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

City Hall
2729 Prospect Park Drive, Rancho Cordova

Tuesday, January 22, 2008

4:00 P.M. – Study Session
Special Joint Meeting
City Council and Planning Commission
American River Community Room - North

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

MINUTES

A. STUDY SESSION - CALL TO ORDER / ROLL CALL

Mayor Budge called the Special Joint Meeting to order in the American River North Room at 4:20 p.m.

Present:	Council Members Cooley, Sander, Skoglund, and Mayor Budge Planning Commissioners Burke, Cummings, Moe, Savorn, Smith, Vance & Chair Konarski
Absent:	Council Member McGarvey
Staff Present:	Gaebler, Chinn, Leitner, Lehr, Wilson, Johns, Burke, Junker, Haven, Eckert

B. PUBLIC COMMENT

None.

C. STUDY SESSION ITEM

C.1. **Subject**: Discussion of Draft Zoning Code Chapters Regarding Site Planning and Development Standards, Special Use Regulations, and Special Housing Standards and Development Incentives.
Recommendation: Review and Discuss a portion of the Draft Zoning Code.
Result of Recommended Action: Council and Planning Commission comments on the Draft Zoning Code chapters will allow staff to finalize Article 6 – Site Planning and Development Standards, Article 7 – Special Use Regulations, and Article 8 – Special Housing Standards and Development Incentives currently under development by planning department staff. Comments and direction will be solicited, but no formal action is required or anticipated.
Staff Report: Jeff Beiswenger, Planning Department

D. ADJOURNMENT OF STUDY SESSION

Mayor Budge adjourned the special joint meeting in honor of Rancho Cordova Firefighter Calvin Webster at 5:37 pm.

1. REGULAR MEETING – CALL TO ORDER / ROLL CALL

Mayor Budge called the Regular Meeting to order in the David B. Roberts Council Chambers at 5:47 p.m.

Present:	Council Members Sander, Cooley, McGarvey (arrived at 6:49 pm), Skoglund, and Mayor Budge
Absent:	None
Staff Present:	Gaebler, Chinn, Lehr, Lindgren, Abhar, Donaldson, Cuppy, Wilson, Nobriga, Snyder, Pearl, Haven

2. METRO CABLE TV TELECAST ANNOUNCEMENT

The Mayor announced video recording and playback schedules.

3. PLEDGE OF ALLEGIANCE

Art Smith led the Pledge.

4. INVOCATION

Chaplain Gary Fox, Rancho Cordova Law Enforcement, Emergency Responders gave the invocation.

5. PRESENTATIONS

5.1. Introduction of New City Employees:
- Stephanie Nobriga, Administrarive Secretary by Mindy Cuppy, Administrative Support Supervisor; and
- Jeanie Donaldson, Customer Service Specialist by Mindy Cuppy, Administrative Support Supervisor; and
- Sheri Wilson, Deputy City Clerk/Records Coordinator by Brenda Lehr, Interim Assistant City Clerk; and
- Nancy Pearl, Public Relations and Communications Manager by Ted Gaebler, City Manager.

5.2. Presentation by Bruce Forman regarding the City Sponsorship of the 2007 Salmon Festival was not given at this meeting.

5.3. Claudia Goss, Communications Media Officer, Sacramento Area Sewer District, formerly known as County Sanitation District 1 (CSD-1) presented their branding efforts.

6. PUBLIC COMMENT

The following individuals addressed the Council:

- Max Miller presented a plaque to Council in recognition of support and contribution to the Cordova High School Athletic Department
- Jill Stockinger's introduction as the new Library Branch Supervisor

- Al Wilson, Jerry Cotton, Mike Brannon, Johnny Brannon, Diamond Francis on the OK Program, bidding farewell to Don Northcross and their efforts to help better the image of Rancho Cordova

7. COUNCIL REPORTS

Council reported on events since the last meeting.

8. CONSENT CALENDAR ITEMS – ROLL CALL VOTE

ACTION: Motion by Skoglund second by Sander and carried by a 4:0 vote (McGarvey absent), the Consent Calendar Items were approved.

8.1. **Subject:** Minutes of City Council Meetings:
1. Regular Meeting of December 3, 2007
2. Adjourned Regular Meeting of December 3, 2007 (Tuesday, December 4, 2007)
3. Regular Meeting of December 17, 2007
4. Special Meeting of December 19, 2007

Recommendation: Adopt Minutes.

