



**OFFICE OF THE
CITY CLERK**

CITY CLERK
Shirley Concolino

**CITY OF SACRAMENTO
CALIFORNIA**

INTERIM CITY HALL
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SACRAMENTO, CA
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www.cityofsacramento.org

May 18, 2005

City Council
Sacramento, California

Honorable Members in Session:

SUBJECT: APPROVAL OF WEEKLY MINUTES

LOCATION AND COUNCIL DISTRICT: All.

RECOMMENDATION: Approve Minutes for the afternoon and evening sessions of May 10, 2005.

CONTACT PERSON: Shirley Concolino, City Clerk, (916) 808-5442

FOR MEETING OF: May 24, 2005

FINANCIAL CONSIDERATIONS: None.

ENVIRONMENTAL CONSIDERATIONS: None.

POLICY CONSIDERATIONS: None.

ESBD CONSIDERATIONS: Not Applicable.

Respectfully Submitted:


for Shirley Concolino, City Clerk

Attachments:
Minutes for May 10, 2005 Pgs: 3 (Top Corner)



CITY OF SACRAMENTO

MINUTES

THE CITY COUNCIL WELCOMES YOU

to the

CITY COUNCIL MEETING - 2:00 P.M.

**Interim City Hall - 730 I Street,
First Floor, Council Chambers**

May 10, 2005

-- NOTICE TO THE PUBLIC --

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**Concurrent Regular Meetings of
Sacramento City Council
Redevelopment Agency of the City of Sacramento
Housing Authority of the City of Sacramento
Economic Development Commission
Sacramento City Financing Authority**

HEATHER FARGO, Mayor

RAYMOND L. TRETHERWAY III (D-1)

Vice-Mayor

SANDY SHEEDY (D-2)

Councilmember

STEVE COHN (D-3)

Councilmember

ROBERT KING FONG (D-4)

Councilmember

LAUREN HAMMOND (D-5)

Councilmember

KEVIN MCCARTY (D-6)

Councilmember

ROBBIE WATERS (D-7)

Councilmember

BONNIE PANNELL (D-8)

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Charter Officers

*Samuel Jackson
City Attorney*

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NOTICE

(Government Code Section 54954.2, The Brown Act)

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CALL TO ORDER-2:08

ROLL CALL- All present.

CLOSED SESSION REPORT- City Attorney Samuel L. Jackson had no report. Sacramento Housing and Redevelopment Agency Attorney David Levin reported that Councilmember Tretheway moved approval of just compensation and authorization to purchase the Watkins parcel # 009-0012068 property. Councilmember Cohn was absent for the unanimous vote.

1.0 SPECIAL PRESENTATIONS/GENERAL COMMUNICATIONS

None.

2.0 CONSENT CALENDAR (ITEMS 2.1 THROUGH 2.21)

ACTION: All items adopted in one motion except as indicated.

VOTING RECORD: Moved: Waters Seconded: Fong
AYES: Fong, Hammond, McCarty, Pannell, Sheedy,
Waters, Tretheway, Mayor Fargo
ABSENT: Cohn

- 2.1 Approve the City Council minutes for the afternoon and evening sessions of April 26, 2005. (D-All)

RECOMMENDATION: Approve minutes.

ACTION: Approved minutes.

-
- 2.2 Confirmation of Dora J. Perry under Category C [Business Owner] to the Del Paso Heights Redevelopment Advisory Committee. [Appointment made on 4-26-05] (D-2)

RECOMMENDATION: Confirm appointments.

ACTION: Confirmed appointments.

-
- 2.3 Open application period for the Transportation Programming Guide Community Advisory Committee to fill three (3) positions. (D-All)

RECOMMENDATION: Open application period on 05-11-05;
Applications due on 06-10-05.

ACTION: Application period opened on 05-11-05; Applications due on 06-10-05.

