

CITY OF RANCHO CORDOVA



CITY COUNCIL MEETING Monday, June 7, 2021

5:30 PM – Regular Meeting

In response to Governor's Executive Order N-29-20 and the Resolution Declaring the Existence of a Local Emergency Relating to the COVID-19 Pandemic adopted by the City of Rancho Cordova, the City Council meetings are currently Teleconference Meetings Only to align with local and federal guidelines and social distancing recommendations for the containment of COVID-19. If there is a need for training or assistance in using the teleconferencing platform, please contact the office of the City Clerk no later than 10:00 a.m. Monday, June 7, 2021 at (916) 851-8720.

City Hall
2729 Prospect Park Drive, Rancho Cordova

MINUTES

1. REGULAR MEETING - CALL TO ORDER/ROLL CALL

Mayor Gatewood called the Regular meeting to order in the David B. Roberts Council Chambers at 5:37 p.m.

Council Members Present: Linda Budge, Siri Pulipati, David Sander, Donald Terry, and Mayor Garrett Gatewood

Council Members Absent: None

Staff Members Present: Cyrus Abhar, Adam Lindgren, Stacy Leitner and Persephonie Riley

2. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk read the meetings recordings and playback schedule.

3. PLEDGE OF ALLEGIANCE

Council Member Linda Budge led the pledge.

4. INVOCATION

Dan DeShong of River City Christian gave the invocation.

5. PRESENTATIONS

- 5.1. New employee introductions: April Stevenson, Animal Services Officer II and Mark Baxter, Community Services Office II by Russell Ducharme, Neighborhood Services Manager. Kevin Chin, Assistant Civil Engineer by Qhoc Nahm, Associate Civil Engineer.

6. PUBLIC COMMENT

Mayor Gatewood opened the public comment period. Seeing no speakers. Mayor Gatewood 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

Mayor Gatewood opened the public comment period. The following individuals addressed the Council or submitted public comment via email:

1. Fayzah Mughal

Mayor Gatewood closed the public comment period.

The City Clerk stated that the following edits were being made to the following Consent Calendar Items:

Item 9.2: The Resolution included with this item references Ordinance No. 10-2021, and it should be corrected to reference Ordinance No. 9-2021.

Item 9.13: There are minor edits to correct lot letters referenced in notes and on the map sheets. There are minor edits to fill in the blank map book and page referenced on the map sheets.

Item 9.14: Minor edits to correct lot letters referenced in notes and on the map sheets. Minor edits to fill in the blank map book and page referenced on the map sheets.

ACTION: Motion to approve items 9.1 through 9.15 with the edits stated by the City Clerk by Budge second by Terry;
Motion passed with a 5:0 vote.

- 9.1. **Subject:** Meeting Minutes from the Regular City Council Meeting of May 17, 2021 and the Special City Council Meetings of May 25, 2021.

Recommendation: Adopt the minutes.

