

CONCURRENT MEETING  
CITY COUNCIL/CRA/RCFC

Monday, May 18, 2009

12:00 p.m. – 5:00 p.m. – Budget Workshop  
5:30 p.m. – Regular Meeting

AGENDA



Dan Skoglund, Mayor

Ken Cooley, Vice Mayor

Robert J. McGarvey, Council Member

David Sander, Council Member

Linda Budge, Council Member

## 2009

NOTE: PROPOSED REGULAR CITY COUNCIL MEETING DATES ARE SCHEDULED ON THE 1<sup>ST</sup> AND 3<sup>RD</sup> MONDAY'S OF EACH MONTH UNLESS WHEN FALLING ON A HOLIDAY, THE MEETING WILL BE SCHEDULED ON THE FOLLOWING TUESDAY (THESE DATES ARE SHADED GREY AND ARE SUBJECT TO CHANGE). REFER TO HOLIDAY SCHEDULES BELOW.

| S         | M  | T  | W  | T  | F  | S  | S        | M  | T  | W  | T  | F  | S  | S        | M  | T  | W  | T  | F  | S  |
|-----------|----|----|----|----|----|----|----------|----|----|----|----|----|----|----------|----|----|----|----|----|----|
| JANUARY   |    |    |    |    |    |    | FEBRUARY |    |    |    |    |    |    | MARCH    |    |    |    |    |    |    |
|           |    |    |    |    | 1  | 2  | 1        | 2  | 3  | 4  | 5  | 6  | 7  | 1        | 2  | 3  | 4  | 5  | 6  | 7  |
| 4         | 5  | 6  | 7  | 8  | 9  | 10 | 8        | 9  | 10 | 11 | 12 | 13 | 14 | 8        | 9  | 10 | 11 | 12 | 13 | 14 |
| 11        | 12 | 13 | 14 | 15 | 16 | 17 | 15       | 16 | 17 | 18 | 19 | 20 | 21 | 15       | 16 | 17 | 18 | 19 | 20 | 21 |
| 18        | 19 | 20 | 21 | 22 | 23 | 24 | 22       | 23 | 24 | 25 | 26 | 27 | 28 | 22       | 23 | 24 | 25 | 26 | 27 | 28 |
| 25        | 26 | 27 | 28 | 29 | 30 | 31 | 29       | 30 | 31 |    |    |    |    | 29       | 30 | 31 |    |    |    |    |
| MAY       |    |    |    |    |    |    | JUNE     |    |    |    |    |    |    | JULY     |    |    |    |    |    |    |
| 3         | 4  | 5  | 6  | 7  | 8  | 9  | 1        | 2  | 3  | 4  | 5  | 6  | 7  | 1        | 2  | 3  | 4  | 5  | 6  | 7  |
| 10        | 11 | 12 | 13 | 14 | 15 | 16 | 7        | 8  | 9  | 10 | 11 | 12 | 13 | 5        | 6  | 7  | 8  | 9  | 10 | 11 |
| 17        | 18 | 19 | 20 | 21 | 22 | 23 | 14       | 15 | 16 | 17 | 18 | 19 | 20 | 12       | 13 | 14 | 15 | 16 | 17 | 18 |
| 24        | 25 | 26 | 27 | 28 | 29 | 30 | 21       | 22 | 23 | 24 | 25 | 26 | 27 | 19       | 20 | 21 | 22 | 23 | 24 | 25 |
| 31        |    |    |    |    |    |    | 28       | 29 | 30 |    |    |    |    | 26       | 27 | 28 | 29 | 30 | 31 |    |
| SEPTEMBER |    |    |    |    |    |    | OCTOBER  |    |    |    |    |    |    | NOVEMBER |    |    |    |    |    |    |
|           |    |    | 1  | 2  | 3  | 4  |          |    |    | 1  | 2  | 3  | 4  | 1        | 2  | 3  | 4  | 5  | 6  | 7  |
| 6         | 7  | 8  | 9  | 10 | 11 | 12 | 4        | 5  | 6  | 7  | 8  | 9  | 10 | 8        | 9  | 10 | 11 | 12 | 13 | 14 |
| 13        | 14 | 15 | 16 | 17 | 18 | 19 | 11       | 12 | 13 | 14 | 15 | 16 | 17 | 15       | 16 | 17 | 18 | 19 | 20 | 21 |
| 20        | 21 | 22 | 23 | 24 | 25 | 26 | 18       | 19 | 20 | 21 | 22 | 23 | 24 | 22       | 23 | 24 | 25 | 26 | 27 | 28 |
| 27        | 28 | 29 | 30 |    |    |    | 25       | 26 | 27 | 28 | 29 | 30 | 31 | 29       | 30 |    |    |    |    |    |
| DECEMBER  |    |    |    |    |    |    | JANUARY  |    |    |    |    |    |    | FEBRUARY |    |    |    |    |    |    |
|           |    |    |    |    |    |    |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 6         | 7  | 8  | 9  | 10 | 11 | 12 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 13        | 14 | 15 | 16 | 17 | 18 | 19 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 20        | 21 | 22 | 23 | 24 | 25 | 26 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 27        | 28 | 29 | 30 | 31 |    |    |          |    |    |    |    |    |    |          |    |    |    |    |    |    |

NEW YEAR'S DAY (THURS, JAN 1)  
MARTIN LUTHER KING JR. DAY (MON, JAN 19)  
PRESIDENT'S DAY (MON, FEB 16)  
MEMORIAL DAY (MON, MAY 25)

INDEPENDENCE DAY (FRI, JUL 3 [OBSERVED])  
LABOR DAY (MON, SEP 7)  
VETERAN'S DAY (WED, NOV 11)  
THANKSGIVING DAY (THUR, NOV 26)

DAY AFTER THANKSGIVING (FRI, NOV 27)  
CHRISTMAS EVE (THURS, DEC 24)  
CHRISTMAS DAY (FRI, DEC 25)

## 2010

| S         | M  | T  | W  | T  | F  | S  | S        | M  | T  | W  | T  | F  | S  | S        | M  | T  | W  | T  | F  | S  |
|-----------|----|----|----|----|----|----|----------|----|----|----|----|----|----|----------|----|----|----|----|----|----|
| JANUARY   |    |    |    |    |    |    | FEBRUARY |    |    |    |    |    |    | MARCH    |    |    |    |    |    |    |
|           |    |    |    |    | 1  | 2  |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 3         | 4  | 5  | 6  | 7  | 8  | 9  | 1        | 2  | 3  | 4  | 5  | 6  | 7  | 1        | 2  | 3  | 4  | 5  | 6  | 7  |
| 10        | 11 | 12 | 13 | 14 | 15 | 16 | 7        | 8  | 9  | 10 | 11 | 12 | 13 | 7        | 8  | 9  | 10 | 11 | 12 | 13 |
| 17        | 18 | 19 | 20 | 21 | 22 | 23 | 14       | 15 | 16 | 17 | 18 | 19 | 20 | 14       | 15 | 16 | 17 | 18 | 19 | 20 |
| 24        | 25 | 26 | 27 | 28 | 29 | 30 | 21       | 22 | 23 | 24 | 25 | 26 | 27 | 21       | 22 | 23 | 24 | 25 | 26 | 27 |
| 31        |    |    |    |    |    |    | 28       |    |    |    |    |    |    | 28       | 29 | 30 | 31 |    |    |    |
| MAY       |    |    |    |    |    |    | JUNE     |    |    |    |    |    |    | JULY     |    |    |    |    |    |    |
| 2         | 3  | 4  | 5  | 6  | 7  | 8  | 6        | 7  | 8  | 9  | 10 | 11 | 12 | 4        | 5  | 6  | 7  | 8  | 9  | 10 |
| 9         | 10 | 11 | 12 | 13 | 14 | 15 | 13       | 14 | 15 | 16 | 17 | 18 | 19 | 11       | 12 | 13 | 14 | 15 | 16 | 17 |
| 16        | 17 | 18 | 19 | 20 | 21 | 22 | 20       | 21 | 22 | 23 | 24 | 25 | 26 | 18       | 19 | 20 | 21 | 22 | 23 | 24 |
| 23        | 24 | 25 | 26 | 27 | 28 | 29 | 27       | 28 | 29 | 30 |    |    |    | 25       | 26 | 27 | 28 | 29 | 30 | 31 |
| 30        | 31 |    |    |    |    |    |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| SEPTEMBER |    |    |    |    |    |    | OCTOBER  |    |    |    |    |    |    | NOVEMBER |    |    |    |    |    |    |
|           |    |    | 1  | 2  | 3  | 4  | 3        | 4  | 5  | 6  | 7  | 8  | 9  | 1        | 2  | 3  | 4  | 5  | 6  | 7  |
| 5         | 6  | 7  | 8  | 9  | 10 | 11 | 10       | 11 | 12 | 13 | 14 | 15 | 16 | 7        | 8  | 9  | 10 | 11 | 12 | 13 |
| 12        | 13 | 14 | 15 | 16 | 17 | 18 | 17       | 18 | 19 | 20 | 21 | 22 | 23 | 14       | 15 | 16 | 17 | 18 | 19 | 20 |
| 19        | 20 | 21 | 22 | 23 | 24 | 25 | 24       | 25 | 26 | 27 | 28 | 29 | 30 | 21       | 22 | 23 | 24 | 25 | 26 | 27 |
| 26        | 27 | 28 | 29 | 30 |    |    | 31       |    |    |    |    |    |    | 28       | 29 | 30 |    |    |    |    |
| DECEMBER  |    |    |    |    |    |    | JANUARY  |    |    |    |    |    |    | FEBRUARY |    |    |    |    |    |    |
|           |    |    |    |    |    |    |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 5         | 6  | 7  | 8  | 9  | 10 | 11 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 12        | 13 | 14 | 15 | 16 | 17 | 18 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 19        | 20 | 21 | 22 | 23 | 24 | 25 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 26        | 27 | 28 | 29 | 30 | 31 |    |          |    |    |    |    |    |    |          |    |    |    |    |    |    |

NEW YEAR'S DAY (FRI, JAN 1)  
MARTIN LUTHER KING JR. DAY (MON, JAN 18)  
PRESIDENT'S DAY (MON, FEB 15)  
MEMORIAL DAY (MON, MAY 31)

INDEPENDENCE DAY (SUN, JUL 4)  
LABOR DAY (MON, SEP 6)  
VETERAN'S DAY (THUR, NOV 11)  
THANKSGIVING DAY (THUR, NOV 25)

DAY AFTER THANKSGIVING (FRI, NOV 26)  
CHRISTMAS EVE (FRI, DEC 24)  
CHRISTMAS DAY (SAT, DEC 25)

## 2011

| S         | M  | T  | W  | T  | F  | S  | S        | M  | T  | W  | T  | F  | S  | S        | M  | T  | W  | T  | F  | S  |
|-----------|----|----|----|----|----|----|----------|----|----|----|----|----|----|----------|----|----|----|----|----|----|
| JANUARY   |    |    |    |    |    |    | FEBRUARY |    |    |    |    |    |    | MARCH    |    |    |    |    |    |    |
|           |    |    |    |    | 1  | 2  |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 2         | 3  | 4  | 5  | 6  | 7  | 8  | 6        | 7  | 8  | 9  | 10 | 11 | 12 | 6        | 7  | 8  | 9  | 10 | 11 | 12 |
| 9         | 10 | 11 | 12 | 13 | 14 | 15 | 13       | 14 | 15 | 16 | 17 | 18 | 19 | 13       | 14 | 15 | 16 | 17 | 18 | 19 |
| 16        | 17 | 18 | 19 | 20 | 21 | 22 | 20       | 21 | 22 | 23 | 24 | 25 | 26 | 20       | 21 | 22 | 23 | 24 | 25 | 26 |
| 23        | 24 | 25 | 26 | 27 | 28 | 29 | 27       | 28 |    |    |    |    |    | 27       | 28 | 29 | 30 | 31 |    |    |
| 30        | 31 |    |    |    |    |    |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| MAY       |    |    |    |    |    |    | JUNE     |    |    |    |    |    |    | JULY     |    |    |    |    |    |    |
| 1         | 2  | 3  | 4  | 5  | 6  | 7  | 5        | 6  | 7  | 8  | 9  | 10 | 11 | 3        | 4  | 5  | 6  | 7  | 8  | 9  |
| 8         | 9  | 10 | 11 | 12 | 13 | 14 | 12       | 13 | 14 | 15 | 16 | 17 | 18 | 10       | 11 | 12 | 13 | 14 | 15 | 16 |
| 15        | 16 | 17 | 18 | 19 | 20 | 21 | 19       | 20 | 21 | 22 | 23 | 24 | 25 | 17       | 18 | 19 | 20 | 21 | 22 | 23 |
| 22        | 23 | 24 | 25 | 26 | 27 | 28 | 26       | 27 | 28 | 29 | 30 |    |    | 24       | 25 | 26 | 27 | 28 | 29 | 30 |
| 29        | 30 | 31 |    |    |    |    |          |    |    |    |    |    |    | 31       |    |    |    |    |    |    |
| SEPTEMBER |    |    |    |    |    |    | OCTOBER  |    |    |    |    |    |    | NOVEMBER |    |    |    |    |    |    |
|           |    |    | 1  | 2  | 3  | 4  | 2        | 3  | 4  | 5  | 6  | 7  | 8  | 1        | 2  | 3  | 4  | 5  | 6  | 7  |
| 4         | 5  | 6  | 7  | 8  | 9  | 10 | 9        | 10 | 11 | 12 | 13 | 14 | 15 | 6        | 7  | 8  | 9  | 10 | 11 | 12 |
| 11        | 12 | 13 | 14 | 15 | 16 | 17 | 16       | 17 | 18 | 19 | 20 | 21 | 22 | 13       | 14 | 15 | 16 | 17 | 18 | 19 |
| 18        | 19 | 20 | 21 | 22 | 23 | 24 | 23       | 24 | 25 | 26 | 27 | 28 | 29 | 20       | 21 | 22 | 23 | 24 | 25 | 26 |
| 25        | 26 | 27 | 28 | 29 | 30 |    | 30       | 31 |    |    |    |    |    | 27       | 28 | 29 | 30 |    |    |    |
| DECEMBER  |    |    |    |    |    |    | JANUARY  |    |    |    |    |    |    | FEBRUARY |    |    |    |    |    |    |
|           |    |    |    |    |    |    |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 4         | 5  | 6  | 7  | 8  | 9  | 10 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 11        | 12 | 13 | 14 | 15 | 16 | 17 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 18        | 19 | 20 | 21 | 22 | 23 | 24 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |
| 25        | 26 | 27 | 28 | 29 | 30 | 31 |          |    |    |    |    |    |    |          |    |    |    |    |    |    |

NEW YEAR'S DAY (SAT, JAN 1)  
MARTIN LUTHER KING JR. DAY (MON, JAN 17)  
PRESIDENT'S DAY (MON, FEB 21)  
MEMORIAL DAY (MON, MAY 30)

INDEPENDENCE DAY (MON, JUL 4)  
LABOR DAY (MON, SEP 5)  
VETERAN'S DAY (FRI, NOV 11)  
THANKSGIVING DAY (THUR, NOV 24)

DAY AFTER THANKSGIVING (FRI, NOV 25)  
CHRISTMAS EVE (SAT, DEC 24)  
CHRISTMAS DAY (SUN, DEC 25)





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

**City Hall  
2729 Prospect Park Drive, Rancho Cordova**

**Monday, May 18, 2009**

**12:00 P.M. to 5:00 P.M. – Budget Workshop  
American River Community Room - North**

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

**AGENDA**

**A. BUDGET WORKSHOP – CALL TO ORDER / ROLL CALL**

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

**B. PUBLIC COMMENT**

At a study session or special meeting, citizens wishing to address the Council for any matter on the agenda may do so at the time the matter is discussed. Note, under the provisions of the California Government Code, the City Council is prohibited from discussing or taking action on any unagendized item.

**C. STUDY SESSION ITEM**

**Subject:** Fiscal Year 2009/10 Budget Workshop

**Recommendation:** Review and discuss Proposed Budget with Council and Community.

**Result of Recommended Action:** Staff will incorporate Council direction into final budget document for adoption at the June 1, 2009 City Council meeting.

**Staff Report:** Donna Silva, Finance Department

**Advances Goals:** 1, 4, 6 and 11

**D. ADJOURNMENT OF STUDY SESSION**

**1. REGULAR MEETING – CALL TO ORDER / ROLL CALL**

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

## **2. METRO CABLE TV TELEVISION ANNOUNCEMENT**

The City Clerk will announce the meetings video recording and playback schedules.

## **3. PLEDGE OF ALLEGIANCE**

The Mayor will call on someone in attendance to lead the Pledge.

## **4. INVOCATION**

Paul Thome, Sunriver Church, will give the invocation.

## **5. PRESENTATIONS**

- 5.1 Presentation of Proclamation and Report on Census 2010 to Partnership Specialist Elizabeth Cantu, U.S. Census Bureau.
- 5.2 Presentation of Proclamation to 50 Corridor Executive Director Rebecca Garrison in Recognition of Bike Month (May 2009).
- 5.3 Presentation of Proclamation to Chair Bruce Oulrey, in Support of Bicycle Advocates of Rancho Cordova (BARC).
- 5.4 Presentation of Proclamation to Commissioner Melanie Rochin of Adult Aging Commission in Recognition of Older Americans Month (May 2009).
- 5.5 Presentation of Proclamation to Superintendent Dr. Steven Ladd in Honor of the 50<sup>th</sup> Anniversary of Elk Grove Unified School District.
- 5.6 Presentation of Key to the City to Assembly member Alyson Huber, 10<sup>th</sup> Assembly District by Mayor Dan Skogland.

## **6. PUBLIC COMMENT**

Citizens wishing to address the Council for any matter on the Consent Calendar 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.

## **7. COUNCIL REPORTS**



## **8. CONSENT CALENDAR ITEMS – ROLL CALL VOTE**

- 8.1 **Subject:** Minutes:  
a) Regular Meeting Minutes of May 4, 2009; and  
b) Special Meeting Minutes of May 12, 2009.  
**Recommendation:** Adopt Minutes.
- 8.2 **Subject:** Ordinance Amending Chapter 16.85 of the Rancho Cordova Municipal Code, "Establishment of Development Impact Fees for Measure A Transportation Improvements," Removing Unnecessary Language by Deletion of Section 16.85.140  
**Recommendation:** Waive second reading and adopt Ordinance No. 11-2009. **(Roll Call Vote)**  
**Result of Recommended Action:** Adoption of this ordinance will delete Section 16.85.140 from the Rancho Cordova Municipal Code in order to prevent the Finance Department from having to create unnecessary fund accounts for the collection of development impact fees for Measure A Transportation Improvements.  
**Staff Report:** Cyrus Abhar, Public Works Department  
**Advances Goals:** 2 and 11
- 8.3 **Subject:** Resolution Authorizing Third Contract Amendment with Willdan, Inc. Contract No. 21-2009 for Building Plan Review, Inspection and Permit Services Support to the Building and Safety Department in the Amount of \$500,000 and Extend Contract Term to June 30, 2011.  
**Recommendation:** Adopt Resolution No. 39-2009.  
**Result of Recommended Action:** Adoption of this resolution will authorize the City Manager to execute a third amendment contract with Willdan, Inc. (Contract No. 21-2009) to continue providing building plan review, inspection and permit services support for the Building and Safety Department. The amendment will increase the total contract amount from \$350,000 to \$850,000 and extend the term of service to June 30, 2011.  
**Staff Report:** Cyrus Abhar, Public Works Department  
**Advances Goals:** 4, 6, 7, and 11

## **GROWING STRONG NEIGHBORHOODS**

## **9. CONSENT PUBLIC HEARING ITEMS**

NONE

## **10. PUBLIC HEARING ITEMS**

NONE

## **11. REGULAR CALENDAR ITEMS**

- 11.1 **Subject:** Resolution Finding a Severe Fiscal Hardship will Exist if Additional Local Property Tax Funds are Seized and Additional Unfunded Mandates are Adopted by the State of California  
**Recommendation:** Adopt Resolution No. 40-2009.  
**Result of Recommended Action:** If the resolution is adopted, Council directs staff to send copies of Resolution No. 40-2009 to the Governor, our State Legislators, and the League of California Cities.  
**Staff Report:** Joe Chinn, City Manager's Office and Donna Silva, Finance Department  
**Advances Goals:** 4, 9 and 11



- 11.2 **Subject:** Report Back on Ordinance to Ban Plastic Bags in Grocery Stores and Retail Outlets in Rancho Cordova  
**Recommendation:** Provide direction to staff regarding the next steps for the imposition of a plastic bag ban in Rancho Cordova.  
**Result of Recommended Action:** If directed to proceed by Council, staff will prepare an ordinance to ban the use of plastic bags in grocery stores and retail outlets in Rancho Cordova. The ban intends to reduce plastic bag litter in the environment, protect wildlife, and reduce waste disposal in landfills.  
**Staff Report:** Cyrus Abhar, Public Works Department and Steve Harriman, Public Works Department  
**Advances Goals:** 1, 8, 10, and 13

## 12. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

## 13. CITY MANAGER'S REPORT

## 14. ADJOURNMENT

### ADDITIONAL INFORMATION

UNLESS THE COUNCIL ADOPTS A MOTION TO EXTEND THE MEETING, ANY ITEM THAT IS NOT INITIATED BEFORE 11 P.M. WILL BE CONTINUED TO THE NEXT DAY AT 5:30 P.M. OR SCHEDULED ON THE NEXT REGULAR MEETING AGENDA OF THE COUNCIL.

Public documents related to items on the open session portion of this agenda, which are distributed to the City Council less than 72 hours prior to the meeting, shall be available for public inspection at the time the documents are distributed to the Council. Documents are available for inspection at the City Clerk's office located in Rancho Cordova City Hall.

