



OFFICE OF THE  
CITY CLERK

CITY CLERK  
Shirley Concolino

CITY OF SACRAMENTO  
CALIFORNIA

INTERIM CITY HALL  
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February 23, 2005

City Council  
Sacramento, California

Honorable Members in Session:

**SUBJECT: APPROVAL OF WEEKLY SYNOPSES (CITY COUNCIL MINUTES)**

**LOCATION AND COUNCIL DISTRICT:** All.

**RECOMMENDATION:** Approve Synopses for the afternoon and evening sessions of February 15, 2005.

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

**FOR MEETING OF:** March 1, 2005

**FINANCIAL CONSIDERATIONS:** None.

**ENVIRONMENTAL CONSIDERATIONS:** None.

**POLICY CONSIDERATIONS:** None.

**ESBD CONSIDERATIONS:** Not Applicable.

Respectfully Submitted:

  
\_\_\_\_\_  
Shirley Concolino, City Clerk

Attachments:  
Synopses for February 15, 2005 Pgs: 3-20 (Top Corner)





CITY OF SACRAMENTO  
***SYNOPSIS***

THE CITY COUNCIL WELCOMES YOU

to the

**CITY COUNCIL MEETING - 2:00 P.M.**

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

**February 15, 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)**

*Councilmember*

**Charter Officers**

*Samuel Jackson  
City Attorney*

*Shirley Concolino  
City Clerk*

*Robert Thomas  
City Manager*

*Thomas Friery  
City Treasurer*

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(Government Code Section 54954.2, The Brown Act)

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**CALL TO ORDER-** 2:03 p.m.

**ROLL CALL-** All present.

**CLOSED SESSION REPORT-** None.

**1.0 SPECIAL PRESENTATIONS/GENERAL COMMUNICATIONS**

1.1 Black History Month

**ACTION:** Presentation made.

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**2.0 CONSENT CALENDAR (ITEMS 2.1 TO 2.17 )**

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

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

2.1 Approve afternoon and evening session Synopses for 2-1-05. (D-All)

**RECOMMENDATION:** Approve Synopses.

**ACTION:** Synopses approved.

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2.2 Open application period for various Boards and Commissions:

A) Community Racial Profiling commission to fill one (1) position (D-All);

B) Animal Care Services Citizens Advisory Committee to fill three (3) positions (D-All);

C) North Sacramento Redevelopment Advisory Committee to fill eight (8) positions. (D-2,3)

**RECOMMENDATION:** A-B) Open application period on 2-23-05 applications due on 3-25-05.  
C) Open application period on 2-16-05; applications due on 3-18-05.

**ACTION:** A-B) Application period opened on 2-23-05 and applications due on 3-25-05.

C) Application period opened on 2-16-05 and applications due on 3-18-05.

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- 2.3 Confirm appointment of Councilmember Steve Cohn to the Sacramento Metropolitan Air Quality Management District (SMAQMD). (D-All) -6-

**RECOMMENDATION:** Confirm appointment.

**ACTION:** Appointment confirmed.

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- 2.4 Confirm appointments of the following to the Parks and Recreation Commission: George Raya (PA-1); Cynthia Cooke (PA-2); Patrick R. Lynn (PA-3); David Tamayo (PA-4); Brett Williams (PA-5); John DeGlow (PA-6); Bruce Pomer (PA-7), Deirdre Price (PA-9); Sheila DeBlonk (PA-10); and Virginia Guadiana (PA-11). (D-All)

**RECOMMENDATION:** Confirm appointments.

**ACTION:** Appointments confirmed.

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- 2.5 Appointments of Andy Soule as the first alternate representative from California-American Water Company, Bryon Buck as representative, and Neil Schild as the alternate from Sacramento Suburban Water District to the Sacramento Groundwater Authority. (D-All)

**RECOMMENDATION:** Adopt Resolution.

**ACTION:** CC2005-065

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- 2.6 Confirm the appointment of Christopher Stewart to the Small Business Development and Employment Advisory Board under Category E-Current City Department or Division Manager. (D-All)

