



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

**City Council Chambers
3121 Gold Canal Drive, Rancho Cordova**

MINUTES

Monday, October 17, 2005

**4:00 P.M. – Study Session
(The Study Session will last until approximately
6:30 p.m. at which time the Regular Meeting will commence.)**

Regular Meeting

STUDY SESSION

Call to Order

Vice Mayor McGarvey called the study session to order at 4:05 p.m.

Present: Council Members Budge, McGarvey, Sander, Skoglund & Mayor Cooley (arrived at 4:22 p.m.)

Staff Present: Gaebler, Abhar, Butler, Hare, Haven, Meyers

Public Comment

The following individual addressed the Council:

- Larry Ladd asked if there were any barriers to “running” purple pipe for gray water.

Study Session Item

1. Water Supply and Delivery Workshop

The following individuals made presentations regarding water supply and delivery for the City:

Herb Niederberger, Division Chief of Sacramento County Department of Water Resources; Kent Craney, Senior Engineer of Sacramento Regional County Sanitation District; Paul Schubert of Golden State Water Company; Samuel Penrod of Aeroject; and Kevin Kelley, of California American Water Company.

OUTCOME: Discussion item only; no action taken.

Study Session adjourned at 6:19 p.m.

REGULAR CONCURRENT MEETING

Call to Order

Mayor Cooley called the meeting to order at 6:42 p.m. and announced the cablecast playback schedule.

Present: Council Members Budge, McGarvey, Sander, Skoglund & Mayor Cooley
Staff Present: Gaebler, Abhar, Butler, Campbell, Hare, Haven, Hersch, Junker, Meyers, Sparkman, Thomas

Pledge of Allegiance

1. Boy Scout Troops 363 and 601 led the Pledge of Allegiance.

Invocation

2. Reverend Christine Leigh-Taylor, St. Clement's Episcopal Church, gave the invocation.

Presentation

3. Planning Director Paul Junker gave the presentation and a brief report on the October 5 Bus Tour of North Bay Area downtowns and town centers.

CONSENT CALENDAR – ROLL CALL VOTE

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

4. **Subject:** Minutes of City Council Meetings:
 - a. Regular Meeting of September 6, 2005
 - b. Special Meeting of September 30, 2005

Recommendation: Adopt Minutes.

5. **Subject:** Second Reading of Ordinance No. 20-2005 Authorizing an Amendment to the Contract to Provide Section 21354.5 (2.7% @ 55 Formula) Between the City Council of the City of Rancho Cordova and the Board of Administration of the California Public Employees' Retirement System

Recommendation: Waive second reading and adopt Ordinance No. 20-2005. (**Roll Call Vote**)

6. **Subject:** Resolution Authorizing the Implementation of the Tobacco Licensing Permit

Recommendation: Adopt Resolution No. 128-2005.

7. **Subject:** Awarding Contract to the Lowest Responsive Bidder Capitol City Tile & Marble Inc. for Ceramic and Stone Tile Trade for the New City Hall

Recommendation: Award contract to Capitol City Tile & Marble Inc.

8. **Subject:** Second Amendment to Existing Contract Between the City and Barnum & Celillo Electric for Electrical and Fire Alarm Trade for the New City Hall

Recommendation: Award second amendment contract to Barnum & Celillo Inc.

ORAL COMMUNICATIONS

9. Public Comment

The following individual(s) addressed the Council:

- Walt Myers complained about police response and the 911 and non-emergency response system used by the Rancho Cordova Police Department.

PUBLIC HEARINGS

At this time, Council reordered the agenda to take Item No. 12 next.

