

CITY OF RANCHO CORDOVA



CITY COUNCIL MEETING Tuesday, September 2, 2025

4:00 PM – Special Meeting/Closed Session

**City Hall – David B Roberts Council Chambers
2729 Prospect Park Drive, Rancho Cordova**

5:30 PM – Regular Meeting

**City Hall – David B Roberts Council Chambers
2729 Prospect Park Drive, Rancho Cordova**

**10994 Disk Drive
Rancho Cordova, CA 95670**

How to Observe or Listen to the Meeting:

- Online via Zoom: <https://cityofranhocordova.zoom.us/j/81630466928>
- Webinar ID: 816 3046 6928
- By phone: +1 669 900 6833 or +1 253 215 8782
- Webinar ID: 816 3046 6928

Public Comment

Members of the public who wish to address the City Council may do so in person during the meeting by completing and submitting a Speaker Card to the City Clerk.

Members of the public who wish to provide public comment via email will need to submit comments to CityClerk@cityofranhocordova.org no later than 2:00 p.m. on Tuesday, September 2, 2025. Written comments received no later than 2:00 p.m. will be distributed to the Council, filed in the record, and will not be read aloud. All comments submitted later than 2:00 p.m. will be distributed to the Council.

If you have questions related to the City Council Meeting, please contact the City Clerk's Office at (916) 851-8720 before Tuesday, September 2, 2025, at 2:00 p.m.

AMENDED AGENDA

1. SPECIAL MEETING - CALL TO ORDER/ROLL CALL

Council Members Linda Budge, Garrett Gatewood, Joe Little, David Sander, and Mayor Siri Pulipati

2. PUBLIC COMMENT

At a special meeting, citizens wishing to address the Council for any matter on the agenda may do so at the time the matter is discussed. Under the provisions of the California Government Code, the City Council is prohibited from discussing or taking action on any item not on the agenda.

3. ADJOURN TO CLOSED SESSION

Mayor Pulipati will adjourn the meeting to closed session.

4. CLOSED SESSION - CALL TO ORDER/ROLL CALL

Council Members Linda Budge, Garrett Gatewood, Joe Little, David Sander, and Mayor Siri Pulipati

5. CLOSED SESSION

Council will meet in closed session to discuss the following item:

- 5.1. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION: Significant Exposure to Litigation Pursuant to Government Code Section 54956.9(d)(2)(Two cases).
- 5.2. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Pursuant to Government Code Section 54956.9(d)(4) (one case): Potential Litigation Related to National Opioid Cases and Settlement (In re: National Prescription Opiate Litigation, U.S.D.C., Northern District of Ohio, MDL No. 2804, Case No. 17-MD-2804).
- 5.3. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Pursuant to Government Code Section 54956.9(d)(4) (one case): Potential Litigation Related to National Opioid Cases and Settlement (*In re: Purdue Pharma L.P., et al*, United States Bankruptcy Court., Southern District of New York, Case No. 19-23649).
- 5.4. CONFERENCE WITH REAL PROPERTY NEGOTIATORS: Pursuant to Government Code Section 54956.8: Property: 2875 Kilgore Road, Rancho Cordova APN: 072-0490-024-0000. City Negotiators: Micah Runner, City Manager, and Adam U. Lindgren, City Attorney. Under Negotiation: Price and Terms of Payment.

6. OPEN SESSION - REPORT FROM CLOSED SESSION

The City Attorney will report on action taken in closed session.

7. ADJOURNMENT OF SPECIAL MEETING

Mayor Pulipati will adjourn the special meeting to the regular meeting in the David B. Roberts Council Chambers.

8. REGULAR MEETING - CALL TO ORDER/ROLL CALL

Council Members Linda Budge, Garrett Gatewood, Joe Little, David Sander, and Mayor Siri Pulipati

9. METRO CABLE TV TELEVISION ANNOUNCEMENT

The Clerk will announce the meetings video recording and playback schedules.

10. PLEDGE OF ALLEGIANCE

The Mayor will call on someone in attendance to lead the Pledge.

11. INVOCATION

Walt Little with St. John Vianney Catholic Church will give the invocation.

12. PRESENTATIONS

- 12.1. Introduction of New Employees: Jonathan Lujano, Assistant Civil Engineer by Edgar Medina, Assistant Public Works Director and Miguel Carillo, Maintenance and Operations Technician II by Maria Lopez, Operations & Maintenance Manager.

