CITY OF Rancho Cordova
Incorporated July 1, 2003

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, June 04, 2012

3:00 PM – Special Meeting
American River Community Room North

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

Special Meeting/Work Session to Follow the Regular Meeting

MINUTES

1. STUDY SESSION - CALL TO ORDER/ROLL CALL

Mayor Sander called the special meeting to order in the American River Community Room North at 3:11 PM.

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

Council Members Absent: None

Staff Members Present: Gaebler, Lindgren, Cuppy, Abhar, Junker, Silva, Chinn, Holt, Runner, Simpson, Snyder, Haven, Behrends, Davis, Sparkman, Leitner, Peterson, Ulm, Samuelson, Borre, Cervantes, Delaney, Richeal, Reese

2. PUBLIC COMMENT

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

3. SPECIAL MEETING ITEM

3.1 **Subject:** Fiscal Year 2012/2013 Budget Workshop
Recommendation: Review and discuss Proposed Budget with Council and Community.
Result of Recommended Action: Staff will incorporate Council direction into final budget document for adoption at the June 4, 2012 City Council meeting.
Staff Report: Donna Silva, Finance Department
Advances Goals: 1 through 6

ACTION: Council gave staff direction to make additional adjustments to the budget to include an additional four code enforcement officers and funding for the holiday ice rink.

4. ADJOURNMENT OF STUDY SESSION

Mayor Sander adjourned the special meeting to the regular meeting in the David B. Roberts Council Chambers at 5:36 PM.

5. REGULAR MEETING - CALL TO ORDER / ROLL CALL

Mayor Sander called the regular meeting to order in the David B. Roberts Council Chambers at 5:45 PM.

Council Members Present:	Cooley, McGarvey, Skoglund, Budge, Sander
Council Members Absent:	None
Staff Members Present:	Gaebler, Lindgren, Cuppy, Kellerman, Abhar, Junker, Silva, Chinn, Hadley, Holt, Runner, Simpson, Snyder, Behrends, Reese, Peterson, Richeal, Davis, Blair

6. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk read the meetings video recording and playback schedules.

7. PLEDGE OF ALLEGIANCE

Marilyn Hamm led the pledge.

8. INVOCATION

Reverend Becky Goodwin, former pastor of Rancho Cordova United Methodist Church, gave the invocation.

9. PRESENTATIONS

9.1 Presentation of Proclamations in Recognition of Rose Gregg, Officer Eric Steindorf and Sergeant Jeff Hattersly for Exceptional Community Service.

The following presentation was not presented and was continued to the June 18, 2012 City Council meeting.

9.2 Presentation Update on Kids Day 2012 and iFest by Cordova Community Council Executive Director, Shelly Blanchard.

10. PUBLIC COMMENT

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

- Kirven Dunham thanking Council
- Michelle Chacon regarding Relay for Life Rancho Cordova
- Scottie Moore presented Certificate of Appreciation from the HSUS and expressed concern regarding the Planning Public Hearing Notice on Detox Facility

Mayor Sander closed the public comment period.

11. COUNCIL REPORTS

Council reported on events since the last meeting.

12. CONSENT CALENDAR ITEMS - ROLL CALL VOTE

ACTION: Motion to approve by Budge second by Skoglund; Council approved the Consent Calendar.
Carried by a 5:0 roll call vote.

12.1 **Subject:** Proposed Purchasing Policy Ordinance Amendment
Recommendation: Waive the second reading and adopt Ordinance No. 9-2012.
Result of Recommended Action: Adoption of this ordinance will replace the existing purchasing system ordinance with a new ordinance that is less complex, allowing for greater flexibility and efficiency.
Staff Report: Donna Silva, Finance Department
Advances Goal: 5

12.2 **Subject:** Ordinance Repealing and Replacing Chapter 5.120 "Abatement of Graffiti" of the Rancho Cordova Municipal Code and Repealing Section 16.18.903 "Summary of Abatement Graffiti"
Recommendation: Waive the second reading and adopt Ordinance No. 11-2012.
Result of Recommended Action: Adoption of this ordinance, would give the City of Rancho Cordova additional and clarified tools to prevent and remove graffiti, including making it more difficult for aerosol paints and other materials to be acquired to create graffiti. Ordinance No. 11-2012 is one prong of a new Comprehensive Citywide Graffiti Plan.
Staff Report: Adam Lindgren, City Attorney's Office, Kerry Simpson, Neighborhood Services, and David Gassaway, Public Works Department
Advances Goals: 1 and 2.

12.3 **Subject:** Resolution Authorizing the City Manager to Execute a Five Year On-Call Contract with DKS Associates in the Amount of $300,000 for On-Call Traffic and Transportation Planning Services
Recommendation: Adopt Resolution No. 42-2012.
Result of Recommended Action: Adoption of this resolution will authorize the execution of an on-call contract with DKS Associates for traffic and transportation planning services to support the Public Works Department. This contract will provide professional services through June 2017.