The agenda items are accessible on the City's website at [www.cityofranhocordova.org](http://www.cityofranhocordova.org) on Thursdays prior to the Regular City Council Meeting.

| CITYWIDE GOALS - (Adopted March 20, 2006) |                                                                   |
|-------------------------------------------|-------------------------------------------------------------------|
| 1.                                        | Foster a Positive Image of Rancho Cordova                         |
| 2.                                        | Improve Transportation & Connectivity                             |
| 3.                                        | Champion Employee Development & High Performance Work Environment |
| 4.                                        | Ensure the Availability of the Best Public Services in the Region |
| 5.                                        | Establish a Vibrant Downtown                                      |
| 6.                                        | Ensure a Safe Community                                           |
| 7.                                        | Improve the Quality of Housing In Rancho Cordova                  |
| 8.                                        | Sustain a Livable Community                                       |
| 9.                                        | Drive Diverse Economic Opportunities                              |
| 10.                                       | Foster Responsible Citizenship                                    |
| 11.                                       | Practice Sound Fiscal Management                                  |
| 12.                                       | Establish Logical (City) Boundaries                               |
| 13.                                       | Continue To Provide Regional Leadership                           |

| <b>UPCOMING MEETINGS</b>      |                                                                                                                                             |
|-------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Monday, June 1, 2009</b>   | <b>12:00-5:00 p.m. Budget Workshop Study Session (if needed)</b><br><b>5:30 p.m. Regular Meeting</b>                                        |
| <b>Monday, June 15, 2009</b>  | <b>4:00 p.m. Study Session on Energy Efficiency and Conservation Block Grant Discussion - TENTATIVE</b><br><b>5:30 p.m. Regular Meeting</b> |
| <b>Tuesday, June 30, 2009</b> | <b>5:30 p.m. Work Session on Discussion of Kilgore Cemetery Design Alternatives</b>                                                         |
| <b>Monday, July 6, 2009</b>   | <b>5:30 p.m. Regular Meeting</b>                                                                                                            |
| <b>Tuesday, July 14, 2009</b> | <b>5:30 p.m. Special Meeting (Subject To Be Determined)</b>                                                                                 |
| <b>Monday, July 20, 2009</b>  | <b>5:30 p.m. Regular Meeting</b>                                                                                                            |

If you have any technical questions related to the agenda items, please contact the appropriate department as follows:

| <b>DEPARTMENTAL GENERAL TELEPHONE NUMBERS</b>            |                |
|----------------------------------------------------------|----------------|
| Building Department                                      | (916) 851-8760 |
| City Attorney's Office                                   | (916) 556-1531 |
| City Clerk's Department                                  | (916) 851-8720 |
| City Manager's Office                                    | (916) 851-8800 |
| Communications Department                                | (916) 851-8791 |
| Economic Development Department                          | (916) 851-8780 |
| Finance Department                                       | (916) 851-8730 |
| Human Resources Department                               | (916) 851-8740 |
| IT Department                                            | (916) 851-8700 |
| Neighborhood Services – Animal Services                  | (916) 851-8770 |
| Parks & Recreation (Cordova Recreation & Parks District) | (916) 362-9602 |
| Planning Department                                      | (916) 851-8750 |
| Public Works Department                                  | (916) 851-8710 |
| Rancho Cordova Police Department                         | (916) 875-9673 |
| Redevelopment Department                                 | (916) 851-8780 |
| Sac Metro Fire District                                  | (916) 566-4000 |

The Rancho Cordova City Council/CRA/RCFC will be videotaped in its entirety and will be cablecast without interruption on Metro Cable 14, the Government Affairs Channel on the Comcast, SureWest and Strategic Technologies Cable Systems. Closed Captioning will be available on the playback cablecast. Tune to Metro Cable Channel 14, for playback times. A VHS copy is available for check out from any library branch, a DVD copy is available from the City Clerk's Department, and a webcast of this meeting will be available for viewing via Granicus Video Streaming from the City's website within 48 hours of adjournment of this meeting. 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) 851-8720 at least 48 hours prior to the meeting.



### **CERTIFICATION OF POSTING OF AGENDA**

I, Mindy Cuppy, City Clerk for the City of Rancho Cordova, declare that the foregoing agenda for the May 18, 2009 Special and Regular Meeting of the Rancho Cordova City Council/CRA/RCFC was posted and available for review on May 14, 2009 at City Hall of the City of Rancho Cordova, 2729 Prospect Park Drive, Rancho Cordova, California, 95670. The agenda is also available on the city web site at [www.cityofranchocordova.org](http://www.cityofranchocordova.org).

Signed this 14<sup>th</sup> day of May 2009 at Rancho Cordova, California.

  
**Mindy Cuppy, City Clerk**



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

**City Hall  
2729 Prospect Park Drive, Rancho Cordova**

**Monday, May 4, 2009**

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

**MINUTES**

**1. REGULAR MEETING – CALL TO ORDER / ROLL CALL**

Mayor Skoglund called the regular meeting to order in the David B. Roberts Council Chambers at 5:43 p.m.

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

Staff Present: Gaebler, Lindgren, Cuppy, Lehr, Reece, Canfield, Silva, Junker, Beiswenger, Sparkman, Abhar, Thomas, Hadley, Flory, Bontrager, Lt. Gonzalez, Pearl, Chinn, Hall, Blair, Haven, Campbell, and Santini

**2. METRO CABLE TV TELEVISION ANNOUNCEMENT**

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

**3. PLEDGE OF ALLEGIANCE**

The Mayor called on Ernest Vance to lead the Pledge.

**4. INVOCATION**

Grant Cox, First Covenant Church gave the invocation.

**5. PRESENTATIONS**

5.1 Vice Mayor Cooley presented a proclamation to Senior Engineer Elizabeth Sparkman and Information Technology Manager Jay Hadley in support of Public Service Recognition Week, May 4-10, 2009.

5.2 Council Member Budge presented a proclamation to Chief Building Official Cyrus Abhar in support of Building Safety Week, May 3-9, 2009.

**AGENDA ITEM 8.1**



- 5.3 Mayor Skoglund presented a proclamation to City Clerk Mindy Cuppy and Deputy City Clerk Brenda Lehr in support of Municipal Clerks Week, May 3-9, 2009.

## **6. PUBLIC COMMENT**

The following individuals addressed the Council:

- Robert Sander on Birth and Beyond Program.
- Don Hornby asked for support by Council to consider revising a temporary use permit restrictions to allow a banner to be hung for six to eight months vs. four months and add additional street lighting at River Point Park Apartment 2051 West La Loma Drive.
- Conrad Mayer spoke on memories and vision of the City's first Mayor, the late Dave Roberts.

## **7. COUNCIL REPORTS**

Council reported on events since the last meeting.

## **8. CONSENT CALENDAR ITEMS – ROLL CALL VOTE**

**ACTION:** Motion by Budge second by McGarvey and carried by a 5:0 roll call vote; Council approved the consent calendar.

- 8.1 **Subject:** Regular Meeting Minutes of April 20, 2009.

**Recommendation:** Adopt Minutes.

- 8.2 **Subject:** Quarterly Treasurer's Report – March 31, 2009

**Recommendation:** This report is informational only. It is recommended that the report be received and filed.

**Result of Recommended Action:** This report provides 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 Authorizing the City Manager to Execute Three Public Works Department On-Call Emergency and On-Going Transportation Maintenance Services Agreements in the Amount of \$750,000 with Granite Construction (Contract No. 46-2009), MCE (Contract No. 47-2009), and Teichert Construction (Contract No. 48-2009)

**Recommendation:** Adopt Resolution No. 38-2009.

**Result of Recommended Action:** Adoption of this resolution will authorize the City Manager to execute three Public Works Department on-call emergency and ongoing transportation maintenance services agreements for \$250,000 each. The total contracted amount will be in an amount not to exceed \$750,000.

**Staff Report:** Cyrus Abhar, Public Works Department

## **9. CONSENT PUBLIC HEARING ITEMS – ROLL CALL VOTE**

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

**ACTION:** Motion by Budge second by Cooley and carried by a 5:0 roll call vote, Council waived first reading and introduced Ordinance No. 11-2009.

- 9.1 **Subject:** Ordinance Amending Chapter 16.85 of the Rancho Cordova Municipal Code, "Establishment of Development Impact Fees for Measure A Transportation Improvements," Removing Unnecessary Language by Deletion of Section 16.85.140  
**Recommendation:** Waive first reading and introduce Ordinance No. 11-2009. **(Roll Call Vote)**  
**Result of Recommended Action:** Adoption of this ordinance will delete Section 16.85.140 from the Rancho Cordova Municipal Code in order to prevent the Finance Department from having to create unnecessary fund accounts for the collection of development impact fees for Measure A Transportation Improvements.  
**Staff Report:** Cyrus Abhar, Public Works Department

## 10. PUBLIC HEARING ITEMS

- 10.1 **Subject:** Resolution Approving the 2009-10 Community Development Block Grant (CDBG) Action Plan and Authorizing the City Manager to Submit the 2009-10 CDBG Action Plan, Standard Form 424, and Certifications to U.S. Department of Housing and Urban Development (HUD) to Receive \$682,662 in CDBG Funding  
**Recommendation:** Adopt Resolution No. 37-2009 authorizing the City Manager to submit the following documents:  
1. 2009-10 CDBG Action Plan;  
2. Standard Form 424; and  
3. Various certifications required by HUD.  
**Result of Recommended Action:** Adoption of this resolution will allow the City Manager to submit the required documentation to receive \$682,662 in CDBG funding for Fiscal Year 2009-10 for housing and community development projects, and to reallocate CDBG program income and unspent funds from previous program years.  
**Staff Report:** Reed Flory, Economic Development Department, Housing Services Division

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

**ACTION:** Motion by Budge second by McGarvey and carried by a 5:0 vote, Council adopted Resolution No. 37-2009 authorizing the City Manager to submit the 2009-10 CDBG Action Plan, Standard Form 424, and various certifications required by HUD.

## 11. REGULAR CALENDAR ITEMS

- 11.1 **Subject:** Folsom Boulevard Specific Plan Relief Plan  
**Recommendation:** That Council directs staff to process the draft relief language to the Planning Commission for formal adoption.  
**Result of Recommended Action:** The proposed amendment of the Folsom Boulevard Specific Plan will provide land use flexibility for previously commercial zoned properties that were changed to Medium Density Residential and extending the non-conforming use time provisions from six months to 18 months.  
**Staff Report:** William Campbell, Planning Department

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

**ACTION:** Motion by McGarvey second by Cooley and carried by a 4:1 vote (Skoglund dissenting), Council directed staff to process the draft relief language to the Planning Commission for formal adoption.



11.2 **Subject:** Approval of Folsom Boulevard Design Review Board for the Folsom Boulevard Specific Plan (Expedited Review) (**CONTINUED FROM APRIL 6<sup>TH</sup>**)

**Recommendation:** That Council authorizes the preparation of updates to the Municipal Code to create a Design Review Board (DRB) for projects within the Folsom Boulevard Specific Plan and to initiate the recruitment process for DRB members.

**Result of Recommended Action:** Authorization will allow staff to prepare updates to the Municipal Code that will establish the Folsom Boulevard Design Review Board. Specific changes to the Municipal Code will be considered and acted upon by the City Council at a future meeting; additionally, the authorization will allow staff to begin soliciting applications from qualified design professionals to serve on the DRB.

**Staff Report:** Jeff Beiswenger, Planning Department

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

**ACTION:** Motion by Budge second by McGarvey and carried by a 5:0 vote, Council authorized the preparation of updates to the City of Rancho Cordova Municipal Code to create a Design Review Board (DRB) for projects within the Folsom Boulevard Specific Plan and to initiate the recruitment process for DRB members.

**AT THIS POINT:** Council took a brief recess at 7:27 p.m. The full Council reconvened at 7:54 p.m.

11.3 **Subject:** Resolution Increasing Parking Violation Fines

**Recommendation:** Adopt Resolution No. 1-2009

**Result of Recommended Action:** Adoption of this resolution will result in an increase of parking violation fines to match the County of Sacramento update done on July 15, 2008 (County Resolution No. 2008-0781)

**Staff Report:** Reuben Meeks, Rancho Cordova Police Department

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

**ACTION:** Motion by Budge second by McGarvey and carried by a 5:0 vote, Council adopted Resolution No. 1-2009.

11.4 **Subject:** Update of Rio del Oro Project

**Recommendation:** Provide Council with update.

**Result of Recommended Action:** Per the recommendation of Council Member Budge at the April 20<sup>th</sup> meeting, staff is bringing back an update of the Rio del Oro project for Council review.

**Staff Report:** Joe Chinn, City Manager's Office

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

- Tim Taron provided comments and concerns on project update and future progress.
- Martha Lofgren provided comments and concerns on update and future progress.

Mayor Skoglund closed the public comment period.

**ACTION:** Motion by Sander second by Cooley and carried by a 5:0 vote, Council agreed to continue the Rio del Oro Project Subcommittee with current members, Mayor Dan Skoglund and Council Member Budge, subject to providing ongoing guidance to the

entire Council of discussion points.

**ACTION:** By Council consensus the outstanding bill shall be paid prior to approving either limited or full entitlement; transportation, retail, and parks are priorities the subcommittee will be discussing.

## **12. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS**

The following Council members requested Future Agenda Items:

- Council member Budge requests that a report back from the City Attorney's office on the proposed Plastic Bag Ban ordinance be brought back to Council. This item was scheduled for an update on May 18<sup>th</sup>.

## **13. CITY MANAGER'S REPORT**

City Manager Ted Gaebler reported on the following:

- Congratulated the City for winning the SWEL Award.
- Congratulated Dawn Becker on her successful completion of ICC Permit Technician Certification.
- Supports and recognizes Public Service Week.
- Attending American Society for Public Administration (ASPA) annual dinner and presenting the Public Administrator of the Year award to Citrus Heights City Manager Henry Tingle.
- Attending Sacramento Valley Division Quarterly Meeting.
- May 18<sup>th</sup> from 12:00 p.m. to 5:00 p.m. will be a dedicated Budget Workshop.
- Population numbers show Rancho Cordova citizen growth to 61,817 at a rate of 1.87%.
- Council dark day scheduled for August 3<sup>rd</sup>. This meeting has been cancelled.

## **14. ADJOURNMENT**

Mayor Skoglund adjourned the regular meeting at 10:39 p.m.

---

Mindy Cuppy, City Clerk





## **SPECIAL MEETING**

**City Hall  
2729 Prospect Park Drive, Rancho Cordova**

**Tuesday, May 12, 2009  
5:30 p.m.**

**Joint Work Session  
City Council and Planning Commission  
American River North Community Room**

**Closed Session  
Coloma Conference Room**

## **MINUTES**

### **JOINT WORK SESSION**

Mayor Skoglund called the joint special meeting to order at 5:38 p.m.

Council Members Present: Budge, McGarvey, Sander, Cooley (absent from meeting from 6:35 p.m. to 8:05 p.m.) and Mayor Skoglund

Planning Commissioners Present: Burke, Cummings, Konarski (joined meeting at 6:31 p.m.) Johnson (joined meeting at 5:42 p.m.), Vance, Vice Chair Savorn and Chair Moe

Staff Present: Gaebler, Lindgren, Cuppy, Abhar, Junker, Haven, Beiswenger, Flory, Chinn, and Silva

### **Work Session Topics**

#### **1. Zoning Code Updates Related to Electronic Signs; and Updates to Folsom Boulevard Specific Plan**

Oral Communications:

- Jerry Koshman in opposition of the item.
- Vince Mirabile in opposition of the item.
- Alcides Gonzalez in opposition of the item.
- Gavin Dillon in opposition of the item.

**ACTION:** Discussion item only; no action taken.

#### **2. Discussion of Kilgore Cemetery Design Alternatives**

**ACTION:** Due to the lateness of the hour, there was no discussion of this item.

### **CLOSED SESSION**

Due to the lateness of the hour, Council did not adjourn to Closed Session to discuss the following item:

Conference with Legal Counsel – Existing Litigation – Government Code Section 54956.9(a) – (one case) – Name of case: California Native Plant Society v. City of Rancho Cordova et al; Case No. 07CS01311.

### **OPEN SESSION – REPORT FROM CLOSED SESSION**

No report out from City Attorney due to no Closed Session being held.

### **ADJOURNMENT**

Mayor Skoglund adjourned the joint special meeting at 8:30 p.m.

---

Mindy Cuppy, City Clerk





**CITY OF RANCHO CORDOVA**

**ORDINANCE NO. 11-2009**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RANCHO CORDOVA  
AMENDING CHAPTER 16.85, "ESTABLISHMENT OF DEVELOPMENT IMPACT FEES FOR  
MEASURE A TRANSPORTATION IMPROVEMENTS," OF THE RANCHO CORDOVA  
MUNICIPAL CODE TO REMOVE UNNECESSARY LANGUAGE**

**WHEREAS**, on January 20, 2009, the Council adopted Ordinance No. 1-2009 adding Chapter 16.85, "Establishment of Development Impact Fees for Measure A Transportation Improvements," to the Rancho Cordova Municipal Code; and

**WHEREAS**, Chapter 16.85 establishes the procedures for the collection of the development impact fees for Measure A Transportation Improvements; and

**WHEREAS**, Section 16.85.140, "Creation of Funds," requires that the City create new separate special funds and accounts for the revenue generated by the fees; and

**WHEREAS**, the Finance Director has determined it is unnecessary to create new funds and that the revenues shall be tracked using existing financial accounts; and

**WHEREAS**, it has been determined that the existing language in Section 16.85.140 is unnecessary and should be deleted in order to avoid confusion.

**THE CITY COUNCIL OF THE CITY OF RANCHO CORDOVA DOES ORDAIN AS FOLLOWS:**

**Section 1.** Section 16.85.140, "Creation of Funds," of Chapter 16.85, "Establishment of Development Impact Fees for Measure A Transportation Improvements," of the Rancho Cordova Municipal Code is hereby deleted in its entirety.

~~16.85.140 Creation of Funds:~~

~~A. — The fees established and collected pursuant to this chapter shall be deposited in the following separate special funds and accounts created specifically to hold the revenue generated by such fees. Said collected fees shall be deposited, managed, and maintained pursuant to the provisions of Section 66006 of the Government Code. Moneys within such fund may be used solely for the purposes set forth in Section 16.85.150 of this chapter. In this regard, the following special funds are created and established:~~

~~—— 1. — Measure A transportation impact fee fund for the deposit and collection of the Measure A transportation impact fee.~~

~~—— 2. — Measure A administration fee fund for the deposit and collection of the Measure A administration fee.~~

~~B. — The City Public Works Director, or his or her designee, shall have the authority to rename funds and create new funds, as such funds may become necessary or appropriate through the adoption of any fee resolution or through any amendment to the financing plan, expenditure plan and/or nexus study as referenced in subsection A of Section 16.85.040 of this chapter.~~

**AGENDA ITEM 8.2**



**Section 2. Effective Date**

Within fifteen (15) days after adoption, a Summary of this Ordinance shall be published once in the Grapevine Independent, or the Sacramento Bee, a newspaper of general circulation printed and published in Sacramento County and circulated in the City of Rancho Cordova, in accordance with Government Code Section 36933. This Ordinance shall take effect and be enforced thirty (30) days after its adoption.

**PASSED AND ADOPTED** by the City Council of the City of Rancho Cordova on the \_\_\_\_ day of \_\_\_\_, 2009 by the following vote:

**AYES:**

**NOES:**

**ABSENT:**

**ABSTAIN:**

\_\_\_\_\_  
Dan Skoglund, Mayor

**ATTEST:**

\_\_\_\_\_  
Mindy Cuppy, City Clerk

## MEMORANDUM



**DATE:** May 18, 2009  
**TO:** Honorable Mayor and Council Members  
**FROM:** Cyrus Abhar, Public Works Director  
**SUBJECT:** RESOLUTION AUTHORIZING THIRD CONTRACT AMENDMENT WITH  
WILLDAN, INC. (CONTRACT NO. 21-2009)

---

### RECOMMENDATION

Adopt Resolution No. 39-2009.

### RESULT OF RECOMMENDED ACTION

Adoption of this resolution will authorize the City Manager to execute the third amendment with Willdan, Inc. (Contract No. 21-2009) to continue providing on-call building plan review and inspection services support for the Building and Safety Department. The amendment will increase the total contract amount by \$500,000 from \$350,000 to \$850,000 and extend the term of service to June 30, 2011.

### BACKGROUND

In July 2005, the City entered into an agreement with Willdan, Inc. to provide on-call plan review, inspection services and technical support to the Building and Safety Division. Since that time, the contract has had two contract amendments which increased the contract amount to \$350,000 and extended the term of service to July 1, 2008. In evaluating work performed under the existing contract and forecasting the potential work effort that will need to be done over the next two years, it is necessary to increase the current limit from \$350,000 to \$850,000 and extend the expiration date to June 30, 2011. The work covered by this contract is funded by building permit fees and cost recovery.

Willdan, Inc. has provided plan review and on-call technical support to the City since 2005. This on-call contract will allow services to continue.

### ATTACHMENT

Resolution No. 39-2009.



**CITY OF RANCHO CORDOVA**

**RESOLUTION NO. 39-2009**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CORDOVA  
AUTHORIZING THE CITY MANAGER TO EXECUTE A THIRD AMENDMENT CONTRACT  
WITH WILLDAN, INC.**

**WHEREAS**, on July 1, 2005, the City of Rancho Cordova executed Contract 30-2005 with Willdan, Inc. to provide building plan review and inspection services to the Building and Safety Division; and

**WHEREAS**, the City evaluated the need for services and executed contract amendments (Contract No. 95-2007 on May 10, 2007 [1<sup>st</sup> Amendment] and Contract No. 25-2008 on December 7, 2007 [2<sup>nd</sup> Amendment]) bringing the total contract amount to \$350,000; and

**WHEREAS**, continuance of these services will exceed the existing contract maximum; and

**WHEREAS**, the City wishes to extend the contract amount to \$850,000 and extend the term of services to June 30, 2011; and

**WHEREAS**, those services will exceed the maximum amount the City Manager has the authorization to approve.

**NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF RANCHO CORDOVA** authorizes the City Manager to execute a third contract amendment with Willdan, Inc. (**Exhibit A**) in a form approved by the City Attorney.

