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

City Hall
2729 Prospect Park Drive, Rancho Cordova

Monday, April 17, 2017

4:00 PM – Special Meeting
American River Community Room North

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

MINUTES

1. SPECIAL MEETING - CALL TO ORDER/ROLL CALL

Mayor Terry called the special meeting to order in the American River Community Room North at 4:11 PM.

Council Members Present:	McGarvey, Terry, Budge
Council Members Absent:	Sander, Skoglund
Staff Members Present:	Lindgren, Cuppy, Abhar, Busch, Haven, Simpson, Flory, Cowles, Johns, Stricker, Harriman, Norton

2. PUBLIC COMMENT

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

3. SPECIAL MEETING ITEM

3.1 **Subject:** Review Background and Major Changes to the Proposed Amendments to Title 8 (Animals) and Title 23 (Zoning Code) of the Rancho Cordova Municipal Code Discussed by City Council Over the Last Several Months.
Recommendation: Receive the presentation on Amended Title 8 (Animals) and Title 23 (Zoning Code) of the Rancho Cordova Municipal Code dated April 2017.
Result of Recommended Action: No formal action is requested of Council at the

study session. Staff will provide an overview of the proposed Municipal Code sections and be available to answer questions. Specifically, the proposed amendments will establish provisions for beekeeping, update zoning permits and procedures consistent with Council direction and legal requirements, modify allowed use regulations and special use provisions for select uses, simplify form based zoning provisions, update site planning and development standards consistent with interpretations and best practices, and clarify or update select definitions for internal consistency.
Staff Report: Aaron Busch, Community Development Director Pam Johns, Special Project Planner.
Advances Goals: 1, 2, 6

ACTION: Discussion item only; no action taken.

4. ADJOURNMENT OF SPECIAL MEETING

Mayor Terry adjourned the special meeting to the regular meeting at 4:57 PM.

5. REGULAR MEETING - CALL TO ORDER / ROLL CALL

Mayor Terry called the regular meeting to order in the David B. Roberts Council Chambers at 5:31 PM.

Council Members Present:	McGarvey, Terry, Budge
Council Members Absent:	Sander, Skoglund
Staff Members Present:	Lindgren, Cuppy, Abhar, Busch, Simpson, Cowles, Johns, Quynn, Heisler, Cuffe, Crawford, Behrends, Leitner, Delaney, Stricker, Kniestedt, Kreiling, Flory, Juran-Karageorgiou, Huber, Pittman,

6. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk read the meetings recordings and playback schedules.

7. PLEDGE OF ALLEGIANCE

Presentation of Colors and Pledge of Allegiance by Girl Scout Troops 1004 and 555.

8. INVOCATION

Chaplain Scott Headley the Sacramento Law Enforcement Chaplaincy gave the invocation.

AT THIS POINT: Motion to continue item 15.2 to the May 15, 2017 City Council meeting by Budge second by McGarvey;
Carried by a 3:0 roll call vote. (Sander and Skoglund absent)

Mayor Terry confirmed that there were no speakers wanting to speak on this item.

9. PRESENTATIONS

9.1 Presentation of Proclamation to Redtail Technology as a Business of Distinction.

9.2 Presentation of Proclamation to Girl Scout Troops 1004 and 555 in Recognition of Creek Week.

9.3 Presentation of Proclamation to Sacramento Self-Help Housing in Support of Fair Housing Month.

9.4 Presentation of Proclamation to Rancho Cordova Building Department Staff in Recognition of Building and Safety Month.

10. PUBLIC COMMENT

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

11. COUNCIL REPORTS

Council reported on events since the last meeting.

12. CITY MANAGER'S REPORT

City Manager Cyrus Abhar gave his report.

13. CONSENT CALENDAR ITEMS - ROLL CALL VOTE

ACTION: Motion to approve consent calendar items 13.1 through 13.9 by Budge second by McGarvey;
Carried by a 3:0 roll call vote. (Sander and Skoglund absent)

13.1 **Subject:** Meeting Minutes of April 3, 2017 Special and Regular Meeting and April 5, 2017 Special Meeting.
Recommendation: Adopt Minutes.

13.2 **Subject:** Resolution Authorizing The City Manager To Execute Contract Amendment No. 2-2016-1 With H20 Urban Solutions, Inc. For Storm Water Pump Station Operations, To Increase The Contract Amount From $95,453.85 To $308,000.00 And Extend The Contract Term To June 30, 2019.
Recommendation: Adopt Resolution No. 44-2017.
Result of Recommended Action: Adoption of Resolution 44-2017 will authorize the City Manager to execute Contract Amendment No. 2-2016-1 with H2O Urban Solutions, Inc. (H2O) to extend the term of the contract through June 30, 2019, and to increase the contract amount from $95,453.85 to $308,000.00.
Staff Report: Albert Stricker, Public Works Director and Allen Quynn, Associate Civil Engineer.
Advances Goals: 2, 5.

