CITY OF Rancho Cordova
Incorporated July 1, 2003

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

City Hall
2729 Prospect Park Drive, Rancho Cordova

Monday, September 19, 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 5:41 p.m.

Council Members Present: Budge, Skoglund, Cooley (at 6:12 p.m.), Sander, and Mayor McGarvey

Staff Present: Silva, Lindgren, Cuppy, Kellerman, Downton, Diamond, Holt, Hoffman, Flory, Hayes, Abhar, Maynard, Williams, Chan, Haven, Sparkman, Loveless, Reese, Twist, Campbell, and Cuffe

2. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk announced the meetings video recording and playback schedules.

3. PLEDGE OF ALLEGIANCE

Mayor McGarvey called on Guy Anderson to lead the Pledge.

4. INVOCATION

Pastor PC Walker, First Covenant Church, gave the invocation.

At this point 5:45 p.m. Mayor McGarvey reordered the agenda and took up Agenda Item 11.1.

11.1 **Subject:** Update on Proposed Zip Code Change
Recommendation: Discuss and provide direction on next steps related to the United States Postal Service review of proposed zip code change.
Result of Recommended Action: Council will discuss a strategy to keep the Rancho Cordova community together and provide information to the United States Postal Service.
Staff Report: Joe Chinn and Troy Holt, City Manager's Office

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

- Rod Borba in opposition of this item
- Captain Doug Diamond in opposition of this item
- Eppie Johnson in opposition of this item
- Guy Anderson in opposition of this item
- Wally Morgan in opposition of this item
- Julia Pierce in opposition of this item
- Marilyn Hamm in opposition of this item
- Larry Ladd neutral on this item
- Sheryl Longsworth in opposition of this item
- Conrade Mayer in opposition of this item
- Wayne Hart in opposition of this item
- Rick Sloan in opposition of this item
- Lee Frechette in opposition of this item
- Brian Danzl in opposition of this item
- Chuck Norman in opposition of this item
- Jennifer Kaut in opposition of this item
- Ray Savorn in opposition of this item
- Robert Morgan in opposition of this item

Mayor McGarvey closed the public comment period.

ACTION: Council directed staff to send a DVD to the postmaster with our public comments, keep citizens informed, find out if we can insert ourselves in the USPS process and ask for a public and transparent process from the post office.

At this point 7:12 p.m. Mayor McGarvey reordered the agenda to take Public Comment.

6. PUBLIC COMMENT

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

- Nancy Turner regarding high water rates
- Joy Moon regarding in home supportive service quality
- Carol Willfey regarding increased helicopter activity in the community
- Conrade Mayer regarding volunteerism and involvement in the community
- Jerry Johnson in opposition of proposed zip code change

Mayor McGarvey closed the public comment period.

5. PRESENTATIONS

5.1 Recognition of Council Member Dan Skoglund's Birthday on September 16, 2011.

CELEBRATORY BREAK

At this point 7:21 p.m. Council took a brief recess for refreshments in honor of Council Member Skoglund's birthday. The full council resumed at 7:48 p.m.

7. COUNCIL REPORTS

Council reported on events since the last meeting.

At this point Council Member Budge requested an urgency item be placed on the agenda regarding the Joint Operations Center Relocation Project as Agenda Item 11.3, and requested that the City Council make the finding that the need for immediate action came to the attention of the City after the posting of the agenda..

ACTION: Motion by Budge second by Skoglund and carried by a 5:0 vote; the City Council made the finding that the need for action came to the attention of the City after the posting of the agenda and that action needs to be taken before the next regularly scheduled council 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.

8.1 **Subject:** Meeting Minutes of September 6, 2011.
Recommendation: Adopt Minutes.

8.2 **Subject:** An Ordinance Amending the Folsom Boulevard Specific Plan to Change Regulations Related to Existing Industrial Buildings
Recommendation: Waive second reading and adopt Ordinance No. 11-2011. **(Roll Call Vote)**
Result of Recommended Action: Adoption of this ordinance will amend Section IV of the Folsom Boulevard Specific Plan. The amendment will provide greater flexibility for allowed uses within existing industrial buildings in the Office Professional Mixed Use (OPMU) and Urban Reserve 1 (UR-1) zones. In addition, this amendment will revise the Regulating Plan maps and associated language to provide for more feasible implementation of development within Pulse Points.
Staff Report: Paul Junker and Shannan Loveless, Planning Department

8.3 **Subject:** Ordinance Amending Zoning Code Text
Recommendation: Waive second reading and adopt Ordinance No. 12-2011. **(Roll Call Vote)**
Result of Recommended Action: Adoption of this ordinance would amend procedures, permitted land uses, and development standards within the Zoning Code.
Staff Report: Jeffrey S. Beiswenger, Planning Department

8.4 **Subject:** Pilot Parking Program for American River Parkway Surface Parking Lots Located Within City Boundaries
Recommendation: Receive and file report on feasibility of implementing a pilot parking program for American River Parkway surface parking lots located within city boundaries.
Result of Recommended Action: This report will be filed for future reference and/or action.
Staff Report: Donna Silva, Finance Department