**PASSED AND ADOPTED** by the City Council of the City of Rancho Cordova on the \_\_\_\_ day of \_\_\_\_, 2009 by the following vote:

**AYES:**

**NOES:**

**ABSENT:**

**ABSTAIN:**

\_\_\_\_\_  
Dan Skoglund, Mayor

**ATTEST:**

\_\_\_\_\_  
Mindy Cuppy, City Clerk

**THIRD AMENDMENT TO THE CONSULTING SERVICES AGREEMENT  
BETWEEN THE CITY OF RANCHO CORDOVA AND WILL DAN, INC.**

This Third Amendment to the Agreement for Consultant Services ("Third Amendment") is made by and between the City of Rancho Cordova ("City") and Willdan, Inc. ("Consultant") as of May 18, 2009.

**RECITALS**

**WHEREAS**, the parties have previously entered into a consultant services agreement ("CSA") dated July 1, 2005, first amendment dated May 10, 2007, and second amendment dated December 7, 2007, for the purpose of providing building plan review and inspection services; and

**WHEREAS**, Consultant shall provide to the City the services described in the Scope of Services attached as Exhibit A of the original contract; and

**WHEREAS**, the parties agree that changes to the basic services and consultant compensation provided for in the CSA (as those items are defined in the CSA) are necessary in order to reflect the need for additional consulting services listed in Exhibit A;

**NOW, THEREFORE**, the parties hereto agree as follows:

**AGREEMENT**

1. The Parties agree to modify the end date of the CSA to June 30, 2011. The first sentence of Section 1.1 of the CSA, "Term of Service," is amended to read as follows:

"The term of this Agreement shall begin on the date first noted above and shall end on June 30, 2010, and Consultant shall complete the work described in Exhibit A prior to that date; unless the term of the Agreement is otherwise terminated or extended, as provided in Section 8."

2. Section 2 of the CSA, "Compensation". This amount shall now be amended to read as "Eight Hundred Fifty Thousand Dollars (\$850,000). The Parties agree to amend Section 2 of the CSA in order to increase the compensation amount to pay Consultant for additional services.
3. The document entitled "Scope of Work," attached hereto as Exhibit A, shall supplement the CSA's Exhibit A.
4. The document entitled "Compensation Schedule," attached hereto as Exhibit B, shall replace and supersede the CSA's Exhibit B.
5. All other terms and conditions in the CSA shall remain in full force and effect to the extent they are not in conflict with this Amendment.

6. The signatures of the parties to this Amendment may be executed and acknowledged on separate pages or in counterparts which, when attached to this Amendment, shall constitute this as one complete Amendment.

**IN WITNESS WHEREOF**, the Parties have executed this Agreement on the day and year first above written.

**CITY OF RANCHO CORDOVA**

**WILLDAN, INC.**

\_\_\_\_\_  
**Ted A. Gaebler, City Manager**

\_\_\_\_\_  
**Morton August, Senior Vice President**

Date: \_\_\_\_\_

Date: \_\_\_\_\_

Attest:

\_\_\_\_\_  
**Mindy Cuppy, City Clerk**

Date: \_\_\_\_\_

Approved as to Form:

\_\_\_\_\_  
**Adam Lindgren, City Attorney**

Date: \_\_\_\_\_





## Scope of Work



At the City's option the plan review may be performed in whole or in part and/or by using one of the different packages defined below. The fee for packages "A" through "E" may be set up as a percentage of the fee received by the City for plan review for any given project. The maximum fee will not exceed 65% of the plan review fee received by the City for the whole building review. Where a partial review is requested by the City, the maximum fee will not exceed 40% of the plan review fee received by the City for the nonstructural review. Proposals will include fee break downs in each of the following categories.

### A) Plan Check "Packages"

#### a. Plan Review Package "A"

Complete structural and nonstructural commercial building plan review including CBC, CMC, CPC, CEC (California Electrical Code), California Energy Code (California Energy Efficiency Standards), and City specific regulations and policies.

#### b. Plan Review Package "B"

Complete nonstructural commercial building plan review including CBC, CMC, CPC, CEC (California Electrical Code), California Energy Code (California Energy Efficiency Standards), and City specific regulations and policies.

#### c. Plan Review Package "C"

Complete structural commercial building plan review including CBC and City specific regulations and policies.

#### d. Plan Review Package "D"

Complete residential building plan review including structural and nonstructural CBC, CMC, CPC, CEC (California Electrical Code), California Energy Code (California Energy Efficiency Standards), and City specific regulations and policies.

#### e. Plan Review Package "E"

Complete structural residential building plan review including CBC and City specific regulations and policies.

#### f. Plan Review Package "F"

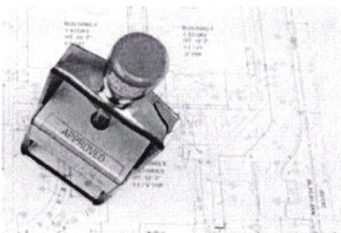
Hourly fee for nonstructural plan review services.

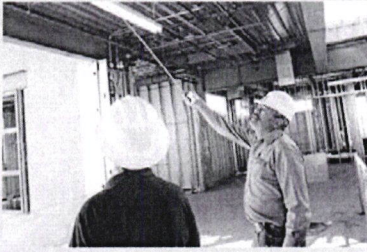
#### g. Plan Review Package "G"

Hourly fee for structural plan review services.

#### h. Inspection Package "H"

Hourly fee for commercial building inspection services covering building, plumbing, mechanical and electrical trades.





## EXHIBIT A



- i. **Inspection Package "I"**  
Hourly fee for residential building inspections covering building, plumbing, mechanical and electrical trades.
- j. **Plan Review Package "J"**  
Hourly fee for in-house permit processing services.
- k. **Plan Review Package "K"**  
Hourly fee for in-house plan check services.
- l. **Other Services Offered**



**WILLDAN ENGINEERING**  
**Schedule of Hourly Rates**  
Effective July 1, 2008 to June 30, 2009

**EXHIBIT B**

**ENGINEERING**

|                                 |          |
|---------------------------------|----------|
| Principal Engineer .....        | \$200.00 |
| Group Manager .....             | 180.00   |
| City Engineer .....             | 180.00   |
| Project Manager .....           | 180.00   |
| Program Manager .....           | 180.00   |
| Supervising Engineer .....      | 160.00   |
| Senior Engineer .....           | 145.00   |
| Senior Design Manager .....     | 145.00   |
| Design Manager .....            | 135.00   |
| Associate Engineer .....        | 135.00   |
| Senior Designer .....           | 130.00   |
| Senior Design Engineer II ..... | 130.00   |
| Senior Design Engineer I .....  | 125.00   |
| Designer II .....               | 120.00   |
| Designer I .....                | 115.00   |
| Design Engineer II .....        | 120.00   |
| Design Engineer I .....         | 115.00   |
| Senior GIS Analyst .....        | 130.00   |
| GIS Analyst I .....             | 120.00   |
| Senior Drafter .....            | 110.00   |
| Drafter II .....                | 100.00   |
| Drafter I .....                 | 95.00    |
| Technical Aide .....            | 85.00    |

**CONSTRUCTION MANAGEMENT**

|                                      |        |
|--------------------------------------|--------|
| Group Manager .....                  | 180.00 |
| Project Manager .....                | 180.00 |
| Senior Construction Manager .....    | 155.00 |
| Construction Manager .....           | 145.00 |
| Assistant Construction Manager ..... | 120.00 |
| Utility Coordinator .....            | 125.00 |
| Labor Compliance Manager .....       | 120.00 |
| Labor Compliance Specialist .....    | 95.00  |

**INSPECTION SERVICES**

|                                         |                 |
|-----------------------------------------|-----------------|
| Supervising Public Works Observer ..... | 120.00          |
| Senior Public Works Observer .....      | 110.00          |
| Public Works Observer .....             | **100.00/110.00 |
| Assistant Public Works Observer .....   | **100.00/110.00 |

**SURVEYING**

|                                     |        |
|-------------------------------------|--------|
| Group Manager .....                 | 180.00 |
| Supervisor - Survey & Mapping ..... | 155.00 |
| Senior Survey Analyst .....         | 130.00 |
| Senior Calculator .....             | 120.00 |
| Calculator II .....                 | 110.00 |
| Calculator I .....                  | 100.00 |
| Survey Analyst II .....             | 115.00 |
| Survey Analyst I .....              | 100.00 |
| Survey Party Chief .....            | 115.00 |
| Field Party (One) .....             | 180.00 |
| Field Party (Two) .....             | 235.00 |
| Field Party (Three) .....           | 295.00 |

Additional billing classifications may be added to the above listing during the year as new positions are created. Consultation in connection with litigation and court appearances will be quoted separately. The above schedule is for straight time. Overtime will be charged at 1.25 times, and Sundays and holidays, 1.70 times the standard rates. Blueprinting, reproduction, messenger services, and printing will be invoiced at cost plus fifteen percent (15%). A subconsultant management fee of fifteen percent (15%) will be added to the direct cost of all subconsultant services to provide for the cost of administration, consultation, and coordination. Valid July 1, 2008 thru June 30, 2009, thereafter, the rates may be raised once per year to the value of change of the Consumer Price Index for the Los Angeles/Orange County area, but not more than five percent per year.

**LANDSCAPE ARCHITECTURE**

|                                     |        |
|-------------------------------------|--------|
| Group Manager .....                 | 180.00 |
| Principal Landscape Architect ..... | 150.00 |
| Senior Landscape Architect .....    | 125.00 |
| Associate Landscape Architect ..... | 115.00 |
| Assistant Landscape Architect ..... | 100.00 |

**BUILDING AND SAFETY**

|                                                  |                 |
|--------------------------------------------------|-----------------|
| Group Manager .....                              | 180.00          |
| Supervising Plan Check Engineer .....            | 150.00          |
| Building Official .....                          | 150.00          |
| Plan Check Engineer .....                        | 140.00          |
| Deputy Building Official .....                   | 140.00          |
| Inspector of Record .....                        | 140.00          |
| Senior Plans Examiner .....                      | 125.00          |
| Supervising Building Inspector .....             | 125.00          |
| Plans Examiner .....                             | 115.00          |
| Senior Building Inspector .....                  | 115.00          |
| Supervisor Code Enforcement .....                | 115.00          |
| Building Inspector .....                         | **105.00/110.00 |
| Supervising Construction Permit Specialist ..... | 105.00          |
| Senior Construction Permit Specialist .....      | 100.00          |
| Senior Code Enforcement Officer .....            | 95.00           |
| Assistant Building Inspector .....               | **95.00/110.00  |
| Code Enforcement Officer .....                   | 80.00           |
| Construction Permit Specialist .....             | 80.00           |
| Assistant Construction Permit Specialist .....   | 85.00           |
| Plans Examiner Aide .....                        | 75.00           |
| Assistant Code Enforcement Officer .....         | 70.00           |

**PLANNING**

|                                               |        |
|-----------------------------------------------|--------|
| Group Manager .....                           | 180.00 |
| Principal Planner .....                       | 150.00 |
| Principal Community Development Planner ..... | 150.00 |
| Senior Planner .....                          | 130.00 |
| Senior Community Development Planner .....    | 130.00 |
| Associate Planner .....                       | 115.00 |
| Associate Community Development Planner ..... | 115.00 |
| Assistant Community Development Planner ..... | 105.00 |
| Assistant Planner .....                       | 105.00 |
| Planning Technician .....                     | 85.00  |
| Community Development Technician .....        | 85.00  |

**ADMINISTRATIVE**

|                              |       |
|------------------------------|-------|
| Computer Data Entry .....    | 65.00 |
| Clerical .....               | 65.00 |
| Word Processing .....        | 65.00 |
| Personal Computer Time ..... | 30.00 |

Mileage reimbursement will be charged at the current Federal guideline rate at the time of billing. Vehicles will be charged at a monthly rate of \$500.00.

\*\* Prevailing Wage Project, Use \$110.00



## MEMORANDUM



**DATE:** May 18, 2009

**TO:** Honorable Mayor and Council Members

**FROM:** Joe Chinn, Assistant City Manager

**SUBJECT:** RESOLUTION FINDING A FISCAL HARDSHIP WILL EXIST IF ADDITIONAL LOCAL PROPERTY TAX FUNDS ARE SEIZED AND ADDITIONAL UNFUNDED MANDATES ARE ADOPTED BY THE STATE OF CALIFORNIA

---

### RECOMMENDATION

Adopt Resolution No. 40-2009.

### RESULT OF RECOMMENDED ACTION

If the resolution is adopted, Council directs staff to send copies of Resolution No. 40-2009 to the Governor, our State Legislators, and the League of California Cities.

### BACKGROUND

On May 5, 2009 the Department of Finance announced it had proposed to the Governor that the State "borrow" over \$2 billion in local property taxes from cities, counties and special districts to balance the State budget, which would cause deeper cuts in local public safety and other vital services. In order to start that process, the Governor would have to issue a proclamation declaring the existence of a "severe fiscal hardship." The legislature would then have to implement the "borrowing" program by passing urgency legislation (2/3) vote which identifies how the "loan" will be repaid with interest.

The League of California Cities is requesting that cities adopt a resolution related to the State borrowing property tax and other revenues and placing additional unfunded mandates on cities, and that the resolutions be forwarded to the Governor, State Legislators, and the League of California Cities.

The resolution states a fiscal hardship will exist to the City of Rancho Cordova if this proposed State property tax raid and additional unfunded mandates are adopted by the State which would add to the pressures of the current economic recession which have caused declines to our property tax and sales tax revenues. Additional State shifts of revenue from cities and additional cost mandates will compound the financial pressure on the City which is already experiencing a decreasing revenue base and a corresponding reduction in services.

### ATTACHMENT

Resolution No. 40-2009.

**CITY OF RANCHO CORDOVA**

**RESOLUTION NO. 40-2009**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RANCHO CORDOVA  
FINDING A FISCAL HARDSHIP WILL EXIST IF ADDITIONAL LOCAL PROPERTY  
TAX FUNDS ARE SEIZED AND ADDITIONAL UNFUNDING MANDATES ARE ADOPTED BY  
THE STATE OF CALIFORNIA**

**WHEREAS**, the current economic crisis has placed cities under incredible financial pressure and caused city officials to make painful cuts, decreasing maintenance and operations of public facilities, and reductions in services to keep spending in line within declining revenues; and

**WHEREAS**, the most significant impact of taking local property taxes is to reduce the quality of public safety services cities can provide since public safety comprises the largest part of any city's general fund budget; and

**WHEREAS**, in 2004 the voters by an 84% vote margin adopted substantial constitutional protections for local revenues, but the legislature can still "borrow" local property taxes to fund the State budget; and

**WHEREAS**, on May 5, 2009 the Department of Finance announced it had proposed to the Governor that the State "borrow" over \$2 billion in local property taxes from cities, counties and special districts to balance the State budget, causing deeper cuts in local public safety and other vital services; and

**WHEREAS**, in the past the Governor has called such "borrowing" proposals fiscally irresponsible because the State will find it very difficult to repay and it would only deepen the State's structural deficit, preventing the State from balancing its budget; and

**WHEREAS**, the Legislature is currently considering hundreds of bills, many of which would impose new costs on local governments that can neither be afforded nor sustained in this economic climate; and

**WHEREAS**, State agencies are imposing, or considering, many regulations imposing unfunded mandates on local governments without regard to how local agencies will be able to comply with these mandates while meeting their own responsibilities; and

**WHEREAS**, the combined effects of the seizure of the City's property taxes, increasing unfunded state mandates, and the revenue losses due to the economic downturn have placed the City's budget under serious fiscal pressure; and

**WHEREAS**, the City of Rancho Cordova cannot sustain the loss of any more property tax funds or to be saddled with any more State mandates as they will only deepen the financial challenge facing our city; and

**WHEREAS**, a number of the City's financial commitments arise from contracts, including long term debt obligations which support securities in the public capital markets that the City must honor in full unless modified by mutual agreement of the parties.

**NOW, THEREFORE, BE IT HEREBY RESOLVED THE CITY COUNCIL OF THE CITY OF RANCHO CORDOVA** has determined that the City will experience a fiscal hardship if the recommendations of the Department of Finance to "borrow" \$2 billion of local property taxes is supported by the Governor and the Legislature; and



**FURTHER BE IT RESOLVED**, that the City Council of the City of Rancho Cordova strongly and unconditionally opposes the May 5<sup>th</sup> proposal of the Department of Finance and any other State government proposals to borrow or seize any additional local funds, including the property tax, redevelopment tax increment, and the City's share of the Proposition 42 transportation sales tax; and

**FURTHER BE IT RESOLVED**, that the City Council of the City of Rancho Cordova strongly urges the State legislature and Governor to suspend the enactment of any new mandates on local governments until such time as the economy has recovered and urges the State to provide complete funding for all existing and any new mandates.

**FURTHER BE IT RESOLVED**, that the City Clerk shall send copies of this resolution to the Governor, our State senators, our State assembly members and the League of California Cities.

**PASSED AND ADOPTED** by the City Council of the City of Rancho Cordova on the \_\_\_\_ day of \_\_\_\_\_, 2009 by the following vote:

**AYES:**

**NOES:**

**ABSENT:**

**ABSTAIN:**

\_\_\_\_\_  
Dan Skoglund, Mayor

**ATTEST:**

\_\_\_\_\_  
Mindy Cuppy, City Clerk



## MEMORANDUM



**DATE:** May 18, 2009

**TO:** Honorable Mayor and Council Members

**FROM:** Cyrus Abhar, Public Works Director  
Steve Harriman, Integrated Waste Manager

**SUBJECT: REPORT BACK ON ORDINANCE TO BAN PLASTIC BAGS IN GROCERY STORES AND RETAIL OUTLETS IN RANCHO CORDOVA**

---

### **RECOMMENDATION**

Council provides direction to staff regarding the next steps for the imposition of a plastic bag ban in Rancho Cordova.

### **RESULT OF RECOMMENDED ACTION**

If directed to proceed by Council, staff will prepare an Ordinance to ban the use of plastic bags in grocery stores and retail outlets in Rancho Cordova. The ban is intended to reduce plastic bag litter in the environment, protect wildlife, and reduce waste disposal in landfills.

### **BACKGROUND**

The City Council recently discussed the possibility of a plastic bag ban in Rancho Cordova. The purpose of this staff report is to provide a summary update to Council, and to provide direction to staff for moving forward.

Californians currently use approximately 19 billion plastic bags annually, which equates to 522 bags per person. The primary environmental concerns associated with the use of plastic bags are that they (1) contribute to litter and marine debris; (2) do not biodegrade; (3) are rarely recycled; (4) are difficult to handle at recycling and materials recovery facilities; (5) are a major source of wind-blown debris at transfer stations and landfills; and (5) are a petroleum product that contributes to U.S. oil dependence and global warming. The current usage of plastic bags in the United States consumes 12 million barrels of oil annually.

In order to address this issue, several local governments throughout California have instituted plastic bag bans, or are in the process of regulating plastic bags by enacting ordinances which prohibit plastic bags from being offered to consumers at certain stores and businesses. However, preliminary staff research suggests that plastic bag bans are highly controversial and the subject of increasing litigation as plastics industry groups form to challenge these local measures. So far, the plastic industry tactics consist primarily of alleging that local governments have not conducted adequate analysis of

their proposed bans pursuant to California Environmental Quality Act (CEQA) Guidelines. In summary, the industry contends that the alternatives to plastic bags are actually worse for the environment and that therefore the bans would result in significant environmental impacts that need to be analyzed and mitigated. To date, one lawsuit on these grounds has been successful (Oakland) and two more are pending (Los Angeles County and Manhattan Beach). One of the pending lawsuits also alleges that local governments fundamentally do not have the authority to ban plastic bags.

In light of this, local governments which are considering a plastic bag ban should carefully study the actions of other jurisdictions and thoroughly analyze the impacts of imposing a ban, most likely through drafting an environmental impact report. However, even despite these actions it is likely that any action to ban plastic bags will be confronted with a legal challenge.

### **Statewide Efforts to Regulate Plastic Bags**

Statewide efforts to regulate plastic bags have focused on creating plastic bag recycling programs and imposing fees on the use of plastic bags. In 2006, the state legislature passed AB 2449, which requires certain stores in the state to establish at-store recycling programs that encourage customers to return plastic bags to be recycled. The bill also includes a provision which prohibits cities, counties or other public agencies from adopting or enforcing an ordinance, resolution or regulation that imposes a fee on plastic carryout bags distributed by a store that is regulated by the bill. The bill states that imposition of fees for this purpose is a matter of statewide interest and concern. The bill took effect on July 1, 2007.

AB 68 (Brownley) was introduced in the current legislative session and includes the following provisions:

- Beginning July 1, 2011, prohibits stores from providing single-use carryout bags to customers unless the store charges a fee of not less than \$0.25 per bag at the point of sale.
- Establishes a Bag Pollution Fund in the State Treasury, and requires stores to remit the single-use carryout bag fees, less a specified amount, to the State Board of Equalization for deposit in that fund.
- The Bag Pollution Fund would be used for grants to cities and counties for programs related to the elimination of single-use carryout bags and reusable bag giveaway programs.

### **Options for Moving Forward**

Based upon the information gathered and analysis conducted thus far, staff has identified the following five options for moving forward on this issue:

Option 1: Proceed with an Ordinance to ban plastic bags in Rancho Cordova.

- *Pro: would be effective in mitigating the identified environmental impacts associated with single-use disposable plastic bags.*



- Con: based upon the experience of other California jurisdictions, this option may result in a lawsuit from plastic bag industry groups for failure to complete a CEQA document prior to adoption of the ordinance.

Option 2: Targeted Public Education Campaign.

- Pro: would include messages about negative impacts of plastic bags, the options for recycling (including the Allied residential curbside recycling program), the local "take-back" options required under AB 2449, and the benefits of reusable bags. This option would not be challenged by industry groups and would be relatively simple to implement.
- Con: may be less effective at reducing single-use plastic bags than a ban or fee program.

