

MINUTES

OF THE

SACRAMENTO CITY COUNCIL
REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO
HOUSING AUTHORITY OF THE CITY OF SACRAMENTO
ECONOMIC DEVELOPMENT COMMISSION
SACRAMENTO CITY FINANCING AUTHORITY

REGULAR MEETING

July 28, 1998

CALL TO ORDER

The Regular Meeting of the Sacramento City Council was called to order by Vice Mayor Cohn at 5:03 p.m. on the above date in the City Council Chamber located at 915 I Street.

ROLL CALL

Present: Councilmembers Cohn, Fargo, Hammond, Kerth, Pannell, Steinberg, Waters, and Yee

Absent: Mayor Serna

PLEDGE OF ALLEGIANCE was led by Vice Mayor Cohn

9.0 SPECIAL PRESENTATIONS/GENERAL COMMUNICATIONS

9.1 Special recognition by the Police Department.

David Hall, from Police Officers Standards and Training (POST), recognized Steve Campos for his completion of the Command College course. It is a very rigorous one year leadership program.

Mr. Campos thanked the Council and the Police Department.

9.2 Certificates of Appreciation to: ARCO Product, Inc., Blue Diamond, Kaiser, Alex Padilla Bail Bonds, Lorenzo Patino School of Law and Padilla Bail Bonds for assistance in obtaining a portable Megan's law CD-ROM system.

Councilman Cohn presented the Certificate of Appreciation to 6 local businesses for their assistance in providing a portable Megans Law CD-ROM system. The lap top will be taken to schools and communities.

Bob Mitchell, Police Sargent, explained how the program will work. There are 1500 registered sex offenders in the City and 1500 more in the county. It will let neighborhoods know who is registered in their area and show their pictures. To view the system you must be 18, have a drivers licence, and not be an offender. He gave a demonstration of the system and explained the restrictions.

Councilman Kerth and Councilman Waters requested that the City be more aggressive in distributing Megan's Law information. They requested a report back.

- 9.3 Resolution commending Jose Ramirez for saving the life of a five year old girl.

Police Chief Costamagna described how Jose Ramirez saved the life of the girl. Mr. Ramirez was not present but Chief Costamagna stated he would make the presentation later.

- 9.4 Resolution commending Todd Schaefer, Robert Gomes, and Keith Welsh for rescuing a woman from a burning house.

Chief Costamagna described the rescue of the elderly lady and made the presentation to Keith Welch. Todd Scharfer and Robert Gomes were not present.

- 9.5 Resolution recognizing Leroy "Schoolboy" Halestock. (D-5)

Greg Hayes, with the Sports Commission, described how the City received an unexpected benefit during the Negro League Exhibit last spring. Leroy Halestock, formerly with the Negro League came every day to tell touring children stories about his experiences.

Leroy Halestock thanked the Council and shared some of his experiences.

10.0 PUBLIC HEARINGS

NONE

11.0 STAFF REPORTS

NONE

12.0 SARA

Public Hearing

- 12.1 Tax Exempt Bond Proposal: Discovery Park (a.k.a. Tamaron Ranch) Apartments located at 2025-2065 West El Camino Avenue. [continued from 7/21/98, item 5.1] (D-1)
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Beverly Fretz-Brown, Director of Housing Development for SHRA, explained that this is the first of three hearings to issue \$30 million tax exempt bonds for Discovery Park Apartments.

Discovery Park Apartments were purchased by Trammel Crow Residential (TRC) from receivership for \$29.2 million. The apartments have 796 1 and 2 bedroom units. TCR proposes rehabilitation totaling \$9.1 million to replace roofing and siding and upgrade individual rental units. This is 3 times the amount of rehabilitation required by law for the tax-exempt bonds.