8.5 **Subject:** Resolution Authorizing the City Manager to Execute Contract Change Order with Lund Construction Company in the Amount of $5,496.23 for Construction of the White Rock Community Pathway Project
Recommendation: Adopt Resolution No. 97-2011.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute a contract change order increasing the current contract amount from $99,555.00 to $105,051.23 for the construction of the White Rock Community Pathway Project.
This final change order covers the cost associated with unforeseen conditions encountered during construction, reconciling the quantities of the bid form with the actual quantities placed during construction, and additional installation of a barrier curb for a total of $5,496.23.
Staff Report: Cyrus Abhar, Public Works Department

8.6 **Subject:** Resolution Authorizing the City Manager to Execute Final Contract Change Order with FBD Vanguard Construction Inc. in the Amount of $21,106.60 for Construction of the ADA Sidewalk Repair Project
Recommendation: Adopt Resolution No. 98-2011.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute final contract change order to increase the current contract amount from $121,897.40 to $143,004 for the construction of the ADA Sidewalk Repair Project.
This change order covers the cost associated with unforeseen conditions encountered during construction, reconciling the quantities of the bid form with the actual quantities placed during construction, and five additional sections of damaged sidewalk, curb and gutter locations repaired for a total of $21,106.60
Staff Report: Cyrus Abhar, Public Works Department

8.7 **Subject:** Resolution Approving an Interagency Memorandum of Understanding (MOU) with the City of Sacramento, County of Sacramento and the Sacramento Employment and Training Agency for Operations of the Sacramento Enterprise Zone Project
Recommendation: Adopt Resolution No. 99-2011.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager, or his designee, to sign the Interagency MOU for the Sacramento Enterprise Zone, which includes areas within the City of Rancho Cordova. The purpose of the Interagency MOU is for all four entities to assume their respective cost obligations as set out in the SEZ application. This action is part of the process to receive final designation status with the State.
The Enterprise Zone designation is a tremendous economic opportunity for Rancho Cordova businesses and employees, and a competitive advantage for business attraction and retention. The core of the enterprise zone program is an economic development plan to provide quality employment opportunities for targeted individuals, increase per capita income, reduce unemployment, and encourage economic investment in commercial and industrial areas.
Staff Report: Megan Hoffman, Economic Development Department

9. CONSENT PUBLIC HEARING ITEMS – ROLL CALL VOTE

NONE.

10. PUBLIC HEARING ITEMS

10.1 **Subject:** A Public Hearing to Consider Approval of a Resolution Adopting the 2010-2011 Consolidated Annual Performance and Evaluation Report (CAPER)
Recommendation: Adopt Resolution No. 100-2011.
Result of Recommended Action: The CAPER will be submitted to the US Department of Housing and Urban Development (HUD) in accordance with HUD requirements and timelines.
Staff Report: Reed Flory and Jessica Hayes, Housing Service

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

ACTION: Motion by Budge second by Skoglund and carried by a 5:0 vote; Council adopted Resolution No. 100-2011.

11. REGULAR CALENDAR ITEMS

11.2 **Subject:** Building Permit Fees for Solar Energy Systems
Recommendation: Conduct a policy discussion with regard to building permit fees for residential and non-residential solar energy systems and direct staff to return on a future date with an updated resolution setting building permit fees for PV systems.
Result of Recommended Action: Staff will present a range of fee options for consideration. At a future date, based on Council direction, an updated fee schedule for building permits will be implemented.
Staff Report: Cyrus Abhar, Building and Safety Division

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

ACTION: Motion by Budge second by Skoglund and carried by a 5:0 vote; Council directed staff to establish new reasonable rates for cost recovery

At this point 8:33 p.m. the following individual addressed the Council:

- Craig Osborn in opposition of Agenda Item 11.1 Zip Code Change

ADDED URGENCY ITEM TO REGULAR CALENDAR

11.3 **Subject:** Joint Operations Center Relocation Project

ACTION: Motion by Budge second by Sander and carried by a 5:0 vote; Council directed staff to prepare a letter to Sacramento County regarding the Joint Operations Center Relocation Project requesting them to use an alternate location a site other than adjacent to the American River Parkway.

12. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

None.

13. CITY MANAGER'S REPORT

Chief Building Official Cyrus Abhar reported on Building and Safety Division Update:

- Adapting to a Changing Environment
- Staffing Updates
- Building Permit Activities
- Continued Emphasis on Customer Service
- Support of Strong Neighborhoods
- Increased Usage of Technology
- Fee Booklet
- Ongoing Projects

14. ADJOURNMENT

Mayor McGarvey adjourned the regular meeting in memory of Gene Nugent to closed session in the Community Board Room at 9:36 p.m.

15. CLOSED SESSION – CALL TO ORDER/ROLL CALL

Mayor McGarvey called the closed session to order in the Community Board room at 9:45 p.m.

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

Staff Members Present: Silva, Haven, and Lindgren

16. PUBLIC COMMENT

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

17. CLOSED SESSION

Council adjourned to Closed Session to discuss the following item:

Conference with legal counsel, existing litigation (Government Code Section 54956.9(a))
Community Redevelopment Agency of the City of Rancho Cordova v. The Lily Company, et al.,
Sacramento Superior Court Case No. 34-2009-00043404.

18. OPEN SESSION – REPORT FROM CLOSED SESSION

City Attorney Adam Lindgren reported that there was no reportable action taken in Closed Session.

19. ADJOURNMENT

Mayor McGarvey adjourned the Closed Session at 10:39 p.m.

Mindy Cuppy

Mindy Cuppy, CMC, City Clerk