12. **Subject:** Action Items Related to the Formation and Authorization for Bonds of the City of Rancho Cordova Sunridge North Douglas Community Facilities District No. 2005-1

Recommendation: That Council:

- a. Adopt Resolution No. 131-2005 Formation of Community Facilities District and to Levy a Special Tax in Sunridge North Douglas Community Facilities District No. 2005-1
- b. Adopt Resolution No. 132-2005 Deeming it Necessary to Incur Bonded Indebtedness in Sunridge North Douglas Community Facilities District No. 2005-1
- c. Adopt Resolution No. 133-2005 Calling Special Election in Sunridge North Douglas Community Facilities District No. 2005-1
- d. Adopt Resolution No. 134-2005 Declaring Election Results of Sunridge North Douglas Community Facilities District No. 2005-1
- e. Waive First Reading and Introduce Ordinance No. 26-2005 Levying a Special Tax within Sunridge North Douglas Community Facilities District No. 2005-1 (**Roll Call Vote**)

Mayor Cooley said that this is the time and place for the public hearings in this Council's proceedings for Sunridge North Douglas Community Facilities District No. 2005-1. The hearings are to inquire into the formation of the District, the levy of special taxes in the District and the need to incur bonded indebtedness in the District. Mayor Cooley asked if there were any property owners or registered voters in the District who wished to file a written protest. There was no protest filed.

Mayor Cooley opened the hearing.

The following individual addressed the Council on this item:

- Mike Kern said the site is located north and east of Anatolia. There are twelve registered voters and no homes in the area, and taxes are not increased.

City Clerk Lillian Hare announced that one ballot was received from the one property owner and the vote cast was in favor of the District formation.

Mayor Cooley closed the public hearing.

ACTION: Motion by Sander second by Budge and unanimously carried by roll call vote, Council adopted Resolution No. 131-2005 to form a community facilities district and to levy a special tax in Sunridge North Douglas Community Facilities District No.

2005-1; Resolution No. 132-2005 deeming it necessary to incur bonded indebtedness in Sunridge North Douglas Community Facilities District No. 2005-1; Resolution No. 133-2005 calling a special election in Sunridge North Douglas Community Facilities District No. 2005-1.

ACTION: Motion by Sander second by Budge and unanimously carried by roll call vote, Council adopted Resolution No. 134-2005 Declaring Election Results of Sunridge North Douglas Community Facilities District No. 2005-1; and waived first reading and introduced Ordinance No. 26-2005 levying a special tax within Sunridge North Douglas Community Facilities District No. 2005-1.

10. **Subject:** Urgency Ordinance Establishing Permanent Citywide Transportation Impact Fee and Resolution Adopting a Transportation Impact Fee Schedule
Recommendation: Adopt Urgency Ordinance No. 24-2005, Establishing Permanent Citywide Transportation Impact Fee, and Resolution No. 127-2005 Adopting Fee Schedule (Roll Call Vote)

ACTION: Motion by Budge second by McGarvey and unanimously carried, Council continued the item to November 7, 2005.

CONSENSUS: To hold a workshop on this item at 4:00 p.m. on November 7.

11. **Subject:** Urgency Resolution Establishing an Interim Citywide Transportation Impact Fee
Recommendation: Adopt Urgency Resolution No. 126-2005.

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

ACTION: Motion by Budge second by McGarvey and unanimously carried, Council adopted Urgency Resolution No. 126-2005 establishing an Interim Citywide Transportation Impact Fee.

At this time, Council took a brief recess. The full Council reconvened at 8:53 p.m.

13. **Subject:** Mills Shopping Center Design Review
Recommendation: Adopt Resolution No. 125-2005 approving the Design Review for the remodel of Mills Shopping Center, 10303-10379 Folsom Boulevard, RC-04-136, subject to the Findings, Design Review Package, and Conditions of Approval.

Architect Mark Marvelli addressed the Council to outline the exterior renovation and landscaping improvements as follows:

- Variations in the roof line, stone veneer and color schemes
- Enhanced parking lot will be seal-coated and re-stripped and lighting upgrades as needed
- Two new pedestrian pathways to link the commercial buildings and bus routes
- Update landscaping by adding new trees and shrubbery

ACTION: Motion by Budge second by McGarvey and unanimously carried, Council directed staff to submit a letter to Raley's encouraging participation in the design review process and continued the item to November 7, 2005.

