



**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, March 21, 2016

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

MINUTES

1. REGULAR MEETING - CALL TO ORDER / ROLL CALL

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

Council Members Present: McGarvey, Sander, Terry, Budge, Skoglund

Council Members Absent: None

Staff Members Present: Lindgren, Cuppy, Abhar, Goold, Haven, Diaz, Downton, Stricker, Sparkman, Harriman, Ibrahim, Hadley, Peek, Behrends

2. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk read the meetings recordings and playback schedules.

3. PLEDGE OF ALLEGIANCE

Grant Boice led the pledge.

4. INVOCATION

Reverend David McFarland gave the invocation.

5. PRESENTATIONS

- 5.1 Presentation of Proclamation and Key to the City Given to Juan Ruben Valerio and Alicia Valerio for Assisting with Helicopter Crash at Pearl Harbor.
- 5.2 Presentation Regarding Republic Services Trim Your Waste Campaign Winners by Steve Harriman, Public Works Division Manager of Operations and Maintenance.
- 5.3 Presentation Regarding the Cordova Girls Softball 51st Season by Rod Borba, Cordova Girls Softball President.
- 5.4 Presentation Regarding AB 1716, Lower American River Conservancy Act by Andrew Becker, District Representative for Assemblymember Kevin McCarty.

6. PUBLIC COMMENT

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

- Grant Boice.

Mayor Sander closed the public comment period.

7. COUNCIL REPORTS

Council reported on events since the last meeting.

8. CONSENT CALENDAR ITEMS - ROLL CALL VOTE

ACTION: Motion to approve items 8.1 and 8.3 through 8.15 by Budge second by Terry;
Carried by a 5:0 roll call vote.

ACTION: Motion to approve item 8.2 by Terry second by Sander;
Carried by a 3:1:1 roll call vote. (Skoglund dissenting, Budge recused).

8.1 **Subject:** Meeting Minutes of February 16, 2016 Regular Meeting and February 23, 2016 Special Meeting.

Recommendation: Adopt Minutes.

8.2 **Subject:** Bridgeway Square Apartment Project at the Southwest Corner of Bridgeway Drive and Data/Disk Drive, Including:

- Ordinance No. 16-2015 Adopting Amendments to Section 3.6, Regarding the Loft District, of the Capital Village Special Planning Area Handbook to Allow for High Density Residential as an Allowed Use.
- Ordinance No. 17-2015 Adopting a Second Amendment to the Development Agreement for the Capital Village Special Planning Area.

Recommendation: Waive second reading and adopt Ordinance No. 16-2015 waive second reading and adopt Ordinance No. 17-2015.

Result of Recommended Action: Waiving the second reading and approval of the Ordinances would allow the applicant to submit applications for building permits and improvement plans to construct a new 199-unit, 4-5 story market rate housing complex

with a clubhouse, outdoor pool area, parking, and landscaping on an undeveloped piece of land at the southeast corner of Bridgeway Drive and Data/Disk Drive. On February 16, 2016, the Rancho Cordova City Council approved Resolution 146-2015 and Resolution 147-2015 for the environmental determination, Major Design Review Permit and Adjustment Permit, associated with Ordinance No. 16-2015 and Ordinance No. 17-2015.

Staff Report: Matthew Diaz, Associate Planner.

Advances Goals: 1, 2, 5, 6.

- 8.3 **Subject:** 2016 Investment Policy.

Recommendation: Adopt Resolution 18-2016 approving the attached investment policy for the City of Rancho Cordova.

Result of Recommended Action: Approval of this resolution will guide the City's investment of excess funds and will result in compliance with State and City law.

Staff Report: Liisa Behrends, Interim Finance Director.

Advances Goals: 5.

- 8.4 **Subject:** Revisions of Appropriations Limit for Fiscal Year 2010/11-2015/16.

Recommendation: Adopt Resolution 9-2016 rescinding certain resolutions and establishing the City's appropriations limit for FY's 2010/11 through 2015/16.

Result of Recommended Action: Approval of this resolution will ensure compliance with state law.

Staff Report: Liisa Behrends, Interim Finance Director.

Advances Goals: 5.

