

Council Chambers
300 First Street
Woodland, California
June 6, 1995

The Woodland City Council met in regular session at 7:03 p.m. in the City Hall Council Chambers.

PLEDGE OF ALLEGIANCE

Mayor Sandy opened the meeting and invited everyone present to join him in the pledge of allegiance to the Flag of the United States of America.

ROLL CALL

COUNCIL MEMBERS PRESENT: Sandy, Flory (arrived at 7:17 p.m.), Rominger, Slaven,

COUNCIL MEMBERS ABSENT: Borchard

STAFF PRESENT: Kristensen, Ruggiero, Vicars, Siprelle, Wegener, Barry, James, Ponticello, Pollard, Martin, Lansburgh,

MINUTES

On motion of Council Member Rominger, seconded by Council Member Slaven and carried by unanimous vote, the City Council approved the minutes for the regular Council meetings of April 4, 1995, and April 18, 1995, as prepared.

COMMUNICATIONS

From Pacific Gas and Electric Company a notice was received advising of the filing of its annual cost of capital application with California Public Utilities Commission.

COMMITTEE REPORTS

From Library Services Director Marie Bryan a report was received transmitting the minutes of the Library Board meetings of April 3 and 17, 1995.

From City Manager Kris Kristensen a report was received transmitting the minutes of the Yolo County Transit Authority Board meeting of April 26, 1995.

From Assistant City Attorney Kristine James a report was received transmitting the minutes of the Yolo County Public Agency Risk Management Insurance Authority Board meetings of May 1 and 15, 1995.

From Parks, Recreation and Community Services Director Tim Barry a report was received summarizing action taken at the Child Care Commission meeting of May 3, 1995.

CITY COUNCIL MINUTES

JUNE 6, 1995

From the City Manager a report was received transmitting the minutes of the Yolo County Emergency Medical Services Planning Task Force meeting of May 3, 1995.

From Director of Public Works Gary Wegener a report was received transmitting the minutes of the Tree Commission meeting of May 8, 1995.

From Community Development Director Janet Ruggiero a report was received summarizing action taken at the Historical Preservation Commission meeting of May 10, 1995.

From the City Manager a report was received highlighting topics discussed at the County/City 2 x 2 meeting of May 11, 1995.

From the Assistant City Manager a report was received transmitting the minutes of the Public Access Board meeting of May 11, 1995.

From the Director of Public Works a report was received transmitting the minutes of the Road Maintenance Task Force meetings of May 16, and 30, 1995.

From the City Manager a report was received reviewing materials discussed at the Chamber City Review Task Force meeting of May 16, 1995.

From the Community Development Director a report was received transmitting the minutes of the Downtown Parking Committee meeting of May 17, 1995.

From the Community Development Director a report was received summarizing action taken at the Planning Commission meeting of May 18, 1995, as follows:

Commission changed its regular meeting from June 1, 1995 to June 8, 1995. Commission recommended amendments to the Zoning Ordinance related to home occupations. The Commission also certified a Negative Declaration on this item. Commission approved a conditional use permit for the Phoenix Preschool at 211, 215

and 219 Court Street to operate a preschool for 88 children. The Commission also certified a Negative Declaration on this item.

On motion of Council Member Rominger, seconded by Council Member Slaven and carried by unanimous vote, the City Council set a June 20, 1995 hearing to consider a proposed home occupation ordinance.

PUBLIC COMMENT

Vice Mayor Rominger reported to the Council on topics discussed at the Sacramento Valley Division of the League of California Cities meeting held on June 2, 1995. One issue discussed was increased punishment for exceeding the speed limit in front of schools, hospitals and clinics, and an increase in fines for those infractions. She said she will write a resolution to be presented at the Annual League Conference.

The City Manager reported that today the County Board of Supervisors approved the Reclamation District 2035 assessment spread process which had been proposed. He said in order for the City to become more active in District activities the District staff recommended the advisory committee concept which the District Board will consider later in June. If the advisory committee is approved the Council will be asked to appoint a representative.

Council Member Flory arrived at the meeting at 7:17 p.m.

CHILD CARE PROVIDER OF THE YEAR PRESENTATION

Parks, Recreation and Community Services Director Tim Barry reported that on April 29 a reception was held at Yuba Community College to honor Linda Claunch, Family Day Care Provider, and Phyllis Huerta, Child Care Center Provider, as Child Care Providers of the Year.

