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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

Tuesday, February 17, 2015

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

MINUTES

1. CLOSED SESSION - CALL TO ORDER/ROLL CALL

Closed Session did not take place. Closed Session was cancelled, because it was not needed.

2. CLOSED SESSION

2.1 CONFERENCE WITH LEGAL COUNSEL--ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Section 54956.9: (Number of potential cases: 1).

3. ADJOURNMENT

4. REGULAR MEETING - CALL TO ORDER / ROLL CALL

Mayor McGarvey called the regular meeting to order in the David B. Roberts Council Chambers at 6:04 PM.

Council Members Present:	McGarvey, Sander, Terry, Budge (7:04 PM), Skoglund
Council Members Absent:	None.
Staff Members Present:	Nakamura, Lindgren, Cuppy, George, Abhar, Busch, Chinn, Goold, Haven, Holt, Silva, Adams, Meltzer

5. METRO CABLE TV TELEVISION ANNOUNCEMENT

The City Clerk read the meetings recordings and playback schedules.

6. PLEDGE OF ALLEGIANCE

Craig Osborn led the pledge.

7. INVOCATION

Kyle Kerchner from First Covenant Church will give the invocation.

8. OPEN SESSION - REPORT FROM CLOSED SESSION

There is no reportable action, because closed session was cancelled.

9. PRESENTATIONS

9.1 Business of Distinction Award Presented to Mike Jones from Barco Given by Ethan Meltzer, Economic Development Department.

9.2 Impact on Prop 47 Passage Presentation Given by Chief Michael Goold, Rancho Cordova Police Department and Steve Grippi, Sacramento County Chief Deputy District Attorney.

10. PUBLIC COMMENT

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

- Pamela Liu, regarding the Shen Yun World Tour that took place and wishing Council a Happy New Year.

Mayor McGarvey 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 Skoglund second by Sander;
Carried by a 4:0 roll call vote. (Budge absent)

12.1 **Subject:** Meeting Minutes of February 2, 2015 Regular Meeting.
Recommendation: Adopt Minutes.

12.2 **Subject:** Quarterly Treasurer's Report.
Recommendation: Recommend the report be received and filed.
Result of Recommended Action: Provide City Council with information concerning the City's investment portfolio and to meet state code.
Staff Report: Liisa Behrends, Sr. Accountant.
Advances Goal: 4.

12.3 **Subject:** Resolution Awarding Construction Contract No.14-2015 in the Amount of

$127,983 to Tim Paxin's Pacific Excavation, Inc. for the Routier Road at Rancho Cordova Senior Center Pedestrian Signal Project.
Recommendation: Adopt Resolution No.16-2015.
Result of Recommended Action: Adoption of this resolution will award construction contract No. 14-2015 with Tim Paxin's Pacific Excavation, Inc. in the amount of $127,983.00, which will construct the Routier Road at Rancho Cordova Senior Center Pedestrian Signal Project.
Staff Report: Cyrus Abhar, Public Works Director and Chris Boyer, Associate Civil Engineer.
Advances Goals: 1, 2, 5.

12.4 **Subject:** Staff Update Regarding the Expansion of the Original Statewide Community Infrastructure Program (SCIP) Approved by City Council in 2007.
Recommendation: Authorize staff to expand the use of Statewide Community Infrastructure Program (SCIP) to include citywide residential projects and the addition of the Community Facilities Fee (Facilities Portion) to the list of impact fees to be funded by the program, as allowed in the original approval documents.
Result of Recommended Action: The SCIP program expansion will allow certain single and multi-family projects as well as Community Facilities Fees (Facilities Component) to be funded through the SCIP assessment program which provides an additional financing option for development projects.
Staff Report: Michelle Mingay, Finance Department.
Advances Goals: 5, 6.

12.5 **Subject:** Resolution Supporting Sacramento County's Legislative Bill that Would Authorize the Relinquishment of State Route 16 (SR16) between Watt Avenue and Grant Line Road in Sacramento County to the Local Agencies.
Recommendation: Adopt Resolution No. 17-2015.
Result of Recommended Action: Adoption of this resolution will formalize the City's support of the Legislative Bill sponsored by the County of Sacramento to relinquish State Route 16 between South Watt Avenue and Grant Line Road in Sacramento County from the State of California owned and operated roadway to the County of Sacramento (and a portion to the City of Rancho Cordova) making the roadway a locally owned and operated roadway. State legislative action must be taken in order to relinquish the portion of SR16 identified.
Staff Report: Cyrus Abhar, Public Works Director.
Advances Goals: 2, 5.

13. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

NONE.

14. PUBLIC HEARING ITEMS

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

The applicant representing Clear Channel addressed council.

The applicant representing Sierra Outdoor/CBS addressed council.

