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

City Hall
David B. Roberts Council Chambers
2729 Prospect Park Drive, Rancho Cordova

Tuesday, September 5, 2006
5:30 P.M. – Regular Meeting

AGENDA

REGULAR MEETING – CALL TO ORDER

Call to Order

Roll Call: Council Members Budge, Cooley, Skoglund, Sander and Mayor McGarvey

Metro Cable TV Telecast Announcement

Pledge of Allegiance

Invocation

1. Reverend Jim Boyd, Sun River Church, will give the invocation

Presentations

2. Presentation from SMUD Board Member, Susan Patterson, on Yolo County Service Proposal.
3. Presentation from Children Now's Director, Andrea Margolis, on Proposition 86 – The Tobacco Tax of 2006.
4. Proclamation for International Literacy Month 2006.

ORAL COMMUNICATIONS

4. **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.

CONSENT CALENDAR ITEMS – ROLL CALL VOTE

5. **Subject**: Minutes of City Council Meetings:
   a. Special Meeting of March 28, 2006
   b. Special and Regular Meeting of April 3, 2006
   c. Special Meeting of May 23, 2006
   d. Regular Meeting of June 19, 2006

   Recommendation Adopt Minutes.

6. **Subject:** Ellenwood Condominiums RC-05-148 Development Agreement.
   Recommendation: Waive second reading and adopt Ordinance No. 48-2006 approving the Development Agreement for the Ellenwood Condominiums. **(Roll Call Vote)**
   Result of Recommended Action: The Development Agreement will allow the project to record the final map and obtain the Department of Real Estate clearance for condominiums. The project will be supporting the City by providing a special tax for police services and providing funds to Cordova Recreation and Parks District to improve existing parks within the community.
   Staff Report: William Campbell, Planning Department
   Advances Goals: 6 and 10

7. **Subject**: Approve Amendment to California Public Employees' Retirement System Contract
   Recommendation: Waive second reading and adopt Ordinance No. 49-2006 **(Roll Call Vote)**
   Result of Recommended Action: The City will have the ability to provide 2 years of additional retirement service credit to employees whose positions are eliminated due to a reduction and re-structuring of positions within their department(s).
   Staff Report: Lillian Hare, City Clerk's Department
   Advances Goal: 11

8. **Subject**: Approval of Transit Master Plan, Final Document
   Recommendation: Council approved the Transit Master Plan "Concept" on June 5, 2006. Staff recommends Council approve final version of Transit Master Plan Report for adoption and release for publication.

Result of Recommended Action: Approval of the final Transit Master Plan Report will provide a platform for the implementation of elements of the plan, including shuttle services in the short term, planning for Regional Transit's BRT Routes and the initiation of the Signature Service over a mid term horizon.
Staff Report: Cyrus Abhar and Mark Thomas, Public Work Department
Advances Goals: 2, 3, 4, 7 and 8

9. **Subject:** Approval of Parcel Map Title "Capital Village Commercial, Subdivision No. RC-05-193"
Recommendation: Approve parcel map of "Capital Village Commercial, Subdivision No. RC-05-193" being a portion of Parcels 47, 48, 50, 51 and all of parcel 49 of 93 PM 7, located along the east side of Zinfandel Drive between International Drive and Data Drive.
Result of Recommended Action: Approval of this recommended action will result in the recording of the final parcel map creating 13 new commercially zoned parcels.
Staff Report: Cyrus Abhar and Marilyn Phelps, Public Work Department
Advances Goals: 3 and 6

CONSENT PUBLIC HEARING ITEMS – ROLL CALL VOTE

10. **Subject:** Elections on the Proposition of Amending the Rate and Method of Apportionment and Authorized Facility and Resources for Community Facilities District's 2004-1 Sunridge Park and 2005-1 North Douglas **(Continued from August 7, 2006)**
Recommendation: Continue the public hearing and elections to September 18, 2006 at the request of the developer.
Result of Recommended Action: No action to be taken on September 5, 2006.
Staff Report: Bill Thomas, Finance Department
Advances Goals: 5, 7 and 10

11. **Subject:** Two Ordinances Granting a Water Franchise to the Golden State Water Company and California American Water Company
Recommendation: Waive first readings and introduce Ordinance No. 52-2006 granting a water franchise to Golden State Water Company and Ordinance No. 53-2006 granting a water franchise to California American Water Company. **(Roll Call Vote)**
Result of Recommended Action: Passage of these ordinances will grant water franchises to the Golden State and California American Water Companies for purposes of operating and maintaining water pipelines within the City's rights-of-way
Staff Report: Cyrus Abhar, Public Works Department
Advances Goals: 7 and 10

PUBLIC HEARING ITEMS

12. **Subject:** Old Placerville Road RC-05-183, Tentative Subdivision Map, Residential Design Review, Special Development Permit and Development Agreement
Recommendation: That Council:
(a) Find the Mitigated Negative Declaration for Old Placerville Road adequately addresses the requirements of the California Environmental Quality Act (CEQA) Guidelines;
(b) Waive first reading and introduce Ordinance No. 50-2006 rezoning a portion of the property to RD-10 **(Roll Call Vote)**;

(c) Adopt Resolution No. 158-2006 approving the Tentative Subdivision Map and Residential Design Review, subject to the Conditions of Approval and approve the Special Development Permit; and
(d) Waive first reading and introduce Ordinance No. 51-2006 approving a Development Agreement **(Roll Call Vote)**.

