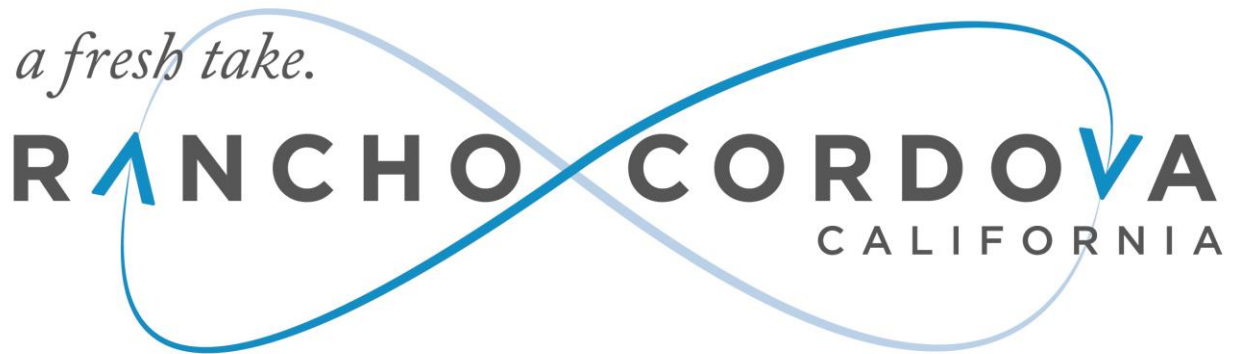


CITY OF RANCHO CORDOVA



CONCURRENT MEETING CITY COUNCIL/SUCCESSOR AGENCY TO THE CRA

Monday, June 18, 2018

5:00 PM – Special Meeting/Closed Session

5:30 PM – Regular Meeting

AMENDED AGENDA

Linda Budge, Mayor

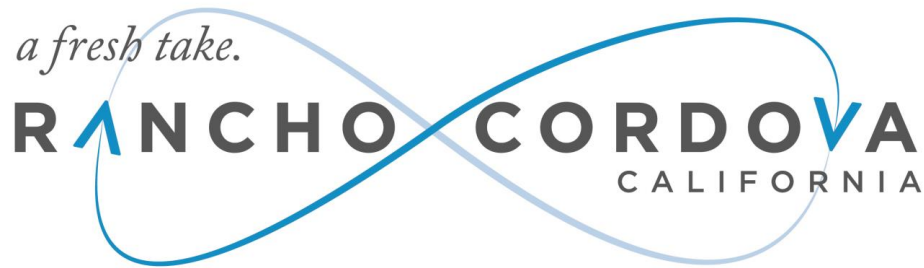
Robert J. McGarvey, Vice Mayor

David Sander, Council Member

Garrett Gatewood, Council Member

Donald Terry, Council Member

CITY OF RANCHO CORDOVA



CONCURRENT MEETING CITY COUNCIL/SUCCESSOR AGENCY TO THE COMMUNITY REDEVELOPMENT AGENCY (CRA)

City Hall
2729 Prospect Park Drive, Rancho Cordova

Monday, June 18, 2018

5:00 PM – Special Meeting/Closed Session
Community Board Room

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

AMENDED AGENDA

1. SPECIAL MEETING - CALL TO ORDER/ROLL CALL

Council Members/Board Members Gatewood, McGarvey, Sander, Terry and Mayor Budge.

2. PUBLIC COMMENT

At a special meeting, citizens wishing to address the Council for any matter on the agenda may do so at the time the matter is discussed. Under the provisions of the California Government Code, the City Council is prohibited from discussing or taking action on any item not on the agenda.

3. SPECIAL MEETING ITEM

- 3.1 **Subject:** Appoint Agency Real Property Negotiators Pursuant to Government Code Section 54956.8: Agency Negotiators: Cyrus Abhar, City Manager, Adam Lindgren, City Attorney, Kim Juran, Finance Director, and Elizabeth Sparkman, Community Development Director. Negotiating Party: Successor Agency to the Former Community Development Agency. Property: Assessor's Parcel Number: 057-0223-017 at 10545 Folsom Boulevard.

