



**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, August 21, 2017

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

MINUTES

1. REGULAR MEETING - CALL TO ORDER / ROLL CALL

Mayor Terry called the regular meeting to order in the David B. Roberts Council Chambers at 5:33 PM.

Council Members Present: McGarvey, Terry, Budge, Gatewood

Council Members Absent: Sander

Staff Members Present: Pittman, Kniestedt, Juran-Karageorgiou, Lindgren, Abhar, Simpson, Stricker, Leitner, Carr, Lima, Cowles, Delaney, Harriman, Behrends, Brown

2. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk read the meetings recording and playback schedule.

3. PLEDGE OF ALLEGIANCE

Stacy Leitner led the pledge.

4. INVOCATION

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

5. PRESENTATIONS

5.1 Introduction of the New City Clerk.

Stacy Leitner was introduced as the new Rancho Cordova City Clerk by City Manager Cyrus Abhar.

6. PUBLIC COMMENT

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

- Carol Limbaga
- Joy Moon
- Diann Rogers

Mayor Terry closed the public comment period.

7. COUNCIL REPORTS

Council reported on events since the last meeting.

8. CITY MANAGER'S REPORT

City Manager Cyrus Abhar gave his report.

9. CONSENT CALENDAR ITEMS - ROLL CALL VOTE

ACTION: Motion to approve items 9.1 through 9.10, with the exception of items 9.6 and 9.9, by Budge second by Gatewood;
Carried by a 4:0 roll call vote. (Sander absent)

9.1 **Subject:** Meeting Minutes of June 27, 2017 Special Meeting and August 7, 2017 Special and Regular Meeting.
Recommendation: Adopt Minutes.

9.2 **Subject:** Quarterly Treasurer's Report.
Recommendation: Recommend the report be received and filed.
Result of Recommended Action: The Treasurer's Report is required to be submitted to the City Council at least quarterly in accordance with California Government Code Section 53600 et. seq. The purpose of the Treasurer's report is to update the City Council and the public on the status of the City's cash balances and investments, and highlight material changes from one period to another.
Staff Report: Kim Juran-Karageorgiou, Administrative Services Director.
Advances Goal: 4.

9.3 **Subject:** Resolution Authorizing the City Manager to Execute a Contract with Stephen Twist Consulting to Provide On-Call Building Plan Review and Field Inspection Services.
Recommendation: Adopt Resolution No. 103--2017.
Result of Recommended Action: Adoption of Resolution will authorize the City Manager to execute professional services agreement 126-2017 for an on-call contract with Stephen Twist Consulting in an amount not to exceed \$176,800.00 for plan check, building inspection, and related services.
Staff Report: Joseph Cuffe, Building Official.

Advances Goals: 2, 5.

- 9.4 **Subject:** Second Reading and Adoption of Ordinance No. 7-2017 Adding Chapter 16.09, "Expedited Permit Process for Electric Vehicle Charging Stations" to Title 16 of the Rancho Cordova Municipal Code.

Recommendation: Staff recommends that Council waive the second reading and adopt Ordinance No. 7-2017.

Result of Recommended Action: Adoption of Ordinance No. 7-2017 would add a new Chapter to the Municipal Code for an expedited permit process for electric vehicle charging stations, as required by a new state law.

Staff Report: Joe Cuffe, Building Official

Advances Goals: 1, 2, 5, 6.

- 9.5 **Subject:** Second Reading and Adoption of Ordinance No. 8-2017 Amending Rancho Cordova Municipal Code Section 6.120.140 relating to Method of Graffiti Abatement.

Recommendation: Staff recommends that Council waive the second reading and adopt Ordinance No. 8-2017.

Result of Recommended Action: Approval of Ordinance 8-2017 would amend the Municipal Code section related to graffiti abatement.

Staff Report: Adam Lindgren, City Attorney and Kerry Simpson, Neighborhood Services.

Advances Goals: 1, 5, 6, 7, 8, and 10.

- 9.6 **Subject:** Resolution No. 112-2017 Authorizing The City Manager To Execute Contract Amendment No. 150-2015-1 With R3 Consulting Group Inc. For On-Call Solid Waste Consulting Services To Extend The Term Through September 30, 2019 And Increase The Contract Budget From \$170,000 To \$430,000.

Recommendation: Adopt Resolution No. 112-2017.

Result of Recommended Action: Adoption of Resolution No. 112-2017 will authorize the City Manager to execute the first amendment to Contract No. 150-2015 with R3 Consulting Group Inc. for on-call solid waste consulting services to extend the term through September 30, 2019 and increase the contract budget from \$170,000 to \$430,000.

Staff Report: Albert Stricker, Public Works Director and Steve Harriman, Operations and Maintenance Division Manager

Advances Goals: 2, 5.

ACTION: Motion to approve by Budge second by McGarvey;
Carried by a 4:0 roll call vote. (Sander absent)

- 9.7 **Subject:** Resolution Authorizing The City Manager To Execute Contract Change Order No. 3 In The Amount Of \$71,329.88 With Central Valley Engineering And Asphalt, Inc. And To Increase The Contract Amount From \$817,429.79 To \$888,759.67 For The Douglas Road/Grant Line Road Signalization And Intersection Improvements Project.

Recommendation: Adopt Resolution No. 114-2017.

Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute Contract Change Order (CCO) No. 3 with Central Valley Engineering and Asphalt, Inc. in the amount of \$71,329.88 and to increase the contract amount from \$817,429.79 to \$888,759.67 for 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.

- 9.8 **Subject:** Resolution Consenting to Inclusion of Properties within the City of Rancho Cordova in the California Municipal Finance Authority (CMFA) Open Property Assessed Clean Energy (PACE) Program.