- 2.4 Code Enforcement case fees and penalties – Placing liens on the properties for unpaid fees and penalties and transmit the unpaid cost to the Sacramento County Auditor/Controller as a special assessment against the properties. (D-All)

RECOMMENDATION: Adopt Resolution.

ACTION: CC2005-310

- 2.5 Housing Case Fees and Penalties – Placing liens on the properties for unpaid fees and penalties and transmit the unpaid costs to the Sacramento County Auditor/Controller as special assessments against the properties. (D-All)

RECOMMENDATION: Adopt Resolution.

ACTION: CC2005-311

- 2.6 Authorize the City Manager to execute the Consultant Services Agreement with MWH Americas, Inc and recommend that the Sacramento River Watershed Sanitary Survey Project be amended to add \$99,410 to the Capital Improvement Expenditure and Revenue Budgets (413-500-ZE31) for an amount not to exceed \$120,902. (D-All)

RECOMMENDATION: Adopt Resolution approving agreement.

ACTION: CC2005-312 AG2005-048

- 2.7 Adopt the FY 2005/06 budget for the Old Sacramento Maintenance District , establish the fees assessed on the property within the district located between Front and 2nd Streets (D-1)

RECOMMENDATION: Adopt Resolution.

ACTION: CC2005-313

- 2.8 Initiate annual proceedings for the Stockton Boulevard Property and Business Improvement District, which includes 239 properties and 147 property owners located within a 3.5-mile area along Stockton Boulevard from 2nd Avenue to 48th Avenue, and County Board of Supervisors Districts 1 and 2. (D-5,6).

- A) Adopt Resolution of Intention to levy and collect assessments for FY 2005/06; and
- B) Set a public hearing date of May 31, 2005, to question the levy of the proposed assessments.

RECOMMENDATION: A-B) Adopt Resolution.

ACTION: A-B) CC2005-314

- 2.9 Initiate annual proceedings for the Oak Park Property and Business Improvement District, which includes 175 properties and 88 property owners located within the Oak Park commercial corridor. (D-5)

A) Adopt Resolution of Intention to levy and collect assessments for FY 2005/06;

B) Set a public hearing date of May 31, 2005, to question the levy of the proposed assessment.

RECOMMENDATION: A-B) Adopt Resolution.

ACTION: A-B) CC2005-315

- 2.10 Authorize the restriction of traffic through the alley bounded by "S" Street, 41st Street, "T" Street and 40th Street – Restriction of Traffic Proceeding No. RT05-02. (D-6)

RECOMMENDATION: Adopt Resolution.

ACTION: CC2005-316

- 2.11 Condominium Ordinance numbering update (M05-017)- Amend various sections of Chapter 17.192 of Title 17 of the Sacramento City Code (The Zoning Code) relating to Condominiums and Condominium Conversions (D-All)

RECOMMENDATION: Pass for publication of title and continue to May 17, 2005.

ACTION: Passed for publication of title and continued to May 31, 2005.

2.12 Approve the award of a construction contract to JMS and Associates in the amount of \$469,100.87 for the development of Quail Park CIP (PN: LU56), located at 3441 Colchester Avenue. (D-1)

RECOMMENDATION: Adopt Resolution awarding contract.

ACTION: CC2005-317 CO2005-048

2.13 Notification of Final Map and Subdivision Improvement Agreement for Carriage Lane, A Condominium Project (P03-085), located Southwest corner Truxel Road and Prosper Drive. (D-1)

RECOMMENDATION: Receive and file.

ACTION: Received and filed.

2.14 Bruceville Road Widening Project – Sheldon Road to Cosumnes River Boulevard (PN: TW52). (D-8)

A) Adopt the Jacinto Creek Planning Area (JCPA) Reimbursement Plan;

B) Appropriate \$320,000 from the Jacinto Creek Planning Area Contingency (783-710-7012) to the project;

C) Appropriate \$510,155 from the Major Street Construction Tax Contingency (209-710-7012) to the project;

D) Authorize staff to complete the necessary transactions to remove \$830,155 Measure A Construction funds (Fund201) from the project;

E) Direct staff to bring a Measure A Construction (Fund 201) Reallocation Request in the amount of \$830,155 to the Sacramento Transportation Authority (STA) Board for approval;

F) Approve the plans and specifications; and

G) Accept the low bid and authorize the City Manager to execute a contract in the amount of \$4,956,916 with Granite Construction Company, Inc.