13.3 **Subject:** Resolution Authorizing The City Manager To Execute Contract Amendment No. 47-2015-1 With UNICO Engineering, Inc. For On-Call Storm Water Program Management Services, To Increase And Modify The Contract From $100,000 Per Year For Three Years To $325,000 Total.
Recommendation: Adopt Resolution No. 45-2017.
Result of Recommended Action: Adoption of Resolution 45-2017 will authorize the City Manager to execute contract amendment 47-2015-1 with UNICO Engineering, Inc. to increase and modify the contract from $300,000 to $325,000 for the term ending June 30, 2018.
Staff Report: Albert Stricker, Public Works Director and Allen Quynn, Associate Civil Engineer.
Advances Goals: 2, 5.

13.4 **Subject:** Resolution Authorizing The City Manager To Execute Contract Amendment No. 29-2012-1 With DKS Associates For On Call Transportation Engineering Services To Increase The Total Compensation To $600,000 And Extend The Term To June 30, 2020.
Recommendation: Adopt Resolution No. 52-2017.
Result of Recommended Action: Adoption of the Resolution will authorize the City Manager to execute a first amendment to the existing contract with DKS Associates for on-call transportation engineering services.
Staff Report: Elizabeth Sparkman, Engineering Manager.
Advances Goals: 1, 2, 5.

13.5 **Subject:** Resolution Authorizing The City Manager To Execute Contract Amendment No. 82-2015-1 For On-Call Construction Management Services With Salaber Associates Inc. To Increase The Contract Amount From $850,000 To $1,700,000 And Extend The Contract From June 30, 2018 To June 30, 2020.
Recommendation: Adopt Resolution No.47-2017.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute contract amendment No. 82-2015-1 for on-call construction management services with Salaber Associates, Inc. to increase the contract amount from $850,000 to $1,700,000 and extend the contract from June 30, 2018 to June 30, 2020.
Staff Report: Albert Stricker, Public Works Director and Zach Bosch, Associate Civil Engineer.
Advances Goals: 1, 2, 5.

13.6 **Subject:** Resolution Awarding Construction Contract 44-2017 In The Amount of $764,000 To Central Valley Engineering and Asphalt Inc. For The Douglas Road/Grant Line Road Signalization and Intersection Improvements Project.
Recommendation: Adopt Resolution No. 20-2017.
Result of Recommended Action: Adoption of this resolution will award construction contract 44-2017 to Central Valley Engineering and Asphalt Inc. in the amount of $764,000 to construct the Douglas Road/Grant Line Road Signalization and Intersection Improvements Project.
Staff Report: Albert Stricker, Public Works Director and Chris Boyer, Associate Civil Engineer.
Advances Goals: 1, 2, 5.

13.7 **Subject:** Resolution 53-2017 Awarding Construction Contract 46-2017 In The Amount Of $3,473,036.70 To Martin Brothers Construction For The 2017 Street Rehabilitation Project in the Cordova Meadows Neighborhood.

Recommendation: Adopt Resolution 53-2017.
Result of Recommended Action: Adoption of this resolution will allow the City Manager to execute construction contract 46-2017 in the amount of $3,473,036.70 to Martin Brothers Construction for the 2017 Street Rehabilitation Project in the Cordova Meadows Neighborhood.
Staff Report: Albert Stricker, Public Works Director and Zach Bosch, Associate Civil Engineer.
Advances Goals: 1, 2, 5.

13.8 **Subject:** Resolution Authorizing the Public Work Director to Execute and Submit Rancho Cordova Transportation Development Act Claim.
Recommendation: Adopt Resolution 54-2017.
Result of Recommended Action: Adoption of this resolution will authorize the Public Works Director to execute and submit Rancho Cordova Transportation Development Act claims for FY 2016/2017 to the Sacramento Council Area of Governments (SACOG).
Staff Report: Albert Stricker, Director of Public Works and Megan Siren, Senior Public Works Analyst.
Advances Goal: 2.

13.9 **Subject:** Extension of Contract for Community Prosecutor.
Recommendation: Staff recommends approval of an amendment to the Memorandum of Understanding to extend the term of the Memorandum of Understanding for one additional year.
Result of Recommended Action: Agreement with Community Prosecutor will be extended for one additional year.
Staff Report: Adam Lindgren, City Attorney.
Advances Goals: 1, 2, 6.

14. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

Mayor Terry opened the Public Hearing. There were no speakers. Mayor Terry closed the Public Hearing.