**RECOMMENDATION:** Confirm appointment.

**ACTION:** Appointment confirmed.

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- 2.7 Authorize the Procurement Services Manager to use state contracts that were competitively bid by the State of California, to procure vehicles for various City operations for an amount not to exceed \$3,500,000 through December 31, 2005, or until such date the contract is no longer available for use by the City of Sacramento. (D-All)

**RECOMMENDATION:** Adopt Resolution

**ACTION:** CC2005-066

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- A) Ordinance relating to the approval of a Development Agreement between the City of Sacramento and Beazer Homes Holdings Corp., a Delaware, Corporation; and
- B) Ordinance amending the districts established by the Comprehensive Zoning Ordinance, Title 17 of the Sacramento City Code, as Amended, by rezoning 8.7+/- acres of Agriculture (a) to 6.3+/- acres of Single-Family Alternative Planned Unit Development (R-1A-PUD) and 2.4+/- acres of Single-Family Alternative (R-1A)

**RECOMMENDATION:** A-B) Pass for publication of titles and continue to February 22, 2005.

**ACTION:** Passed for publication of titles and continued to February 22, 2005.

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- 2.9 Villa Terrasa Call-Up and Rezone (P03-132), located at the Southwest corner at the intersection of Mack Road and Franklin Boulevard – An Ordinance amending the districts established by Ordinance No. 99-015, As Amended, by removing property on the Southwest corner at the intersection of Mack Road and Franklin Boulevard from the Shopping Center Planned Unit Development (SC-PUD) zone and placing the same in the Single-Family Alternative Planned Unit Development (R-1A-PUD) Zone. (D-7)

**RECOMMENDATION:** Pass for publication of title and continue to February 22, 2005.

**ACTION:** Passed for publication of title and continued to February 22, 2005.

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- 2.10 Authorize the Procurement Services Manager to use two cooperative contracts, one from the County of Sacramento and another from the U.S. Communities Alliance to procure miscellaneous office furnishing and design and installation services for various City operations in a total amount not to exceed \$700,000 through December 31, 2005. (D-All)

**RECOMMENDATION:** Adopt Resolution.

**ACTION:** CC2005-067

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2.11 Bridge Repair/Rehabilitation (PN: RR16). (D-All)

- A) Establish the project;
- B) Appropriate \$460,000 (209-710-7012) from Major Street Construction Tax Contingency to the project; and
- C) Authorize and direct the City Manager to execute two Consultant Services Agreements with Quincy Engineering in the amount of \$218,500 and with Nolte Associates in the amount of \$219,741

**RECOMMENDATION:** A-C) Adopt Resolution approving agreements.

**ACTION:** A-C) CC2005-068 AG2005-011 AG2005-012

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2.12 West El Camino Avenue Bridge Replacement Project (PN: TZ71), located over the Natomas East Main Drain Canal. (D-1,2)

- A) Approve the transfer of \$20,000 (Fund 209) from the State and Federal Grant Match (PN: TX01) to the project; and
- B) Authorize and direct the City Manager to execute a Consultant Service Agreement with Dokken Engineering in the amount of \$699,963.

**RECOMMENDATION:** A-B) Adopt Resolution approving Agreement.

**ACTION:** A-B) CC2005-069 AG2005-013

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2.13 West River Drive and Orchard Lane Roundabout (PN: TC16), located at the intersection of West River Drive and Orchard Lane. (D-1)

- A) Authorize and direct the City Manager to execute Change Order No. 1 to Contract No. 2004-104 with Vanguard Construction in the amount of \$30,841; and
- B) Reset the City Manager's Change Order Authority.