Result of Recommended Action: Approval of the Tentative Subdivision Map will allow for the creation of 40 parcels with four parcels designated for office buildings, 35 residential parcels designated for single-family homes, and one parcel designated for an access driveway. The rezone will divide the property into two zoning districts: MP Zone on 2.5 acres for the office buildings and RD-10 zone on 2.5 acres for the residential development. The Special Development Permit will allow for the deviation of typical lot size and setback requirements. The Residential Design Review will allow for the construction of the single-family homes according to the approved plans. A Development Agreement accompanies the project approval.
Staff Report: Jeffrey Beiswenger, Planning Department
Advances Goals: 1, 6 and 7

13. **Subject:** Old Placerville Road Offices RC-06-217, Commercial Design Review
Recommendation: That Council:
(a) Find the Mitigated Negative Declaration for Old Placerville Road Offices adequately addresses the requirements of the California Environmental Quality Act (CEQA) Guidelines;
(b) Adopt Resolution No. 159-2006 approving Commercial Design Review, subject to the Conditions of Approval.

Result of Recommended Action: Approval will allow for the construction of four (4) single-story office buildings totaling 18,700 sq. ft with related parking and a common park area on Old Placerville Road, east of Bradshaw Road.
Staff Report: Anne Hersch, Planning Department
Advances Goals: 1, 6 and 7

*7:30 P.M. - BREAK

REGULAR CALENDAR ITEMS

14. **Subject:** Kilgore Cemetery Restoration Project Approval of Contingency and Award of Contract to PBM Construction, Inc.
Recommendation: Adopt Resolution No. 160-2006
Result of Recommended Action: Award of the contract for the Kilgore Cemetery Restoration Project will authorize execution of a construction contract in the amount of $929,929.00. Staff recommends that Council approve an additional contingency of $50,000.00 which would be utilized if necessary to pay for unforeseen costs or change orders. The restoration will begin following execution of the contract and is anticipated to be completed by summer of 2007.
Staff Report: Cyrus Abhar and Albert Stricker, Public Work Department
Advances Goals: 1, 3, 5 and 9

15. **Subject:** Report Back on Options and Strategies to Improve the Performance of the Residential Bulky Item Cleanup Program.
Recommendation: That Council:

(a) Receive the staff report and presentation regarding options and strategies to improve the performance of the residential Bulky Item Cleanup Program;
(b) Provide direction to staff to return to Council within thirty (30) days to approve the First Amendment to the Collection Services Contract with Allied Waste in order to establish fees for the collection of "illegal" bulk-item debris pile; and,
(c) Direct staff to proceed with the implementation of the Administrative Citation process.

Result of Recommended Action: The primary objectives to this staff report are:
(a) Identify potential solutions and strategies to improve the performance of the existing "on-call" bulky item collection program;
(b) Amend Allied Waste's contract to allow the collection of fees for "illegal" bulky item debris piles; and
(c) Establish an Administrative Citation process for repeat violations of bulky item pickup program.

Staff Report: Cyrus Abhar and Kathy Garcia, Public Works Department
Advances Goals: 1, 3, 5, 7 and 9

CORRESPONDENCE

COUNCIL REPORTS

COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

CITY MANAGER'S REPORT

ADJOURNMENT

ADDITIONAL INFORMATION

The agenda items are accessible on the City's website at www.cityofranchocordova.org on Thursdays prior to the Regular City Council Meeting.

CITYWIDE GOALS - (Adopted March 20, 2006)	
12.	Establish Logical (City) Boundaries
13.	Continue To Provide Regional Leadership
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

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

UPCOMING MEETINGS	
Monday, September 18, 2006	***5:30 p.m. – Regular Meeting***
Tuesday, September 26, 2006	***5:30 p.m. – Work Session Legislative Program***
Monday, October 2, 2006	***4:00 p.m. – Study Session on Public Information*** ***5:30 p.m. – Regular Meeting***
Monday, October 16, 2006	***5:30 p.m. – Regular Meeting***
Tuesday, October 24, 2006	***5:30 p.m. – Work Session – Joint Meeting with Cordova Recreation and Park District***
Monday, October 30, 2006	***5:30 p.m. – Work Session on Metropolitan Transportation Plan***

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

DEPARTMENTAL GENERAL TELEPHONE NUMBERS	
Building Department	(916) 851-8760
Finance Department	(916) 851-8730
Planning Department	(916) 851-8750
Public Works Department	(916) 851-8710
Redevelopment & Economic Development Department	(916) 851-8780

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. Tune to Metro Cable Channel 14, for playback times. It will be webcast at www.sacmetrocable.tv. A VHS copy is also available for check out from any library branch. 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 or lhare@cityofranchocordova.org at least 48 hours prior to the meeting.

CERTIFICATION OF POSTING OF AGENDA

I, Brenda Lehr, Deputy City Clerk for the City of Rancho Cordova, declare that the foregoing agenda for the September 5, 2006 Regular Meeting of the Rancho Cordova City Council/CRA/RCFC was posted and available for review on August 31, 2006 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.

Signed this 31st day of August 2006 at Rancho Cordova, California.

Brenda Lehr, Deputy City Clerk