At Councilwoman Fargo's request, the following requirements are part of the agreement:

- permanent controlled access of the back 3 streets
- pedestrian gate be moved
- night time security
- consideration of handicapped accessible units
- low income units will be distributed throughout the complex

Staff is very happy about this project because:

- The level of private capital invested in rehabilitation is significant
- The developer has considerable strength and experience
- The developer has given considerable attention to the management of the project

Ms. Fretz-Brown gave the details of the financing.

Councilwoman Fargo expressed how pleased she was that this project is moving forward. This complex has had a history of drugs and crime.

Cliff Rysel, of Trammell Crow Residential (TCR), described their plans for the project.

Public Testimony:

Tim Sandoval, President of the Natomas Community Association, stated how pleased the Association was with this project.

A motion was made by Councilwoman Fargo and seconded by Councilman Steinberg to approve the resolution. It was passed by a 7-0 roll call vote with Councilwoman Hammond and Mayor Serna absent.

RESOLUTION NO. HA98-004

DECLARING INTENTION TO REIMBURSE
EXPENDITURES FROM THE PROCEEDS OF TAX-
EXEMPT OBLIGATIONS AND DIRECTING CERTAIN
ACTIONS

13.0 COUNCIL IDEAS AND QUESTIONS

13.1 Councilwoman Pannell announced for Councilwoman Hammond that there would be a barbeque on Saturday, August 1st at 3555 3rd Avenue sponsored by the Women's Civic Improvement Club.

13.2 Councilwoman Fargo announced that there would be a fund raiser in her

district at Gateway Oaks and Riverplaza Drive on Saturday, August 1st from 2:30 to 8:30 p.m. Mumbo Gumbo would be one of the featured musical groups, and there would be a barbeque.

- 13.3 Councilman Cohn read a letter from the Mayor of Hartford regarding the Mayor's child abuse prevention campaign. He recommended that Councilman Steinberg correspond with the City of Hartford to inform them about the various programs for children in Sacramento.

14.0 CITIZENS ADDRESSING COUNCIL AGENCY OR AUTHORITIES BY PERSONAL APPEARANCE OR TELEPHONICALLY ON MATTERS NOT ON THE AGENDA

- 14.1 Joe Contreras spoke about his concerns with the Grant High School district board and their decision to hire a former superintendent. He requested the Council's assistance.

- 14.2 Harry called to thank the Sacramento Police department for their efforts in Oak Park. He requested the Council's assistance with fighting prostitution in Oak Park.

Councilwoman Hammond suggested publishing the names and/or pictures of the "Johns" in order to curtail this activity.

- 14.3 Jim Smith called to express his concern with the lack of code enforcement in his neighborhood.

Councilman Kerth stated that the City was starting a new system of code enforcement and would appreciate citizen volunteers to identify and monitor problem sites.

- 14.4 Sheila Lopez called with concerns about the Grant High School district board. She asked the Council for their assistance.

Councilwoman Fargo suggested that Council members could call the school board members to request that they postpone hiring a new superintendent. In addition, she recommended that parents and other interested parties attend the board meeting to voice their opinions.

- 14.5 Cynthia called to discuss the Grant High School superintendent issue. She stated that she had been unsuccessful in securing a meeting location within the district and asked for legal advice.

Sam Jackson, City Attorney, replied that she should seek the advice of the school district's attorney.

Councilwoman Fargo recommended meeting in another school district facility or at a local library.

15.0 ANNOUNCEMENTS

None

ADJOURNMENT AT

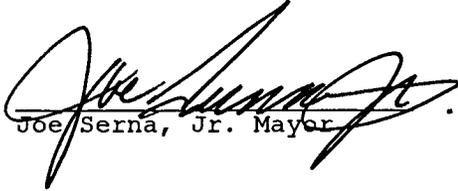
There being no further business to come before the Council, the meeting was adjourned at 6:45 p.m. TO THURSDAY, AUGUST 6, 1998

Submitted



Valerie A. Burrowes, City Clerk

Approved



Joe Serna, Jr. Mayor