Option 3: Track and Support Plastic Bag Fee Legislation (AB 68).

- Pro: a law requiring a statewide plastic bag program would be very effective in reducing plastic bag use and would likely be accompanied by a significant public education and outreach campaign. The author (Assembly member Julia Brownley, D-Woodland Hills) will likely solicit local government support as the bill proceeds through the legislative process.
- Con: may take significant time for the bill to be signed into law, and there is no guarantee that the final version will meet the needs of Rancho Cordova.

Option 4: Prepare an Environmental Impact Fee for a Plastic Bag Ban.

- Pro: would allow the City to thoroughly evaluate the impacts of an alternative to a plastic bag ban.
- Con: would likely be very time consuming and expensive, and may not avoid litigation from plastic bag industry groups.

Option 5: Take no action at this time and report back in 18 months.

- Pro: would allow adequate time for proposed plastic bag bill to complete the legislative process and become law.
- Con: none identified.

## **CONCLUSION**

This is a complex issue that may require significant staff time and resources to pursue. As stated earlier, the purpose of this staff report is to clarify the direction of Council to staff on this issue.



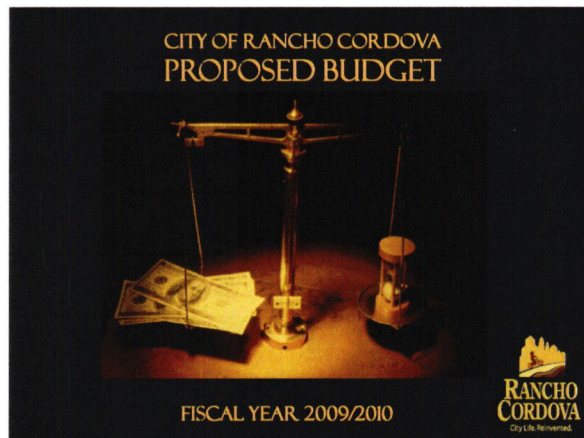
AGENDA ITEM C  
SR SUPPLEMENTAL I

City of Rancho Cordova

Analysis of General Fund Expenses by Department

sorted by:

|                        | 06/07 Actual | 07/08 Actual | 08/09 Budget | 08/09 forecast | 09/10 Proposed Budget | Change from 08/09 Budget | %     |
|------------------------|--------------|--------------|--------------|----------------|-----------------------|--------------------------|-------|
| Police                 | 13,491,030   | 15,146,138   | 15,790,569   | 15,885,479     | 15,644,700            | (145,869)                | -1%   |
| Revenue Neutrality Pmt | 5,554,492    | 5,796,888    | 6,029,814    | 6,029,814      | 6,460,300             | 430,486                  | 7%    |
| Public Works           | 2,391,700    | 3,005,762    | 5,438,600    | 3,317,544      | 4,012,100             | (1,426,500)              | -26%  |
| Planning               | 2,580,208    | 2,214,036    | 2,247,600    | 1,434,150      | 1,271,600             | (976,000)                | -43%  |
| Finance                | 1,050,100    | 1,020,284    | 1,228,500    | 1,192,784      | 1,102,700             | (125,800)                | -10%  |
| Building & Safety      | 2,314,692    | 2,106,309    | 1,606,750    | 1,526,865      | 1,048,700             | (558,050)                | -35%  |
| Facilities Management  | 865,482      | 1,448,224    | 1,063,020    | 1,275,928      | 1,034,400             | (28,620)                 | -3%   |
| City Manager           | 837,954      | 1,018,741    | 1,082,900    | 1,081,699      | 961,800               | (121,100)                | -11%  |
| Information Technology | 824,806      | 709,521      | 1,019,825    | 948,992        | 839,300               | (180,525)                | -18%  |
| City Attorney          | 1,449,732    | 1,417,039    | 1,035,000    | 1,035,025      | 784,000               | (251,000)                | -24%  |
| Transfers Out          | 1,120,200    | 2,389,896    | 875,470      | 748,900        | 759,600               | (115,870)                | -13%  |
| Code Enforcement       | 627,711      | 575,338      | 743,800      | 668,652        | 697,700               | (46,100)                 | -6%   |
| Non-Departmental       | 763,509      | 1,341,047    | 910,924      | 1,061,902      | 688,000               | (222,924)                | -24%  |
| Animal Services        | 427,843      | 480,169      | 508,400      | 532,542        | 501,800               | (6,600)                  | -1%   |
| Human Resources        | 272,279      | 364,890      | 508,700      | 467,830        | 434,400               | (74,300)                 | -15%  |
| Administrative Support | 337,971      | 369,749      | 489,000      | 417,001        | 357,200               | (131,800)                | -27%  |
| City Clerk             | 478,216      | 369,573      | 501,300      | 409,165        | 356,400               | (144,900)                | -29%  |
| City Council           | 371,428      | 384,480      | 374,400      | 399,700        | 348,500               | (25,900)                 | -7%   |
| Economic Development   | 331,461      | 402,176      | 404,700      | 392,398        | 347,200               | (57,500)                 | -14%  |
| Communications         | 391,029      | 570,044      | 494,450      | 395,350        | 318,200               | (176,250)                | -36%  |
| Risk Management        | 342,485      | 214,598      | 370,000      | 295,000        | 275,000               | (95,000)                 | -26%  |
| Boards & Commissions   | 56,506       | 303,949      | 300,500      | 296,765        | 252,700               | (47,800)                 | -16%  |
| Housing                | 82,787       | 259,178      | 351,700      | 247,569        | 199,100               | (152,600)                | -43%  |
| Elections              | 17,795       | 3,236        | 40,200       | 29,350         | 3,300                 | (36,900)                 | -92%  |
| Community Prosecutor   | 84,640       | 109,320      | 118,100      | 118,596        | -                     | (118,100)                | -100% |
| Total Expenses         | 37,066,056   | 42,020,585   | 43,534,222   | 40,209,000     | 38,698,700            | (4,835,522)              |       |



---

---

---

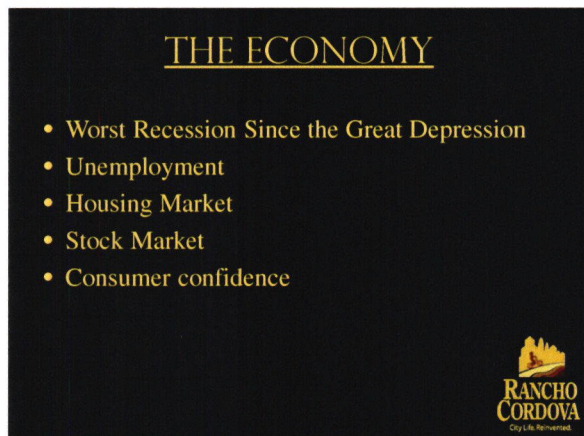
---

---

---

---

---



---

---

---

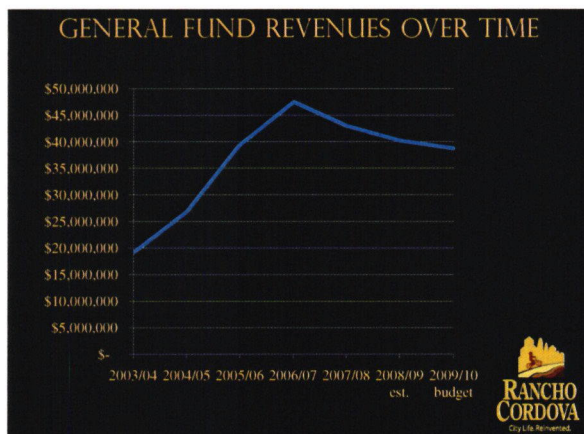
---

---

---

---

---



---

---

---

---

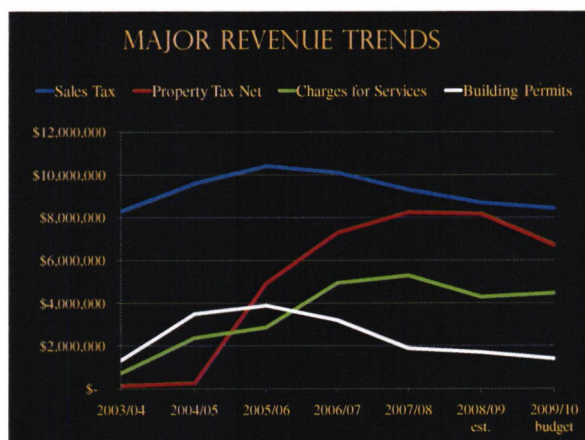
---

---

---

---






---

---

---

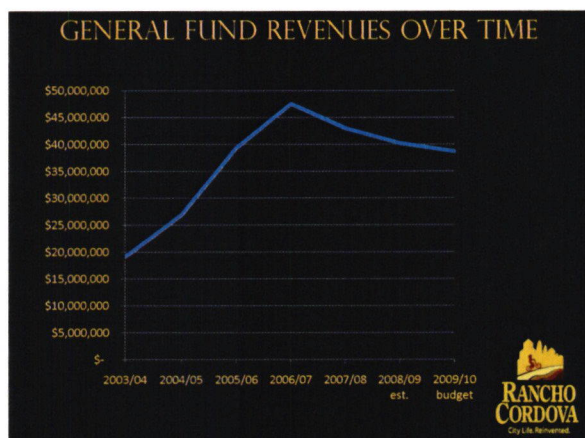
---

---

---

---

---




---

---

---

---

---

---

---

---

### 2009/10 General Fund

|                |                |
|----------------|----------------|
| Revenues       | \$38,703,900   |
| Expenses       | (\$38,698,700) |
| <b>Surplus</b> | <b>\$5,200</b> |

---

---

---

---

---

---

---

---



## Meeting the Challenge

|                                                         | Reduction          | Remaining Shortfall |
|---------------------------------------------------------|--------------------|---------------------|
| Initial Shortfall                                       |                    | \$4.8 million       |
| Internal Departments                                    | \$2,100,000        | \$2.7 million       |
| Contract Departments:                                   |                    |                     |
| Planning                                                | \$976,000          |                     |
| City Attorney                                           | 251,000            |                     |
| Police<br>(reduced by \$1.3 mil<br>from 09/10 proposal) | <u>146,000</u>     |                     |
| Total Contract Depts.                                   | <u>\$1,400,000</u> | \$1.3 million       |
| Salaries and Benefits                                   | \$1,300,000        | \$0.00              |

---

---

---

---

---

---

---

---

## State of California – May Revise

- No significant effect if Propositions pass.
- If State Propositions fail:
  - Proposed borrowing of 8% of property tax revenues received by cities, counties, and special districts in 2008-09.
  - Repayment must be made within the next three years, plus interest.

## \$1.3 million from Rancho Cordova

- State routinely passes unfunded mandates




---

---

---

---

---

---

---

---

## GRANTS AND OTHER FUNDING OPPORTUNITIES

---

---

---

---

---

---

---

---

GRANTS

**We Know**

**\$16,446,280**

**in Federal & State Grants in  
Budget**

---

---

---

---

---

---

---

GRANTS

**We Expect**

**\$1,530,974**

**in New and/or Formula  
Opportunities**

---

---

---

---

---

---

---

GRANTS

**We Hope**

**\$26,921,945**

**in New Applications and  
Advocacy Efforts**

---

---

---

---

---

---

---

## HIGHLIGHTS – OTHER FUNDS

- Redevelopment
  - Mills Station Project
  - Possible expansion of RDA
  - Conceptual plan for Convention/Conference Ctr.
  - Movie Studio
  - PBID
  - Prospector
  - Way Finding

---

---

---

---

---

---

---

---

## HIGHLIGHTS – OTHER FUNDS

- Kilgore Cemetery
  - Expansion - study session coming soon
  - Funded by loan from General Fund
- Special Revenue Funds
  - \$38.4 million revenues
  - \$34 million to CIP

---

---

---

---

---

---

---

---

## CAPITAL IMPROVEMENT PLAN

---

---

---

---

---

---

---

---



## MEASURE A FUNDING

- Decline in Overall Revenue Due to Economy: 25%
- Construction Dollars Restructured to Provide Project Specific Funding for Regional Projects
- Construction Dollars to Fund Transportation Programs Reduced by Approximately 20%

| Measure A    | 08/09<br>Revenue | 09/10<br>Projected Revenue |
|--------------|------------------|----------------------------|
| Maintenance  | \$1.1 M          | \$ 1.2 M                   |
| Construction | \$1.3 M          | \$300 K                    |

## QUESTIONS FROM COUNCIL

ANSWERS FROM .....

## We Know

| <b><u>Grants Awarded or Rolled from Previous Year(s)-- IN BUDGET</u></b> |                      |
|--------------------------------------------------------------------------|----------------------|
| <b><u>Funding Source</u></b>                                             | <b><u>Amount</u></b> |
| <u>SACOG:</u>                                                            | \$6,631,100          |
| Community Design for Folsom (\$3,000,000)                                |                      |
| RSTP for International (\$2,500,000)                                     |                      |
| Bicycle & Pedestrian (CMAQ) for International (\$888,000)                |                      |
| Folsom Blvd. ITS (\$180,000)                                             |                      |
| Pedestrian Promenade Carryover (\$63,100)                                |                      |
| SAFETEA-LU Funding for Folsom Blvd.                                      | \$5,238,800          |
| <u>American Recovery and Reinvestment Act (ARRA) Funding:</u>            | \$2,171,360          |
| Road Rehabilitation on Coloma Road (\$1,121,360)                         |                      |
| International Extension & Folsom South Canal Bridge (\$1,050,000)        |                      |
| State Safe Routes to School                                              | \$679,860            |
| Mather Field & U.S. 50 Landscaping Improvements                          | \$306,000            |
| Shuttle CMAQ                                                             | \$300,000            |
| State Beverage Container Recycling Program                               | \$269,000            |
| Federal Appropriations (FY 09 for International)                         | \$237,500            |
| Selective Traffic Enforcement Program and Occupant Protection            | \$236,170            |
| DUI Enforcement and Awareness Program                                    | \$119,490            |
| COPS                                                                     | \$100,000            |
| Weed and Seed                                                            | \$92,760             |
| OTS (Avoid the 16, Click it or Ticket & St. Racing)                      | \$32,240             |
| State Environmental Protection Agency (Used Oil Grant)                   | \$32,000             |
| <b>TOTAL</b>                                                             | <b>\$16,446,280</b>  |



# Fiscal Year 2009/2010 DRAFT

## Holiday Calendar – Proposed Furlough Dates

| JULY 2009 |    |    |    |    |    |    |
|-----------|----|----|----|----|----|----|
| S         | M  | T  | W  | R  | F  | S  |
|           |    |    | 1  | 2  | 3  | 4  |
| 5         | 6  | 7  | 8  | 9  | 10 | 11 |
| 12        | 13 | 14 | 15 | 16 | 17 | 18 |
| 19        | 20 | 21 | 22 | 23 | 24 | 25 |
| 26        | 27 | 28 | 29 | 30 | 31 |    |

| NOVEMBER 2009 |    |    |    |    |    |    |
|---------------|----|----|----|----|----|----|
| S             | M  | T  | W  | R  | F  | S  |
| 1             | 2  | 3  | 4  | 5  | 6  | 7  |
| 8             | 9  | 10 | 11 | 12 | 13 | 14 |
| 15            | 16 | 17 | 18 | 19 | 20 | 21 |
| 22            | 23 | 24 | 25 | 26 | 27 | 28 |
| 29            | 30 |    |    |    |    |    |

| AUGUST 2009 |    |    |    |    |    |    |
|-------------|----|----|----|----|----|----|
| S           | M  | T  | W  | R  | F  | S  |
|             |    |    |    |    |    | 1  |
| 2           | 3  | 4  | 5  | 6  | 7  | 8  |
| 9           | 10 | 11 | 12 | 13 | 14 | 15 |
| 16          | 17 | 18 | 19 | 20 | 21 | 22 |
| 23          | 24 | 25 | 26 | 27 | 28 | 29 |
| 30          | 31 |    |    |    |    |    |

| DECEMBER 2009 |    |    |    |    |    |    |
|---------------|----|----|----|----|----|----|
| S             | M  | T  | W  | R  | F  | S  |
|               |    | 1  | 2  | 3  | 4  | 5  |
| 6             | 7  | 8  | 9  | 10 | 11 | 12 |
| 13            | 14 | 15 | 16 | 17 | 18 | 19 |
| 20            | 21 | 22 | 23 | 24 | 25 | 26 |
| 27            | 28 | 29 | 30 | 31 |    |    |

| SEPTEMBER 2009 |    |    |    |    |    |    |
|----------------|----|----|----|----|----|----|
| S              | M  | T  | W  | R  | F  | S  |
|                |    | 1  | 2  | 3  | 4  | 5  |
| 6              | 7  | 8  | 9  | 10 | 11 | 12 |
| 13             | 14 | 15 | 16 | 17 | 18 | 19 |
| 20             | 21 | 22 | 23 | 24 | 25 | 26 |
| 27             | 28 | 29 | 30 |    |    |    |

| January 2010 |    |    |    |    |    |    |
|--------------|----|----|----|----|----|----|
| S            | M  | T  | W  | T  | F  | S  |
|              |    |    |    |    | 1  | 2  |
| 3            | 4  | 5  | 6  | 7  | 8  | 9  |
| 10           | 11 | 12 | 13 | 14 | 15 | 16 |
| 17           | 18 | 19 | 20 | 21 | 22 | 23 |
| 24           | 25 | 26 | 27 | 28 | 29 | 30 |
| 31           |    |    |    |    |    |    |

| OCTOBER 2009 |    |    |    |    |    |    |
|--------------|----|----|----|----|----|----|
| S            | M  | T  | W  | R  | F  | S  |
|              |    |    |    | 1  | 2  | 3  |
| 4            | 5  | 6  | 7  | 8  | 9  | 10 |
| 11           | 12 | 13 | 14 | 15 | 16 | 17 |
| 18           | 19 | 20 | 21 | 22 | 23 | 24 |
| 25           | 26 | 27 | 28 | 29 | 30 | 31 |

| February 2010 |    |    |    |    |    |    |
|---------------|----|----|----|----|----|----|
| S             | M  | T  | W  | T  | F  | S  |
|               | 1  | 2  | 3  | 4  | 5  | 6  |
| 7             | 8  | 9  | 10 | 11 | 12 | 13 |
| 14            | 15 | 16 | 17 | 18 | 19 | 20 |
| 21            | 22 | 23 | 24 | 25 | 26 | 27 |
| 28            |    |    |    |    |    |    |

| March 2010 |    |    |    |    |    |    |
|------------|----|----|----|----|----|----|
| S          | M  | T  | W  | T  | F  | S  |
|            | 1  | 2  | 3  | 4  | 5  | 6  |
| 7          | 8  | 9  | 10 | 11 | 12 | 13 |
| 14         | 15 | 16 | 17 | 18 | 19 | 20 |
| 21         | 22 | 23 | 24 | 25 | 26 | 27 |
| 28         | 29 | 30 | 31 |    |    |    |

| April 2010 |    |    |    |    |    |    |
|------------|----|----|----|----|----|----|
| S          | M  | T  | W  | T  | F  | S  |
|            |    |    |    | 1  | 2  | 3  |
| 4          | 5  | 6  | 7  | 8  | 9  | 10 |
| 11         | 12 | 13 | 14 | 15 | 16 | 17 |
| 18         | 19 | 20 | 21 | 22 | 23 | 24 |
| 25         | 26 | 27 | 28 | 29 | 30 |    |

| May 2010 |    |    |    |    |    |    |
|----------|----|----|----|----|----|----|
| S        | M  | T  | W  | T  | F  | S  |
|          |    |    |    |    |    | 1  |
| 2        | 3  | 4  | 5  | 6  | 7  | 8  |
| 9        | 10 | 11 | 12 | 13 | 14 | 15 |
| 16       | 17 | 18 | 19 | 20 | 21 | 22 |
| 23       | 24 | 25 | 26 | 27 | 28 | 29 |
| 30       | 31 |    |    |    |    |    |

| June 2010 |    |    |    |    |    |    |
|-----------|----|----|----|----|----|----|
| S         | M  | T  | W  | T  | F  | S  |
|           |    |    |    |    |    |    |
|           | 1  | 2  | 3  | 4  | 5  |    |
| 6         | 7  | 8  | 9  | 10 | 11 | 12 |
| 13        | 14 | 15 | 16 | 17 | 18 | 19 |
| 20        | 21 | 22 | 23 | 24 | 25 | 26 |
| 27        | 28 | 29 | 30 |    |    |    |

AGENDA ITEM C  
SR SUPPLEMENTAL 4

### Notes

2009 HOLIDAYS – green on calendar

Friday, July 3<sup>rd</sup>

Monday, September 7<sup>th</sup>

Wednesday, November 11<sup>th</sup>

Thursday, November 26<sup>th</sup>

Friday, November 27<sup>th</sup>

Thursday, December 24<sup>th</sup>

Friday, December 25<sup>th</sup>

Furlough Days (red on calendar)

Thursday July 2<sup>nd</sup>

Friday, September 4<sup>th</sup>

Wednesday, November 25<sup>th</sup>

Wednesday, December 23<sup>rd</sup>

Thursday, December 31<sup>st</sup>

2010 HOLIDAYS – green on calendar

Friday, January 1<sup>st</sup>

Monday, January 18<sup>th</sup>

Monday, February 15<sup>th</sup>

Monday, May 31

Furlough Days (red on calendar)

Friday, April 2<sup>nd</sup> (Easter is April 4<sup>th</sup>)

Friday, May 28<sup>th</sup>

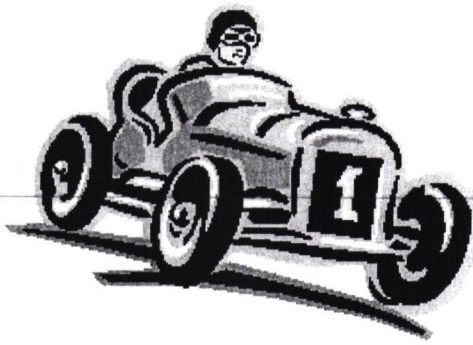
**BOLD = Payday**

\* Two week pay period



AGENDA ITEM 6  
PUBLIC COMMENT  
SR SUPPLEMENTAL 1

Al's Auto Repair Inc.  
10655 Coloma Rd  
Rancho Cordova, Ca. 95670



Ester Pinola  
City of Rancho Cordova  
2729 Prospect Park Drive  
Rancho Cordova, Ca. 95670

The following is a bill for the attorney fees accumulated in protecting my property from being non conforming use in the new rezone.