8.2. **Subject**: Ordinance Amending Ordinance No. 22-2005 Relating to the Regulation of Commercial Solid Waste Collection Franchises.
Recommendation: Waive second reading and adopt Ordinance No. 41-2007. **(Roll Call Vote)**
Result of Recommended Action: Adoption of this ordinance will authorize the City Manager to execute a two year extensions to the Non-exclusive Commercial Solid Waste and Recycling Collection Franchises, executed by the City in December of 2005 and amended in December of 2006.
Staff Report: Cyrus Abhar, Public Works Department

8.3. **Subject**: Resolution Creating Special Tax Area Zone 7 and Ordinance Establishing a Special Tax for Transit-Related Services for the BloodSource Laboratory Building.
Recommendation: Adopt Resolution No. 1-2008 and waive first reading and introduce Ordinance No. 2-2008. **(Roll Call Vote)**
Result of Recommended Action: Adoption of the resolution and ordinance will assist the City to meet the costs of providing transit-related services by creating a special tax area zone and establishing a special tax for transit-related services for the BloodSource Laboratory Project.
Staff Report: Cyrus Abhar, Public Works Department

8.4. **Subject**: Approval of Measure A Transportation Expenditure Plans.
Recommendation: That Council:
1. Approve the FY2007/2008 Interest Allocation to the FY2007/2008 Expenditure Plan allocating Measure A revenues to City programs and maintenance, and direct staff to submit the plan to the Sacramento Transportation Authority (STA).
2. Approve the FY2008/2009 Expenditure Plan allocation Measure A revenues to City transportation projects, programs and maintenance, and direct staff to submit the plan to the STA.

Result of Recommended Action: Approval of the Measure A Transportation Expenditure Plans will allocate funding to City Projects and Programs, and allow the City to expend Measure A Sales Tax revenues. Upon approval, the recommended Expenditure Plans will be submitted to STA for revenue and final approval by the STA Board.
Staff Report: Cyrus Abhar, Public Works Department

8.5. **Subject**: Resolution Adopting a Real Estate Acquisition Program.
Recommendation: Adopt Resolution No. 06-2008.
Result of Recommended Action: Adoption of this resolution will establish a Real Estate Acquisition Program and provide policy guidance to enable City staff with contracted real estate consultants to move forward on projects where real estate acquisition is needed. The program is designated to implement best practices for governmental real estate activity, and has been approved as to legal aspects by the City Attorney.
The program represents a professional and cost-effective approach to handling real estate appraisals, acquisitions, and relocation assistance. It relies primarily on real estate professionals who are experts in governmental real estate, but would also include legal consultation wherever necessary, especially in the early stages as detailed processes are decided and documented, and standard forms and agreements are developed.
Staff Report: Cyrus Abhar, Public Works Department

8.6. **Subject**: Resolution Authorizing City Manager to Execute Engineering Design Contract with Jacobs Carter Burgess for the Sunrise Boulevard Improvements (Kiefer Boulevard to Jackson Road Project) in the Amount of $674,621.38.
Recommendation: Adopt Resolution No. 5-2008.
Result of Recommended Action: Upon adoption of this resolution the City Manager will execute the contract with Jacobs Carter Burgess and the project team will move forward with design of the Sunrise Boulevard Improvements Project.
Staff Report: Cyrus Abhar, Public Works Department

8.7. **Subject**: Resolution Authorizing the City Manager to Execute a Memorandum of Agreement between the City of Rancho Cordova and the Army Corps of Engineers in the Amount of $187,000.00.
Recommendation: Adopt Resolution No. 7-2008.
Result of Recommended Action: Approval of this resolution will authorize the City Manager to renew the City's MOA for U.S. Army Corps of Engineers WRDA staff assistance and will allow the Corps to expedite review of permit applications for projects within the City limits.
Staff Report: Paul Junker, Planning Department

8.8. **Subject**: Resolution Authorizing the City Manager to Execute a Contract with InterWest Consulting for GIS Services in the Amount of $65,000.00.
Recommendation: Adopt Resolution No. 8-2008.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute Contract No. 195-2007 between the City of Rancho Cordova and InterWest Consulting in the amount of $65,000 to provide internal GIS services to staff and others related to the City of Rancho Cordova. This will give staff a greater source of information to better service the community.
Staff Report: Jay Hadley, Information Technology Department

8.9. **Subject**: Council Member Appointments to Regional Boards and Commissions for 2008.
Recommendation: That Council Member appointments for 2008 be approved for the listed Boards and Commissions, reflected in the attachment to the staff report.
Result of Recommended Action: Action on this item will confirm the 2008 Rancho Cordova City Council Member appointees and alternates to various boards and commissions within the region to which Rancho Cordova provides leadership representation.
Staff Report: Stacy Leitner, City Clerk's Department