**RECOMMENDATION:** A-B) Adopt Resolution.

**ACTION:** A-B) CC2005-070

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- 2.14 San Juan Road and Azevedo Drive Roundabout (PN: SM09), located at the intersection of San Juan Road and Azevedo Drive. (D-1)
  - A) Transfer \$30,000 (Fund 201) from the Pedestrian Safety Program (PN: 126) to the project;
  - B) Direct staff to bring a Measure A (Fund 201) reallocation request in the amount of \$30,000 to the Sacramento Transportation Authority (STA) Board for approval;
  - C) Authorize and direct the City Manager to execute Change Order No. 2 to Contract No. 2004-105 with Florez Paving in the amount of \$20,265; and
  - D) Reset the City Manager's Change Order Authority

**RECOMMENDATION:** A-D) Adopt Resolution.

**ACTION:** A-D) CC2005-071

- 2.15 Basin 55 I & I Reduction Project (PN: XH11) – Transfer funds and approve Supplement No. 1 to City Agreement No. 2003-158 with SFE Global Northwest, LLC for an amount not to exceed \$53,991. (D-All)

**RECOMMENDATION:** Adopt Resolution.

**ACTION:** CC2005-072

- 2.16 Approve the park name of Steve Jones Park and approve the Park Master Plan. (PN: LW06), located at 24<sup>th</sup> Street and Casa Linda Drive, South Sacramento (Continued from 2-8-05, item 3.7) (D-8)

**RECOMMENDATION:** Adopt Resolution.

**ACTION:** Wesley Jones (Father) and Gerald Jones (Brother) recognized. CC2005-073

- 2.17 Establish Capital Improvement Projects (CIPs) and appropriate funds for approved safe routes to school and Sacramento Area Council of Governments (SACOG) Community Design Grant funded projects, located at the intersection of Millcreek Drive and West El Camino Avenue, 13<sup>th</sup> and 16<sup>th</sup> Streets Light Rail Transit (LRT) Stations, Swanston LRT Station, intersection of Broadway and Martin Luther King JR., Boulevard and authorize the City Manager to execute a Program Supplement for the Millcreek and West El Camino Intersection Improvements (PN: TU76). (D-1,4,2,5)

**RECOMMENDATION:** Adopt Resolution.

**ACTION:** Removed from Consent Calendar by Councilmember Tretheway. City Manager requested to look at funding sidewalk repairs at Meadowview Lightrail using earmarked Americans Disability Act (ADA) compliance funds as Meadowview was one of 5 projects not funded by SACOG.

CC2005-082

**VOTING RECORD:** Moved: Hammond Seconded: Tretheway

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

**3.0 PUBLIC HEARING**

3.1 West El Camino Condominiums (P04-129), located at the South side of West El Camino Avenue and west of Gateway Oaks Drive in the South Natomas Community Plan area – Various entitlements to enable the development of an 83-unit condominium and Clubhouse (totaling 16 buildings) on a 4.92± net acres Shopping Center (SC) Zone within the Natomas Eastside Planned Unit Development (PUD) (PFP'd 2-8-05, item 3.2; Noticed on 1-4-05) (D-1)

- A) Environmental Determination: Mitigated Negative Declaration;
- B) Mitigation Monitoring Plan;
- C) General Plan Amendment of 4.92± net vacant acres from Community/Neighborhood Commercial Offices designation to Medium Density Residential designation;
- D) Community Plan Amendment to redesignate 4.92± net vacant acres of Community Commercial to Medium High Density Residential within the Natomas Eastside PUD;
- E) Rezone 4.92+ net vacant acres of Shopping Center (SC) zone to Multi-Family Planned Unit Development (R-2B-PUD) zone;
- F) PUD Guidelines Amendment to amend the update the Natomas Eastside PUD Guidelines; and
- G) PUD Schematic Plan Amendment to depict the existing and proposed development in the Natomas Eastside PUD.

**RECOMMENDATION:** Close Hearing;

- A-B) Adopt Resolution;
- C) Adopt Resolution;
- D) Adopt Resolution;
- E) Adopt Ordinance; and
- F-G) Adopt Resolution.

