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RANCHO CORDOVA
CALIFORNIA

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, November 21, 2016

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

MINUTES

1. REGULAR MEETING - CALL TO ORDER / ROLL CALL

Vice Mayor Terry called the regular meeting to order in the David B. Roberts Council Chambers at 5:38 PM.

Council Members Present:	McGarvey, Sander (arrived at 5:42 PM), Terry, Budge
Council Members Absent:	Skoglund
Staff Members Present:	Lindgren, Cuppy, Abhar, Peek, Stricker, Haven, Harriman, Goold, Ibrahim, Delaney, Humphrey, Busch, Boyer, Bosch, Kniestedt

2. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk read the meetings recordings and playback schedules.

3. PLEDGE OF ALLEGIANCE

Darcy Brewer led the pledge.

4. INVOCATION

Vice Mayor Terry recognized a moment of silence.

5. PRESENTATIONS

5.1 Stacy Delaney Presented Checks to Community Enhancement Grant Fund recipients.

5.2 Recognition on a Safe and Successful 2016 California Capital Airshow by Terrence McNamara, California Capital Airshow Board Member.

5.3 Introduction and Demonstration of the Digital Grapevine, by Shelly Blanchard, Paul Scholl, and Anahit Khatchatourian.

5.4 Introduction of New City Employee Zach Bosch, Associate Civil Engineer, by Albert Stricker, Public Works Director.

5.5 Recognition of Mayor Sander's Birthday – November 25th.

6. PUBLIC COMMENT

Mayor Sander opened the public comment period. There were no speakers. 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

Item 8.5 was pulled due to further discussions with the City's Finance Department.

ACTION: Motion to approve items 8.1 through 8.4 and item 8.6 by Budge second by McGarvey; carried by a 4:0 roll call vote. (Skoglund absent).

8.1 **Subject:** Meeting Minutes of November 7, 2016 Special and Regular Meeting.
Recommendation: Adopt minutes.

8.2 **Subject:** Quarterly Treasurers 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, Chief Financial Officer.
Advances Goal: 4.

8.3 **Subject:** Appointment of Real Property Negotiators.
Recommendation: Appoint Cyrus Abhar, Albert Stricker, Adam Lindgren, Kim Juran-Karageorgiou and Steve Harriman as Real Property Negotiators.
Result of Recommended Action: This action will allow negotiation of purchase amount and terms for real property identified as 3303 Luyung Drive, Rancho Cordova, CA 95742, APN: 072-0500-004.
Staff Report: Albert Stricker, Public Works Director.
Advances Goals: 2, 5.

8.4 **Subject:** Resolution Authorizing the City Manager to Execute Contract No. 89-2014-1 with Willdan Engineering for On-Call Construction and Plan Review Services to Increase the Maximum Compensation from $600,000 to $1,000,000 and Extend the Term of the Service to July 1, 2018 and Update the Compensation Schedule.
Recommendation: Adopt Resolution No. 130-2016.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute the first contract amendment with Willdan Engineering for on-call construction and plan review services to increase the maximum compensation from $600,000 to $1,000,000; extend the term of the service to July 1, 2018 and update the compensation schedule.
Staff Report: Albert Stricker, Public Works Director.
Advances Goals: 1, 2, 5.

8.5 **Subject:** Resolution Authorizing the City Manager to Execute Contract Amendment 18-2014-2 for Building Plan Reviews, Inspections, and Permit Services with 4leaf, Incorporated.
Recommendation: Adopt Resolution No. 135-2016.
Result of Recommended Action: Adoption of resolution will authorize the City Manager to execute a second amendment (18-2014-2) for plan review, inspection, and permit services 4Leaf, Inc. Which will modify the contract amount from not to exceed $200,000 per year to a total compensation of $300,000 with the same three year expiration.
Staff Report: Joseph Cuffe, Interim Chief Building Official.
Advances Goal: 5.