- 9.2. **Subject:** A Resolution Declaring the Results of the Mail Ballot Election for Rancho Cordova Transit-Related Services Special Tax Area Zone 28 for the High Class Motors Project.
Recommendation: Adopt the Resolution.
- 9.3. **Subject:** A Resolution Authorizing the City Manager to Execute Contract No. 2021-80, a Memorandum of Understanding for Probation Services Between the City and the County of Sacramento.
Recommendation: Adopt the Resolution.
- 9.4. **Subject:** A Resolution Authorizing the City Manager to Execute Contract Amendment No. 133-2019 for Professional Services with West Yost Associates to Increase the Contract Amount from \$450,000 to an Amount not to Exceed \$850,000 and to Extend the Contract Term to June 30, 2023.
Recommendation: Adopt the Resolution.
- 9.5. **Subject:** A Resolution Authorizing the City Manager to Execute Contract Amendment No. 65-2019-1 for On-Call Professional Services with Willdan Engineering to Increase the Contract Amount from \$750,000 to an Amount not to Exceed \$1,450,000 and Extend the Contract Term from June 30, 2022 to June 30, 2023.
Recommendation: Adopt the Resolution.
- 9.6. **Subject:** A Resolution Approving the Annexation of the Rio Del Oro Subdivision (Elliott Homes Portion) into the City of Rancho Cordova Community Facilities District No. 2013-2 (Police Services).
Recommendation: Adopt the Resolution.
- 9.7. **Subject:** A Resolution Authorizing the City Manager to Execute Contract Amendment No. 74-2016-3 with the Sacramento Regional Transit District to Increase the Contract Amount from \$466,600 to an Amount Not to Exceed \$563,120 for Continued Light Rail Station Cleaning and Maintenance Services.
Recommendation: Adopt the Resolution.
- 9.8. **Subject:** A Resolution Authorizing the City Manager to Execute Contract Amendment No. 78-2018-1 with St. Francis Electric, LLC to Extend the Contract Term from June 30, 2021 to June 30, 2022 Which Results in an Increase to the Contract Amount from \$593,670 to an Amount Not to Exceed \$769,000 for Continued On-Call Street Light and Electrical Maintenance and Repair Services.
Recommendation: Adopt the Resolution.
- 9.9. **Subject:** A Resolution Authorizing the City Manager to Execute a Reimbursement Agreement, Contract No. 2021-86, in an Amount not to Exceed \$2,616,268.00, Between the City of Rancho Cordova and the Sacramento County Water Agency for the White Rock Road - Fitzgerald Road to 0.5 Mile East of Rancho Cordova Parkway Project to Reimburse the City for the Waterline Construction.
Recommendation: Adopt the Resolution.
- 9.10. **Subject:** A Resolution Approving the Final Map of Douglas 98 Phase 3, Subdivision No.

FM-2018-005-06 and Authorizing the Execution of the Subdivision Improvement Agreement Contract No. 2021-88 with Woodside 05N LP.

Recommendation: Adopt the Resolution.

- 9.11. **Subject:** A Resolution Approving Fiscal Year 2021/2022 Budget Amounts for Community Grants, Legacy Projects, and Department Led Initiatives to be Funded from the Community Enhancement Fund, the Revenues from the Voter-Approved 1/2 Cent Sales Tax.

Recommendation: Adopt the Resolution.

- 9.12. **Subject:** Fiscal Year 2021-23 Operating Budget and Fiscal Year 2021-26 Capital Improvement Plan

A) Adopt Resolution Approving the 2021-23 Operating Budget

B) Adopt Resolution Approving the 2021-26 Capital Improvement Plan

C) Adopt Resolution Approving Appropriations Limit for Fiscal Year 2020-21

C) Adopt Resolution Approving Appropriations Limit for Fiscal Year 2021-22

D) Adopt Resolution Approving Full Time Employee Salary Schedule.

Recommendation: It is recommended that the City Council adopt the resolutions approving the 2021-23 Operating Budget, 2021-26 Capital Improvement Plan, Appropriations Limit for Fiscal Year 2020-21 and 2021-22, and Full Time Employee Salary Schedule.

- 9.13. **Subject:** A Resolution Approving the Final Map of Rio Del Oro Lot 67A, Subdivision No. FM-2019-004-02, and Authorizing the Execution of the Subdivision Improvement Agreement Contract No. 2021-89.

Recommendation: Adopt the Resolution.

- 9.14. **Subject:** A Resolution Approving the Final Map of Rio Del Oro Lot 67B, Subdivision No. FM-2019-004-03, and Authorizing the Execution of the Subdivision Improvement Agreement Contract NO. 2021-90.

Recommendation: Adopt the Resolution.

- 9.15. **Subject:** A Resolution of the City Council of the City of Rancho Cordova approving the Third Amendment to the First Restated Agreement for Legal Services between the City and Meyers, Nave, Riback, Silver & Wilson.

Recommendation: Adopt the Resolution.

10. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

Item 10.1, 10.8, and 10.10 were pulled for separate discussion.