Mayor Sandy presented plaques and flowers to the recipients.

RESOLUTION NO. 3881 - MCCLELLAN AIR FORCE BASE CLOSURE

Assistant City Manager Kristine James reported that there are over 200 families who are Woodland residents and work at McClellan Air Force Base in Sacramento. In terms of economic development she said there would be impact on areas within a 25 mile radius of the Base, and Woodland is within that area. She presented a resolution to the Council to express its opposition to the proposed closure of McClellan.

On motion of Council Member Slaven, seconded by Council Member Flory and carried by unanimous vote, the City Council adopted Resolution No. 3881 in opposition to the closure of McClellan Air Force Base and directed staff to send the resolution to

the City's legislative representatives.

TEMPORARY ADJOURNMENT OF COUNCIL MEETING

Mayor Sandy temporarily adjourned the meeting of the Council at 7:25 p.m. in order to convene the meeting of the City of Woodland Redevelopment Agency Board of Directors. See Agency minutes attached to these Council minutes as Exhibit A. At 7:40 p.m. the Redevelopment Agency Board meeting was adjourned, and the Council meeting was reconvened.

REPORTS OF CITY MANAGER - CONSENT CALENDAR

The City Manager removed agenda items from the Consent Calendar regarding Gibson School frontage improvements and the Southeast Area water well. Council Member Flory removed the Volkl pond property purchase from the Consent Calendar.

On motion of Council Member Rominger, seconded by Council Member Flory and carried by unanimous vote, the City Council approved the following Consent Calendar items:

ACCEPTANCE OF FREEMAN PARK RESTROOM PROJECT

The City Council accepted the Freeman Park restroom project constructed by Shellhammer Construction as complete; directed the City Clerk to file a notice of completion; and authorized the Mayor and City Manager to sign the notice of completion.

DONATION OF AQUATICS SUPPLIES FROM ORCHARD SUPPLY

The City Council accepted a donation of \$5,695 worth of aquatic supplies from Orchard Supply Hardware, Vacaville.

AGREEMENTS FOR MAJOR PROJECTS FINANCING PLAN UPDATE

The City Council received copies of the final agreements with Angus McDonald and Associates and Terrance Lowell and Associates for services regarding the annual update of the Major Projects Financing Plan. (On May 16, 1995 the Council authorized staff to enter into the agreements.

SIDEWALK ENCROACHMENT PERMIT FEE WAIVER

The City Council authorized staff to waive an encroachment permit fee when a property owner is required by the City to repair or replace hazardous sidewalk. The Council also received a copy of a flyer which will be mailed to all residents in the near

future describing the new property owner responsibilities with respect to tree maintenance, sidewalk maintenance and historic sidewalks.

REGULAR CALENDAR

VOLKL POND PROPERTY PURCHASE AGREEMENT

Council Member Flory inquired about the appraised value of the Volkl pond property. The Director of Public Works said the City had the offer of \$400,000 to purchase the property.

On motion of Council Member Flory, seconded by Council Member Rominger and carried by unanimous vote, the City Council authorized staff to enter into a purchase agreement with Mr. and Mrs. Leo Volkl on behalf of the City of Woodland for the acquisition of real property for storm drain ponding purposes in an amount not to exceed \$400,000.

GIBSON SCHOOL FRONTAGE IMPROVEMENTS

The Director of Public Works reviewed for Council the background on the Gibson School frontage improvements and traffic signal. He said the issue was first addressed on April 13 at a meeting with City Engineering staff and the School District representatives when the District advised they were going to bid for the improvements. The Engineering staff recommended that the School District proceed but advised that the City felt it would be appropriate to hold off on issues related to relocation of the signal on Gibson Road in front of the School until the matter could be reevaluated in the fall. He said they agreed to have a public workshop at Gibson School, and that meeting was held on May 10. There were ten people at the meeting, and the views were split on the need for the signal and the timing for the construction. On May 25 the School Board awarded the construction for frontage improvements which involves the removal of the mid-block crossing and signal. There was no public comment at the May 25 School Board meeting. At the Traffic Safety Commission meeting on June 5 there were eight to ten people discussing the issues, and a petition was presented on behalf of people who did not want a signal installed at Spruce Drive because of impacts on their property. The majority of those in attendance were requesting that the signal either be installed at a mid-block location or installed at Spruce. The action of the Traffic Safety Commission was to concur with the City staff recommendation which is to evaluate the need for the signal after the improvements are completed. The signal would be evaluated in the fall, confer with School District representatives, and make recommendations at that time about whether to proceed with the signal at Spruce Drive.