Work performed related to development projects will be funded through developer deposits. Work related to City traffic issues will be funded through either the transportation impact fees or project capital funds.
Staff Report: Cyrus Abhar, Public Works Department
Advances Goals: 2 and 5.

12.4 **Subject:** Resolution Approving Memorandum of Understanding for New Stormwater Permit for the Sacramento Joint Stormwater Program
Recommendation: Adopt Resolution No. 43-2012.
Result of Recommended Action: Adoption of this resolution will approve the multi-jurisdictional Memorandum of Understanding (MOU) for the Sacramento Joint Stormwater Program under the new Stormwater Permit. The resolution will also authorize the City Manager to execute to the MOU regarding administrative responsibilities and apportionment of costs between Permittees under NPDES Permit No. CA0082597.
Staff Report: Cyrus Abhar, Public Works Department
Advances Goals: ?

12.5 **Subject:** Approval of the Sacramento Enterprise Zone Expansion and Amendment to the Memorandum of Understanding Between the California Enterprise Zone and the Sacramento Enterprise Zone
Recommendation: Adopt Resolution No. 44-2012.
Result of Recommended Action: Adoption of this resolution approves the Sacramento Enterprise Zone expansion and authorizes the City Manager, or his designee, to execute the Memorandum of Understanding between the California Enterprise Zone and the Sacramento Enterprise Zone for the expansion.
Staff Report: Micah Runner, Economic Development Department
Advances Goal: 6

12.6 **Subject:** Resolutions Amending the Fiscal Year 2011/2012 Adopted Budget for the City of Rancho Cordova and the City of Rancho Cordova Successor Agency to the Community Redevelopment Agency
Recommendation: That Council:
a) Adopt Resolution No. 45-2012; and
b) Adopt Resolution No. SA 3-2012.
Result of Recommended Action: The 2011/2012 Adopted Budget will be amended to reflect significant variances in expenses not originally anticipated in the budget. This amendment will bring our actual anticipated expenditures in line with our approved appropriations for those specific funds. ***No adjustment is needed for the General Fund at this time.***
Staff Report: Donna Silva, Finance Department
Advances Goal: 5
COUNCIL ACTING AS THE SUCCESSOR AGENCY TO THE CRA

13. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

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

ACTION: Motion to approve by Budge second by McGarvey; Council waived the first reading and introduced Ordinance No. 12-2012.
Carried by a 5:0 roll call vote.

13.1 **Subject:** Montelena Douglas - Project No. DD6667 - Rezone and Development Agreement Amendment
Recommendation: Waive first reading and introduce Ordinance No. 12-2012, rescinding Ordinance No. 7-2012 completely and approving a new second amendment to the Development Agreement and a zone change for Villages 4 and 5 for the Montelena Project.
Result of Recommended Action: Adoption of this ordinance will allow the owner to increase the commercial opportunity within the original Montelena project and provide Metro Fire with a permanent site for a new station. This modification will provide a better balance with land uses in the area, and capitalize on a significant corner of Douglas Road and Rancho Cordova Parkway that was not anticipated in the County's adoption of the Sunridge Specific Plan.
Staff Report: Paul Junker, Planning Department
Advances Goals: 1 and 6
GROWING STRONG NEIGHBORHOODS

At this point there was a motion by McGarvey second by Cooley and carried by a 5:0 voice vote; Council reordered the agenda to take up Agenda Item 15.1 prior to Public Hearing.

15. REGULAR CALENDAR ITEMS

15.1 **Subject:** Entertainment Center Proposal
Recommendation: Evaluate and provide direction on the deal point structure of the proposed entertainment center project.
Result of Recommended Action: Approval of the deal point structure on the entertainment project will allow staff to bring back a comprehensive private/public agreement to build a new entertainment facility in Rancho Cordova.
Staff Report: Joe Chinn, City Manager's Office, Micah Runner, Economic Development Department
Advances Goal: 6

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

- Rob Towns neutral on this project, opposes terms
- Kirven Dunham in support of this item
- Larry Ladd neutral on this project
- Mark Soul in support of this item
- Sheryl Longsworth in support of this item
- Wendy Reed in support of this item
- Benito Dimas in support of this item
- Kevin Tucker in support of this item

- Conrade Mayer in support of this item
- Perry Mansch in support of this item
- Steve Burnett in support of this item
- Hank Choo in support of this item
- Mike Blixt in support of this item
- Bill Slack in opposition of this item

Mayor Sander closed the public comment period.

ACTION: Motion by Budge second by McGarvey; Council directed staff to come back to Council within 30 days with a draft final agreement consistent with the proposed terms and conditions and subject to such revisions based on this evenings discussion.
Carried by a 5:0 voice vote.