- 8.5 **Subject:** Approval of Parcel Map of Subdivision No. 2015-003-01, Business Park Drive.

Recommendation: Approve parcel map.

Result of Recommended Action: Approval of this recommendation will result in the recording of the parcel map creating three separate parcels.

Staff Report: Albert Stricker, Interim Public Works Director.

Advances Goals: 1, 2.

- 8.6 **Subject:** Approval of Parcel Map of Subdivision No. 2015-005-01, 3370 Zinfandel Drive.

Recommendation: Approve Parcel Map.

Result of Recommended Action: Record parcel map creating two parcels from one existing parcel.

Staff Report: Albert Stricker, Interim Public Works Director.

Advances Goals: 1, 2.

- 8.7 **Subject:** Appointment of City Representatives to the Governing Board of the Sacramento Central Groundwater Authority.

Recommendation: Adopt Resolution No. 25-2016.

Result of Recommended Action: Adoption of this resolution will appoint City and Golden State Water Company Representatives to the Sacramento Central Groundwater Authority (SCGA) Governing Board.

Staff Report: Albert Stricker, Interim Public Works Director.

Advances Goals: 1, 2.

- 8.8 **Subject:** Resolution Authorizing the City Manager to Sign Memorandum of Understanding (MOU) with the County of Sacramento for Elections Services.
 Recommendation: Adopt Resolution No. 17-2016.
 Result of Recommended Action: The City will enter into a Memorandum of Understanding with the County of Sacramento Registrar of Voters outlining roles and responsibilities for each agency regarding election services.
 Staff Report: Mindy Cuppy, City Clerk.
 Advances Goals: 1, 3, 4, 5.
- 8.9 **Subject:** Resolution Authorizing the City Manager to Execute the First Amendment to the Professional Services Agreement with Mark Thomas & Company for Design of Soil Born Farms and Chase Drive Corridor Improvements to Increase the Contract Amount from \$70,820 to \$360,820 and Extend the Contract to December 31, 2017.
 Recommendation: Adopt Resolution No. 24-2016.
 Result of Recommended Action: Adoption of Resolution No. 24-2016 will authorize the design of phase 1 improvements and allow the original applicants for Community Enhancement Funds (CEF) to move forward with a coordinated design of the Soil Born Farms on-site and Chase Drive access project, and the Folsom Cordova Unified School District (FCUSD) plaza project at Coloma Road/Chase Drive. All participating groups will be positioned to prepare grant applications that fit into an integrated design concept and apply for grants for the construction.
 Staff Report: Albert Stricker, Interim Public Works Director and Rupa Somavarapu, Senior Civil Engineer.
 Advances Goals: 1, 2, 3.
- 8.10 **Subject:** Resolution Declaring City's Intention to Impose an Annual Stormwater Utility Fee for the Maintenance of Storm Drainage and Flood Protection System for the Sunridge Plaza Project.
 Recommendation: Adopt Resolution No. 22-2016.
 Result of Recommended Action: Action on this item will declare the Council's intention to impose an annual Stormwater Utility Fee for the maintenance of the storm drainage and flood protection system in the Sunridge Plaza Project and sets a public hearing for April 4, 2016 on the matter.
 Staff Report: Elizabeth Sparkman, Engineering Manager.
 Advances Goals: 5.
- 8.11 **Subject:** Annexation of the Sunridge Plaza Project to the City of Rancho Cordova Community Facilities District No. 2014-2 (Street, Lighting and Landscape Maintenance).
 Recommendation: Adopt Resolution No. 23-2016.
 Result of Recommended Action: Adoption of Resolution No. 23-2016 approves Annexation Map. No. 2 for the Sunridge Plaza Project to Community Facilities District No. 2014-2 (Street, Lighting and Landscape Maintenance).
 Staff Report: Elizabeth Sparkman, Engineering Manager.
 Advances Goals: 5.
- 8.12 **Subject:** General Plan Annual Report.
 Recommendation: Receive the 2015 General Plan Annual Report as required by State law.
 Result of Recommended Action: By receiving this report, the City Council is satisfying its statutory obligation under State law. No further action is required on the part of the City Council. The purpose of the report is to provide an annual accounting

of implementation of the General Plan.