Elizabeth Moote, Gibson Road resident, said she is opposed to the proposed traffic signal at Gibson and Spruce. She said she lives directly on Spruce Drive, and the

signal would be in her front yard. She presented a petition signed by approximately 22 residents who live on Gibson Road or Spruce Drive who are opposed to the placement of the signal. She said the studies do not indicate that a traffic signal is warranted at that location, and she said the signal is proposed for that intersection to promote safety for the children crossing to go to school and for those individuals who want to make a turn left from Gibson to Spruce. She said the parents are concerned with the new improvements and the elimination of a drop off point at the School. She said an estimated two to ten children would use a signal at Gibson and Spruce.

Ed Shelly, parent of students at Gibson School, said the new parking lot at Gibson School needs to be reevaluated before the mid-block crossing/signal removed.

Steve Leckrone, 307 Gibson Road, expressed opposition to a signal being placed at Gibson and Spruce.

After Council comments the following action was taken:

On motion of Council Member Rominger, seconded by Council Member Slaven and carried by unanimous vote, the City Council accepted the staff recommendation to evaluate the need for a signal for students of Gibson School after the Gibson School frontage improvements are completed.

SOUTHEAST AREA WATER WELL CONSTRUCTION CONTRACT

The Director of Public Works said the agenda item regarding the award of the Southeast Area water well construction contract was removed from the Consent Calendar because the second low bidder, Pete Fuller Construction, sent a letter addressing issues with the bid. He said the letter does not constitute a protest, and staff has evaluated the issues raised. He said staff still recommends awarding the contract to Kirby Pump and Mechanical. Nick Ponticello of the Engineering staff had prepared a response to Pete Fuller's letter.

On motion of Council Member Slaven, seconded by Council Member Flory and carried by unanimous vote, the City Council (1) awarded the construction contract for Well 22 site improvements (Southeast Area) to Kirby Pump and Mechanical of Rancho Cordova, California, in the amount of \$249,196.00 for the base bid and additive A-1; (2) authorized the Public Works Director to execute the contract; and (3) authorized up to \$25,000 (10%) for construction contingencies.

1995 CRUISE NIGHT

Police Lieutenant Rich Lansburgh briefed the Council on the Police Department's recommendations regarding the 1995 Cruise Night proposal. He said the Police Department has had much success over the years working with Woodland Street

Cruisers on the annual cruise night, and this year the Department is proposing to reduce the cruise route by stopping traffic at West Street, leaving traffic available to move north and south of West Street. He said also the Cruisers are encouraged to move activities to the east side of Heritage Plaza toward Freeman Park because of the events to take place at the Park.

Manuel Arteche of Woodland Street Cruisers reported on the activities scheduled for the cruise.

On motion of Council Member Rominger, seconded by Council Member Slaven and carried by unanimous vote, the City Council approved the 1995 Cruise Night proposal with conditions as outlined in the Police Department's staff report.

MISSION STATEMENT FOR CITY/COUNTY/SCHOOL COLLABORATION

The Community Development Director said the Council met on October 24, 1994 with the Woodland Joint Unified School District Board of Trustees, the Yuba Community College Board of Trustees, the Yolo county Board of Education and the Yolo County Superintendent of Schools to discuss the long range plans of each jurisdiction. At that time those present expressed a desire to forge a partnership to allow the entities to work together on planning joint facilities and programs. The group also decided to invite the County of Yolo to participate. Since that time, she said, staff has met monthly with the above-mentioned jurisdictions. She requested Council approval of a mission statement.

Vice Mayor Rominger requested removal of the words "students and" in the proposed statement.

On motion of Council Member Rominger, seconded by Council Member Slaven and carried by unanimous vote, the City Council approved the following Mission Statement for the Woodland Area Collaboration: The Mission of the City-County-Schools Collaboration is to develop a process between the City of Woodland, the Woodland Joint Unified School District, Yuba Community College, the Office of the Yolo County Superintendent of Schools, the County of Yolo and other appropriate agencies to pursue interagency partnerships. These partnerships are intended to maximize services and resources to the community, improve communication and promote collaborative decision-making.