Mayor Gatewood opened the public comment period. Seeing no speakers, Mayor Gatewood closed the public comment period.

ACTION: Motion to approve item 10.2 through 10.7, and item 10.9 by Terry second by Pulipati;

Motion passed with a 5:0 vote.

- 10.1. **Subject:** Rio Del Oro Delivery Station - Major Design Review - Project No. DD10030 -

Located Within Rio Del Oro Specific Plan Parcel 63 A & B.

Recommendation: Determine the project Exempt from CEQA per Section 15183, consistent with the Community Plan, General Plan or Zoning for which an EIR was certified; and adopt the Resolution for Rio Del Oro Delivery Station Major Design Review.

Council Member Sander recused himself from Item 10.1 due to a conflict of interest related to a potential business interest.

Mayor Gatewood opened the public comment period. The following individual addressed the Council or submitted comment via email:

1. Patricia Ramirez

Mayor Gatewood closed the public comment period.

ACTION: Motion to approve item 10.1 by Budge second by Terry;
Motion passed with a 4:0 vote.

AYES: Budge, Pulipati, Terry, and Gatewood

NOES: None

ABSENT: None

RECUSED: Sander

- 10.2. **Subject:** A Resolution Approving Proceedings for the Annual Levy and Collection of Assessments for Landscaping and Lighting District No. 2005-1 for Fiscal Year 2021-2022.

Recommendation: Adopt the Resolution.

- 10.3. **Subject:** A Resolution Approving Proceedings for the Annual levy and Collection of Assessments for the Rancho Cordova Lighting District No. 2012-1 for Fiscal Year 2021-2022.

Recommendation: Adopt the Resolution.

- 10.4. **Subject:** Resolutions Approving Proceedings for the Annual Levy and Collection of Charges for the Rancho Cordova Transit Related Services Benefit District; Zone No. 1 for Fiscal Year 2021-2022.

Recommendation: Adopt the Resolution Initiating Proceedings for the Annual Levy and Collection of Charges, Preliminarily Approving the Engineer's Report and Declaring its Intention to Levy the Annual Charges for Fiscal Year 2021-2022 for the Rancho Cordova Transit Related Services Benefit District, Zone No. 1; and adopt the Resolution Amending and/or Confirming the Engineer's Report and establishing the Fiscal Year 2021-2022 Service Charge for the Rancho Cordova Transit Related Services Benefit District, Zone No. 1.

- 10.5. **Subject:** Sunridge Lot J Village 4 Tentative Subdivision Map Project No. DD10028.

Recommendation: The applicant is requesting the proposed project be continued from the June 7, 2021 City Council meeting to the August 2, 2021 City Council meeting.

- 10.6. **Subject:** Express Sewer and Drain Inc. Major Design Review and Street Side Yard Setback Adjustment Project No. DD10040.

Recommendation: Find the project is exempt under CEQA Exemption 15183, Projects Consistent with a Community Plan, General Plan, or Zoning and Exemption and 15332 Infill Development Project; and adopt the Resolution for Express Sewer and Drain Major Design Review and street side yard setback Adjustment.

- 10.7. **Subject:** An Ordinance Adopting an Amended and Restated Development Agreement for Montelena Villages 1,2,4,6, 8, and vacant parcels in Villages 9 and 10 to Extend the Term of the Development Agreement

Recommendation: Staff is requesting that this item be continued to the June 21, 2021 City Council meeting.

- 10.8. **Subject:** A Resolution Modifying the Rancho Cordova Tourism Business Improvement District Management District Plan

Recommendation: Hold a final hearing to adopt the Resolution to modify the Rancho Cordova Tourism Business Improvement District Management District Plan

Mayor Gatewood opened the public comment period. Seeing no speakers. Mayor Gatewood closed the public comment period.

ACTION: Motion to continue item 10.8 to the June 21, 2021 Council Meeting by Terry second Budge;
Motion passed with a 5:0 vote.