Staff Report: Matthew Diaz, Associate Planner.

Advances Goals: 1, 2, 6.

- 8.13 **Subject:** Resolution Authorizing the City Manager to Execute the First Amendment with Folsom Cordova Unified School District to Create School Community Gardens at Three Elementary School Sites in Rancho Cordova.

Recommendation: Adopt Resolution No. 28-2016.

Result of Recommended Action: The contract amendment will increase the total contract amount from \$16,000 to \$24,000. The increase in funds under this Agreement allows for the construction of a raised bed school community garden project at three school sites within Folsom Cordova Unified School District.

Staff Report: Stacy Delaney, Community Enhancement Analyst.

Advances Goal: 5.

- 8.14 **Subject:** Resolution Authorizing the City Manager to Execute the First Amendment with Navigator Elementary School to Create a School Garden at Navigator Elementary School.

Recommendation: Adopt Resolution No. 27-2016.

Result of Recommended Action: The contract amendment will increase the total contract amount from \$2,070 to \$7,000. The increase in funds under this Agreement allows for the construction of a raised bed school community garden project at Navigator Elementary School.

Staff Report: Stacy Delaney, Community Enhancement Analyst.

Advances Goal: 5.

- 8.15 **Subject:** Resolution Authorizing the City Manager to Execute the First Amendment with White Rock Elementary School to Provide Irrigation to the School Garden and the Landscape Area Behind the Office at White Rock Elementary School.

Recommendation: Adopt Resolution No. 26-2016.

Result of Recommended Action: The contract amendment will decrease the total contract amount from \$10,000 to \$5,000. The decrease in funds under this Agreement allows for an increase in funding under other school community garden projects within Folsom Cordova Unified School District.

Staff Report: Stacy Delaney, Community Enhancement Analyst.

Advances Goal: 5.

9. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

Mayor Sander opened the public hearing. The following individual addressed the Council:

- Michael Cook

Mayor Sander closed the public hearing.

ACTION: Motion to approve by Terry second by Budge;
Carried by a 5:0 roll call vote.

- 9.1 **Subject:** Resolution Approving the Abandonment of a Portion of a Public Utility Easement Located at 10481 Armstrong Avenue.

Recommendation: Adopt Resolution No. 21-2016.

Result of Recommended Action: Adoption of this resolution will abandon and eliminate the public utility easement.

Staff Report: Albert Stricker, Interim Public Works Director.

Advances Goals: 2.

10. PUBLIC HEARING ITEMS

NONE.

11. REGULAR CALENDAR ITEMS

NONE.

12. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Council had no requests for future agenda items.

13. CITY MANAGER'S REPORT

City Manager Cyrus Abhar gave his report.

14. ADJOURNMENT

Mayor Sander adjourned the regular meeting to closed session at 7:34 PM.

15. CLOSED SESSION - CALL TO ORDER/ROLL CALL

Mayor Sander called the closed session to order in the Community Board Room at 8:15 PM.

Council Members Present: McGarvey, Sander, Terry, Budge, Skoglund

Council Members Absent: None

Staff Members Present: Lindgren, Abhar, Haven

16. CLOSED SESSION

16.1 CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION

Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Government Code Section 54956.9: (1 potential case).

ACTION: Discussion item only, no action taken.

16.2 CONFERENCE WITH LEGAL COUNSEL—ANTICIPATED LITIGATION

Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Government Code Section 54956.9: (1 potential case).

ACTION: Discussion item only, no action taken.

CONFERENCE WITH LEGAL COUNSEL—EXISTING LITIGATION

Name of Case: Mohamed v. Tsakopoulos, et al., Sacramento County Superior Court

Case No. 34-2015-00180687

Pursuant to Government Code Section 54956.9(d)(1).

ACTION: This item was not discussed in closed session.

17. OPEN SESSION - REPORT FROM CLOSED SESSION

City Attorney Adam Lindgren reported that there were no reportable actions taken in closed session.

18. ADJOURNMENT

Mayor Sander adjourned the meeting at 9:18 PM.


Mindy Cuppy, MMC, City Clerk