SCHOOL CROSSING GUARD CONTRIBUTION FOR FY 1995-96

The City Manager said in February of 1994 the Council approved a contribution to the Woodland Joint Unified School District for crossing guards in the amount of \$11,386. That amount was based on the equivalent to what the City paid for two crossing guards. At that time there were two crossing guards at locations which met

warrants for traffic safety. Through the Public Works Department, he said an analysis was conducted of the crossing guard position which indicates the two positions still meet the traffic safety warrants. The issue before the Council is to determine what the City's contribution will be for FY 1995-96. Steve Horowitz, Associate Superintendent of Schools District, said if the City believes that the positions are warranted, the School District feels the City should cover the cost of the crossing guards. He said the District is awaiting the City's decision and the traffic study.

Vice Mayor Rominger asked if the School District plans to fund the two positions if the City does not fund them. Mr. Horowitz said the School District has not gotten that far along in its discussions yet. The District is waiting until the study is done, and the Council makes its decision.

After some discussion, the Council took the following action: On motion of Council Member Flory, seconded by Council Member Slaven and carried by unanimous vote, the City Council allocated \$11,386 for two crossing guard positions for the 1995©96 School year.

REPORT ON SONIC CABLE RATE INCREASE

Assistant City Manager Kristine James gave Council a report on Sonic Cable's rate increase of \$1.50 per month and its addition of six new channels effective June 1, 1995. She said the City has received several complaints on the increase. She said the only service the City can regulate for cable television is a statutory basic tier which includes the local broadcast stations provided by cable as well as the public, education and government access channels. However Sonic has not increased the statutory service rate since it was created about two years ago. The statutory basic rate was established in accordance with the Cable Act and is \$5.97 per month. The expanded basic cable service is regulated by the Federal Communications Commission (FCC). This includes locally broadcast channels and public access channels and includes cable channels ESPN, TNT, AMC, etc. This tier cannot be regulated by the City. This rate increase was calculated in accordance with the Cable Act of 1992 that allows 20 cents per new channel and 30 cents extra for programming costs ($$.20 \times 6 + $.30 = \$1.50$).

The City Manager said representatives of Sonic Cable were invited to the meeting but chose not to attend.

Vice Mayor Rominger voiced her concerns that residents were notified through the mail and that Council Members were not notified in advance so that they could respond to community questions and complaints.

The Assistant City Manager said the City Manager in a meeting with Sonic Cable representatives stressed that the Council needs to be advised of any rate increase before the customers are noticed. She said that John Adams of Sonic Cable indicated

that in the future they would notify the City first.

On motion of Council Member Rominger, seconded by Council Member Slaven and carried by unanimous vote, the City Council directed staff to send a letter to Sonic Cable indicating the Council's concerns and asking to meet and confer regarding cable channels and costs.

CROSSING GUARDS ADDED TO SCHOOL/CITY 3 X 2

On motion of Council Member Rominger, seconded by Council Member Flory and carried by unanimous vote, the City Council agreed to reconsider the issue of crossing guards.

Vice Mayor Rominger said she would like the City and School District representatives to discuss the crossing guard issue at the next School/City 3 x 2 meeting.

On motion of Council Member Rominger, seconded by Council Member Flory and carried by unanimous vote, the City Council agreed to add discussion of crossing guards and funding to the next School/City 3 x 2 meeting agenda.

LEASE AGREEMENT FOR WOODLAND ACCESS

The Assistant City Manager said on April 4 the Council approved the use of the former Parks and Recreation Department office building at 1017 Main Street by United Way, the Toy Library and Woodland Access. Unfortunately, she said there was not enough space to adequately house Woodland Access and they are still trying locate a facility. Woodland Access has asked for permission to use a building at the City's Fifth Street yard which is a 1,300 square foot office building currently not in use. She said she has asked all of the Department heads if there is a need for this facility in the foreseeable future. Woodland Access understands that if the Council would allow them to use the facility the use would be on a temporary basis until the City uses the site for another development or perhaps a police facility in the future. She said staff recommends that Woodland Access be allowed to use the Fifth Street Yard facility. She said the Council has supported Woodland Access' incorporation and has provided funding to Woodland Access in the amount of \$25,000 for the past two fiscal years. Additionally the City has through its franchise agreement with Sonic Cable provided equipment for Public Access. If Council approves, she said the facility would be rented by Woodland Access for \$1.00 per month and Woodland Access would be responsible for maintaining the building, workers compensation and general liability insurance.

