Approval, and as Depicted in the Project Plan Submittals
Recommendation: That Council:
a) Determine the project is consistent with the Capital Village, Mitigated Negative Declaration; and
b) Adopt Resolution No. 21-2011.
Result of Recommended Action: Approval would allow for building permit submittals to construct 18,500 square foot medical clinic; a 15,000 square foot retail shell building; a 5,140 square foot retail pad building; and related site improvements according to the project plan submittals.
Staff Report: Jeffrey S. Beiswenger, AICP, Planning Department

Mayor McGarvey opened the public comment period. There were no speakers. Mayor McGarvey closed the public comment period.

ACTION: Motion by Budge second by Cooley and carried by a 5:0 roll call vote; Council adopted Resolution No. 21-2011 with an amendment to Condition of Approval No. 17 to allow a wall be constructed behind the windows at the northeast corner of the clinic building. This will allow an x-ray room be built in this location.

11. REGULAR CALENDAR ITEMS

11.1 **Subject:** Community Redevelopment Agency Resolution Approving Selection of Preferred Developer and Authorize Negotiation of an Exclusive Right to Negotiate Agreement for the Agency Property on the North Side of Folsom Boulevard Between La Loma Drive and Paseo Drive
Recommendation: Adopt Agency Resolution No. CRA-7-2011.
Result of Recommended Action: Adoption of this resolution would approve the selection committee's recommendation to select D & S Development and CFY Development Inc. as the preferred development team for the property on the North side of Folsom Boulevard between La Loma Drive and Paseo Drive. Adoption of the resolution would also authorize the Executive Director to execute an Exclusive Right to Negotiate (ERN) Agreement with the development team.
Staff Report: Micah Runner, Economic Development Department
COUNCIL ACTING AS COMMUNITY REDEVELOPMENT AGENCY

Mayor McGarvey opened the public comment period. There were no speakers. Mayor McGarvey closed the public comment period.

ACTION: Motion by Cooley second by Budge and carried by a 5:0 roll call vote; the Agency adopted Agency Resolution No. CRA-7-2011.

12. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

None

13. CITY MANAGER'S REPORT

Assistant City Manager Joe Chinn reported on the following:

- Announcement of Annual Corporate Report and Cordova Community Volunteers Award Night on February 25, 2011.

14. ADJOURNMENT

Mayor McGarvey adjourned the regular meeting at 8:42 p.m. in memory of the citizens of Rancho Cordova who were the victims of senseless activity on Malaga Way.

Mindy Cuppy

Mindy Cuppy, CMC, City Clerk