4. ADJOURNMENT

Mayor Budge will adjourn the meeting to closed session in the Community Board Room.

5. CLOSED SESSION - CALL TO ORDER/ROLL CALL

Council Members Gatewood, McGarvey, Sander, Terry and Mayor Budge.

6. CLOSED SESSION

Council will meet in Closed Session to discuss the following items:

- 6.1 CONFERENCE WITH REAL PROPERTY NEGOTIATORS: Pursuant to Government Code Section 54956.8: City Negotiators: Cyrus Abhar, City Manager, Adam Lindgren, City Attorney, Kim Juran, Finance Director, Elizabeth Sparkman, Community Development Director. Negotiating Party: Successor Agency to the Former Community Development Agency. Property: Assessor's Parcel Number:057-0223-017 at 10545 Folsom Boulevard. Under Negotiation: Price and Terms of Payment.
- 6.2 CONFERENCE WITH REAL PROPERTY NEGOTIATORS: Pursuant to Government Code Section 54956.8: City Negotiators: Cyrus Abhar, City Manager, Adam Lindgren, City Attorney, Kim Juran, Finance Director, Elizabeth Sparkman, Community Development Director. Negotiating Party: The Lily Company. Property: Assessor's Parcel Numbers:076-0020-019, 076-0020-020, 076-0020-021, 076-0020-022 at 10153-10179 Folsom Boulevard. Under Negotiation: Price and Terms of Payment.

7. ADJOURNMENT

Mayor Budge will adjourn the Closed Session to the Regular Meeting in the David B. Roberts Council Chambers.

8. REGULAR MEETING - CALL TO ORDER / ROLL CALL

Council Members Gatewood, McGarvey, Sander, Terry and Mayor Budge.

9. METRO CABLE TV TELEVISION ANNOUNCEMENT

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

10. PLEDGE OF ALLEGIANCE

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

11. INVOCATION

Julie Steinbach from United Methodist Church of Rancho Cordova will give the invocation.

12. OPEN SESSION - REPORT FROM CLOSED SESSION

The City Attorney will report on action taken in Closed Session.

13. PRESENTATIONS

- 13.1 2018 Infrastructure Update by Albert Stricker, Public Works Director.

14. PUBLIC COMMENT

Citizens wishing to address the Council for any matter not on the agenda may do so at this time by completing and submitting a 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.

Under the provisions of the California Government Code, the City Council is prohibited from discussing or taking immediate action on any item not on the agenda 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.

15. COUNCIL REPORTS

16. CITY MANAGER'S REPORT

17. CONSENT CALENDAR ITEMS - ROLL CALL VOTE

- 17.1 **Subject:** Meeting Minutes from the June 4, 2018 Regular City Council Meeting.
Recommendation: Adopt Minutes.
- 17.2 **Subject:** A Resolution Authorizing the City Manager to Execute Contract No. 84-2018 in the amount Not to Exceed \$239,303 with Alta Planning & Design for the City of Rancho Cordova Citywide Safe Routes to School Master Plan.
Recommendation: Adopt Resolution No. 76-2018.
Result of Recommended Action: Adoption of Resolution No. 76-2018 will authorize the City Manager to execute Contract No. 84-2018 with Alta Planning & Design in an amount not to exceed \$239,303 for the Citywide Safe Routes to School Master Plan.
Staff Report: Albert Stricker, Public Works Director and Zach Bosch, Associate Civil Engineer.
Advances Goals: 1, 2, and 5.
- 17.3 **Subject:** A Resolution Authorizing The City Manager To Execute Contract Change Order No. 2 With Saboo Inc. to Increase the Contract Amount From \$541,072.34 to an Amount not to Exceed \$581,073.34 for the Mather Mills Station Renovation.
Recommendation: Adopt Resolution No. 78-2018.
Result of Recommended Action: Adoption of this Resolution will authorize the City Manager to execute Contract Change Order No. 2 with Saboo Inc. to increase the contract amount from \$541,072.34 to \$581,073.34 for additional construction services to the historic Mills Station Building.
Staff Report: Albert Stricker, Public Works Director and Todd Humphrey, Facilities Manager.
Advances Goals: 1, 2, and 5.