13. PUBLIC COMMENT

Members of the public wishing to address the Council for any matter not on the agenda may do so at this time by completing and submitting a Speaker Card to the City Clerk.

For items on the agenda, speakers will be called by the Mayor at the point on the agenda when the item will be heard. Speakers are encouraged to keep comments to three minutes or less and to state name and community of residence.

Under the provisions of the California Government Code, the City Council is prohibited from discussing or taking immediate action on any item not on the agenda unless it can be demonstrated to be of an emergency nature or the need to take immediate action arose after the posting of the agenda.

14. COUNCIL REPORTS

15. CITY MANAGER'S REPORT

16. CONSENT CALENDAR ITEMS - ROLL CALL VOTE

- 16.1. **Subject:** Meeting Minutes from the Regular City Council Meeting of August 4, 2025.
Recommendation: Adopt the minutes.
- 16.2. **Subject:** A Resolution Authorizing the City Manager to Execute a Contract with Habitat for Humanity of Greater Sacramento in an Amount Not to Exceed \$300,000 for Residential Home Repairs from September 2, 2025, through June 30, 2027.
Recommendation: Adopt the Resolution.
- 16.3. **Subject:** A Resolution Authorizing the City Manager to Execute Contract Amendment 24-2024-2 for the Preparation of the General Plan Update and Environmental Impact Report with Ascent Environmental, Inc. to Include Additional Scope Tasks and Increase the Project Budget by \$129,740.

Recommendation: Adopt the Resolution.

- 16.4. **Subject:** A Resolution Authorizing the City Manager to Execute a Contract with Rebuilding Together Sacramento in an Amount not to Exceed \$1,000,000.00 for Residential Home Repairs from September 2, 2025 through June 30, 2027.

Recommendation: Adopt the Resolution.

- 16.5. **Subject:** A Resolution Designating a Voting Delegate and Alternate(s) for the 2025 League of California Cities Annual Conference Held October 8-10, 2025, in Long Beach, California.

Recommendation: Adopt the Resolution.

- 16.6. **Subject:** A Resolution Authorizing the City Manager to Execute Contract Amendment No. 2023-67-2 with Zero Footprint to Increase the Contract Amount from \$190,934 to an Amount not to Exceed \$268,571 for the Purchase and Delivery to Farming Operations of Compost Manufactured from Recycled Organic Materials for Calendar Year 2026 as Required by State Law.

Recommendation: Adopt the Resolution.

- 16.7. **Subject:** A Resolution Accepting a Grant from the State of California Department of Alcoholic Beverage Control (ABC) in the Amount of \$82,000 and Authorizing the City Manager or his Designee to Execute a Grant Agreement.

Recommendation: Adopt the Resolution.

- 16.8. **Subject:** A Resolution Authorizing the City Manager to Execute a Security Agreement with Five Star Bank for the Rancho Cordova Food Locker Community Hub Project.

Recommendation: Adopt the Resolution.

17. CONSENT PUBLIC HEARING ITEMS - ROLL CALL VOTE

- 17.1. **Subject:** An Ordinance of the City Council of the City of Rancho Cordova, State of California, Amending Title 23, Article 9 Specific Use Provisions of the City of Rancho Cordova Municipal Code.

Recommendation: Waive the first reading and introduce the Ordinance.

18. PUBLIC HEARING ITEMS

- 18.1. **Subject:** Jackson Properties Warehouse Storage Building - Major Design Review Amendment and Height Exception (CEQA Exempt pursuant to Section 15183: Projects Consistent with a Community Plan or Zoning) - Project NO. PLND-0924-0110.

Recommendation: Determine the project exempt per California Environmental Quality Act (CEQA) Guidelines Exemption 15183 (Projects Consistent with a Community Plan, General Plan, or Zoning) and adopt the Resolution for the Jackson Properties Warehouse Storage Building Major Design Review Amendment and Height Exception, PLND-0924-0110, subject to the findings, Project Plans, and Conditions of Approval.

19. REGULAR CALENDAR ITEMS

- 19.1. **Subject:** Mills Crossing Project Discussion.

Recommendation: Receive presentation, provide feedback.