8.10. **Subject**: 2008 City Council Meeting Schedule.
Recommendation: That Council approve its meeting schedule for 2008.
Result of Recommended Action: Action on this item will confirm the 2008 meeting schedule for Rancho Cordova City Council Members.
Staff Report: Brenda Lehr, City Clerk's Department

9. CONSENT PUBLIC HEARING ITEM – ROLL CALL VOTE

Mayor Budge opened the Consent Public Hearing Comment period. There were no speakers. Mayor Budge closed the Consent Public Hearing Comment period.

ACTION: Motion by Cooley second by Skoglund and carried by a 4:0 vote (McGarvey absent), the Consent Public Hearing Items were approved.

9.1. **Subject**: Urgency Ordinance Extending a Temporary Moratorium on the Establishment of New Sexually Oriented Businesses and the Expansion of Existing Sexually Oriented Businesses Pending the Review and Amendment of Zoning Regulations Applicable to Sexually Oriented Businesses.
Recommendation: Adopt Urgency Ordinance No. 4-2008. **(Roll Call and 4/5ths Vote Required)**
Result of Recommended Action: Adoption of this ordinance will extend, for a period of two years, an existing moratorium on the establishment of new, and the expansion of existing, sexually oriented businesses in the City pending the City's update of the Zoning Code and the consideration of new zoning regulations applicable to sexually oriented businesses in the City.
Staff Report: Joe Chapman, City Attorney's Office

9.2. **Subject**: North Douglas II, Project No. RC-05-185, Rezone, Tentative Subdivision Map, Special Development Permit, and Development Agreement, Located within the North Grantline Planning Area of the Adopted General Plan, and Bordered by the North Douglas Subdivision to the South, West of Grant Line Road and South of Aerojet. **(Continued from December 3rd)**
Recommendation: Council continue item to February 19th, at the request of the applicant.
Result of Recommended Action: This action will allow the applicant additional time to prepare their project presentation.
Staff Report: William Campbell, Planning Department

9.3. **Subject**: Aerotec Court, Project No. RC-07-315, Design Review, Located at 11515 Luyung Drive and 3501 Aerotec Court.
Recommendation: Adopt Resolution No. 9-2008.
Result of Recommended Action: Approval of this Design Review will allow construction of two 3,487 sq. ft. light industrial buildings, each with adjacent yards and trash enclosures, and with shared parking and access.
Staff Report: Katja Irvin, Planning Department

10. PUBLIC HEARING ITEMS

None

11. REGULAR CALENDAR ITEMS

11.1. **Subject**: Urgency Ordinance Amending Title 9 of the City Municipal Code, "Public Peace, Morals and Safety," by Adding Chapter 9.91, "Social Host Ordinance."
Recommendation: Adopt Urgency Ordinance No. 1-2008. **(Roll Call and 4/5ths Vote)**
Result of Recommended Action: Adoption of this ordinance will establish regulations pertaining to social hosts in order to prevent minors from consuming alcohol at social gatherings. The ordinance will deter social hosts from allowing the consumption of alcohol by minors by imposing a penalty on hosts which allow such consumption.
Staff Report: Adam Lindgren, City Attorney's Office and Reuben Meeks, Rancho Cordova Police Department

City Attorney Lindgren indicated that staff would update the Council in six months with a report on 1) the usefulness of the ordinance as a law enforcement tool; and 2) any related state regulation resulting from the next legislative cycle.

ACTION: Motion by Cooley second by Skoglund and carried by a 5:0 vote, Council adopted Urgency Ordinance No. 1-2008, with a conforming amendment as proposed by Council Member Cooley clarifying the definition of "Social Host" as any person permitting, allowing or hosting.

11.2. **Subject**: Resolution Establishing a Travel and Reimbursement Policy for City Officials.
Recommendation: Adopt Resolution 9-2008.
Result of Recommended Action: Adoption of this resolution will establish a travel and reimbursement policy for the City Council and the Planning Commission. The policy will establish guidelines and rules for the types of expenses that officials can be reimbursed while engaging in City business.
Staff Report: Ted Gaebler, City Manager's Office and Adam Lindgren, City Attorney's Office

ACTION: Item tabled.