RECOMMENDATION: A-G) Adopt Resolution awarding contract.

ACTION: A-G) CC2005-318 CO2005-049

- 2.15 Authorize the City Manager and the City Clerk to execute a Professional Services Agreement with ThirdWave Corporation for Electronic Document and Content Management (ED/CM) consulting services for an amount not to exceed \$180,000 (D-All)

RECOMMENDATION: Adopt Resolution approving agreement.

ACTION: CC2005-319 AG2005-049

- 2.16 Add Section 1.28.040 to and amend Section 1.28.010 of Chapter 1.28 of the Sacramento City Code relating to Recovery of Attorney's Fees and Administrative Penalties. (D-All)

RECOMMENDATION: Pass for publication of title and continue to May 17, 2005.

ACTION: Passed for publication of title and continued to May 17, 2005.

- 2.17 Authorize the City Manager and the City Clerk to execute Supplement No. 2 to City Manager Agreement No. 2004-1025 with Coretechs, Inc., for the continued staffing and support to provide network, desktop, server and web consulting services citywide for an amount not-to-exceed \$250,000 during Fiscal Year 2005/06. (D-All)

RECOMMENDATION: Adopt Resolution.

ACTION: CC2005-320

- 2.18 Suspend competitive bidding and authorize the City Manager to execute an agreement with Forward Landfill for drinking water treatment plans sludge disposal in an amount not to exceed \$350,000. (**Requires two-thirds vote**) (D-1,3)

RECOMMENDATION: Adopt Resolution approving agreement.

ACTION: CC2005-321 as amended. AG2005-050

2.19 North Area Fiber Project (PN: AB71). (D-1,2)

- A) Accept the responsive low bid from Adesta Limited Partnership, for an amount not to exceed \$296,336 and award the contract for construction and installation of fiber optic cables for the North Permit Center, North Area Corporation Yard, and other City facilities in the north area;
- B) Authorize the City Manager to execute a contract in the amount not to exceed \$296,336 with Adesta Limited Partnership; and
- C) Approve the transfer of \$226,000 from the Development Services Fund (Fund 258); \$15,000 from the North Corporation Yard Site Acquisition Project (PN: BC16, Fund 712); \$40,000 from the Fiber Optics-FWTP Project (PN: ZG91, Fund 413); and \$71,000 from the FY04/05 Traffic Operations Project (PN: SR05, Fund 201) to the Citywide Fiber Project (PN: AB71)

RECOMMENDATION: A-C) Adopt Resolution awarding contract.

ACTION: A-C) CC2005-322 CO2005-050

2.20 Approve the Memorandum of Understanding between the City of Sacramento, Sacramento Public Library Authority, Natomas Unified School District and Los Rios Community College District for the Natomas Town Center Education Complex, located in North Natomas (D-1)

RECOMMENDATION: Adopt Resolution approving agreement.

ACTION: CC2005-323 AG2005-051

2.21 Adopt specifications of Bid No. B051181005 for Green Waste Processing for Solid Waste Division and award contract to Recycle America Alliance, in an annual amount not to exceed \$1,200,000 (D-All).

RECOMMENDATION: Adopt Resolution approving agreement.

ACTION: CC2005-324 AG2005-052

3.0 PUBLIC HEARING

3.1 65th Street and Broadway Detention Basin Project (PN: WJ76), located one parcel east of the intersection of 65th Street and Broadway adjacent to Redding Avenue) (Noticed 4-8-05; 4-15-05) (D-6)

RECOMMENDATION: Continue to June 14, 2005.