- 10.9. **Subject:** An Ordinance and A Resolution Terminating the Villages of Zinfandel Development Impact Fee Program and Transferring the Collection of the Off-Site Roadway Mitigation and the Villages of Zinfandel Administration Fees to the Transportation Development Impact Fee Program.

Recommendation: The item will be continued to June 21, 2021.

- 10.10. **Subject:** Amendment to the General Plan and Certain Entitlements for the Rio Del Oro Specific Plan Area Regarding Parks in Rio Del Rio.

Recommendation: Waive the first reading and Introduce the Ordinance and adopt the Resolution.

Mayor Gatewood recused himself from item 10.10 due to a conflict of interest related to a potential business interest.

Vice Mayor Terry opened the public comment period. The following individuals addressed the Council or submitted public comment via email:

1. Patrick Larkin
2. Bob Thurbon

Vice Mayor Terry closed the public comment period.

ACTION: Motion to approve item 10.10 by Sander second by Budge;
Motion passed with a 4:0 vote.

AYES: Budge, Pulipati, Sander, and Terry

NOES: None

ABSENT: None

RECUSED: Gatewood

11. PUBLIC HEARING ITEMS

- 11.1. **Subject:** Grantline 220 - Project DD9837- Tentative Subdivision Map and Specific Plan Amendments.

Recommendation: Determine the project Exempt per Section 15183 Projects Consistent with a Community Plan, General Plan, or Zoning, of the CEQA Guidelines, waive first reading and introduce the Ordinance for the Specific Plan Amendments for the Sun creek Specific Plan and adopt the Resolution for Grantline 220 Tentative Subdivision Map.

Mayor Gatewood opened the public comment period. Seeing no speakers, Mayor Gatewood closed the public comment period.

ACTION: Motion to approve item 11.1 by Budge second by Terry;
Motion passed with a 5:0 vote.

- 11.2. **Subject:** Eco Site II, Cellular Telecommunication Tower at the Southeast Corner of Zinfandel Drive and Folsom Boulevard Conditional Use Permit Project DD10018.

Recommendation: Find the project is exempt under California Environmental Quality Act (CEQA) Exemption 15303, New Construction or Conversion of Small Structures); and adopt the Resolution for Eco Site II, Cellular Telecommunication Tower at the southeast corner of Zinfandel Drive and Folsom Boulevard.

Mayor Gatewood opened the public comment period. Seeing no speakers, Mayor Gatewood Closed the public comment period.

ACTION: Motion to continue item 11.2 to the July 19, 2021 Council Meeting by Terry second by Pulipati;
Motion passed with a 5:0 vote.

12. REGULAR CALENDAR ITEMS

RECESS 8:14 p.m. - 8:21 p.m.

- 12.1. **Subject:** Discussion and Possible Direction to Prepare an Ordinance Regarding Host Liability for Illegal Fireworks.

Recommendation: Council discussion and direction regarding a potential ordinance regarding host liability for illegal fireworks.

Mayor Gatewood opened the public comment period. The following individuals addressed the Council or submitted public comment via email:

1. Donald Childs
2. Leah Hernandez
3. Dennis Revell
4. Dilip

Mayor Gatewood closed the public comment period.

ACTION: Input was received regarding the Discussion and Possible Direction to Prepare an Ordinance Regarding Host Liability for Illegal Fireworks.

- 12.2. **Subject:** A Resolution of the City Council of the City of Rancho Cordova Approving a 5% Performance Incentive Payment for Cyrus Abhar for Service as City Manager

Recommendation: Adopt the Resolution.

Mayor Gatewood opened the public comment period. Seeing no speakers. Mayor Gatewood closed the public comment period.

ACTION: Motion to approve item 12.2 by Terry second by Budge;
Motion passed with a 5:0 vote.

13. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

None.

14. ADJOURNMENT

Mayor Gatewood adjourned the meeting in memory of Cecil Dyer at 8:53 p.m.



Stacy Leitner, CMC
City Clerk