**ACTION:** Public testimony by Jim Miller River Oaks Community and Riversgate Home Owners Associations; Hearing closed;

- A-B) CC2005-074
- C) CC2005-075
- D) CC2005-076
- E) OR2005-012
- F-G) CC2005-077

**VOTING RECORD:** Moved: Tretheway Seconded: Cohn

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

3.2 Annexation Number 10 to the Neighborhood Park Maintenance Community Facilities District No. 2002-02 – Conduct Public Hearing that calls for a Special Election on March 2, 2005. (D-All)

**RECOMMENDATION:** Close Hearing; Adopt Resolution.

**ACTION:** Hearing closed;

CC2005-079

**VOTING RECORD:** Moved: Pannell Seconded: Hammond

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

**4.0 STAFF REPORTS**

4.1 Presentation by the California State Department of General Services (DGS) on West End and Central Plant Projects. (D-1). (D-1)

**RECOMMENDATION:** For Council information only.

**ACTION:** Received and filed.

4.2 Freeport annexation/reorganization status (M04-122), located at the Town of Freeport which is within the City’s adopted Sphere of Influence. (D-7) (To Be Delivered)

- A) Update on Annexation-Reorganization Status
- B) Call Special Election
- C) Establish Priority of Written Arguments

**RECOMMENDATION:** A) For Council information only;  
B) Adopt (2) Resolutions  
C) Adopt Resolution.

**ACTION:** Public Testimony by Neal Shleffar, Freeport Improvement Association  
A) Received and filed  
B) CC2005-080; C2005-081  
C) Continue to 2/22/05

**VOTING RECORD:** Moved: Waters Seconded: Pannell

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

**SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY (SHRA)**

**5.0 STAFF REPORT**

5.1 Termination of negotiations with Westfield corporation for relocation and expansion of century theaters to 7<sup>th</sup> and K Streets (Continued from 1-25-05, item 10.1). (D-1)

**RECOMMENDATION:** Adopt Redevelopment Agency Resolution.

**ACTION:** Public Testimony by Larry Green, Westfield Corporation, Inc.; Ed Quinin, McDorough, Holland & Allen. RA2005-012

**VOTING RECORD:** Moved: Tretheway Seconded: Sheedy

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

**ABSENT:** McCarty

**6.0 REGIONAL ISSUES**

None

**7.0 COUNCIL IDEAS, QUESTIONS AND ANNOUNCEMENTS**

**8.0 CITIZENS ADDRESSING COUNCIL (MATTERS NOT ON THE AGENDA)**

-13-

8.1 Ryan Wiegel-expressing thanks for support of Oak Park

8.2 Jim Danielson-various issues

**ADJOURNMENT** at 3:28 pm.

Submitted

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Concolino, City Clerk

Approved

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Heather Fargo, Mayor





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***SYNOPSIS***

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CALL TO ORDER- at 7:09 p.m.

ROLL CALL– All present

PLEDGE OF ALLEGIANCE led by Boy Scout's from various troops.

**9.0 SPECIAL PRESENTATIONS/GENERAL COMMUNICATIONS**

None

**10.0 PUBLIC HEARING**

10.1 Sacramento Marina South Basin Renovation Project. (Noticed on 1-4-05) (D-All)

**RECOMMENDATION:** Continue to February 22, 2005 [7:00 P.M.]

**ACTION:** Continued to February 22, 2005 (7:00 P.M.)

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

**ABSENT:** Hammond

10.2 Northgate Boulevard/Arden- Garden Connector Intersection Project (PN: TG92) – Conduct hearing on Resolution of Necessity for the acquisition of real property from land ownership interests. (2/3 Vote) (D-1)

**RECOMMENDATION:** Close Hearing; Adopt Resolution

**ACTION:** No Public Testimony; Hearing Closed; CC2005-083

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

10.3 Westlake Parcel 31 (P04-151), located Northeast of the intersection of Del Paso Road and Wyndview Drive – Various entitlements to allow the development of single-family cluster residences in the proposed Single-Family Alternative Planned Unit Development (R-1A-PUD) zone in the Westborough Planned Unit Development. (Continued from 1-25-05, item 12.2; Noticed on 1-10-05) (D-1)

A) Environmental Determination: Addendum to a previously adopted Negative Declaration;