- 17.4 **Subject:** A Resolution Authorizing the City Manager to Execute Contract No. 78-2018 with St. Francis Electric, LLC in an Amount Not to Exceed \$593,670 for On-Call Street Light and Electrical Maintenance and Repair Services.
Recommendation: Adopt Resolution No. 63-2018.
Adoption of Resolution No. 63-2018 will authorize the City Manager to execute Contract No. 78-2018 with St. Francis Electric, LLC in an amount not to exceed \$593,670 for On-Call Street Light and Electrical Maintenance and Repair Services.
Staff Report: Albert Stricker, Public Works Director and Steve Harriman, Operations and Maintenance Manager.
Advances Goals: 1, 2, and 5.
- 17.5 **Subject:** Third Amendment to Development Agreement Relative to Douglas 98 and Second Amendment to Development Agreement Relative to Grantline 208.
Recommendation: Waive the second reading and adopt Ordinance Nos. 13-2018 and 14-2018.
Result of Recommended Action: Adoption of Ordinance No. 13-2018 would approve a Third Amendment to the Development Agreement Relative to the Douglas 98 project and adoption of Ordinance No. 14-2018 would approve a Second Amendment to the Development Agreement relative to the Grantline 208 project to correctly reference the property boundary to which the respective Development Agreements apply.
Staff Report: Elizabeth Sparkman, Community Development Director.
Advances Goals: 6.
- 17.6 **Subject:** A Resolution Designating Voting Delegate and Alternates for the 2018 League of California Cities Annual Conference to be Held September 12-14, 2018 in Long Beach, California.
Recommendation: Adopt Resolution No. 81-2018.
Result of Recommended Action: Adopt Resolution No. 81-2018, designating Council Member David Sander as Voting Delegate and Vice Mayor McGarvey and Council Member Donald Terry as Voting Alternates for the 2018 Annual League of California Cities Conference Business Meeting.
Staff Report: Stacy Leitner, City Clerk.
Advances Goals: 1.

18. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

NONE.

19. PUBLIC HEARING ITEMS

- 19.1 **Subject:** Introduction and First Reading of Ordinance 15-2018, an Ordinance Amending Sections of the Rancho Cordova Municipal Code Related to Business Regulation; Bingo Games and Bingo Parlors; Health and Sanitation; Abandoned Vehicles; Zoning Code; and the Folsom Boulevard Specific Plan.
Recommendation: Introduce and waive first reading of Ordinance 15-2018.
Result of Recommended Action: The Ordinance would come back for a second reading and adoption at the next regular City Council meeting. Approval of Ordinance 15-2018 would amend Title 4 (Business Regulation), Chapter 4.26 Bingo Games and Chapter 4.28 Bingo Parlors; Title 6 (Health and Sanitation), Chapter 6.56 Abandoned Vehicles; Title 23 (Zoning Code), Article 1 Administration, Article 3 Zoning District, Allowable Uses, and General Development Standards, Article 9 Site Planning and

Development Standards, and Article 11 Definitions of the Rancho Cordova Municipal Code; and the Folsom Boulevard Specific Plan, Chapter 2 Land Use Plan and Allowed Uses.

Staff Report: Darcy Goulart, Planning Manager.

Advances Goals: 1, 2, 5, and 6.

