



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

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

**Monday, December 19, 2005
5:30 P.M. – Regular Meeting**

AMENDED AGENDA

REGULAR MEETING

Call to Order

Roll Call: Council Members Budge, Cooley, Skoglund, Sander & McGarvey

Metro Cable TV Telecast Announcement

Pledge of Allegiance

Invocation

1. Reverend Mike Mitchum, Cordova Neighborhood Church, will give the invocation.

Presentations

2. Swearing-in of New Mayor
3. Presentation to Outgoing Mayor
4. Swearing-in of New Vice Mayor
5. Recognition of Cordova High School Band's Grand Sweepstake Win
6. Report on the Sacramento Transportation & Air Quality Collaborative and Recognition of Dennis Dunn's Service on the Board

ORAL COMMUNICATIONS

7. Public Comment

Citizens wishing to address the Council for any matter on the agenda 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.

CONSENT CALENDAR ITEMS – ROLL CALL VOTE

8. **Subject:** Minutes of City Council Meetings:
 - a. Regular Meeting of November 21, 2005
 - b. Special/Regular Meeting of December 5, 2005**Recommendation:** Adopt Minutes.
9. **Subject:** Second Reading of Ordinance No. 33-2005 Adopting a Permanent Citywide Transportation Impact Fee
Recommendation: Waive second reading and adopt Ordinance No. 33-2005. **(Roll Call Vote)**
Result of Recommended Action: Ordinance No. 33-2005 requires developers to pay the transportation impact fee adopted by the city on November 7, 2005 for each new residential unit that they construct. These funds will be used to build the new roads and traffic improvements needed for the city.
Staff Report: Cyrus Abhar, Public Works Department
10. **Subject:** Awarding Contract to Responsive Bidder Royal Glass Company, Inc. in the amount of \$251,946.00 for window glass at the New City Hall.
Recommendation: Award contract to Royal Glass Company, Inc.
Result of Recommended Action: Award of this contract will allow the installation of window glass at the new city hall building to be completed.
Staff Report: Winfred DeLeon, Building Department
11. **Subject:** Approval of a Parcel Map at 10301 Mills Station Road, Subdivision No. RC-04-113, Subdivision of Lot 214 of Cordova Town North Unit No. 4, 71 BM 11 and Parcel D of 4 PM 11.
Recommendation: Approve the parcel map.
Result of Recommended Action: Approval of this item will result in the recording of the final parcel map.
Staff Report: Cyrus Abhar, Public Works
12. **Subject:** Resolution Creating a Special Tax Area Zone 3 Within the Rancho Cordova Transit-Related Services Special Tax Area for the Capital Village Subdivision RC-04-123 and an Ordinance Establishing a Special Tax for Transit-Related Services for the Capital Village Subdivision Subject to Voter Confirmation
Recommendation: Adopt Resolution No. 147-2005 and waive first reading and introduce Ordinance No. 31-2005. **(Roll Call Vote)**
Result of Recommended Action: Resolution No. 147-2005 will establish a Tax Zone 3 in the city for the Capital Village development at Zinfandel and International and set the date for the transit-related services tax election
Staff Report: Cyrus Abhar, Public Works

13. **Subject:** Resolution of Intention to Form Citywide Landscape Maintenance Community Facilities District No. 2005-2
Recommendation: Adopt Resolution No. 154-2005.
Result of Recommended Action: Resolution No. 154-2005 will declare Council's intention to establish the community facilities district, designate the name of the district, state the Council's intention to levy a special tax to pay for landscape maintenance services, and set a public hearing on this matter for February 6, 2006.
Staff Report: Cyrus Abhar, Public Works
14. **Subject:** Final Report of the Sacramento Transportation and Air Quality Collaborative
Recommendation: Receive the Sacramento Transportation and Air Quality Collaborative agreements and recommendations and accompanying final report.
Result of Recommended Action: Acceptance of this report's agreements and recommendations indicate specific actions that the Collaborative's participants recommend to its sponsoring agencies and will provide direction for inclusion of these materials within the City's long-range planning efforts.
Staff Report: Paul Junker, Planning
- 14a. **Subject:** Resolutions for Reimbursement Agreement between the City and the Community Redevelopment Agency
Recommendation: Adopt Resolution No. 156-2005 and Agency Resolution No. 157-2005.
Result of Recommended Action: Adoption of these resolutions will formalize the City's \$400,000.00 advance loan to the Community Redevelopment Agency as well as establish a mechanism to provide additional funds to the Agency as needed for operating expenses and capital costs.
Staff Report: Bill Thomas, Finance