ACTION: Continued to June 14, 2005.

VOTING RECORD: Moved: McCarty Seconded: Hammond
AYES: Fong, Hammond, McCarty, Pannell, Sheedy,
Waters, Tretheway, Mayor Fargo
ABSENT: Cohn

4.0 STAFF REPORTS

4.1 The Towers on Capitol Mall (P04-221), located at 301 Capital Mall,
Central City Community Plan Area. (D-1)

RECOMMENDATION: For Council information; review and comment.

ACTION: Public testimony by Dan Visnich; Bob Chase, AIA; Michael
Ault, Downtown Partnership. Received and filed.

Workshop.

4.2 Downtown Development Workshop. (D-All)

RECOMMENDATION: For Council information only.

ACTION: Public testimony by Dan Visnich; Bruce R Stark Weather,
AIA; Jodi Samuels. Received and filed.

5.0 SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY (SHRA)

Public Hearing

5.1 Sale of 7940 Fruitridge Road, allocated in Avondale Neighborhood
(Noticed on 4-28-05). (D-6)

A) Enter into a Disposition and Development Agreement with Tam Do and
Anhthu Do for the sale of 7940 Fruitridge Road for a price not less than
market value; and

B) Amend the budget to transfer sale proceeds to the Community
Development Block Grant commercial revolving loan fund.

RECOMMENDATION: Close hearing;
A-B) Adopt City Resolution
Adopt Redevelopment Agency
Resolution

ACTION: Hearing closed;

A-B) CC2005-325 RA2005-027

VOTING RECORD: Moved: McCarty Seconded: Pannell
AYES: Fong, Hammond, McCarty, Pannell, Sheedy,
Waters, Tretheway, Mayor Fargo
ABSENT: Cohn

Staff Report

- 5.2 Authorize staff to exclusively negotiate with the Scurfield Company-Carson Development for a 90-day period regarding the development of the Ebner/Empire Hotel site in Old Sacramento, located at 116 and 118 K Street. (D-1)

RECOMMENDATION: Adopt Redevelopment Agency Resolution.

ACTION: RA2005-028

VOTING RECORD: Moved: Tretheway Seconded: Fong

AYES: Cohn ; Fong, Hammond, McCarty, Pannell,
Sheedy, Waters, Tretheway, Mayor Fargo

- 5.3 K Street Request for Proposals, located at 700, 800, and 1000-blocks of K Street - Clarification of Selection Committee and evaluation process. (D-1)

- A) Acknowledge the City's Economic Development Department, on behalf of the Agency, formation of a Selection Committee and evaluation/selection process for the K Street Request for Proposals; and
- B) Upon completion of the evaluation process, direct staff to present the Selection Committee's recommendation for developer selection to the Agency, based upon the strength of the development team, the proposed project concept and project economics.

RECOMMENDATION: A-B) Adopt Redevelopment Agency Resolution.

ACTION: Public testimony by Ben McGrew; Terry Frank; Terry Francke, Council for Californians AWARE

RA2005-029

VOTING RECORD: Moved: Tretheway Seconded: Sheedy

AYES: Cohn ; Fong, Hammond, McCarty, Pannell,
Sheedy, Waters, Tretheway, Mayor Fargo

6.0 REGIONAL ISSUES

None

7.0 CITIZENS ADDRESSING COUNCIL (MATTERS NOT ON THE AGENDA)

None.

8.0 COUNCIL IDEAS, QUESTIONS AND ANNOUNCEMENTS

None.

ADJOURNED at 5:13 p.m.



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CALL TO ORDER- 7:07 p.m.

ROLL CALL-All present.

PLEDGE OF ALLEGIENCE led by Councilmember Hammond.

9.0 SPECIAL PRESENTATIONS/GENERAL COMMUNICATIONS

- 9.1 California Podiatric Medical Association award to Mayor and Council for "Best Walking City".