14. **Subject:** Summerset Condominiums RC-04-143 Tentative Subdivision Map, Design Review, and Special Development Permit

Recommendation: Adopt Resolution No. 129-2005 approving a Tentative Subdivision Map, Design Review for 34 condominium units and a Special Development Permit to allow for a reduction in setbacks for Summerset Condominiums, Project No. RC-05-143, subject to the Findings, Design Review Package, and Conditions of Approval.

Applicant Chris and Applicant Jerry Schroeder, addressed the Council to report the fence was removed on the first floor to create in depth of setback for mission-style architect building and each unit has a private garage.

Mayor Cooley closed the public hearing.

ACTION: Motion by Sander second by McGarvey and unanimously carried, Council adopted Resolution No. 129-2005 with amendments to the Summerset Condominiums as follows:

- (a) Eliminate the conditions regarding gates due to no gates for the project
- (b) Sacramento Regional County Sanitation District is responsible for replacing damaged items on-site improvements
- (c) Specify generic conditions for front setback related to Special Development Permits
- (d) Flexibility setbacks from streets
- (e) Rebuild sidewalk public frontage along Vehicle Drive

REGULAR CALENDAR

15. **Subject:** Ordinance Regulating Commercial Solid Waste Collection, Transportation or Disposal and Establishing Commercial Solid Waste Collection Franchises

Recommendation: Waive first reading and introduce Ordinance No. 22-2005 regulating Commercial Solid Waste Collection, Transportation or Disposal and Establishing Commercial Solid Waste Collection Franchises, and continue the ordinance to the Council Meeting of November 7, 2005. **(Roll Call Vote)**

CONSENSUS: Continue the ordinance to the Council Meeting of November 7, 2005.

16. **Subject:** Sacramento Transportation and Air Quality Collaborative Memorandum of Understanding (MOU) and Invoice

Recommendation: Authorizing the City Manager to Execute the Sacramento Transportation and Air Quality Collaborative MOU effective July 1 through December 31, 2005 and authorizing the Finance Department to pay the City's operation of the Collaborative in the amount of \$6,558.00.

ACTION: Motion by Cooley second by Budge and unanimously carried, Council approved MOU as amended to (a) delete the third whereas eliminating the six-month extension, and (b) authorize the payment of the invoice of \$6,558.

CORRESPONDENCE

Council Member Budge reported on lifetime achievement award honoring Eppie G. Johnson on October 23, 2005 and requested a proclamation.

Council Member Budge announced the DTSC Groundwater Workshop scheduled on October 25, 2005.

COUNCIL REPORTS

Council Member McGarvey said dry weeds and bushes are a fire hazard in the area of the Mobile Home Country Club community. He said this area needs upkeep to create a safer environment.

COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Council Member Sander requested a report back on police response and communication.

Council Member Budge requested follow-up from the October 17 water supply and delivery workshop by drafting an ordinance for provisions implementing Sample C related to the installation of purple pipes.

Council Member Budge requested a workshop to discuss the Suncreek project.

Council Member Budge requested an ordinance similar to one being considered by the Sacramento County Board of Supervisors dealing with drunk driving accidents by impounding vehicles and mandating rehabilitation classes.

CITY MANAGER'S REPORT

None

CLOSED SESSION

The Council adjourned to Closed Session at 10:23 p.m. for the following purpose:

17. Conference with Legal Council – Anticipated Litigation – Government Code Section 54956.9(b): One potential case.

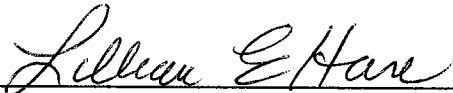
Present in Closed Session were all Council Members; Ted Gaebler, City Manager; Steve Meyers, City Attorney, and Adam Lindgren, Assistant City Attorney.

REPORT FROM CLOSED SESSION

The meeting reconvened into Open Session at 11:00 p.m. The City Attorney advised there was no reportable action from Closed Session.

ADJOURNMENT

The meeting adjourned at 11:01 p.m.



Lillian E. Hare, City Clerk