CONSENT PUBLIC HEARING ITEMS

15. **Subject:** Ordinance Amending Ordinance No. 18-2003 Changing the Functions of "Zoning Administrator" to "Planning Director" for Certain Administrative Approvals. The Planning Director Would be Able to Approve Minor Projects With or Without the Hearings, as Provided in the Zoning Code (**Continued from November 21, 2005 and December 5, 2005**)
Recommendation: Continue to January 17, 2006.
Result of Recommended Action: Continuation of this item will allow staff additional time to respond to questions from the Council regarding the amendments to Ordinance No. 18-2003.
Staff Report: Paul Junker, Planning
16. **Subject:** An Urgency Ordinance Extending Urgency Ordinance No. 24-2005 Adopting a Permanent Citywide Fee Transportation Impact Fee.
Recommendation: Adopt Urgency Ordinance No. 35-2005 extending Urgency Ordinance No. 24-2005 for 30 days. (**Roll Call Vote**)
Result of Recommended Action: Adoption of Urgency Ordinance No. 35-2005 will allow the citywide transportation impact fee to be imposed on new development prior to the permanent ordinance taking effect (Ordinance No. 33-2005 - Agenda Item #9 on this City Council agenda).
Staff Report: Cyrus Abhar, Public Works

17. **Subject:** Abandonment of a 60-Foot Irrevocable Offer of Dedication Along Lots 1, 2, and 7 of Book 29 of Parcel Maps Page 28 Located at the Northwest Corner of Douglas Road and Grant Line Road
Recommendation: Adopt Resolution No. 153-2005
Result of Recommended Action: Resolution No. 153-2005 will allow abandonment of this property. The property is not needed by the city for public improvements.
Staff Report: Cyrus Abhar, Public Works

PUBLIC HEARING ITEMS

18. **Subject:** An Ordinance to Approve a Development Agreement (DA) between the City of Rancho Cordova and the Sunridge Park Limited Partnership for the Sunridge Park Phase II Project, Located South of Douglas and East of Jaeger.
Recommendation: Waive first reading and introduce Ordinance No. 30-2005. **(Roll Call Vote)**
Result of Recommended Action: Ordinance No. 30-2005 authorizes the city to enter into an agreement that will vest the developer's right to build 181 units in exchange for paying the city: \$1,500.00 per unit for renovation of existing parks, \$450.00 per unit for supplemental police services, and other consideration.
Staff Report: Bill Campbell, Planning & Adam Lindgren, City Attorney
19. **Subject:** An Urgency Ordinance Adopting Rancho Cordova Municipal Code Chapter 16.130, Swainson's Hawk Impact Mitigation. This Item Proposes an Urgency Ordinance That Would Immediately Establish Guidelines for Mitigating the Impacts of Urban Development on Swainson's Hawk
Recommendation: Adopt Urgency Ordinance No. 23-2005. **(Roll Call Vote)**
Result of Recommended Action: Urgency Ordinance No. 23-2005 will establish regulations that allow developers to mitigate impacts to Swainson's Hawk through payment of a fee. The fee will be used to purchase suitable habitat for the endangered Swainson Hawk.
Staff Report: Paul Junker, Planning
20. **Subject:** An Ordinance Adopting Rancho Cordova Municipal Code Chapter 16.130, Swainson's Hawk Impact Mitigation. This Initiates the Adoption of a Regular Ordinance that Establishes Guidelines for Mitigating the Impacts of Urban Development on Swainson's Hawk
Recommendation: If Urgency Ordinance is not adopted, waive first reading and introduce Ordinance No. 34-2005. **(Roll Call Vote)**
Result of Recommended Action: Ordinance No. 34-2005 is identical to Urgency Ordinance No. 23-2005. It is recommended for adoption as an option if it is determined that an Urgency Ordinance is not the desired course of action by the Council.
Staff Report: Paul Junker, Planning
21. **Subject:** Ordinance Amending Title I of the Rancho Cordova Zoning Code Regarding Uses that are Illegal under Federal and State Law
Recommendation: Waive first reading and introduce Ordinance No. 29-2005. **(Roll Call Vote)**
Result of Recommended Action: Ordinance No. 29-2005 will clarify that activities which are illegal under Federal and State law may be enforced as violations of the City's Municipal Code.
Staff Report: Steve Meyers, City Attorney