ACTION: Public testimony by Anne Geraghty, WALK Sacramento. Award presented to Council by Dr. Carla Docharty, and Jim Sooy.

- 9.2 Recognition of forty (40) youth basketball players from Sacramento High School for their accomplishments,

ACTION: Recognition presented by Councilmembers Hammond, Cohn and Fong.

10.0 PUBLIC HEARING

- 10.1 Third Party appeal of County Side Cluster Housing (P04-139), located at the Southeast corner of Florin Road and Country Place – Entitlements to develop 12 single-family detached cluster homes totaling 25, 779 square feet on 1.155± gross acres in the Multi-Family Alternative (R-2A) zone. (Noticed on 4-29-05) (D-7)

- A) Environmental Determination: Exempt CEQA Guidelines, Section 15332;
- B) General Plan Amendment to redesignate 1.155 ± gross acres from Public/Quasi-Public to Low Density Residential;
- C) Community Plan Amendment to redesignate 1.155± gross acres from Institutional to Residential (7-17 du/na);
- D) Third party appeal of a Tentative Map to subdivide 1.155± gross acres into 12 lots and two private drives for the development of cluster homes;
- E) Third party appeal of a Special Permit to construct 12 cluster homes totaling 25,779 square feet on 1.155± acres in the Multi-Family (R-2A) zone.

RECOMMENDATION: Close hearing;

- A) Adopt staff recommendation.
- B) Adopt Resolution.
- C) Adopt Resolution.
- D-E) Adopt Resolution.

ACTION: Continued to May 24, 2005 at the request of the Appellant.

VOTING RECORD: Moved: Waters Seconded: Pannell
AYES: Cohn, Fong, Hammond, McCarty, Pannell,
Sheedy, Waters, Tretheway, Mayor Fargo

10.2 North Natomas Community Plan amendment related to Fisherman's Lake Buffer Width (M04-118) (Noticed on 4-28-05)

RECOMMENDATION: Continued to May 31, 2005.

ACTION: Continued May 24, 2005.

VOTING RECORD: Moved: Tretheway Seconded: Sheedy
AYES: Cohn, Fong, Hammond, McCarty, Pannell,
Sheedy, Waters, Tretheway, Mayor Fargo

10.3 Transmittal of the FY2005/06 Proposed Operating and Capital Improvement Budgets and the 2005-1010 Capital Improvement Program. (D-All)

RECOMMENDATION: For Council information only.

ACTION: Received and filed.

11.0 STAFF REPORTS

11.1 Inventory and priority listing of important historic structures within the J-K-L Corridor Destination Nodes A, B, and C (M05-024), various parcels within blocks bounded by 6th and 11th, J and L Streets, with early focus on historic structures that may be affected by the initial catalyst projects (700,800 and 1000 K Street) (D-1)

RECOMMENDATION: Adopt staff recommendation.

ACTION: Public testimony by Kay Knepprath; Steve Eggert; Ben McGrew. Review and accept report.

VOTING RECORD: Moved: Tretheway Seconded: Hammond
AYES: Fong, Hammond, McCarty, Pannell, Sheedy,
Waters, Tretheway, Mayor Fargo
ABSENT: Cohn

12.0 SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY (SHRA)

None.

13.0 REGIONAL ISSUES

None.

14.0 CITIZENS ADDRESSING COUNCIL (MATTERS NOT ON THE AGENDA)

14.1 Bill Bergua regarding incident at Centro (28th and J Street) on Cinco de Mayo.

14.2 Bill Grant regarding unsupervised usage of Senior Center.

15.0 COUNCIL IDEAS, QUESTIONS AND ANNOUNCEMENTS

15.1 Communities events announced by:

A) Councilmember Hammond- District 5

B) Councilmember Pannell- District 8

C) Councilmember Tretheway- District 1

D) Councilmember Fong- District 4

E) Councilmember McCarty- District 6

F) Mayor Fargo- Citywide

ADJOURNED at 10:17 p.m. in memory of Frank Garcia.