The following individuals addressed council:

- Jessica Ocenosak and Darryl Schmidt, representing "Good Neighbors of Rancho Cordova", regarding items 14.1 and 14.2.
- Craig Osborn, in opposition of items 14.1 and 14.2.
- Chris Larsen, in opposition of item 14.1 and 14.2.
- James Worsnop, regarding items 14.1 and 14.2
- Mary Nestel, in opposition to items 14.1 and 14.2.
- Ginger Enricho, in opposition to items 14.1 and 14.2.

The applicant representing Sierra Outdoor/CBS readdressed council.

Mayor McGarvey closed the public comment period.

ACTION: Motion to continue items 14.1 and 14.2 to April 6, 2015 Regular City Council Meeting by Budge second by McGarvey;
Carried by a 4:1 roll call vote. (Terry dissenting)

14.1 **Subject:** Clear Channel Outdoor Digital Freeway Sign Conditional Use Permit and Operating Agreement; Project No. DD8480 – Located at 12137 Folsom Boulevard. Item continued from January 20, 2015 City Council Meeting.
Recommendation: The following recommendations provide the City Council with alternative approaches to address the proposed Digital Freeway Sign application:
1. Consistent with Council direction received on December 15, 2014, adopt Resolution 3-2015 denying the Clear Channel Outdoor Conditional Use Permit and Operating Agreement; OR
2. Consider additional information included within the staff report and the public testimony and provide staff with alternative direction as desired.
Result of Recommended Action: Adoption of the Resolution would deny the Clear Channel Outdoor project. Alternatively, the City Council can provide other direction regarding preparation of alternate Resolutions or conducting additional research to be brought back for consideration in the future.
Staff Report: Jessica Jordan, Principal Planner.
Advances Goals: 1, 6.

14.2 **Subject:** Sierra Outdoor/CBS Outdoor Digital Freeway Sign Conditional Use Permit and Operating Agreement; Project No. DD8490 – Located at 12125 Folsom Boulevard. Item continued from January 20, 2015 City Council Meeting.
Recommendation: The following recommendations provide the City Council with alternative approaches to address the proposed Digital Freeway Sign application:
1. Consistent with Council direction received on December 15, 2014, adopt Resolution 4-2015 approving the Sierra Outdoor/Outfront Media Conditional Use Permit and Operating Agreement; OR
2. Consider additional information included within the staff report and the public testimony and provide staff with alternative direction as desired.
Result of Recommended Action: Adoption of the Resolution would allow for Sierra Outdoor/Outfront Media to move forward with project construction. Alternatively, the City Council can provide other direction regarding preparation of alternate Resolutions or conducting additional research to be brought back for consideration in the future.
Staff Report: Jessica Jordan, Principal Planner.
Advances Goals: 1, 6.

15. REGULAR CALENDAR ITEMS

15.1 **Subject:** Consider the Request for a Loan of an Additional $1 Million from the City to Urban Housing Communities ("UHC") for the Horizons at New Rancho Senior Housing Development Located on the Old Stagger Inn site, and an Increase in the Advance from the General Fund to the Housing Trust Fund, in the Amount of $1.5 Million to Advance Funds for Project Costs.
Recommendation: Adopt Resolution No. 15-2015.
Result of Recommended Action: Adoption of this Resolution will result in a request of the City Council to consider an amendment to the existing Disposition and Development and Loan Agreement ("DDLA") with the developer, Urban Housing Communities ("UHC"). The amendments will renew the expired term of the DDLA as well as allow for the additional contribution of $1 million. These amendments will permit the submittal of a more competitive tax credit application during the first round of 2015 Tax Credit Allocations.

The increased loan to UHC, as well as additional project costs explained below will require an increase in the advance to the Local Housing Trust Fund from the General Fund. If approved tonight, staff will prepare a formal reimbursement agreement between the City's General Fund and the Local Housing Trust fund. The reimbursement agreement will be presented for council approval along with the proposed amendments to the DDLA referenced above.
Staff Report: Reed Flory, Housing Services Administrator.
Advances Goals: 1, 2, 3, 6.

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

16. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

Council Member Terry requested discussing what the City has done with the Housing Trust and if there are additional opportunities.

Council Member Terry requested adopting a resolution supporting state school bonds and a letter be sent to the governor encouraging him to support the school bonds.

Council Member Terry requested an action item for the down payment assistance program.

17. CITY MANAGER'S REPORT

Brian Nakamura, City Manager, gave recognition to Stacia George, Deputy City Clerk, for receiving her Certified Municipal Clerk (CMC) certification.

18. ADJOURNMENT

Mayor McGarvey adjourned the meeting in memory of Ray Weber and William Gilmore at 9:13 PM.

Mindy Cuppy

Mindy Cuppy, MMC, City Clerk