ACTION: Motion to approve item 14.1 by Budge second by McGarvey; Carried by a 3:0 roll call vote. (Sander and Skoglund absent)

14.1 **Subject:** Raley's Supermarket Letter of Public Convenience and Necessity for off-site alcohol sales in conjunction with Grocery Store; Project No. 9689 – Located at 4030 Sunrise Boulevard.
Recommendation: Adopt Resolution 55-2017.
Result of Recommended Action: Adoption of Resolution 55-2017 would approve the applicant's request for a Letter of Public Convenience and Necessity (PCN) to allow the off-site sales of alcohol in conjunction with the Raley's Supermarket. This resolution would be forwarded to the Department of Alcoholic Beverage Control (ABC), which would allow the applicant to obtain a Type 21 and Type 41 license to sell alcohol.
Staff Report: Nicholas Sosa, Assistant Planner
Advances Goals: 1, 2.

15. PUBLIC HEARING ITEMS

15.1 **Subject:** Introduction and First Reading of Ordinance 4-2017, An Ordinance Amending Title 8 (Animals) Regarding Beekeeping and Title 23 (Zoning Code) of the Rancho Cordova Municipal Code Regarding Zoning Permits and Procedures, Specific Allowed Uses, Form Based Zoning, Select Planning and Development Standards, Limited Specific Use Provisions, and Updated Definitions.
Recommendation: That Council open public hearing, take public comment, and introduce and waive the first reading of Ordinance 4-2017.
Result of Recommended Action: The Ordinance would come back for second reading and adoption at the next regular City Council meeting. Approval of Ordinance 4-2017 would amend Title 23 (Zoning Code) and Title 8 (Animals) of the City of Rancho Cordova Municipal Code. Specifically, the proposed amendments will establish provisions for beekeeping, update zoning permits and procedures consistent with Council direction and legal requirements, modify allowed use regulations and special use provisions for select uses, simplify form based zoning provisions, update site planning and development standards consistent with interpretations and best practices, and clarify or update select definitions for internal consistency.
Staff Report: Aaron Busch, Community Development Director Pam Johns, Special Project Planner.
Advances Goals: 1, 2, 6.

Mayor Terry opened the Public Hearing. The following individuals addressed the Council:

- Taylor Garner
- Angel Ball

Mayor Terry closed the Public Hearing.

ACTION: Motion to approve Item 15.1, finding that the environmental documentation is adequate and appropriate, amending Title 8 and Title 23 of the Rancho Cordova Municipal Code to include the corrections in the Errata Sheet dated 4-17-17 as well as the small change in the last paragraph on page 2, by Budge second by McGarvey;
Carried by a 3:0 roll call vote. (Sander and Skoglund absent)

15.2 **Subject:** Sunridge Lot J Village 1 and 2 Major Design Review and Setback Adjustment for a Residential Subdivision to Construct 214 Single-family Homes, Landscape Lots, and a Park. The Project Includes 8 House Plans Ranging from 1,932 to 3,500 Square Feet.
Recommendation: That Council approve Resolution No. 56-2017 Approving the Major Design and setback adjustment for Sunridge Lot J Village 1 and 2.
Result of Recommended Action: Adoption of the above-referenced resolution would permit the construction of 214 single-family homes, landscape lots, and a park within Sunridge Lot J and allow the applicant to submit for necessary building permits to begin construction of the proposed infrastructure and buildings.
Staff Report: June Cowles, Senior Planner, Planning Department
Advances Goals: 1, 2, 3, 5, 6.

ACTION: EARLIER IN THE MEETING A MOTION WAS MADE:

Motion to continue item 15.2 to the May 15, 2017 City Council meeting by Budge second by McGarvey;
Carried by a 3:0 roll call vote. (Sander and Skoglund absent)

Mayor Terry confirmed that there were no speakers wishing to speak on this item earlier in the meeting.

16. REGULAR CALENDAR ITEMS

16.1 **Subject:** Recommendations on the Fiscal Year 2017/2018 Community Enhancement Fund Grant applications received and introduce City department and Council led initiatives.
Recommendation: Staff to provide recommendations on the fiscal year 2017/2018 Community Enhancement Fund grant applications received and introduce the City department led projects and programs as well as ask for individual City Council requested items for Council consideration.
Result of Recommended Action: Council will receive a summary of the grant applications that are not recommended for Community Enhancement Fund grant money, by the review committee, in fiscal year 2017/2018. Staff will receive direction from Council on these projects and programs; this may include funding decisions.
Staff Report: Stacy Delaney, Community Enhancement Analyst
Advances Goals: 1, 2, 3, 5, 6.

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

- Jon Rango
- Mary Nesel
- Robin Moyher
- Perry Mansch
- Melody Granger-Mayer
- Conrade Mayer
- Charles Ellington
- Jeet Poddar
- Sarah Weimer
- Eric Eklund

Mayor Terry closed the public comment period.

ACTION: Motion to retain application numbers 16, 25, 37, 52, 55, and 65 from the recommended and need more information list by Budge second by Terry;
Carried by a 3:0 roll call vote. (Sander and Skoglund absent)

ACTION: Discussion item only; no formal action taken.

17. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Council had no requests for future agenda items.

18. ADJOURNMENT

Mayor Terry adjourned the meeting at 8:03 PM.

Mindy Cuppy, MMC, City Clerk