- B) Mitigation Monitoring Plan;
- C) General Plan Amendment to re-designate 11.2± acres from Public/Quasi-Public-Miscellaneous (PQPM) to 0.6+ acres of Parks/Recreation Open Space and 10.6+ acres of Low Residential (LDR);
- D) Community Plan Amendment to re-designate 11.2± acres from General Public Facilities (GPF) to 0.6+ acres) of Parks/Open Space and 10.6± acres of Medium Density Residential (MDR);
- E) Rezone 11.2± acres from Standard Single-Family Planned Unit Development (R-1-PUD) zone to 0.6± acres of Agriculture-Open Space Planned Unit Development (A-OS-PUD) zone and 10.6± acres of Single-Family Alternative Planned Unit Development (R-1A-PUD) zone; and
- F) PUD Schematic Plan Amendment to the Westborough Planned Unit Development to depict 101± single-family cluster lots and additional parks acreage on 11.2± acres.

**RECOMMENDATION:** Close Hearing;

- A-B) Adopt Resolution
- C) Adopt Resolution
- D) Adopt Resolution
- E) Adopt Ordinance
- F) Adopt Resolution

**ACTION:** Wendy Hoyt, representing applicant John Laing Homes, spoke about outreach efforts to gather feedback from the neighborhood about changing the property use from a school to residential housing.

Public Testimony: Greg Plucker, representing John Laing Homes, spoke about design and land use aspects of the project; Frank Harding, Natomas Unified School District, spoke about the District’s decision on the location of the school site.; Stephanie Thompson; Mike Thompson; Jesus Arredon; Robynne Rose; Tom McDonagh; Sue Thompson; Keith Lyon; Sally Alden; Vanessa Whang; Paris Coleman; Jim Pacht; Charlie Howell.

Continue to 4/14/05, 7 PM

**VOTING RECORD:** Moved: Tretheway Seconded: Pannell

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

**11.0 STAFF REPORTS**

11.1 Establish an Interim Ordinance for a special permit for superstores, as approved by the Law and Legislation Committee (M04-081) (Noticed on 1-11-05, item 5.1. (D-All)

**RECOMMENDATION:** Adopt Ordinance.

**ACTION:** Public testimony by: Kevin Loscotoff, Manager of Walmart Community Affairs, spoke to the ordinance being anti-competitive and submitted Approximately 4,000 signatures on a petition opposing its adoption; Jim Groh; Judy Davidoff; Eric Hoover; Bill; John Handley; Mike Ross; Howard Lawrence; Kevin Dayton; Olga Trevizo; Efren Gutierrez; Matt Kelly.

Councilmember Cohn directed the matter back to the Law & Legislation Committee for review.

OR2005-013 as amended and staff directed to bring the item before the Law and Legislative Committee as soon as possible to determine the task force issues and areas of focus before moving forward to create the permanent ordinance.

**VOTING RECORD:** Moved: Sheedy Seconded: Hammond  
**AYES:** Cohn, Fong, Hammond, McCarty, Pannell, Sheedy, Waters, Tretheway, Mayor Fargo  
**ABSTAIN:** Waters (Recused)

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**12.0 SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY (SHRA)**

None

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**13.0 REGIONAL ISSUES**

None

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**14.0 CITIZENS ADDRESSING COUNCIL (MATTERS NOT ON THE AGENDA)**

14.1 Eric Hoover spoke - poor quality of the City's web page.

**15.0 COUNCIL IDEAS, QUESTIONS AND ANNOUNCEMENTS**

- 15.1 Councilmember Hammond announced a community workshop meeting; thanked the Police Department for the Oak Park drug bust; and asked the City Manager to review the city vehicle use policy.
- 15.2 Councilmember Pannell announced a neighborhood association meeting.
- 15.3 Councilmember McCarty announced his first community meeting.
- 15.4 Mayor Fargo appointed Leo Lujan (Planning Area 8) to the Parks and Recreation Commission.

**ADJOURNMENT** at 10:50 p.m.

Submitted

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Concolino, City Clerk

Approved

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Heather Fargo, Mayor