22. **Subject:** An Urgency Ordinance Extending a Moratorium on the Establishment and Operation of Medical Marijuana Dispensaries to Become Effective Immediately
Recommendation: Table and do not adopt the Urgency Ordinance. **(Roll Call Vote)**
Result of Recommended Action: The current moratorium on dispensaries will lapse. The moratorium is no longer necessary because Federal court decisions have confirmed that dispensaries are illegal
Staff Report: Steve Meyers, City Attorney
23. **Subject:** Amending Resolution No. 141-2005 Defining Transit-Related Services for the Rancho Cordova Transit-Related Services Special Tax Area
Recommendation: Adopt Resolution No. 152-2005.
Result of Recommended Action: Resolution No. 152-2005 adds a new paragraph to better define transit-related services.
Staff Report: Cyrus Abhar, Public Works

*** 7:30 P.M. - BREAK**

REGULAR CALENDAR ITEMS

24. **Subject:** Downtown Vision Presentation
Recommendation: Consider survey results and case studies; provide policy direction for the Downtown District.
Result of Recommended Action: By providing direction to staff for defining the Rancho Cordova downtown within the City's General Plan, policy language regarding the downtown will receive further review and consideration during the General Plan public hearing process.
Staff Report: Paul Junker/Pam Johns, Planning
25. **Subject:** Testing the Draft General Plan Land Use Map Against New Data
Recommendation: Provide direction to Planning staff regarding further preparation of the General Plan and revisions to the Draft General Plan Land Use Map
Result of Recommended Action: By providing direction to staff, the City Council will begin its review of the Draft Land Use Map. It is expected that the Council will take action on the Land Use Map in January 2006.
Staff Report: Paul Junker/Pam Johns, Planning
26. **Subject:** Council Member Appointments
Recommendation: Confirm the "Summary of Council Member Appointments for 2006".
Result of Recommended Action: Action on this item will identify and confirm the 2006 list of Council Members appointed to serve on various boards and committees.
Staff Report: Lillian Hare, City Clerk's Department

CORRESPONDENCE

COUNCIL REPORTS

COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

CITY MANAGER'S REPORT

27. City Manager's Office Operations

ADJOURNMENT

UPCOMING MEETINGS	
Tuesday, January 3, 2006	5:30 p.m. – Study Session In lieu of Regular Meeting [On Tuesday due to New Year's Holiday]
Tuesday, January 17, 2006	5:30 p.m. – Regular Meeting [On Tuesday due to Martin Luther King Holiday]
Monday, February 6, 2006	5:30 p.m. – Regular Meeting
Tuesday, February 21, 2006	5:30 p.m. – Regular Meeting [On Tuesday due to Presidents' Day Holiday]

Tonight's meeting of the Rancho Cordova City Council/CRA/RCFC is being telecast on Metro Cable TV, Channel 14, the Government Affairs Channel on the Comcast, SureWest and Strategic Technologies Cable Systems, and will be shown in its entirety. Tune to Metro Cable Channel 14, for playback times. It will be webcast at www.sacmetro cable.tv. 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) 942-0255 or lhare@cityofranhocordova.org at least 48 hours prior to the meeting.

CERTIFICATION OF POSTING OF AGENDA

I, Carolyn Butler, Deputy City Clerk for the City of Rancho Cordova, declare that the foregoing AMENDED agenda for the December 19, 2005 Regular Meeting of the Rancho Cordova City Council/CRA/RCFC was posted and available for review on December 16, 2005 at City Hall of the City of Rancho Cordova, 3121 Gold Canal Drive, Rancho Cordova, California, 95670. The agenda is also available on the city web site at www.cityofranhocordova.org.

Signed this 16th day of December 2005 at Rancho Cordova, California.

Carolyn Butler, Deputy City Clerk