Had I not protected my conforming use designation I would have lost the ability to borrow money from all lending institutions .Lending institution will not lend to businesses or properties that are designated Non Conforming use.

Mr. Junker ,Mayor Skolund and all the members of the City Council are fully aware of this as I have given copies of the communications between the banks I do business with, Wells Fargo and Chase.

See attached billing.

Please feel free to contact me telephone 916-638-3050

Total due \$35026.88

Payment due upon receipt.



980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

TO: AL'S AUTO REPAIR, INC.  
MR. AL GONZALEZ  
10655 COLOMA ROAD  
RANCHO CORDOVA, CA 95670

INVOICE DATE 12/31/08  
INVOICE NUMBER 3355953  
KTC

Employer's Identification No. 93-0408771

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

**STATEMENT OF SERVICES, DISBURSEMENTS, AND OTHER CHARGES THROUGH 11/30/08**

Current Activity:

Fees for Professional Services  
(see attached for detail)

\$9,368.50

Total current amount due

**\$9,368.50**

Statements are due within 30 days after the invoice date printed on the statement. A monthly late fee equal to 9 percent per annum, commencing on the due date, will be charged on all amounts not paid within 60 days after the invoice date.

Remit payment to: Stoel Rives LLP, 900 SW Fifth Ave., Suite 2600, Portland, OR 97204



980 NINTH STREET, 19TH FLOOR  
 SACRAMENTO, CA 95814  
 Telephone (916) 447-0700  
 Fax (916) 447-4781  
 Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
 00001 LAND USE

INVOICE DATE 12/31/08  
 INVOICE NUMBER 3355953  
 KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 11/30/08                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | ATTY | HOURS | VALUE   |
|----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|---------|
| 11/19/08 | Meeting with client re strategy for response to rezone                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | KTC  | 1.4   | 490.00  |
| 11/19/08 | Meeting with Al Gonzalez, Tami Aschenbrener, and Kristen Castanos re proposed action by City of Rancho Cordova re zoning code update, rezoning and general plan amendments; office conference with Kristen Castanos re same; review Rancho Cordova existing and draft zoning code, staff reports, meeting agendas, city correspondence, correspondence from Al Gonzalez, and other city documents re same; office conference with Dan King re legal ability of city to buy interest in property, assume loan or make other expenditures (3 HOURS NO CHARGE) | RSP  | 3.0   | 855.00  |
| 11/19/08 | Research city's power to purchase real property, assume mortgage, and pay severance to employees                                                                                                                                                                                                                                                                                                                                                                                                                                                            | DAK  | 2.1   | 420.00  |
| 11/20/08 | Review correspondence re Planning Commission action and receive update re General Plan and zoning status                                                                                                                                                                                                                                                                                                                                                                                                                                                    | KTC  | .2    | 70.00   |
| 11/20/08 | Research existing and proposed Rancho Cordova zoning code and General Plan to determine legal arguments that can be raised against the City in City action to rezone City property and adopt new zoning Code, and how the proposed zoning code changes will impact nonconforming uses; office conference with Kristen Castanos re same                                                                                                                                                                                                                      | RSP  | 4.0   | 1140.00 |
| 11/20/08 | Research Rancho Cordova's Budgetary and Prop 4 spending limits (NO CHARGE)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | DAK  | 1.8   | .00     |
| 11/21/08 | Review correspondence, legal research and receive information re status of General Plan and zoning designations, strategy development, CEQA review                                                                                                                                                                                                                                                                                                                                                                                                          | KTC  | .9    | 315.00  |
| 11/21/08 | Research Rancho Cordova General Plan, General Plan and Zoning Maps, Coloma Project report, current and proposed zoning code re what uses and zoning designations of the property are currently permitted under the General Plan and whether land use is or may be deemed a nonconforming use; office conference with Kristen Castanos re same; evaluate legal arguments that may be made to the City in contesting proposed zoning and General Plan amendments; research case law re designation of non-conforming uses of property                         | RSP  | 4.6   | 1311.00 |
| 11/21/08 | Draft and revise memo section re prop 4 and budgetary                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | DAK  | .8    | 160.00  |





980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

INVOICE DATE 12/31/08  
INVOICE NUMBER 3355953  
KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 11/30/08                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | ATTY | HOURS | VALUE   |
|----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|---------|
| 11/24/08 | constraints on city<br>Correspondence and receive update re status of General Plan amendment, rezone, potential options                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | KTC  | .2    | 70.00   |
| 11/24/08 | Telephone conference with Doug Ketron, engineer, re permitting process for bakery building; office conference with Kristen Castanos re same; follow-up e-mail to Doug Ketron requesting copies of correspondence to and from City and plan checking company; attention to e-mail correspondence to J.R. Putnam, accountant; evaluate legal arguments to City for requesting rezone or General Plan designation; attention to November 13, 2008 staff report and attachments re changes to General Plan; office conference with Kristen Castanos re same; evaluate whether City is limited to paying fair market value for business or whether it can assume the loan on the real property or pay other compensation | RSP  | 2.7   | 769.50  |
| 11/24/08 | Research California Constitutional Provision prohibiting gifts of public funds; research cases interpreting constitutional provision's requirement of public purpose for expenditures; draft and revise memorandum sections re municipal purpose doctrine and gifts of public funds (6 HOURS NO CHARGE)                                                                                                                                                                                                                                                                                                                                                                                                             | DAK  | 3.1   | 620.00  |
| 11/25/08 | Review correspondence re outstanding building permit application                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | KTC  | .1    | 35.00   |
| 11/25/08 | Attention to and respond to e-mail correspondence from Doug Ketron, engineer, re building permits for bakery; review plan check comments on building permit submission to City from Willdan Engineering; e-mail to Kristen Castanos re same; draft memo that evaluates existing rights under current City zoning and General Plan, and under proposed General Plan changes and proposed zoning code changes, and recommends request to City to amend General Plan land use designation on property; draft letter to City requesting General Plan land use designation for property                                                                                                                                  | RSP  | 5.8   | 1653.00 |
| 11/25/08 | Research cases and statutes re powers and purposes of an incorporated city; research case law re municipal purposes and consideration doctrine (NO CHARGE)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | DAK  | 4.3   | .00     |



980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

INVOICE DATE 12/31/08  
INVOICE NUMBER 3355953  
KTC

Employer's Identification No. 93-0408771

| DATE                   | CURRENT SERVICES THROUGH 11/30/08                                                                                                                                                                                                                                                                                                                                                                                                                                                             | ATTY | HOURS | VALUE      |
|------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|------------|
| 11/30/08               | Research and draft memo re city authority to compensate client for losses occasioned by proposed downzoning; research and draft sections of memo re cases interpreting constitutional prohibition against distribution of public funds without public purpose; research and draft sections of memo re constitutional prohibition and doctrine of consideration; review and revise memo section re factual background; draft memo sections re question presented, short answer, and conclusion | DAK  | 7.3   | 1460.00    |
| TOTAL CURRENT SERVICES |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |      |       | \$9,368.50 |



980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

TO: orandum re Limits on City ExAL'S AUTO REPAIR, INC.  
MR. AL GONZALEZ  
10655 COLOMA ROAD  
RANCHO CORDOVA, CA 95670

INVOICE DATE 02/09/09  
INVOICE NUMBER 3362879  
KTC

Employer's Identification No. 93-0408771

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

**STATEMENT OF SERVICES, DISBURSEMENTS, AND OTHER CHARGES THROUGH 12/31/08**

|                                                             |             |                  |
|-------------------------------------------------------------|-------------|------------------|
| Balance From Previous Statement                             |             | \$9,368.50       |
| Payment(s) Received                                         |             | (5,900.00)       |
| Current Activity:                                           |             |                  |
| Fees for Professional Services<br>(see attached for detail) | \$23,730.00 |                  |
| Disbursements and Other Charges                             | 668.14      |                  |
| <b>TOTAL CURRENT AMOUNT DUE</b>                             |             | <b>24,398.14</b> |
| <br>Total Outstanding Balance as of 02/09/09                |             | <br>\$27,866.64  |

Statements are due within 30 days after the invoice date printed on the statement. A monthly late fee equal to 9 percent per annum, commencing on the due date, will be charged on all amounts not paid within 60 days after the invoice date.

Remit payment to: Stoel Rives LLP, 900 SW Fifth Ave., Suite 2600, Portland, OR 97204





980 NINTH STREET, 19TH FLOOR  
 SACRAMENTO, CA 95814  
 Telephone (916) 447-0700  
 Fax (916) 447-4781  
 Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
 00001 LAND USE

INVOICE DATE 02/09/09  
 INVOICE NUMBER 3362879  
 KTC

Employer's Identification No. 93-0408771

| DATE      | CURRENT SERVICES THROUGH 12/31/08                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | ATTY | HOURS | VALUE   |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|---------|
| *12/01/08 | Revise Memorandum re Limits on City Expenditures                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | J-F  | 1.0   | 65.00   |
| *12/01/08 | Continue to revise memorandum re Limits on City Expenditures                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | W-W  | 1.1   | 71.50   |
| 12/01/08  | Draft letter to Paul Junker and Jeffrey Beiswenger, City of Rancho Cordova Planning Department re General Plan Amendment for Al's Auto Repair property; office conference re same; voicemail message to Al Gonzalez re same; research case law and legal arguments re potential substantive due process, equal protection claims, or claims that the City is acting arbitrarily and capriciously; research California Environmental Quality Act statutes, regulations and case law re claims that the City did not properly follow CEQA in preparing an addendum to the 2006 General Plan EIR in conducting its environmental review of the proposed zoning code and General Plan Amendments; draft letter to the City Council objecting to the City's failure to comply with CEQA and other procedures in considering the proposed new zoning code and General Plan Amendments | RSP  | 3.7   | 1184.00 |
| 12/01/08  | Review status of General Plan amendment and zoning; strategy development re request for meeting with City; evaluate land use options for maintaining auto repair use under proposed General Plan amendment and zoning code                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | KTC  | 1.1   | 412.50  |
| 12/01/08  | Draft memorandum re public purpose and consideration for gift of public funds; review and revise memorandum (NO CHARGE 4.6 HOURS)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               | DAK  | .0    | .00     |
| 12/02/08  | Review, revise and send letter to Paul Junker and Jeffrey Beiswenger, Rancho Cordova Planning Department staff, requesting meeting to discuss General Plan Amendment; office conference; e-mail to and telephone conference with Al Gonzalez, explaining implications of City's General Plan designation for business property and the relationship of the General Plan designation to the zoning code designation, implications of nonconforming use status, review City General Plan EIR re City's failure to comply with CEQA by using General Plan EIR as a basis for environmental review of proposed zoning code and General Plan amendments;                                                                                                                                                                                                                             | RSP  | 5.8   | 1856.00 |



980 NINTH STREET, 19TH FLOOR  
 SACRAMENTO, CA 95814  
 Telephone (916) 447-0700  
 Fax (916) 447-4781  
 Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
 00001 LAND USE

INVOICE DATE 02/09/09  
 INVOICE NUMBER 3362879  
 KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 12/31/08                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | ATTY | HOURS | VALUE   |
|----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|---------|
|          | draft letter to City Council raising legal claims that the City is failing to comply with CEQA, abusing its discretion, and violating other procedures in adopting the General Plan amendments and proposed zoning code                                                                                                                                                                                                                                                                                                                                                             |      |       |         |
| 12/02/08 | Review and edit draft letter to City requesting meeting; receive update re General Plan status                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | KTC  | .3    | 112.50  |
| 12/03/08 | Telephone conference with Paul Junker, Rancho Cordova Planning Director re meeting to discuss General Plan Amendment changing land use designation; telephone conference with Al Gonzalez re same and submission of comments or challenges to the City's proposed action at the December 15, 2008 City Council Hearing; research requirements for noticing public comments; e-mails to Al Gonzalez and Kristen Castanos re meeting with City of Rancho Cordova and submission of comments or challenges to the City's proposed action at the December 15, 2008 City Council Hearing | RSP  | 1.5   | 480.00  |
| 12/03/08 | Reviewed exhaustion requirements with associate and provided assessment re "protest" question                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | TMT  | .2    | 89.00   |
| 12/04/08 | Correspond with Paul Junker re meeting re General Plan amendment; attention to and respond to e-mail correspondence from Al Gonzalez re same; review memo and case law addressing gift of public funds                                                                                                                                                                                                                                                                                                                                                                              | RSP  | .9    | 288.00  |
| 12/08/08 | Office conference re preparation for meeting with Al Gonzalez and Rancho Cordova Planning Department re request for General Plan Amendment to allow continued use of property as auto repair business; telephone conference with Al Gonzalez re preparation for same; research case law re other potential remedies in addition to takings claim for city action that devalues business property, such as amending a General Plan and use designation or down-zoning                                                                                                                | RSP  | 3.4   | 1088.00 |
| 12/08/08 | Receive update and provide advice re strategy for meeting with Planning Director; legal analysis re takings claims, spot-zoning, discriminatory land use practices, potential CEQA claims                                                                                                                                                                                                                                                                                                                                                                                           | KTC  | 1.0   | 375.00  |
| 12/08/08 | Provided further analysis re zoning change and possible                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | TMT  | .3    | 133.50  |





980 NINTH STREET, 19TH FLOOR  
 SACRAMENTO, CA 95814  
 Telephone (916) 447-0700  
 Fax (916) 447-4781  
 Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
 00001 LAND USE

INVOICE DATE 02/09/09  
 INVOICE NUMBER 3362879  
 KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 12/31/08                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | ATTY | HOURS | VALUE   |
|----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|---------|
| 12/09/08 | client options<br>Office conference with Kristen Castanos re preparation for meeting with City of Rancho Cordova; telephone conference with Al Gonzalez re same; attention to e-mail correspondence and voice mail from Al Gonzalez re evidence of nearby Boat Shop's operation as a major auto repair use; evaluate photos of Boat Shop re same; draft letter to City Council re legal deficiencies in City's proposed action on zoning code and General Plan Amendment; research CEQA statutes, regulations and case law re improper use of addendum for environmental review re letter to City Council                                                                                           | RSP  | 4.0   | 1280.00 |
| 12/09/08 | Meet with Al Gonzalez in preparation for meeting with City of Rancho Cordova; meet with City of Rancho Cordova re request for City action to change the land use or zoning designation on property to allow continuation of business as a matter of right (NO CHARGE 3.5 HOURS)                                                                                                                                                                                                                                                                                                                                                                                                                     | RSP  | .0    | .00     |
| 12/09/08 | Review City General Plan and zoning code proposals; strategy development re meeting with Planning Department; prepare for and attend meeting with client re preparation for same and strategy for City Council meeting                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | KTC  | 4.8   | 1800.00 |
| 12/09/08 | Reviewed information re zoning changes and evaluated                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | TMT  | .2    | 89.00   |
| 12/09/08 | Review three seminal cases re blight and urban decay; research re city's duty to consider blight and urban decay (NO CHARGE 5.5 HOURS)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              | UAK  | .0    | .00     |
| 12/10/08 | Attention to correspondence from Al Gonzalez re Precision Marina boat repair business; review photos re same; telephone conferences with Al Gonzalez re same; research Rancho Cordova City Code, CEQA case law and statutory law re scope of Planning Commission's duty to consider addendum or other environmental document in making recommendation to City Council on project; research CEQA case law re scope of public entity's duty to review potential impacts of blight or urban decay from a project that would render existing businesses nonconforming uses; research CEQA case law, statutes and regulations re activity, such as General Plan Amendments, that are considered projects | RSP  | 7.6   | 2432.00 |





980 NINTH STREET, 19TH FLOOR  
 SACRAMENTO, CA 95814  
 Telephone (916) 447-0700  
 Fax (916) 447-4781  
 Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
 00001 LAND USE

INVOICE DATE 02/09/09  
 INVOICE NUMBER 3362879  
 KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 12/31/08                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | ATTY | HOURS | VALUE   |
|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|---------|
| 12/10/08 | necessitating independent CEQA review; draft legal arguments for letter to City Council challenging proposed zoning code, rezoning and General Plan amendments as arbitrary, discriminatory and violative of CEQA<br>Telephone conference re obtaining minutes and transcript of Nov. 13, 2008 Planning Commission meeting and agenda for Dec. 15, 2008 city council meeting; telephone conference with Aimee Kellerman at city clerk's office; telephone conference with Jennifer Bennett at Planning Commission's office to obtain minutes and transcript; continue review of cases re when a city must discuss urban decay and blight in an EIR; shepardize cases | UAK  | 2.0   | 400.00  |
| 12/11/08 | Review addendum to 2006 General Plan EIR, staff report to City Council, proposed City Council resolution and other documents in support of proposed City action to adopt new zoning code, rezone properties and adopt General Plan amendments; research CEQA case law and statutes re duty of lead agency to consider potential physical impacts of urban decay; office conference re same; draft legal arguments for letter to City Council, arguing that City Council is abusing discretion and acting arbitrarily, and failing to comply with CEQA in adopting General Plan amendments and new zoning code                                                        | RSP  | 4.7   | 1504.00 |
| 12/11/08 | Continue research re the city's consideration of blight in an EIR; research the role of the Planning Commission in the CEQA process (NO CHARGE 8.9 HOURS)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | UAK  | .0    | .00     |
| 12/12/08 | Review addendum to EIR, City Council Staff Report, minutes of Planning Commission meeting and evaluate legal arguments to City Council; direct research; draft letter to City alleging that legal and procedural violations of City's consideration and potential adoption of zoning code rezones and General Plan amendments                                                                                                                                                                                                                                                                                                                                        | RSP  | 5.1   | 1632.00 |
| 12/12/08 | Receive update re letter to Council, status of environmental review, preparation for Council meeting                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | KTC  | .6    | 225.00  |
| 12/12/08 | Review Rancho Cordova municipal code for planning commission procedure for review of environmental docs before recommendation of approval; determine city specific                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | UAK  | 1.5   | 300.00  |



980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

INVOICE DATE 02/09/09  
INVOICE NUMBER 3362879  
KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 12/31/08                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | ATTY | HOURS | VALUE   |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|---------|
|          | regulations implementing CEQA and associated guidelines; telephone conference with Jennifer Bennett re status of minutes, transcript, and availability of City of Rancho Cordova CEQA Guidelines and Procedures                                                                                                                                                                                                                                                                                                                                                                                                                                  |      |       |         |
| 12/13/08 | Review and revise letter to City Council arguing that proposed City action violates CEQA and other law, is procedurally improper and is arbitrary and discriminatory; draft statements for City Council hearing                                                                                                                                                                                                                                                                                                                                                                                                                                  | RSP  | 6.7   | 2144.00 |
| 12/14/08 | Review and edit draft letter to City Council re proposed rezone                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | KTC  | 1.0   | 375.00  |
| 12/15/08 | Review and revise letter to City Council and supporting documentation; transmit letter to City and appropriate staff; telephone conference with Chuck Kree re subdivision of lot; telephone conferences with Al Gonzalez re preparation for City Council hearing; draft statement to City Council; review Al Gonzalez' prepared statement and draft additional language for statement; office conference re preparation for City Council hearing; review addendum, proposed zoning code update, rezones, General Plan amendments, staff reports, proposed ordinances and resolutions and other documents in support of the City Council's action | RSP  | 3.0   | 960.00  |
| 12/15/08 | Travel to and attend City Council hearing (NO CHARGE 5.5 HOURS)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | RSP  | .0    | .00     |
| 12/15/08 | Review and edit letter to City Council; provide assistance and advice re preparation for City Council meeting and presentation; prepare for and attend Council meeting                                                                                                                                                                                                                                                                                                                                                                                                                                                                           | KTC  | 6.0   | 2250.00 |
| 12/16/08 | Telephone conference with Al Gonzalez re City Council hearing; attention to e-mail from Al Gonzalez re same; review General Plan, Coloma Plan and proposed zoning code re City Council decision granting exemption for existing auto uses in Coloma Village Center                                                                                                                                                                                                                                                                                                                                                                               | RSP  | 1.0   | 320.00  |
| 12/16/08 | Received summary hearing information                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | TMT  | .1    | 44.50   |
| 12/17/08 | Review proposed zoning code, Coloma Form Based Plan and General Plan re amendatory language proposed by City to Coloma Plan re automotive uses in Coloma Village Center; draft memo re same; office conference with Kristen Castanos re same                                                                                                                                                                                                                                                                                                                                                                                                     | RSP  | 3.5   | 1120.00 |



980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

INVOICE DATE 02/09/09  
INVOICE NUMBER 3362879  
KTC

Employer's Identification No. 93-0408771

| DATE                          | CURRENT SERVICES THROUGH 12/31/08                                                                                                                                                                                                                                                                                                                                                                                                 | ATTY | HOURS | VALUE              |
|-------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|--------------------|
| 12/17/08                      | Provide advice re closing letter to client                                                                                                                                                                                                                                                                                                                                                                                        | KTC  | .3    | 112.50             |
| 12/18/08                      | Review proposed zoning code, Coloma Form Based Plan and General Plan re amendatory language proposed by City to Coloma Plan re automotive uses in Coloma Village Center; draft memo re same; office conference re City Council's revisions to Coloma Village Center Form-Based plan; voice mail for Adam Lindgren, City attorney, re same; attention to voicemail from Al Gonzalez re status of nonconforming uses and permitting | RSP  | 1.4   | 448.00             |
| 12/18/08                      | Receive update re City's action to resolve land use dispute                                                                                                                                                                                                                                                                                                                                                                       | KTC  | .2    | 75.00              |
| 12/19/08                      | Review current Rancho Cordova City code re nonconforming uses; e-mail to Al Gonzalez in response to voice mail message re legal status of business                                                                                                                                                                                                                                                                                | RSP  | .2    | 64.00              |
| <b>TOTAL CURRENT SERVICES</b> |                                                                                                                                                                                                                                                                                                                                                                                                                                   |      |       | <b>\$23,730.00</b> |

\* NON-ATTORNEY TIME





980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

INVOICE DATE 02/09/09  
INVOICE NUMBER 3362879  
KTC

Employer's Identification No. 93-0408771

---

**CURRENT DISBURSEMENTS AND OTHER CHARGES THROUGH 12/31/08**

| <b>DATE</b>                  | <b>ITEM</b>                                        | <b>AMOUNT</b>   |
|------------------------------|----------------------------------------------------|-----------------|
| 12/02/08                     | Document Reproduction                              | 1.08            |
| 12/15/08                     | Document Reproduction                              | 70.50           |
| 12/08/08                     | Computerized Research - Westlaw PHILLIPS,RACHAEL S | 20.43           |
| 12/09/08                     | Computerized Research - Westlaw KAS-OSOKA,UZUNMA   | 10.53           |
| 12/09/08                     | Computerized Research - Westlaw PHILLIPS,RACHAEL S | 70.55           |
| 12/10/08                     | Computerized Research - Westlaw PHILLIPS,RACHAEL S | 23.87           |
| 12/10/08                     | Computerized Research - Westlaw KAS-OSOKA,UZUNMA   | 92.49           |
| 12/10/08                     | Computerized Research - Westlaw KAS-OSOKA,UZUNMA   | 71.18           |
| 12/11/08                     | Computerized Research - Westlaw KAS-OSOKA,UZUNMA   | 269.34          |
| 12/11/08                     | Computerized Research - Westlaw PHILLIPS,RACHAEL S | 9.02            |
| 12/13/08                     | Computerized Research - Westlaw PHILLIPS,RACHAEL S | 29.15           |
| <b>TOTAL CURRENT CHARGES</b> |                                                    | <b>\$668.14</b> |



980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

TO: AL'S AUTO REPAIR, INC.  
MR. AL GONZALEZ  
10655 COLOMA ROAD  
RANCHO CORDOVA, CA 95670

INVOICE DATE 02/28/09  
INVOICE NUMBER 3368105  
KTC

Employer's Identification No. 93-0408771

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

**STATEMENT OF SERVICES, DISBURSEMENTS, AND OTHER CHARGES THROUGH 01/31/09**

|                                 |             |
|---------------------------------|-------------|
| Balance From Previous Statement | \$27,866.64 |
| Payment(s) Received             | .00         |

Current Activity:

|                                                             |            |
|-------------------------------------------------------------|------------|
| Fees for Professional Services<br>(see attached for detail) | \$1,260.00 |
| Disbursements and Other Charges                             | .24        |

|                                 |                 |
|---------------------------------|-----------------|
| <b>TOTAL CURRENT AMOUNT DUE</b> | <b>1,260.24</b> |
|---------------------------------|-----------------|

|                                          |             |
|------------------------------------------|-------------|
| Total Outstanding Balance as of 02/28/09 | \$29,126.88 |
|------------------------------------------|-------------|

Statements are due within 30 days after the invoice date printed on the statement. A monthly late fee equal to 9 percent per annum, commencing on the due date, will be charged on all amounts not paid within 60 days after the invoice date.