- 19.2. **Subject:** A Resolution Authorizing the Issuance of Special Tax Bonds for and on Behalf of Improvement Area No. 3 of the City of Rancho Cordova The Ranch Community Facilities

District No. 2021-1, Approving and Directing the Execution of a Fiscal Agent Agreement, Approving the Form of Preliminary Official Statement, Approving Sale of Such Bonds, and Approving Other Related Documents and Actions.

Recommendation: Adopt the Resolution.

- 19.3. **Subject:** Presentation of the 2025 Resident Satisfaction Survey Results.

Recommendation: Receive presentation of the results from the 2025 Resident Satisfaction Survey.

20. COUNCIL REQUESTS FOR FUTURE AGENDA ITEMS

21. ADJOURN TO CLOSED SESSION

Mayor Pulipati will adjourn the meeting to closed session.

22. CLOSED SESSION - CALL TO ORDER/ROLL CALL

Council Members Linda Budge, Garrett Gatewood, Joe Little, David Sander, and Mayor Siri Pulipati

23. CLOSED SESSION

Council will meet in closed session to discuss the following items:

- 23.1. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Pursuant to Government Code Section 54956.9(d)(4) (one case): Potential Litigation Related to National Opioid Cases and Settlement (In re: National Prescription Opiate Litigation, U.S.D.C., Northern District of Ohio, MDL No. 2804, Case No. 17-MD-2804).
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- 23.3. CONFERENCE WITH REAL PROPERTY NEGOTIATORS: Pursuant to Government Code Section 54956.8: Property: 2875 Kilgore Road, Rancho Cordova APN: 072-0490-024-0000. City Negotiators: Micah Runner, City Manager, and Adam U. Lindgren, City Attorney. Under Negotiation: Price and Terms of Payment.

24. OPEN SESSION - REPORT FROM CLOSED SESSION

The City Attorney will report on action taken in closed session.

25. ADJOURNMENT

ADDITIONAL INFORMATION

Special Meetings listed below are subject to change/cancellation without further notice.

Unless the Council adopts a motion to extend the meeting, any item that is not initiated before 11:00 p.m. will be continued to the next day at 5:30 p.m. or scheduled on the next regular meeting agenda of the Council.

Public documents related to items on the open session portion of this agenda, which are distributed to the City Council less than 72 hours prior to the meeting, shall be available for public inspection at the

time the documents are distributed to the Council. Documents are available for inspection at the City Clerk's office located in Rancho Cordova City Hall.

The agenda items are accessible on the City's website at www.cityofranchocordova.org on Thursdays or Fridays prior to the Regular City Council Meeting.

UPCOMING MEETINGS

September 15, 2025	5:30 PM Regular Meeting
September 23, 2025	5:30 PM Special Meeting/Work Session
October 6, 2025	4:00 PM Special Meeting/5:30 PM Regular Meeting
October 20, 2025	5:30 PM Regular Meeting
October 28, 2025	5:30 PM Special Meeting/Work Session
November 3, 2025	4:00 PM Special Meeting/5:30 PM Regular Meeting
November 17, 2025	5:30 PM Regular Meeting
November 25, 2025	5:30 PM Special Meeting/Work Session

If you have any technical questions related to the agenda items, please contact City Hall at (916) 851-8700.

The Rancho Cordova City Council meeting will be videotaped in its entirety and will be cablecast without interruption on Metro Cable 14, the Government Affairs Channel on the Comcast and Direct TV U-Verse Systems. Closed Captioning will be available on the playback cablecast. A DVD copy is available from the City Clerk's Department and a webcast of this meeting will be available for viewing via video streaming from the City's website within 48 hours of adjournment of this meeting.

In compliance with the Americans with Disabilities Act, if you need a disability-related modification or accommodation, including auxiliary aids or services, to participate in this meeting, please contact the City Clerk's Office at (916) 851-8720 at least 48 hours prior to the meeting.

CERTIFICATION OF POSTING OF AGENDA

I, Stacy Leitner, City Clerk for the City of Rancho Cordova, declare that the foregoing agenda for the September 2, 2025, Regular Meeting of the Rancho Cordova City Council was posted and available for review on August 29, 2025, at City Hall of the City of Rancho Cordova, 2729 Prospect Park Drive, Rancho Cordova, California, 95670. The agenda is also available on the city website at www.cityofranchocordova.org.

Signed August 29, 2025, at Rancho Cordova, California.



Stacy Leitner, CMC
City Clerk