14. PUBLIC HEARING ITEMS

14.1 **Subject:** Public Hearing on, and Adoption of, the Fiscal Year 2012/2013 Operating Budget for the City of Rancho Cordova and the Successor Agency for the Community Redevelopment Agency of the City of Rancho Cordova, Including the Determination of the Appropriations (Gann) Limit for Same, and Adoption of the Five-Year Capital Improvement Plan 2012-2017
Recommendation: That Council:
Receive input from the public on the Proposed Budget for Fiscal Year 2012/2013 for the City of Rancho Cordova and the Successor Agency to the Community Redevelopment Agency for the City of Rancho Cordova. Direct staff to process changes discussed during the public hearing, if any, and return with a FY 2012/2013 Proposed Budget for final deliberation at this meeting or on June 18, 2012. If no changes are directed, the Proposed Budget (and All Policies Contained Therein), Appropriation Limit and Five Year Capital Improvement Plan (CIP) can be adopted immediately following the public hearing by adopting:
a) Resolution No. 46-2012 Approving the Appropriations Limit for Fiscal Year 2012/2013 and Making the Annual Election for Adjustment Factors;
b) Resolution No. 47-2012 Approving the Citywide Operating Budget for the City for the Fiscal Year July 1, 2012 through June 30, 2013, and Providing for the Appropriations and Expenditures of All Sums Set Forth Therein;
c) Successor Agency to the CRA Resolution No. SA-4-2012 Approving the Operating Budget for the Agency for the Fiscal Year July 1, 2012 through June 30, 2013, and Providing for the Appropriations and Expenditures of All Sums Set Forth Therein; and
d) Resolution No. 48-2012 Approving the Five Year Capital Improvement Plan for the Five Fiscal Years Beginning July 1, 2012 and Ending June 30, 2017.
Result of Recommended Action: The Public Hearing will provide the public with the opportunity to have input on the Fiscal Year 2012/2013 budget prior to adoption of same by the City Council. If there are no changes to the Fiscal Year 2012/2013 Proposed Budget directed as a result of the public hearing held at this meeting, the budget and Five Year CIP may be adopted as is, with state required Gann (appropriation) limit calculations.

The adoption of the budget will provide financial and program guidelines for the City and Successor Agency's operations for period beginning July 1, 2012 and ending June 30, 2013. The budget provides both anticipated resources and planned uses of those resources.

Approval of the Appropriations Limit and factors used therein will ensure compliance with state law. Adoption of the Five Year Capital Improvement Plan will provide a spending plan and timeline for approved projects and ensures that adequate resources are allocated to provide funding for these multiple year, large scale projects.
Staff Report: Donna Silva, Finance Department
Advances Goal: 5
COUNCIL ACTING AS THE SUCCESSOR AGENCY TO THE CRA

Mayor Sander opened the public hearing period. There were no speakers. Mayor Sander closed the public hearing period.

ACTION: Motion to Continue by Budge second by McGarvey; Council continued this item to the June 12, 2012 Special meeting.
Carried by a 5:0 voice vote.

16. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

None.

17. CITY MANAGER'S REPORT

Planning Director Paul Junker gave update on the public hearing notice that was mailed out to residences regarding the Detox Facility application.

18. ADJOURNMENT

Mayor Sander adjourned the regular meeting to closed session at 9:57 PM.

19. CLOSED SESSION - CALL TO ORDER/ROLL CALL

Mayor Sander called the closed session to order in the Community Board room at 10:01 PM.

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

Council Members Absent: None

Staff Members Present: Gaebler, Lindgren, Silva, Chinn, Runner

20. CLOSED SESSION

Conference with legal counsel, existing litigation (Government Code Section 54956.9 (a)) City of Rancho Cordova v. Simon Building, LLC et al., Sacramento Superior Court Case No. 34-2009-00032782.

Conference with legal counsel, existing litigation (Government Code Section 54956.9(a)) Community Redevelopment Agency of the City of Rancho Cordova v. The Lily Company, et al., Sacramento Superior Court Case No. 34-2009-00043404.

Conference with legal counsel, anticipated litigation (Government Code Section 54956.9 (b)), one (1) potential case.

21. OPEN SESSION - REPORT FROM CLOSED SESSION

City Attorney Adam Lindgren made the following report out:

Settlement Approval - Conference with legal counsel, existing litigation (Government Code Section 54956.9 (a)) City of Rancho Cordova v. Simon Building, LLC et al., Sacramento Superior Court Case No. 34-2009-00032782.

Settlement Approval - Conference with legal counsel, existing litigation (Government Code Section 54956.9(a)) Community Redevelopment Agency of the City of Rancho Cordova v. The Lily Company, et al., Sacramento Superior Court Case No. 34-2009-00043404.

No Reportable Action - Conference with legal counsel, anticipated litigation (Government Code Section 54956.9 (b)), one (1) potential case.

22. ADJOURNMENT

Mayor Sander adjourned the closed session at 10:30 PM.

Mindy Cuppy

Mindy Cuppy, CMC, City Clerk