Remit payment to: Stoel Rives LLP, 900 SW Fifth Ave., Suite 2600, Portland, OR 97204



980 NINTH STREET, 19TH FLOOR  
 SACRAMENTO, CA 95814  
 Telephone (916) 447-0700  
 Fax (916) 447-4781  
 Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
 00001 LAND USE

INVOICE DATE 02/28/09  
 INVOICE NUMBER 3368105  
 KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 01/31/09                                                                                                                                                                                                                                                                                                                                                                                       | ATTY | HOURS | VALUE  |
|----------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|--------|
| 01/06/09 | Voicemail message for Adam Lindgren re City Council's decision at December 15, 2008 meeting to amend language in Coloma Plan re automotive uses; review City website for forthcoming City Council meetings, agendas and minutes of December 15, 2008 meeting                                                                                                                                                            | RSP  | .3    | 96.00  |
| 01/07/09 | Office conference with Kristen Castanos re City's action on proposed zoning code following General Plan amendments adopted at December 15, 2008 City Council Meeting; review transcripts from December 15, 2008 City Council Meeting; review agenda and staff report for January 5, 2009 City Council Meeting re proposed adoptions and revisions to zoning code, as modified by December 15, 2008 City Council Meeting | RSP  | .9    | 288.00 |
| 01/07/09 | Obtain transcripts for Dec. 15, 2008 City Council meeting (NO CHARGE .3 HOURS)                                                                                                                                                                                                                                                                                                                                          | UAK  | .0    | .00    |
| 01/08/09 | Office conference with Kristen Castanos re agenda and staff report for City Council's January 5, 2009 meeting, and minutes from December 15, 2008 meeting; voice mail message for Paul Junker re City Council's decision at December 15, 2008 meeting to amend language in Coloma Plan re automotive uses (NO CHARGE .3 HOURS)                                                                                          | RSP  | .0    | .00    |
| 01/09/09 | Telephone conference with Paul Junker re adoption of Coloma Form Based Plan and zoning code; review draft resolution adopting ordinance re same and staff report for January 5, 2009 meeting; e-mail to and office conference with Kristen Castanos re same                                                                                                                                                             | RSP  | 1.0   | 320.00 |
| 01/12/09 | Draft letter and e-mail to Al Gonzalez following up on City Council December 15, 2008 City Council meeting re pending City Council action on zoning code and Coloma Form Based Plan; review staff report for City's January 9, 2009 meeting re adoption of same; review transcripts of December 15 2008 City Council meeting and send same to Al Gonzalez                                                               | RSP  | .5    | 160.00 |
| 01/13/09 | Telephone conference with Al Gonzalez re effect of City Council action at December 15, 2008 meeting; send hard copies of transcript and staff report to Al Gonzalez                                                                                                                                                                                                                                                     | RSP  | .2    | 64.00  |





980 NINTH STREET, 19TH FLOOR  
 SACRAMENTO, CA 95814  
 Telephone (916) 447-0700  
 Fax (916) 447-4781  
 Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
 00001 LAND USE

INVOICE DATE 02/28/09  
 INVOICE NUMBER 3368105  
 KTC

Employer's Identification No. 93-0408771

| DATE     | CURRENT SERVICES THROUGH 01/31/09                                                                                                                                                                                                                                                                                              | ATTY | HOURS | VALUE  |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|-------|--------|
| 01/20/09 | Review staff report and proposed ordinance adopting zoning code for January 20, 2008 City Council meeting (NO CHARGE .2 HOURS)                                                                                                                                                                                                 | RSP  | .2    | .00    |
| 01/22/09 | Office conference with Kristen Castanos re January 20, 2009 City Council meeting and proposal for adopting new zoning code                                                                                                                                                                                                     | RSP  | .1    | 32.00  |
| 01/26/09 | Request minutes of Dec. 15, 2008 City Council meeting, minutes of Jan. 5, 2009 City Council meeting and transcript of Jan. 20, 2009 City Council meeting; email communication with associate re status of minutes' and transcript (NO CHARGE .2 HOURS)                                                                         | UAK  | .0    | .00    |
| 01/27/09 | Review minutes of December 15 and January 5 meetings of Rancho Cordova City Council; review transcripts and agenda for January 20 meeting of Rancho Cordova City Council (NO CHARGE .7 HOURS)                                                                                                                                  | RSP  | .0    | .00    |
| 01/27/09 | Email communication re status of City Council minutes and transcript; telephone conference with the City Clerk's office to obtain missing portion of Jan. 20, 2008 transcript; review document and agenda to determine when and how the City of Rancho Cordova addressed the zoning code revision and amendment to Coloma Plan | UAK  | 1.5   | 300.00 |

**TOTAL CURRENT SERVICES**

**\$1,260.00**



980 NINTH STREET, 19TH FLOOR  
SACRAMENTO, CA 95814  
Telephone (916) 447-0700  
Fax (916) 447-4781  
Billing Inquiries 1-800-305-8453

0034203 AL'S AUTO REPAIR, INC.  
00001 LAND USE

INVOICE DATE 02/28/09  
INVOICE NUMBER 3368105  
KTC

Employer's Identification No. 93-0408771

---

**CURRENT DISBURSEMENTS AND OTHER CHARGES THROUGH 01/31/09**

| DATE                         | ITEM                  | AMOUNT        |
|------------------------------|-----------------------|---------------|
| 01/12/09                     | Document Reproduction | .24           |
| <b>TOTAL CURRENT CHARGES</b> |                       | <b>\$0.24</b> |

## Routier / La Loma Pulse Point

**The community would be better served if the zoning of Folsom Boulevard parcels between West La Loma and Bravado were changed from Residential Mixed Use (RMU) to Commercial Mixed Use (CMU). If this business area is converted to residential the local residents will have to go greater distances for the services they can now get locally.**

1. Folsom Boulevard Specific Plan – Appendices, Appendix A, page A-11: Routier / La Loma is one of the five “pulse points”.
2. Routier / La Loma pulse point
  - A. This pulse point is a vibrant retail shopping area with almost no vacancies.
  - B. This pulse point already is surrounded by many apartments.
  - C. Most of the retail buildings in this pulse point were remodeled in 2003 with county help.
3. Folsom Boulevard Specific Plan – Appendices, Appendix C, page 20: “Rancho Cordova can reduce expenditure leakage and expand its local retail sales tax base by providing a range of neighborhood and community serving retail facilities, conveniently located throughout the City, to address the everyday shopping needs of its existing and future residents.”

### **Some of the businesses currently serving the local community:**

|                                |                        |
|--------------------------------|------------------------|
| Fiesta Filipino Restaurant     | Beauty Supply          |
| Pretty Nails                   | Hair & Wig Hair Salon  |
| Healthy Water                  | Carousel School        |
| Kragen Auto                    | Optometry              |
| Japanese Auto Repair           | Union Mortgage Company |
| Springfield Auto Electric      | Titanic Insurance      |
| Chiropractic                   | Legal Services         |
| Printing Factory               | Real Estate Portfolio  |
| 31 Favors Ice Cream            |                        |
| Chevron Gas Station & Car Wash |                        |
| T-Shirts Production, Etc       |                        |
| Wonderful Hair & Nails         |                        |
| Stylens                        |                        |
| Quick Fit Tires                |                        |
| Circle K                       |                        |



Please include all sources of income

MOBIL COUNTRY CLUB MHP

AGENDA ITEM 6  
PUBLIC COMMENT  
SR SUPPLEMENTAL 3

**1 Person**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>13,700 | 13,701<br>to<br>22,900 | 22,901<br>to<br>36,600 | 36,601<br>to<br>45,800 | 45,801<br>or more |
| <b>A</b>        | <b>B</b>               | <b>C</b>               | <b>D</b>               | <b>E</b>          |
| 69              | 63                     | 42                     | 11                     | 8                 |

**2 People**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>15,700 | 15,701<br>to<br>26,150 | 26,151<br>to<br>41,850 | 41,851<br>to<br>52,300 | 52,301<br>or more |
| <b>F</b>        | <b>G</b>               | <b>H</b>               | <b>I</b>               | <b>J</b>          |
| 6               | 29                     | 23                     | 16                     | 8                 |

**3 People**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>17,750 | 17,651<br>to<br>29,450 | 29,451<br>to<br>47,050 | 47,051<br>to<br>58,900 | 58,901<br>or more |
| <b>K</b>        | <b>L</b>               | <b>M</b>               | <b>N</b>               | <b>O</b>          |
| 1               | 1                      | 2                      |                        |                   |

**4 People**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>19,600 | 19,601<br>to<br>32,700 | 32,701<br>to<br>52,300 | 52,301<br>to<br>65,400 | 65,401<br>or more |
| <b>P</b>        | <b>Q</b>               | <b>R</b>               | <b>S</b>               | <b>T</b>          |
|                 |                        |                        |                        |                   |

REFUSED TO SAY = 2

MOBIL COUNTRY CLUB MHP  
SURVEY RESULTS

| # of People<br>living in<br>residence | Rent<br>before<br>increase | Rent<br>after<br>increase | Income<br>Level | Amount of<br>Increase |  |  |  |  |
|---------------------------------------|----------------------------|---------------------------|-----------------|-----------------------|--|--|--|--|
| 1                                     | \$450.00                   | \$450.00                  | E               | \$0.00                |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$470.00                  | C               | \$40.00               |  |  |  |  |
| 1                                     | \$420.00                   | \$430.00                  | A               | \$10.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$490.00                  | E               | \$60.00               |  |  |  |  |
| 1                                     | \$525.00                   | \$525.00                  | D               | \$0.00                |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | A               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | D               | \$70.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$375.00                  | B               | \$10.00               |  |  |  |  |
| 1                                     | \$400.00                   | \$440.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$436.00                   | \$500.00                  | B               | \$64.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$490.00                  | A               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$530.00                   | \$530.00                  | B               | \$0.00                |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | D               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$450.00                   | \$510.00                  | C               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$316.00                   | \$361.00                  | A               | \$45.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$340.00                   | \$380.00                  | C               | \$40.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$500.00                  | A               | \$90.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | C               | \$60.00               |  |  |  |  |
| 1                                     | \$390.00                   | \$460.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$450.00                   | \$510.00                  | C               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | B               | \$40.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | B               | \$40.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | D               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | C               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | A               | \$60.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | A               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$395.00                  | A               | \$30.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | A               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | C               | \$60.00               |  |  |  |  |
| 1                                     | \$450.00                   | \$510.00                  | A               | \$60.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | B               | \$60.00               |  |  |  |  |
| 1                                     | \$450.00                   | \$510.00                  | D               | \$60.00               |  |  |  |  |
| 1                                     | \$475.00                   | \$515.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$470.00                   | \$510.00                  | B               | \$40.00               |  |  |  |  |



MOBIL COUNTRY CLUB MHP  
SURVEY RESULTS

| # of People<br>living in<br>residence | Rent<br>before<br>increase | Rent<br>after<br>increase | Income<br>Level | Amount of<br>Increase |  |  |  |  |
|---------------------------------------|----------------------------|---------------------------|-----------------|-----------------------|--|--|--|--|
| 1                                     | \$430.00                   | \$500.00                  | E               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$404.00                   | \$444.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$378.00                   | \$425.00                  | B               | \$47.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$375.00                   | \$425.00                  | D               | \$50.00               |  |  |  |  |
| 1                                     | \$435.00                   | \$495.00                  | B               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$439.00                   | \$509.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$450.00                   | \$510.00                  | C               | \$60.00               |  |  |  |  |
| 1                                     | \$465.00                   | \$510.00                  | B               | \$45.00               |  |  |  |  |
| 1                                     | \$450.00                   | \$510.00                  | B               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | C               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | E               | \$70.00               |  |  |  |  |
| 1                                     | \$365.00                   | \$425.00                  | C               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | B               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$395.00                   | \$455.00                  | B               | \$60.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$390.00                   | \$410.00                  | C               | \$20.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$450.00                   | \$490.00                  | B               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | D               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | B               | \$40.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$490.00                   | \$560.00                  | C               | \$70.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | B               | \$70.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$450.00                  | A               | \$40.00               |  |  |  |  |
| 1                                     | \$375.00                   | \$425.00                  | B               | \$50.00               |  |  |  |  |
| 1                                     | \$430.00                   | \$500.00                  | A               | \$70.00               |  |  |  |  |
| 1                                     | \$395.00                   | \$450.00                  | B               | \$55.00               |  |  |  |  |
| 1                                     | \$411.00                   | \$451.00                  | B               | \$40.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$460.00                  | B               | \$50.00               |  |  |  |  |
| 1                                     | \$500.00                   | \$515.00                  | D               | \$15.00               |  |  |  |  |
| 1                                     | \$410.00                   | \$465.00                  | C               | \$55.00               |  |  |  |  |
| 1                                     | \$475.00                   | \$515.00                  | E               | \$40.00               |  |  |  |  |
| 1                                     | \$495.00                   | \$510.00                  | B               | \$15.00               |  |  |  |  |
| 1                                     | \$445.00                   | \$505.00                  | B               | \$60.00               |  |  |  |  |
| 1                                     | \$495.00                   | \$510.00                  | A               | \$15.00               |  |  |  |  |
| 1                                     | \$470.00                   | \$515.00                  | B               | \$45.00               |  |  |  |  |
| 1                                     | \$470.00                   | \$515.00                  | B               | \$45.00               |  |  |  |  |
| 1                                     | \$510.00                   | \$510.00                  | C               | \$0.00                |  |  |  |  |
| 1                                     | \$450.00                   | \$500.00                  | B               | \$50.00               |  |  |  |  |
| 1                                     | \$499.00                   | \$515.00                  | B               | \$16.00               |  |  |  |  |
| 1                                     | \$470.00                   | \$515.00                  | A               | \$45.00               |  |  |  |  |



MOBIL COUNTRY CLUB MHP  
SURVEY RESULTS

| # of People<br>living in<br>residence | Rent<br>before<br>increase | Rent<br>after<br>increase | Income<br>Level | Amount of<br>Increase |          |                                          |  |  |
|---------------------------------------|----------------------------|---------------------------|-----------------|-----------------------|----------|------------------------------------------|--|--|
| 2                                     | \$425.00                   | \$460.00                  | G               | \$35.00               |          |                                          |  |  |
| 2                                     | \$400.00                   | \$450.00                  | J               | \$50.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | I               | \$70.00               |          |                                          |  |  |
| 2                                     | \$365.00                   | \$425.00                  | G               | \$60.00               |          |                                          |  |  |
| 2                                     | \$410.00                   | \$450.00                  | G               | \$40.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | G               | \$70.00               |          |                                          |  |  |
| 2                                     | \$410.00                   | \$450.00                  | F               | \$40.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | G               | \$70.00               |          |                                          |  |  |
| 2                                     | \$365.00                   | \$425.00                  | J               | \$60.00               |          |                                          |  |  |
| 2                                     | \$395.00                   | \$450.00                  | G               | \$55.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | H               | \$70.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$490.00                  | G               | \$40.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$500.00                  | G               | \$50.00               |          |                                          |  |  |
| 2                                     | \$550.00                   | \$600.00                  | F               | \$50.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$510.00                  | C               | \$60.00               |          |                                          |  |  |
| 2                                     | \$445.00                   | \$525.00                  | H               | \$80.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$510.00                  | G               | \$60.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$510.00                  | H               | \$60.00               |          |                                          |  |  |
| 2                                     | \$462.00                   | \$510.00                  | G               | \$48.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$510.00                  | J               | \$60.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | F               | \$70.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | H               | \$70.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | H               | \$70.00               |          |                                          |  |  |
| 2                                     | \$410.00                   | \$450.00                  | B               | \$40.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | I               | \$70.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | H               | \$70.00               |          |                                          |  |  |
| 2                                     | \$495.00                   | \$510.00                  | H               | \$15.00               |          |                                          |  |  |
| 2                                     | \$500.00                   | \$515.00                  | B               | \$15.00               |          |                                          |  |  |
| 2                                     | \$475.00                   | \$505.00                  | I               | \$30.00               |          |                                          |  |  |
| 2                                     | \$500.00                   | \$515.00                  | G               | \$15.00               |          |                                          |  |  |
| 2                                     | \$500.00                   | \$515.00                  | H               | \$15.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$525.00                  | J               | \$75.00               |          |                                          |  |  |
| 2                                     | \$495.00                   | \$510.00                  | G               | \$15.00               |          |                                          |  |  |
| 2                                     | \$475.00                   | \$510.00                  | A               | \$35.00               |          |                                          |  |  |
| 2                                     | \$455.00                   | \$510.00                  | I               | \$55.00               |          |                                          |  |  |
| 2                                     | \$490.00                   | \$500.00                  | H               | \$10.00               |          |                                          |  |  |
| 2                                     | \$470.00                   | \$510.00                  | G               | \$40.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$500.00                  | I               | \$70.00               |          |                                          |  |  |
| 2                                     | \$495.00                   | \$510.00                  |                 | \$15.00               |          |                                          |  |  |
| 2                                     | \$495.00                   | \$510.00                  | H               | \$15.00               |          |                                          |  |  |
| 2                                     | \$445.00                   | \$500.00                  | G               | \$55.00               |          |                                          |  |  |
| 2                                     | \$450.00                   | \$510.00                  | F               | \$60.00               |          |                                          |  |  |
| 2                                     | \$430.00                   | \$510.00                  | G               | \$80.00               |          |                                          |  |  |
| 3                                     | \$440.00                   | \$500.00                  | M               | \$60.00               |          |                                          |  |  |
| 3                                     | \$445.00                   | \$500.00                  | M               | \$55.00               |          |                                          |  |  |
| 3                                     | \$420.00                   | \$490.00                  | J               | \$70.00               |          |                                          |  |  |
| 3                                     | \$400.00                   | \$450.00                  | K               | \$50.00               |          |                                          |  |  |
| 3                                     | \$500.00                   | \$510.00                  | L               | \$10.00               |          |                                          |  |  |
|                                       |                            |                           |                 | \$14,884.00 ÷ 280 =   | \$ 53.16 | avg. increase                            |  |  |
|                                       |                            |                           |                 |                       | 194      | spaces vacant/for sale/refused to answer |  |  |
|                                       |                            |                           |                 |                       | 479      | total spaces                             |  |  |

Please include all sources of income

JCH/DSH/10/11/08

**1 Person**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>13,700 | 13,701<br>to<br>22,900 | 22,901<br>to<br>36,600 | 36,601<br>to<br>45,800 | 45,801<br>or more |
| <b>A</b>        | <b>B</b>               | <b>C</b>               | <b>D</b>               | <b>E</b>          |
| 10              | 16                     | 10                     | 3                      | 5                 |