11.3. **Subject**: Rancho Cordova Chamber of Commerce Regarding Fiscal Circumstances for which the City may Provide Interim Solutions.
Recommendation: Consider request and direct appropriate action.
Result of Recommended Action: Council demonstrates its leadership by considering a request from a key membership organization that supports and promotes the economic vitality of Rancho Cordova.
Staff Report: Joe Chinn, City Manager's Office

Council Member Sander recused himself to avoid the appearance of a conflict of interest as he is a current Rancho Cordova Chamber of Commerce Board Member. He left the meeting.

Beth Walters began a presentation on behalf of the Chamber of Commerce.

AT THIS POINT in the meeting a recess was declared. The time was 7:12 p.m. The meeting reconvened at 7:22 p.m. All Council Members except Council Member Sander were present.

City Attorney Lindgren requested that the Council adjourn to Closed Session as a threat of litigation exists relative to the item under consideration.

ACTION: Motion by Cooley second by McGarvey carried by 4:0 vote, Council Member Sander absent for the vote, to adjourn to Closed Session for a Conference with Legal Counsel – Anticipated Litigation Government Code 54956.9 (b) (one case); the need for immediate action having come to the attention of the City after the posting of the agenda:

CLOSED SESSION - ADDED ITEM

Conference with Legal Counsel – Anticipated Litigation Government Code 54956.9 (b) (one potential case)

The time was 7:23 p.m. Present in Closed Session were all Council Members except Council Member Sander; Adam Lindgren, City Attorney; and Ted Gaebler, City Manager. The Council adjourned from Closed Session at 7:34 pm.

The meeting reconvened into Open Session at 7:35 pm. All Council Members except Council Member Sander were present.

REPORT FROM CLOSED SESSION

City Attorney Lindgren stated that there was no reportable action from the Closed Session.

REGULAR CALENDAR CONTINUED

AT THIS POINT in the meeting, the Council resumed consideration of item 11.3.

11.3. **Subject**: Rancho Cordova Chamber of Commerce Regarding Fiscal Circumstances for which the City may Provide Interim Solutions.
Recommendation: Consider request and direct appropriate action.
Result of Recommended Action: Council demonstrates its leadership by considering a request from a key membership organization that supports and promotes the economic vitality of Rancho Cordova.
Staff Report: Joe Chinn, City Manager's Office

Beth Walter continued her presentation.

There were no public speakers for this item.

ACTION: Motion by McGarvey, second by Budge, to approve the request by the Rancho Cordova Chamber of Commerce presented in the report entitled "Reorganization Plan & City Assistance Request."

ACTION: Amendment to the motion by Skoglund, second by Budge, that a $1.00 a year charge be made for each of the three years remaining on the term of the lease contract between the Chamber and the City; staff was directed to review and work on the specific language for the contract documents; the items listed under Number 5 of the "Reorganization Plan & City Assistance Request" were to be restructured to reflect the City's position as lender.

VOTE ON AMENDMENT AND MOTION: Carried 4-0, Council Member Sander absent for the vote.

CONSENSUS: Council consensus that staff approach the Bank of Sacramento with the Chamber of Commerce to discuss the possibility of restructuring the $90,000 outstanding loan between the Bank and the Chamber.

12. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Mayor Budge requested that the City Clerk update and distribute the Council 2X2 list as follows:

Sacramento County – Budge/Skoglund
Cordova Recreation & Park District - Sander/Skoglund
Folsom Cordova Unified School District – Budge/McGarvey
Metro Fire – Budge/McGarvey
SMUD – Budge/Skoglund
Elk Grove Unified School District – Cooley/Sander

13. CITY MANAGER'S REPORT

City Manager Ted Gaebler had no report.

14. CLOSED SESSION

The Council adjourned to Closed Session to discuss the following item:

Conference with Legal Counsel – Anticipated Litigation Government Code 54956.9 (b) (one potential case).

The time was 9:28 p.m. Present in Closed Session were all Council Members; Adam Lindgren, City Attorney; and Ted Gaebler, City Manager. The Council adjourned from Closed Session at 9:45 p.m.

15. OPEN SESSION – REPORT FROM CLOSED SESSION

The meeting reconvened into Open Session at 9:45 p.m. All Council Members were present.
The City Attorney stated that there was no reportable action taken in Closed Session.

16. ADJOURNMENT

Mayor Budge adjourned the meeting at 9:45 p.m. in memory of Calvin J. Webster, former Rancho Cordova Firefighter, and announced a memorial service for Mr. Webster on Saturday, January 26 at 1:00 p.m., in the American River Room at City Hall.

Stacy Leitner

Stacy Leitner, Interim City Clerk