Recommendation: Adopt Resolution 115-2017

Result of Recommended Action: Adoption of this resolution will allow property owners within Rancho Cordova to voluntarily participate in the CMFA Open PACE Program; Authorize the CMFA to accept applications from property owners, conduct contractual assessment proceedings and levy contractual assessments within the City of Rancho Cordova.

Staff Report: Michelle Mingay, Sr. Finance Analyst.

Advances Goals: 5.

- 9.9 **Subject:** Resolution Authorizing the City Manager to Execute the Second Restated Grant Agreement Between the City of Rancho Cordova and the Cordova Community Council Foundation.

Recommendation: Adopt Resolution 117-2017 authorizing the City Manager to Execute the Second Restated Grant Agreement Between the City of Rancho Cordova and the Cordova Community Council Foundation

Result of Recommended Action: The City will make funds up to \$480,000 annually, available to the Cordova Community Council until 2020 through a grant to provide a professionally managed umbrella organization for Rancho Cordova non-profits that will provide community event support, volunteer management and civic engagement.

Staff Report: Cyrus Abhar, City Manager and Kim Juran-Karageorgiou, Administrative Services Director.

Advances Goals: 1, 2, 5.

ACTION: Motion to continue this item at the next City Council Meeting on September 18th approve by Budge second by McGarvey;
Carried by a 4:0 roll call vote. (Sander absent)

- 9.10 **Subject:** Resolution Authorizing the City Manager to Execute Contract Changer Order No. 3 in the Amount of \$42,300.50 with Sierra National Construction, Inc. to Increase the Contract Amount from \$1,679,727.99 to \$1,722,028.49 for the Rancho Cordova Elementary School Bicycle and Pedestrian Project.

Recommendation: Adopt Resolution No. 106-2017.

Result of Recommended Action: Adoption of this Resolution will authorize the City Manager to execute Contract Change Order (CCO) No. 3 in the amount of \$42,300.50 with Sierra National Construction, Inc. to increase the contract amount from \$1,679,727.99 to \$1,722,028.49 for construction of the Rancho Cordova Elementary School Bicycle and Pedestrian Project.

Staff Report: Albert Stricker, Public Works Director and Ben Chan, Assistant Civil Engineer.

Advances Goals: 1, 2, and 5.

10. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

- 10.1 **Subject:** Chase Drive Corridor Project Phase 1B: Soil Born Farms Project - Adoption of Mitigated Negative Declaration. This item was noticed for a public hearing on August 21, 2017. However, it will be tabled and heard as a regular agenda item on September 5, 2017.

Recommendation: That Council table the item to the regular agenda on September 5.

Staff Report: Albert Stricker, Public Works Director and Chris Boyer, Associate Civil Engineer.

11. PUBLIC HEARING ITEMS

- 11.1 **Subject:** Superior Self Storage Major Design Review Permit and Parking Adjustment; Project No. DD9699 – Located at the northeast corner of Sunrise Boulevard and Mechanical Drive.

Recommendation: Approve Resolution No. 116-2017.

Result of Recommended Action: Approval of Resolution 116-2017 would allow construction of four one-story self-storage buildings with a caretaker apartment and office totaling 112,428 square feet. The adjustment request is for parking. Construction would also include a parking area, lighting, and landscaping for an undeveloped site on the northeast corner of Sunrise Boulevard and Mechanical Drive.

Staff Report: June Cowles, Senior Planner.

Advances Goals: 1 and 5.

Mayor Terry opened the public hearing. There were no speakers. Mayor Terry closed the public hearing.

ACTION: Motion to approve by Budge second by McGarvey;
Carried by a 4:0 roll call vote. (Sander absent)

12. REGULAR CALENDAR ITEMS

- 12.1 **Subject:** Introduction and First Reading of Ordinance 9-2017 Adding Article XVII, "Property Maintenance Code" to Chapter 16.18 of the Rancho Cordova Municipal Code.

Recommendation: Staff recommends that Council introduce by title only and waive the first reading of Ordinance No. 9-2017.

Result of Recommended Action: The Ordinance would return to Council for second reading and adoption at its next regular meeting. If adopted, the Ordinance would add a new chapter to the Municipal Code addressing property maintenance.

Staff Report: Adam Lindgren, City Attorney and Kerry Simpson, Neighborhood Services.

Advances Goals: 1, 5, and 6.

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

- Diann Rogers

Mayor Terry closed the public comment period.

ACTION: Motion to approve the staff recommendation and waive the First Reading of Ordinance 9-2017 and amending Section 16.18.1703 (R) to read "Parking of any vehicle not in accordance with RCMC 12.719.130 (C)(1)" and amending Section 16.18.1704 (Q) by deleting "Vehicle parking areas shall be used only for parking operable vehicles of customers and visitors as appropriate", by Budge second by Gatewood;
Carried by a 4:0 roll call vote. (Sander absent)

- 12.2 **Subject:** Discuss Establishment of a Measure H/Community Enhancement Fund Oversight Board.
Recommendation: Discuss timing and parameters for establishing a Community Enhancement Fund Oversight Board and provide direction to staff on next steps.
Result of Recommended Action: The direction provided will allow the City to initiate the process for establishing a Community Enhancement Fund Oversight Board.
Staff Report: Kim Juran-Karageorgiou, Administrative Services Director and Stacy Delaney, Community Enhancement Analyst
Advances Goals: 3 and 5.

ACTION: Discussion item only; no action taken.

- 12.3 **Subject:** Swearing-in City Clerk, Stacy Leitner.

Stacy Leitner was sworn in as the Rancho Cordova City Clerk by Interim City Clerk Nanci Lima.

13. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Council had no requests for future agenda items.

14. ADJOURNMENT

Mayor Terry adjourned the meeting in memory of Jared Tucker at 7:32 PM.



Stacy Leitner, City Clerk