**2 People**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>15,700 | 15,701<br>to<br>26,150 | 26,151<br>to<br>41,850 | 41,851<br>to<br>52,300 | 52,301<br>or more |
| <b>F</b>        | <b>G</b>               | <b>H</b>               | <b>I</b>               | <b>J</b>          |
| 2               | 10                     | 10                     | 5                      | 7                 |

**3 People**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>17,750 | 17,651<br>to<br>29,450 | 29,451<br>to<br>47,050 | 47,051<br>to<br>58,900 | 58,901<br>or more |
| <b>K</b>        | <b>L</b>               | <b>M</b>               | <b>N</b>               | <b>O</b>          |
| 2               | 3                      | 1                      | 1                      | 1                 |

**4 People**

|                 |                        |                        |                        |                   |
|-----------------|------------------------|------------------------|------------------------|-------------------|
| Up to<br>19,600 | 19,601<br>to<br>32,700 | 32,701<br>to<br>52,300 | 52,301<br>to<br>65,400 | 65,401<br>or more |
| <b>P</b>        | <b>Q</b>               | <b>R</b>               | <b>S</b>               | <b>T</b>          |
|                 |                        |                        |                        | 1                 |



SURVEY TAKEN APR 2008

**BRADSHAW MH PARK**  
**SURVEY RESULTS**

| # of People<br>living in<br>residence | Rent<br>before<br>increase | Rent<br>after<br>increase | Year<br>moved in | Income<br>Level | Amount of<br>Increase |  |      |       |  |
|---------------------------------------|----------------------------|---------------------------|------------------|-----------------|-----------------------|--|------|-------|--|
| 1                                     | \$510.00                   | \$545.00                  | 1977             | B               | \$35.00               |  | COLA |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 2005             | D               | \$35.00               |  | 2006 | 3.30% |  |
| 1                                     | \$490.00                   | \$540.00                  | 2000             | B               | \$50.00               |  | 2007 | 2.30% |  |
| 2                                     | \$510.00                   | \$545.00                  | 1979             | C               | \$35.00               |  | 2008 | 5.80% |  |
| 2                                     | \$490.00                   | \$540.00                  | 2001             | F               | \$50.00               |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 2005             | G               | \$35.00               |  |      |       |  |
| 1                                     | \$515.00                   | \$545.00                  | 1986             | B               | \$30.00               |  |      |       |  |
| 3                                     | \$510.00                   | \$545.00                  | 2007             | G               | \$35.00               |  |      |       |  |
| 2                                     | \$510.00                   | \$545.00                  | 1996             | B               | \$35.00               |  |      |       |  |
| 2                                     | \$510.00                   | \$545.00                  | 1998             | H               | \$35.00               |  |      |       |  |
| 1                                     | \$515.00                   | \$535.00                  | 1978             | A               | \$20.00               |  |      |       |  |
| 2                                     | \$510.00                   | \$545.00                  | 1997             | I               | \$35.00               |  |      |       |  |
| 2                                     | \$520.00                   | \$535.00                  | 2000             | H               | \$15.00               |  |      |       |  |
| 3                                     | \$510.00                   | \$545.00                  | 2005             | A               | \$35.00               |  |      |       |  |
| 3                                     | \$515.00                   | \$545.00                  | 2006             | C               | \$30.00               |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 2002             |                 | \$35.00               |  |      |       |  |
| 2                                     | \$510.00                   | \$545.00                  | 2000             | G               | \$35.00               |  |      |       |  |
| 2                                     | \$495.00                   | \$545.00                  | 1988             | H               | \$50.00               |  |      |       |  |
| 1                                     | \$525.00                   | \$545.00                  | 2005             | A               | \$20.00               |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 2000             | C               | \$35.00               |  |      |       |  |
| 1                                     | \$545.00                   | \$545.00                  | 2007             | D               | \$0.00                |  |      |       |  |
| 3                                     | \$500.00                   | \$545.00                  | 2006             | O               | \$45.00               |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 1995             | B               | \$35.00               |  |      |       |  |
| 3                                     | \$515.00                   | \$535.00                  | 2006             | K               | \$20.00               |  |      |       |  |
| 1                                     | \$545.00                   | \$545.00                  | 2007             | B               | \$0.00                |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 1994             | C               | \$35.00               |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 1984             | B               | \$35.00               |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 1988             | B               | \$35.00               |  |      |       |  |
| 2                                     | \$510.00                   | \$545.00                  | 2008             | J               | \$35.00               |  |      |       |  |
| 2                                     | \$495.00                   | \$545.00                  | 1985             | G               | \$50.00               |  |      |       |  |
| 4                                     | \$510.00                   | \$545.00                  | 1995             | H               | \$35.00               |  |      |       |  |
| 2                                     | \$509.00                   | \$545.00                  | 2001             | G               | \$36.00               |  |      |       |  |
| 2                                     |                            |                           |                  |                 | \$0.00                |  |      |       |  |
| 2                                     | \$510.00                   | \$545.00                  | 2005             | J               | \$35.00               |  |      |       |  |
| 2                                     | \$490.00                   | \$540.00                  | 1999             | J               | \$50.00               |  |      |       |  |
| 2                                     | \$490.00                   | \$545.00                  | 2001             |                 | \$55.00               |  |      |       |  |
| 1                                     | \$510.00                   | \$545.00                  | 1999             |                 | \$35.00               |  |      |       |  |
| 2                                     | \$165.00                   | \$245.00                  | 1982             | G               | \$80.00               |  |      |       |  |
| 3                                     | \$480.00                   | \$545.00                  | 1998             | L               | \$65.00               |  |      |       |  |
| 2                                     | \$165.00                   | \$545.00                  | 1986             | J               | \$380.00              |  |      |       |  |
| 2                                     | \$175.00                   | \$545.00                  | 1985             | H               | \$370.00              |  |      |       |  |
| 1                                     | \$545.00                   | \$545.00                  | 2004             | B               | \$0.00                |  |      |       |  |
| 1                                     | \$380.00                   | \$545.00                  | 2001             | A               | \$165.00              |  |      |       |  |
| 1                                     | \$330.00                   | \$545.00                  | 1995             | A               | \$215.00              |  |      |       |  |
| 1                                     | \$412.00                   | \$545.00                  | 2002             | E               | \$133.00              |  |      |       |  |
| 2                                     | \$480.00                   | \$545.00                  | 1999             | H               | \$65.00               |  |      |       |  |
| 2                                     | \$480.00                   | \$545.00                  | 2001             | G               | \$65.00               |  |      |       |  |
| 1                                     | \$340.00                   | \$545.00                  | 1997             | A               | \$205.00              |  |      |       |  |
| 1                                     | \$505.00                   | \$545.00                  | 2003             | B               | \$40.00               |  |      |       |  |
| 1                                     | \$505.00                   | \$540.00                  | 1979             | C               | \$35.00               |  |      |       |  |
| 1                                     | \$245.00                   | \$545.00                  | 1996             | H               | \$300.00              |  |      |       |  |
| 1                                     | \$480.00                   | \$545.00                  | 1998             | E               | \$65.00               |  |      |       |  |
| 2                                     | \$480.00                   | \$545.00                  | 2004             | H               | \$65.00               |  |      |       |  |
| 1                                     | \$400.00                   | \$545.00                  | 1997             | C               | \$145.00              |  |      |       |  |
| 3                                     | \$375.00                   | \$545.00                  | 1997             | L               | \$170.00              |  |      |       |  |
| 1                                     | \$455.00                   | \$545.00                  | 2004             | C               | \$90.00               |  |      |       |  |
| 1                                     | \$425.00                   | \$545.00                  | 1986             | E               | \$120.00              |  |      |       |  |
| 2                                     | \$500.00                   | \$545.00                  | 2006             | F               | \$45.00               |  |      |       |  |



# CALIFORNIA JURISDICTIONS WITH MOBILEHOME RENT STABILIZATION ORDINANCES

| City              | Affected<br>MH Parks/<br>spaces | Coverage  | Detailed<br>Findings | Comp of<br>Rent<br>Comm. or<br>Board | Hrg<br>Officer | Amou. of<br>Annual Incr.<br>Permitted<br>w/out hrg.            | Vac.<br>Cntrl | Method of Owner<br>Petition for<br>Additional<br>NOI Increase | Prospective<br>Buyer<br>Protection | Sunset<br>Clause | ate<br>Passed | How<br>Adptd |
|-------------------|---------------------------------|-----------|----------------------|--------------------------------------|----------------|----------------------------------------------------------------|---------------|---------------------------------------------------------------|------------------------------------|------------------|---------------|--------------|
| Alameda<br>County | 22/712                          | MH only   |                      |                                      |                |                                                                | Yes           |                                                               |                                    |                  | 12/65         | Ord.         |
| Arroyo<br>Grande  | 5/498                           | MH only   | Yes                  | 1-1-3                                | No             | Automatic 5%<br>lesser of<br>8% or 75% of<br>CPI               | Yes           | Hardship Pet.<br>based on all<br>relevant evld.               | No                                 | repeal<br>11/86  | 5/86          | Ord.         |
| Azusa             | 6/548                           | MH only   | Yes                  | 2-2-1                                | No             | 8%/75% of CPI                                                  | No            | Escondido Factors                                             | No                                 | No               | 1/92          | Ord.         |
| Beaumont          | 8/459                           | MH only   | No                   | 2-2-1                                | No             | Est. by Hrg.                                                   | No            | Escondido Factors                                             | No                                 | No               | 10/84         | Ord.         |
| Benicia           | 4/317                           | MH only   | No                   | 1-1-3                                | No             | Est. by Hrg.                                                   | No            | Escondido Factors                                             | No                                 | No               | 9/78          | Ord.         |
| Calistoga         | 5/569                           | MH only   | Yes                  | 1-1-3                                | No             | Est. by Hrg.                                                   | No            | Escondido Factors                                             | No                                 | No               | 8/84          | Ord.         |
| Camarillo         | 4/747                           | MH only   | No                   | City<br>Council                      | No             | lessor of 5%<br>or 60% of CPI                                  | Yes           | Broad Fair Return                                             | No                                 | No               | 12/81         | Ord.         |
| Capitola          | 8/623                           | MH only   | No                   | 2-2-3                                | No             | 75% of CPI                                                     | Yes           | Escondido Factors                                             | Yes                                | No               | 11/79         | Ord.         |
| Carpinteria       | 7/866                           | MH only   | No                   | 0-0-5                                | No             | Set by Board                                                   | Yes           | Hardship Pet. to<br>the commission                            | No                                 | No               | 3/82          | Ord.         |
| Carson            | 28/2,565                        | MH only   | Yes                  | 1-1-3                                | No             | 75% of CPI                                                     | Yes           | Escondido Factors                                             | No                                 | No               | 8/79          | Ord.         |
| Cathedral<br>City | 10/2,064                        | MH only   | Yes                  | 0-0-3                                | No             | 66% of CPI                                                     | Yes to<br>10% | Escondido Factors                                             | No                                 | No               | 3/83          | Int.         |
| Chino             | 5/554                           | MH only   | Yes                  | 1-1-3                                | No             | Set by Board                                                   | Yes           | Escondido Factors                                             | No                                 | No               | 8/83          | Ord.         |
| Cloverdale        | 4/165                           | MH only   | No                   | 1-1-3                                | No             | Set by Board<br>Rent Review<br>Commission                      | No            | Escondido Factors                                             | No                                 | No               | 8/86          | Ord.         |
| Clovis            | 6/582                           | MH only   | No                   | 1-1-3                                | No             | 60% of CPI                                                     | No            | Escondido Factors                                             | No                                 | No               | 9/78          | Ord.         |
| Colton            | 8/916                           | All units | No                   | 1-1-3                                | No             | Set by Board                                                   | Yes           | Escondido Factors                                             | No                                 | No               | 6/90          | Ord.         |
| Cotati            | 3/106                           | MH only   | No                   | 1-1-3                                | No             | Set by Board                                                   | No            | Escondido Factors                                             | No                                 | No               | 11/79         | Int.         |
| Daly City         | 1/501                           | MH only   | Yes                  | 1-1-3                                | No             | 50% of CPI                                                     | Yes           | Escondido Factors<br>Hardship Applic.                         | No                                 | No               | 6/80          | Ord.         |
| Delano            | 4/310                           | All units |                      | City<br>Council                      | Yes            | Set by Board                                                   | Yes           | M-NOI Formula                                                 |                                    |                  | 11/84         | Int.         |
| East Palo<br>Alto | 4/274                           | MH only   | No                   | 1-1-3                                | No             | Set by Board                                                   | Yes           | Escondido Factors                                             | Yes                                | No               | 11/83         | Int.         |
| Escondido         | 30/3,585                        | MH only   | No                   | 1-1-3                                | No             | Set by Board                                                   | No            | Escondido Factors                                             | No                                 | Yes 3yr          | 6/88          | Int.         |
| Fairfield         | 9/883                           | MH only   | Yes                  | Rent<br>Admin.                       | Yes            | 7% yr. unless<br>CPI is > 7%<br>Greater \$10.<br>or 80% of CPI | No            | Escondido Factors                                             | No                                 | Yes              | 11/84         | Ord.         |
| Fontana           | 13/684                          | MH only   | Yes                  |                                      |                | Rent Review<br>Commission                                      | Yes           | Escondido Factors                                             | Yes                                | Yes 5yr          | 10/88         | Ord.         |
| Fremont           | 3/732                           | MH only   | Yes                  | 1-1-3                                | No             | Rent Mediat.<br>w/Arbitration<br>lesser of 5%<br>or 80% of CPI | Yes           | Escondido Factors                                             | No                                 | No               | 1/87          | Ord.         |
| Fresno            | 30/3,942                        | MH only   | No                   | 3-3-3                                | Yes            | Graduated CPI<br>Rent Med.<br>Board                            | Yes           | Escondido Factors                                             | No                                 | Yes 3<br>years   | 12/87         | Ord.         |
| Gardena           | 27/1,156                        | All Units | No                   | 1-1-3                                | No             | lesser of 3%<br>or 60% of CPI                                  | No            | Escondido Factors                                             | No                                 | Yes 5yr          | 4/87          | Ord.         |
| Gilroy            | 4/336                           | MH only   | Yes                  | 1-1-3                                | No             | Set by Board                                                   | No            | Escondido Factors                                             | No                                 | No               | 5/87          | Ord.         |
| Grover City       | 3/140                           | MH only   | Yes                  | 1-1-3                                | No             | 75% of CPI                                                     | No            | Escondido Factors                                             | No                                 | No               | 5/87          | Ord.         |
| Hawthorne         | 11/327                          | All units |                      | Rent<br>Admin.                       |                | lesser of<br>7% or CPI                                         | No            | M-NOI Formula                                                 | No                                 | No               | 12/87         | Ord.         |
| Hayward           | 16/2,160                        | MH only   | No                   | 1-1-3                                | No             | Set by Board                                                   | Yes           | Escondido Factors                                             | No                                 | Yes 3<br>years   | 8/79          | Resol        |
| Hemet             | 20/2,805                        | MH only   | No                   | 1-1-3                                | No             | lesser of 8%<br>or 80% of CPI                                  | No            | Escondido Factors                                             | No                                 | No               | 2/80          | Ord.         |
| Hollister         | 1/235                           | MH only   | Yes                  | 1-1-3                                | No             | 75% of CPI                                                     | No            | Escondido Factors                                             | No                                 | No               | 5/79          | Int.         |
| Indio             | 6/528                           | MH only   | Yes                  | 1-1-3                                | No             | Set by Board                                                   | Yes           | Escondido Factors                                             | No                                 | No               | 5/89          | Ord.         |
| Lancaster         | 27/2,584                        | MH only   | No                   | Rent<br>Admin.                       | No             | lesser of<br>7% or CPI                                         | No            | Escondido Factors                                             | No                                 | No               | 3/84          | Int.         |
| La Verne          | 8/1,762                         | MH only   | No                   |                                      | No             |                                                                | No            | Escondido Factors                                             | No                                 | No               | 3/85          | Int.         |
|                   |                                 |           |                      |                                      |                |                                                                |               |                                                               | No                                 | No               | 10/84         | Ord.         |



| City                          | Affected<br>MH Parks/<br>Spaces                                    | Coverage                      | Detailed<br>Findings | Comp of<br>Board                      | Hrg<br>Officer  | Amount of<br>Ann' - Incr.<br>Per. - ed<br>w/out hrg.                                                                                          | Vac.<br>Cntrl                                            | Method of Owner<br>Petition for<br>Additional<br>NOI Increase           | Prospective<br>Buyer<br>Protection | Sunset<br>Clause           | Date<br>'assed                 | How<br>Adptd                 |
|-------------------------------|--------------------------------------------------------------------|-------------------------------|----------------------|---------------------------------------|-----------------|-----------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------|-------------------------------------------------------------------------|------------------------------------|----------------------------|--------------------------------|------------------------------|
| Lompoc<br>Los Angeles<br>City | 7/654<br>62/5,885<br>All parks<br>except if<br>covered<br>by lease | MH only<br>All units          | Yes<br>Yes           | 2-2-1<br>Det. by<br>Board             | No<br>No        | 75% of CPI<br>to 10%                                                                                                                          | No<br>No                                                 | M-NOI Formula                                                           | Yes<br>No                          | No<br>Yes<br>7 years       | 12/83<br>8/78                  | Ord.<br>Ord.                 |
| Los Gatos<br>Malibu<br>Merced | 2/137<br>2/527<br>3/574                                            | MH only<br>MH only<br>MH only | Yes<br>Yes<br>Yes    | 0-0-5                                 | No<br>Yes<br>No | lesser of<br>75% of CPI<br>or 8%<br>100% of CPI<br>or 5%<br>75% of CPI<br>Set by Hrg.<br>50% of CPI<br>or 8%<br>lesser of 6%<br>or 80% of CPI | No<br>\$25 or<br>averg.<br>to 18%<br>No<br>aver.<br>rent | M-NOI<br>Formula<br>M-NOI Formula<br>Escondido Factors<br>M-NOI Formula | No<br>Yes<br>No<br>Yes<br>No       | No<br>No<br>No<br>No<br>No | 3/88<br>10/80<br>12/91<br>5/82 | Ord.<br>Ord.<br>Ord.<br>Ord. |
| Milpitas                      |                                                                    | MH only                       | Yes                  | Council                               | Mediator        |                                                                                                                                               |                                                          |                                                                         |                                    |                            |                                |                              |
| Montclair                     | 8/620                                                              | MH only                       | Yes                  | 2-2-1<br>Park or<br>Resident<br>Comm. | Yes             | lesser of 5%<br>or 65% of CPI<br>limit                                                                                                        | No<br>Yes                                                | Escondido Factors                                                       | No                                 | No                         | 11/85                          | Ord.                         |
| Moreno<br>Valley              | 7/809                                                              | MH only                       | No                   |                                       | No              | lesser of 5%<br>or 65% of CPI<br>limit                                                                                                        | Yes                                                      | Broad Fair Rent                                                         | No                                 | No                         | 7/87                           | Ord.                         |
| Morgan Hill                   | 9/875                                                              | MH only                       | Yes                  | 1-1-3                                 | No              | 75% of CPI                                                                                                                                    | Yes                                                      | M-NOI Formula                                                           | No                                 | No                         | 3/83                           | Ord.                         |
| Morro Bay                     | 15/641                                                             | MH only                       | Yes                  | 0-0-5                                 | No              | 75% of CPI                                                                                                                                    | 5% cap                                                   | Escondido Factors                                                       | Limited                            | No                         | 8/86                           | Ord.                         |
| Napa                          |                                                                    | MH only                       | Yes                  | 1-1-5                                 | No              | 8%                                                                                                                                            |                                                          | M-NOI Formula                                                           | No                                 | No                         | 12/83                          | Ord.                         |
| Oakland                       | 3/49                                                               | All units                     |                      |                                       | No              | Automatic 5%                                                                                                                                  | No                                                       |                                                                         |                                    |                            | 9/80                           | Ord.                         |
| Oceanside<br>Ontario          | 20/2,401<br>7/1,748                                                | MH only<br>MH only            | Yes                  | 0-0-5                                 | No              | lesser of<br>8% or CPI<br>100% of CPI                                                                                                         | Yes<br>No                                                | M-NOI Formula                                                           | Yes                                | No                         | 5/82<br>11/90                  | Ord.<br>Ord.                 |
| Oxnard<br>Pacifica            | 25/2,780<br>1/93                                                   | MH only<br>MH only            | Yes                  | None                                  | Yes             | 75% of CPI                                                                                                                                    | Cap<br>No                                                | M-NOI Formula<br>M-NOI Formula                                          | No<br>Limited                      | No<br>No                   | 3/83<br>9/91                   | Ord.<br>Ord.                 |
| Palmdale                      | 15/1,455                                                           | MH only                       | No                   | 1-1-3                                 | No              | CPI or<br>Arb. Award                                                                                                                          | No                                                       | Escondido Factors                                                       | Yes                                | No                         | 10/85                          | Ord.                         |
| Palm Desert                   | 4/676                                                              | MH only                       | No                   | 5 picked                              | No              | 75% of CPI                                                                                                                                    | Yes                                                      | M-NOI Formula                                                           | No                                 | No                         | 4/80                           | Ord.                         |
| Palm Springs                  | 14/2,242                                                           | All units                     | No                   | 0-0-5                                 | No              | 75% of CPI                                                                                                                                    | Yes                                                      | M-NOI Formula                                                           | Yes                                | No                         | 4/80                           | Ord.                         |
| Paramount                     |                                                                    | MH only                       | Yes                  | 2-2-0                                 | No              | 100% of CPI                                                                                                                                   | No                                                       | Escondido Factors                                                       | Limited                            | No                         | 7/87                           | Ord.                         |
| Pismo Beach                   | 2/412                                                              | MH only                       |                      |                                       |                 | 8 1/75% of CPI                                                                                                                                | No                                                       |                                                                         | No                                 | No                         | 4/81                           | Ord.                         |
| Pleasanton                    | 4/                                                                 | MH only                       | Yes                  | 2-2-1                                 | Yes             | 100% of CPI<br>or 5%<br>By Mediation                                                                                                          | to 25%<br>in 5yr<br>aver.                                | M-NOI Formula                                                           | Yes                                | No                         | 2/93<br>5/92                   | Ord.<br>Ord.                 |
| Pomona<br>Rancho<br>Mirage    | 19/1,836<br>6/882                                                  | MH only<br>MH only            |                      |                                       |                 |                                                                                                                                               |                                                          |                                                                         |                                    |                            |                                |                              |
| Redlands                      | 8/684                                                              | MH only                       | No                   | 1-1-5                                 | No              | 75% of CPI<br>less of 6-9%<br>or 75% of CPI                                                                                                   | rent                                                     | Hardship                                                                | No                                 | No                         | 7/82                           | Int.                         |
| Rialto                        | 12/1,425                                                           | MH only                       | Yes                  | 0-0-3                                 | Yes             | Rent Review<br>Commission                                                                                                                     | No                                                       | Escondido Factors<br>Escondido<br>Factors                               | No                                 | Yes                        | 12/82                          | Ord.                         |
| Riverside<br>County           | 124/<br>12,376                                                     | MH only                       | Yes                  | 0-0-5                                 | No              |                                                                                                                                               | Yes                                                      |                                                                         | Yes                                | Yes                        | 3/92                           | Ord.                         |
| Rocklin                       | 3/384                                                              | MH only                       | Yes                  | 2-2-1                                 | Yes             | 100% of CPI<br>Graduated CPI                                                                                                                  | No                                                       | M-NOI Formula                                                           | No                                 | No                         | 8/83                           | Ord.                         |
| Rohnert<br>Park               | 5/1,314                                                            | MH only                       | No                   | 1 and up                              | Yes             | 75% of CPI                                                                                                                                    | No                                                       | Fair Rent Formula                                                       | No                                 | No                         | 5/82                           | Ord.                         |
| Salinas<br>San                | 11/1,437                                                           | MH only                       | Yes                  | 5                                     | No              | 75% of CPI<br>or 4% Cap.                                                                                                                      | Yes                                                      | M-NOI Formula                                                           | No                                 | No                         | 12/87                          | Int.                         |
| Bernardino<br>San Buena       | 16/1,487                                                           | MH only                       | Yes                  |                                       | Yes             | 75% of CPI<br>or 8% Cap.<br>lesser of 3%<br>or 75% of CPI                                                                                     | No                                                       | M-NOI Formula                                                           | No                                 | No                         | 10/90                          | Ord.                         |
| Ventura<br>San                |                                                                    | MH only                       | Yes                  | None                                  | Yes             | 7% or<br>75% of CPI<br>60% of CPI or<br>10% of CPI                                                                                            | No<br>15% or<br>\$35.00                                  | Escondido Factors                                                       | No                                 | No                         | 9/84                           | Ord.                         |
|                               |                                                                    | MH only                       | Yes                  | 0-0-5                                 | No              |                                                                                                                                               |                                                          |                                                                         | No                                 | No                         | 1/86                           | Ord.                         |