- 19.2 **Subject:** Discussion of Resolution 70-2018 for a Master License Agreement Template for Small Cell Attachments on City Owned Public Poles and introduction and First Reading of Ordinance 11-2018, an Ordinance Amending Title 23 (Zoning Code) of the Rancho Cordova Municipal Code regarding Chapter 23.907 Utility, Transportation, and Communication Uses.

Recommendation: Approve Resolution 70-2018 providing authorization to implement a Master License Agreement Template for small cell attachment installation and Introduce and waive first reading of Ordinance 11-2018.

Result of Recommended Action: Approval of Resolution 70-2018 would allow Staff to implement a Master License Agreement with telecommunication providers to allow small cell attachments on city owned public poles within the public right-of-way. Approval of Ordinance 11-2018 would amend Title 23 (Zoning Code) of the Rancho Cordova Municipal Code regarding Chapter 23.907 Utility, Transportation, and Communication Uses. Specifically, the amendment would provide new minimum requirements and design standards, consistent with the standards of the discussed Agreement, for the attachment of small cell equipment to private poles within the public right-of-way. The Ordinance would come back for a second reading and adoption at the next regular City Council Meeting.

Staff Report: Albert Stricker, Public Works Director, Tameem Samimi, Assistant Civil Engineer, and Nicholas Sosa, Assistant Planner.

Advances Goals: 1, 5, and 6.

20. REGULAR CALENDAR ITEMS

- 20.1 **Subject:** A Resolution Authorizing the Acquisition of Property and Authorizing Execution of a Purchase and Sale Agreement and a Certificate of Acceptance and Recordation of a Grant Deed for 10153-10179 Folsom Blvd in the Amount of \$2,680,000.

Recommendation: Adopt Resolution 77-2018.

Result of Recommended Action: Adoption of this Resolution will allow the City Manager to proceed with the execution of documents necessary to purchase and take possession of the property located at 10153-10179 Folsom Blvd for the amount of \$2,680,000.

Staff Report: Cyrus Abhar, City Manager and Stefan Heisler, Management Analyst.

Advances Goals: 3 and 5.

- 20.2 **Subject:** A Resolution Authorizing the City Manager to Execute an Agreement for the Purchase of Real Property Located at 10545 Folsom Blvd.

Recommendation: Adopt Resolution 80-2018 Approving a Purchase and Sale Agreement for the Acquisition of Real Property Located at 10545 Folsom Blvd. and Authorizing Execution of a Certificate of Acceptance and Recordation of a Grant Deed.

Result of Recommended Action: Adoption of Resolution 80-2018 will enable the City Manager to execute a purchase and sale agreement for the property located at 10545 Folsom Blvd. (APN No. 057-0223-0019) and allow the City to purchase the property from the Successor Agency to the Former Community Redevelopment Agency of the City of Rancho Cordova (Successor Agency).

Staff Report: Kim Juran-Karageorgiou, Administrative Services Director.

Advances Goals: 3 and 5.

****COUNCIL ACTING AS THE SUCCESSOR AGENCY TO THE CRA****

20.3 **Subject:** A Resolution Authorizing the Execution of an Agreement for the Sale of Real Property Located at 10545 Folsom Blvd.

Recommendation: Adopt Resolution SA-01-2018 approving a purchase and sale agreement for the sale of real property located at 10545 Folsom Blvd. to the City of Rancho Cordova.

Result of Recommended Action: Adoption of Resolution SA-01-2018 will enable the Successor Agency to sell the property located at 10545 Folsom Blvd. (APN No. 057-0223-0019).

Staff Report: Kim Juran-Karageorgiou, Administrative Services Director.

Advances Goals: 3 and 5.

21. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

22. ADJOURNMENT

ADDITIONAL INFORMATION

SPECIAL MEETINGS LISTED BELOW ARE SUBJECT TO CHANGE/CANCELLATION WITHOUT FURTHER NOTICE.