8.6 **Subject:** Folsom Boulevard Fence Restoration Project.
Recommendation: Adopt Resolution No. 120-2016.
Result of Recommended Action: Adoption of this resolution will authorize the City Manager to execute contract no. 168-2016 in the amount of $176,025 to B & M Builders, Inc. to construct the Folsom Boulevard Fence Replacement Project.
Staff Report: Albert Stricker, Public Works Director.
Advances Goals: 1, 2, 5.

9. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

NONE.

10. PUBLIC HEARING ITEMS

NONE.

11. REGULAR CALENDAR ITEMS

11.1 **Subject:** Presentation, Project Update, and Resolution to Award Construction Contract No. 146-2016 in the Amount of $499,000.00 to Saboo Inc. for the Mather Mills Building First Floor Tenant Improvement Project.
Recommendation: Adopt Resolution No. 133-2016.
Result of Recommended Action: Adoption of this resolution will award construction contract no. 146-2016 to Saboo Inc. in the amount of $499,000.00 to renovate the historic Mather Mills Building.
Staff Report: Albert Stricker, Director, Public Works.

Advances Goals: 1, 2, 3, 5, 6.

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

11.2 **Subject:** Boys & Girls Club Progress Report.
Recommendation: Boys & Girls Club staff to provide update on after-school and summer programming. Staff recommends that the City Council receive a presentation on progress to date.
Result of Recommended Action: No formal action is requested of Council at this time. Council insight and/or direction to staff may assist with long-term facilities needs and programming for the Boys & Girls Club.
Staff Report: Peter Ibrahim, Housing and Neighborhood Development Analyst.
Advances Goals: 1, 2, 3.

ACTION: Discussion item only, no action taken.

11.3 **Subject:** Zinfandel Complex Project Update and Recommended Future Phase 2.
Recommendation: Direct staff to pursue grant funding for the future Zinfandel Complex Phase 2 Project.
Result of Recommended Action: Direction from Council will authorize City Staff to pursue grant funding for the future Zinfandel Complex Phase 2 Project. The project will include a separated bicycle/pedestrian path adjacent to the Zinfandel Drive and Highway 50 overcrossing.
Staff Report: Albert Stricker, Public Works Director and Chris Boyer, Associate Civil Engineer.
Advances Goals: 1, 2, 5.

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

- Jim Brown

Mayor Sander closed the public comment period.

ACTION: Discussion item only, no action taken.

11.4 **Subject:** Discussion of 2017 City Council Meeting Schedule.
Recommendation: Discuss and give direction to staff regarding the 2017 City Council Meeting schedule.
Result of Recommended Action: To ensure maximum attendance of council members and the community in our legislative process we set our meeting schedule well in advance. We also constantly monitor local, state, and national events and conferences that the council and the community may be participating in so that we avoid conflicts.
Staff Report: Mindy Cuppy, City Clerk.
Advances Goals: 1, 3, 5.

ACTION: Discussion item only, no action taken.

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 meeting at 8:22 PM in memory of Kevin Lee Clifton to closed session in the Community Board Room.

15. CLOSED SESSION - CALL TO ORDER/ROLL CALL

Mayor Sander called the closed session to order in the Community Board Room at 8:37 PM.

Council Members Present:	McGarvey, Sander, Terry, Budge
Council Members Absent:	Skoglund
Staff Members Present:	Abhar, Lindgren, Juran-Karageorgiou, Stricker, Harriman

16. CLOSED SESSION

CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Property: 3303 Luyung Drive, Rancho Cordova, CA 95742, APN: 072-0500-004.
Agency Negotiators: Cyrus Abhar, Albert Stricker, Adam Lindgren, Kim Juran-Karageorgiou and Steve Harriman.
Negotiating Parties: William Heinselman.
Under Negotiation: Price and terms of payment.

ACTION: Council gave staff direction.

17. OPEN SESSION - REPORT FROM CLOSED SESSION

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

18. ADJOURNMENT

Mayor Sander adjourned the meeting at 8:58 PM.

Mindy Cuppy

Mindy Cuppy, MMC, City Clerk