| City         | MH Parks/<br>spaces | Coverage  | Findings | Board     | Officer | Annual Incr.<br>Permitted<br>w/c hrg.       | Cntrl           | Petition for<br>Additional<br>NOI Increase | Buyer<br>Protection | Clause  | Passed | Adptd |
|--------------|---------------------|-----------|----------|-----------|---------|---------------------------------------------|-----------------|--------------------------------------------|---------------------|---------|--------|-------|
| San Jose     | 70/11,435           | MH only   | Yes      | None      | Yes     | 3% to 7%<br>or 75% of CPI                   | Yes             | M-NOI Formula                              | Yes                 | No      | 7/85   | Ord.  |
| San Juan     | 7/1,209             | MH only   | No       | 2-2-1     | Yes     | 100% of CPI<br>Graduated CPI<br>with 9% cap | Yes             | Escondido Factors                          | No                  | No      | 3/79   | Ord.  |
| Capistrano   | 15/1,551            | MH only   |          |           |         |                                             | No              |                                            |                     |         | 6/88   | Int.  |
| Obispo City  | 40/2,408            | MH only   | Yes      | 0-0-3     | No      | 60% of CPI                                  | No              | Hardship                                   | No                  | No      | 6/88   | Int.  |
| San Marcos   | 17/3,216            | MH only   |          |           |         | CPI or NOI                                  | with a<br>limit |                                            |                     |         | 11/80  | Ord.  |
| San Rafael   | 1/397               | MH only   | Yes      | None      | Yes     | 3-7.5% of CPI                               | Yes             | Escondido Factors                          | Yes                 | No      | 4/90   | Ord.  |
| Santa        | 15/950              | MH only   | Yes      | None      | Yes     | 75% of CPI                                  | 1x5yrs          | Escondido Factors                          | No                  | No      | 9/84   | Ord.  |
| Barbara City | 15/2,070            | MH only   |          |           |         | 100% of CPI                                 | No              |                                            |                     |         | 12/90  | Ord.  |
| Clarita      | 36/2,212            | MH only   |          |           |         | 6% Cap                                      | Yes             |                                            |                     |         | 1/79   | Ord.  |
| Santa Cruz   | 3/288               | All units |          |           |         | 50% of CPI +<br>pass-thrus                  | Yes             |                                            |                     |         | 4/79   | Int.  |
| County       | 9/838               | MH only   | Yes      | 0-0-3     | No      | Set by Board                                | No              |                                            |                     |         | 6/84   | Ord.  |
| Santa Monica | 5/527               | MH only   | No       | 0-0-5     | No      | lessor of 7%<br>or 75% of CPI               | 1x3yrs          | M-NOI Formula                              | Yes                 | No      | 11/80  | Ord.  |
| Santa Paula  | 6/354               | MH only   | No       |           | Yes     | 75% of CPI                                  | Yes             | Escondido Factors                          | Yes                 | Yes     | 3/83   | Ord.  |
| Scotts Vly   | 51/3,736            | MH only   | Yes      |           |         | Rent Review                                 | Yes             |                                            |                     |         | 6/87   | Ord.  |
| Simi         | 8/897               | All units |          |           |         | Commission                                  | Yes             |                                            |                     |         | 7/80   | Ord.  |
| Valley       | 3/918               | MH only   |          |           |         | 100% of CPI                                 | Yes             |                                            |                     |         | 5/80   | Ord.  |
| Sonoma Cty.  | 6/866               | MH only   |          |           | Yes     | less of 3-7%<br>or 75% of CPI               | 7% cap          |                                            |                     |         | 12/85  | Ord.  |
| Thousand     | 12/1,126            | MH only   | Yes      | 0-0-3     | Yes     | 7% or                                       | No              | Escondido Factors                          | Yes                 | No      | 12/77  | Ord.  |
| Oaks         | 17/1,990            | MH only   | Yes      | 1-1-3     | No      | 90% of CPI                                  | No              | Escondido Factors                          | No                  | No      | 2/82   | Ord.  |
| Union City   | 18/1,887            | MH only   |          |           |         | 80% of CPI                                  | Yes to          | Escondido Factors                          |                     | Yes     | 8/81   | Ord.  |
| Upland       | 24/1,421            | MH only   | No       | 0-0-3     | No      | or 7%<br>Graduated CPI                      | 15%             | Escondido Factors                          | limited             | Yes     | 2/83   | Ord.  |
| Vacaville    | 5/717               | MH only   | No       |           | No      | lessor of 7%<br>or 75% of CPI               | Yes to          | Escondido Factors                          | No                  | 3 years | 3/89   | Ord.  |
| Valejo       | 2/265               | MH only   | Yes      | Human     | No      | Automatic 5%                                | 15%             | Fair Rent Factors                          | No                  | No      | 9/84   | Ord.  |
| Ventura      | 42/4,425            | MH only   | Yes      | Res. Comm | No      | 70% of CPI                                  | 5% cap          | Escondido Factor                           | No                  | No      | 12/90  | Ord.  |
| Ventura City |                     |           |          |           |         | less of 5%-9%<br>or 100% CPI                |                 |                                            |                     |         |        |       |
| Watsonville  |                     |           |          |           |         | 66.67% of CPI                               |                 |                                            |                     |         |        |       |
| West Covina  |                     |           |          |           |         |                                             |                 |                                            |                     |         |        |       |
| Yucaipa      |                     |           |          |           |         |                                             |                 |                                            |                     |         |        |       |

#### Definition of Appendix B Terms

**Comp of Board** -- This category refers to the composition of the Rent Commission or Rent Review Board. The first number refers to the number of designated park owner representatives, the second number to the number of resident representatives and the third number to neutrals. Thus, a "1-1-5" designation means that there are 1 park owner rep, 1 resident rep, and 5 neutrals. The presence of a single number means that Board members are simply chosen without regard to their affiliation.

**Escondido Factors** -- Refers to the fair return formula originally established by the Escondido Ordinance. In such a case, the Board or Hearing Officer is not bound to use a mathematical formula such as the M-NOI approach, but instead more broadly considers an entire laundry list of factors such as CPI change, comparable rents, increase in taxes or utility costs capital improvement costs, the level of services provided to residents, etc.

**M-NOI** -- Refers to the mathematical formula known as the "Maintenance of Net Operating Income", which is described in Section 8 of the Model.

**Fair Rent Formula** -- Refers to a broad formula based upon concepts of fair return which does not fit either of the above definitions



# California Jurisdictions with Mobilehome Park Rent Stabilization Ordinances

| City/County    | Date<br>Passed | Number of<br>Affected<br>Parks/Spaces | Amount of Annual<br>Increment Permitted<br>w/out Hearing | Vacancy<br>Control | Composition<br>Of                      |  | Adopted by |
|----------------|----------------|---------------------------------------|----------------------------------------------------------|--------------------|----------------------------------------|--|------------|
|                |                |                                       |                                                          |                    | Comm/Board<br>(Owner/Resident/Neutral) |  |            |
| Alameda County | 12/1965        | 22 / 712                              | Automatic up to 5%                                       | YES                |                                        |  | Ordinance  |
| Arroyo Grande  | 05/1986        | 5 / 498                               | Lesser of 8% or 75% CPI                                  | YES                | 1-1-3                                  |  | Ordinance  |
| Azusa          | 01/1992        | 6 / 548                               | 8%/75% of CPI                                            | NO                 |                                        |  | Ordinance  |
| Beaumont       | 10/1984        | 8 / 459                               | Established by Hearing                                   | NO                 | 2-2-1                                  |  | Ordinance  |
| Benicia        | 09/1978        | 4 / 317                               | Established by Hearing                                   | NO                 | 2-2-1                                  |  | Ordinance  |
| Calistoga      | 08/1984        | 5 / 569                               | Established by Hearing                                   | NO                 | 1-1-3                                  |  | Ordinance  |
| Camarillo      | 12/1981        | 4 / 747                               | Established by Hearing                                   | NO                 | 1-1-3                                  |  | Ordinance  |
| Capitola       | 11/1979        | 8 / 623                               | Lesser of 5% or 60% CPI                                  | YES                | City Council                           |  | Ordinance  |
| Carpinteria    | 03/1982        | 7 / 866                               | 75% of CPI                                               | YES                |                                        |  | Ordinance  |
| Carson         | 08/1979        | 28 / 2565                             | Set by Board                                             | YES                | 2-2-3                                  |  | Ordinance  |
| Cathedral City | 03/1983        | 10 / 2064                             | 75% of CPI                                               | YES                | 0-0-5                                  |  | Initiative |
| Chino          | 08/1983        | 5 / 554                               | 66% of CPI                                               | NO                 | 1-1-3                                  |  | Ordinance  |
| Cloverdale     | 08/1986        | 4 / 165                               | Set by Board                                             | YES to 10%         | 0-0-3                                  |  | Ordinance  |
| Clovis         | 09/1978        | 6 / 582                               | Rent Review Commission                                   | NO                 | 1-1-3                                  |  | Ordinance  |
| Colton         | 06/1990        | 8 / 916                               | 60% of CPI                                               | NO                 |                                        |  | Ordinance  |
| Cotati         | 11/1979        | 3 / 106                               | Set by Board                                             | YES                |                                        |  | Initiative |
| Daly City      | 06/1980        | 1 / 501                               | Set by Board                                             | NO                 | 1-1-3                                  |  | Ordinance  |

**CPI:** Consumer Price Index. **Vacancy Control:** Yes indicates that there are limits as to how much rents can be increased for new residents. **Comp of Rent Comm/Board:** Refers to the composition of the Rent Commission or Rent Review Board. Thus a "1-1-5" would indicate representation as follows: 1 Park Owner, 1 Park Resident, 5 Neutral Parties. **Adopted by:** Most jurisdictions adopted rent stabilization as a city ordinance (city code). Some jurisdictions adopted the rent restrictions by local initiative (a vote by local residents).

**NOTE:** The information and statistics used in this chart was taken from a document entitled Appendix B – Actual Source Unknown at present



# California Jurisdictions with Mobilehome Park Rent Stabilization Ordinances

| City/County        | Date Passed | Number of Affected Parks/Spaces | Amount of Annual Increment Permitted w/out Hearing | Vacancy Control | Composition Of<br>Comm/Board<br>(Owner/Resident/Neutral) | Adopted by |
|--------------------|-------------|---------------------------------|----------------------------------------------------|-----------------|----------------------------------------------------------|------------|
| La Verne           | 10/1984     | 8 / 1762                        | Lesser of 7% or CPI                                | NO              | Rent Admin.                                              | Ordinance  |
| Lompoc             | 12/1983     | 7 / 654                         | 75% of CPI to 10%                                  | NO              | 2-2-1                                                    | Ordinance  |
| Los Angeles City   | 08/1978     | 62 / 5885                       |                                                    | NO              | Determnd by Board                                        | Ordinance  |
| Los Angeles County | 03/1988     | ALL / ALL                       | Lesser of 75% CPI or 8 %                           | NO              | 0-0-5                                                    | Ordinance  |
| Los Gatos          | 10/1980     | 2 / 137                         | 100% CPI or 5%                                     | \$25 or aver    |                                                          | Ordinance  |
| Malibu             | 12/1991     | 2 / 527                         | 75% of CPI                                         | To 10%          |                                                          | Ordinance  |
| Merced             | 05/1982     | 3 / 574                         | Set by Hearing                                     | NO              | 2-2-3                                                    | Ordinance  |
| Milpitas           | 08/1992     |                                 | 50% of CPI or 8%                                   | Aver. Rent      | City Council                                             | Ordinance  |
| Montclair          | 11/1985     | 8 / 620                         | Lesser of 6% or 60% CPI                            | NO              | 2-2-1                                                    | Ordinance  |
| Moreno Valley      | 07/1987     | 7 / 809                         | Lesser of 5% or 65% CPI                            | With limit      | Park or Resident Comm.                                   | Ordinance  |
| Morgan Hill        | 03/1983     | 9 / 875                         | 75% of CPI                                         | YES             | 1-1-3                                                    | Ordinance  |
| Morro Bay          | 08/1986     | 15 / 641                        | 75% of CPI                                         | 5% Cap          | 0-0-5                                                    | Ordinance  |
| Napa               | 12/1983     |                                 | 8%                                                 |                 | 1-1-5                                                    | Ordinance  |
| Oakland            | 09/1980     | 3 / 49                          | Automatic 5%                                       | NO              |                                                          | Ordinance  |
| Oceanside          | 05/1982     | 20 / 2401                       | Lesser of 8% or CPI                                | YES             | 0-0-5                                                    | Ordinance  |
| Oxnard             | 03/1983     | 25 / 2780                       |                                                    | 25% cap         |                                                          | Ordinance  |

CPI: Consumer Price Index. **Vacancy Control:** Yes indicates that there are limits as to how much rents can be increased for new residents. **Comp of Rent Comm/Board:** Refers to the composition of the Rent Commission or Rent Review Board. Thus a "1-1-5" would indicate representation as follows: 1 Park Owner, 1 Park Resident, 5 Neutral Parties. **Adopted by:** Most jurisdictions adopted rent stabilization as a city ordinance (city code). Some jurisdictions adopted the rent restrictions by local initiative (a vote by local residents).

**NOTE:** The information and statistics used in this chart was taken from a document entitled Appendix B - Actual Source Unknown at present



# California Jurisdictions with Mobilehome Park Rent Stabilization Ordinances

| City/County            | Date Passed | Number of Affected Parks/Spaces | Amount of Annual Increment Permitted w/out Hearing | Vacancy Control | Composition Of Comm/Board (Owner/Resident/Neutral) | Adopted by |
|------------------------|-------------|---------------------------------|----------------------------------------------------|-----------------|----------------------------------------------------|------------|
| San Buena Ventura      | 01/1986     |                                 | 7% or 75% CPI                                      | 15% or \$35     | 0-0-5                                              | Ordinance  |
| San Francisco          | 06/1970     | 1 / 56                          | 60% of CPI or 4% to 7%                             | YES             |                                                    | Ordinance  |
| San Jose               | 07/1985     | 70 / 11435                      | 3-7% or 75% CPI                                    | YES             | NONE                                               | Ordinance  |
| San Juan Capistrano    | 03/1979     | 7 / 1209                        | 100% CPI                                           | YES             | 2-2-1                                              | Ordinance  |
| San Luis Obispo City   | 06/1988     | 15 / 1551                       | Graduated CPI w 9% cap                             | NO              |                                                    | Initiative |
| San Luis Obispo County | 06/1988     | 40 / 2408                       | 60% CPI                                            | NO              | 1-1-30-0-3                                         | Initiative |
| San Marcos             | 11/1980     | 17 / 3216                       | CPI or NOI                                         | With limit      |                                                    | Ordinance  |
| San Rafael             | 04/1990     | 1 / 397                         | 3-7.5% of CPI                                      | YES             | NONE                                               | Ordinance  |
| Santa Barbara County   | 09/1984     | 15 / 950                        | 75% CPI                                            | 10% 1-5 yrs     | NONE                                               | Ordinance  |
| Santa Clarita          | 12/1990     | 15 / 2070                       | 100% CPI w 6% cap                                  | NO              |                                                    | Ordinance  |
| Santa Cruz County      | 01/1979     | 36 / 2212                       | 50% of CPI + pass thru                             | YES             |                                                    | Ordinance  |
| Santa Monica           | 04/1979     | 3 / 283                         | Set by Board                                       | NO              |                                                    | Initiative |
| Santa Paula            | 06/1984     | 9 / 838                         | Lesser of 7% or 75% CPI                            | 10% 1-3 yrs     | 0-0-3                                              | Ordinance  |
| Scotts Valley          | 11/1980     | 5 / 527                         | 75% of CPI                                         | YES             | 0-0-5                                              | Ordinance  |

**CPI:** Consumer Price Index. **Vacancy Control:** Yes indicates that there are limits as to how much rents can be increased for new residents. **Comp of Rent Comm/Board:** Refers to the composition of the Rent Commission or Rent Review Board. Thus a "1-1-5" would indicate representation as follows: 1 Park Owner, 1 Park Resident, 5 Neutral Parties. **Adopted by:** Most jurisdictions adopted rent stabilization as a city ordinance (city code). Some jurisdictions adopted the rent restrictions by local initiative (a vote by local residents).

**NOTE:** The information and statistics used in this chart was taken from a document entitled Appendix B - Actual Source Unknown at present

| <b>Table 1. California Cities with Rent Boards</b> |                                    |                        |                                          |                     |                                                                                                                                       |                                |                       |
|----------------------------------------------------|------------------------------------|------------------------|------------------------------------------|---------------------|---------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|-----------------------|
| <b>Cities</b>                                      | <b>Date Rent Ordinance Adopted</b> | <b>Expiration Date</b> | <b>Name of Board</b>                     | <b># of Members</b> | <b>Members that are Tenant/Landlord/ Neither</b>                                                                                      | <b>Appointment Method</b>      | <b>Length of Term</b> |
| <b>Berkeley</b>                                    | 11/7/1978                          | No expiration date     | Rent Stabilization Board                 | 9                   | All tenants                                                                                                                           | Elected                        | 4 years               |
| <b>East Palo Alto</b>                              | 11/23/1983                         | No expiration date     | Rent Stabilization Board                 | 7                   | 3 tenant, 2 landlord, 2 neither                                                                                                       | City Council                   | 2 years               |
| <b>Los Gatos</b>                                   | 10/27/1980                         | No expiration date     | Rent Advisory Committee                  | 5                   | 2 tenant, 2 landlord, 1 neither                                                                                                       | Town Council                   | 3 years               |
| <b>Los Angeles</b>                                 | 8/30/1978                          | No expiration date     | Rent Adjustment Commission               | 7                   | All are neither tenants nor landlords                                                                                                 | Mayor w/ City Council approval | 4 years               |
| <b>Oakland</b>                                     | 5/6/1980                           | Reviewed Annually      | Residential Rent Adjustment Board        | 7                   | 2 tenant, 2 landlord, 3 neither                                                                                                       | City Council                   | 3 years               |
| <b>Palm Springs</b>                                | 4/8/1980                           | No expiration date     | Rent Review Commission                   | 5                   | All are neither tenants nor landlords                                                                                                 | City Council                   | 3 years               |
| <b>San Jose</b>                                    | 7/10/1979                          | No expiration date     | Advisory Commission on Rents             | 7                   | 2 tenant, 2 landlord, 3 neither                                                                                                       | City Council                   | 3 years               |
| <b>San Jose</b>                                    |                                    |                        | Mobile Home Advisory Commission          | 5                   | 1 member nominated by the association of park owners, 1 members who has been on the association of park owners, and 3 neutral members | City Council                   | 3 years               |
| <b>San Francisco</b>                               | 6/12/1979                          | No expiration date     | Rent Stabilization and Arbitration Board | 5                   | 2 tenant, 2 landlord, 1 neither                                                                                                       | Mayor                          | 2 years               |
| <b>Santa Monica</b>                                | 4/10/1979                          | No expiration date     | Rent Control Board                       | 5                   | 2 tenants, 3 non-owners of rental property                                                                                            | Elected                        | 4 years               |
| <b>West Hollywood</b>                              | 6/27/1985                          | No expiration date     | Rent Stabilization Commission            | 5                   | Any residents of the city                                                                                                             | City Council                   | 2 years               |