UNLESS THE COUNCIL ADOPTS A MOTION TO EXTEND THE MEETING, ANY ITEM THAT IS NOT INITIATED BEFORE 11:00 PM WILL BE CONTINUED TO THE NEXT DAY AT 5:30 PM 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.cityofranchocordova.org on Thursdays or Fridays prior to the Regular City Council Meeting.

CITYWIDE GOALS - (Adopted March 27, 2012)	
1.	Promote the Positive Image of Rancho Cordova
2.	Ensure a Safe, Inviting and Livable Community
3.	Empower Responsible Citizenship
4.	Establish Logical City Boundaries that Provide Regional Leadership and Address Financial Challenges
5.	Ensure the Availability of the Best Public Services in the Region while Practicing Sound Fiscal Management
6.	Drive Diverse Economic Opportunities

UPCOMING MEETINGS	
Tuesday, June 26	5:30 PM Special Meeting/Work Session
Monday, July 2	4:00 PM Special Meeting/Study Session 5:30 PM Regular Meeting
Monday, July 16	CANCEL REGULAR MEETING
Tuesday, July 31	CANCEL REGULAR MEETING
Monday, August 6	4:00 PM Special Meeting/Study Session 5:30 PM Regular Meeting
Monday, August 14	5:30 PM Special Meeting/Work Session
Tuesday, August 20	5:30 PM Regular Meeting
Tuesday, August 28	CANCEL WORK SESSION
Tuesday, September 4	4:00 PM Special Meeting/Study Session 5:30 PM Regular Meeting (Tuesday due to Holiday)
Tuesday, September 11	5:30 PM Special Meeting/Work Session
Monday, September 17	5:30 PM Regular Meeting
Tuesday, September 25	CANCEL WORK SESSION
Monday, October 1	4:00 PM Special Meeting/Study Session 5:30 PM Regular Meeting
Tuesday, October 9	5:30 PM Special Meeting/Closed Session for City Manager Evaluation
Monday, October 15	5:30 PM Regular Meeting

UPCOMING MEETINGS	
Tuesday, October 23	5:30 PM Special Meeting/Closed Session for City Manager Evaluation – ONLY IF NEEDED
Tuesday, October 30	CANCEL WORK SESSION
Monday, November 5	4:00 PM Special Meeting/Study Session 5:30 PM Regular Meeting
Monday, November 19	5:30 PM Regular Meeting
Tuesday, November 27	5:30 PM Special Meeting/Work Session
Monday, December 3	4:00 PM Special Meeting/Study Session 5:30 PM Regular Meeting
Tuesday, December 11	5:30 PM Special Meeting/Work Session
Monday, December 17	5:30 PM Regular Meeting

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

DEPARTMENTAL GENERAL TELEPHONE NUMBERS	
Building and Safety Division	(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
Housing Division	(916) 851-8784
Human Resources Department	(916) 851-8740
IT Department	(916) 851-8700
Neighborhood Services – Animal Services	(916) 851-8770
Parks & Recreation (Cordova Recreation & Park District)	(916) 362-1841
Planning Department	(916) 851-8750
Public Works Department	(916) 851-8710
Rancho Cordova Police Department	(916) 875-9600
Redevelopment Department	(916) 851-8780
Sac Metro Fire District	(916) 859-4300

The Rancho Cordova City Council meeting will be videotaped in its entirety and will be cablecast without interruption on Metro Cable 14, the Government Affairs Channel on the Comcast, Consolidated Communications and AT&T U-Verse Systems. Closed Captioning will be available on the playback cablecast. A DVD copy is available from the City Clerk's Department and a webcast of this meeting will be available for viewing via video streaming from the City's website within 48 hours of adjournment of this meeting.

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, Stacy Leitner, City Clerk for the City of Rancho Cordova, declare that the foregoing agenda for the Monday, June 18, 2018 Regular Meeting of the Rancho Cordova City Council was posted and available for review on June 15, 2018 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 website at www.cityofranchocordova.org.

Signed June 15, 2018 at Rancho Cordova, California.



Stacy Leitner, City Clerk