Sheryl Sullivan, President of the Woodland Access Board, was available for questions from the Council.

On motion of Council Member Flory, seconded by Council Member Rominger and carried by unanimous vote, the City Council approved the use of the office building located at Fifth Street Yard by Woodland Access and directed staff to prepare a lease agreement.

Mayor Sandy thanked Mark Metzger, Brian Kreuser and James Jordan for serving as camera operators for the meeting.

CITY DEVELOPMENT FEE WAIVER/DEFERRAL

The Community Development Director said the Administrative Guidelines for the Public Facilities Fee Program were approved by the City Council on November 5, 1991. As part of these Guidelines a section was included which allowed for the waiver and/or deferral of development fees for affordable housing projects. Recently, staff received a letter from David Snow requesting the application of this section to a four-unit apartment project to be located at 461 Summertree Lane. The apartment project will include four two-bedroom, two-bath, 900 square foot units with individual backyards. The project has been approved by the Planning Commission. Mr. Snow is requesting the waiver of all of the development fees on this project which are approximately \$21,000. She said he would agree to provide one unit (25%) affordable to a very low income household and three units (75%) affordable to lower income households which would exceed the required percentages within the Guidelines. The City's ordinance requires that a project meet one of the following requirements: (1) at least 20% of the units affordable to lower income; (2) at least 10% affordable to very low income; and (3) at least 50% to moderate income. The Guidelines state that the City shall offer a waiver or deferral of development fees if the developer shows that the deferral or waiver is necessary to allow the housing units to be available for specified household income levels. She said Dick Bornholdt, Housing Consultant for the City, has reviewed the information given to the City by Mr. Snow and determined that the project may be infeasible without the waiver and/or deferral. She said staff recommends that Mr. Snow be granted a waiver of fees for the one unit for very low income household and a deferral of fees for the three units for the lower income households. She said the payback would be over a two-year period.

On motion of Council Member Slaven, seconded by Council Member Flory and carried by unanimous vote, the City Council directed staff to prepare an agreement which provides for the waiver/deferral of development fees for a housing project proposed for 461 Summertree Lane.

The City Manager said the agreement will be presented to Council for approval at a later date.

GIBSON ROAD/SOUTHEAST AREA BIKEWAY ACCESS TO YUBA COLLEGE

The Director of Public Works said that Vice Mayor Rominger requested that the bikeway access to Yuba College be reviewed and recommendations provided for improving safety for bicycle access. The Community Facilities District improvements scheduled for Phase III will remove the row of olive trees, widen Gibson Road, and construct a Class I Bike path. Currently the access along Gibson Road between County Road 101 and County Road 102 meets the Bikeway Master Plan's standard requirements for width of a Class II Bikeway, except for the area along the Yuba College frontage, where left turn pockets are installed. He said staff is in the process of revising the striping plan for that area to conform with the Class II Bikeway width requirements (4 foot width from edge of pavement) and intend to widen the striping from the current 4 inch width to the required 6 inch width along the balance of Gibson Road between County Road 101 and County Road 102 and place the required signing. He said an alternative which Vice Mayor Rominger asked him to review was the possibility of putting in a separate bike path separated from the travelled roadway. The estimated cost on that bike path is \$11,000 if installed on the south side of Gibson Road. If the bike path were installed on the north side of Gibson Road, the grading would be more complicated, and the cost would be about \$16,000. Long range improvements that are going to be installed along Gibson Road in Phase III of the Community Facilities District will put the detached bike path along the soundwall, but that is projected for the future.

Vice Mayor Rominger said her concern is for the people who will be using that area of Gibson Road and using it as a right-of-way between new County Road 101 and County Road 102 and between Yuba College and the current County Road 101.

After discussion by the Council and responses from staff the Council agreed to postpone action on the Gibson Road/Southeast Area bikeway access to Yuba College until January 1996.

NUISANCE ABATEMENT REPORT

The Community Development Director said to date the Building Division has successfully resolved 34 blight complaints through the use of the new nuisance abatement procedure. She said there have been four complaints before the hearing board. Three substandard buildings have been demolished, two through liens on the property wherein the City has upfronted the money. Presently there are two complaints pending, and the Division has also received to date seven complaints that were determined not to be valid or were pre-existing non-conforming operations permitted to continue under the City's Zoning Ordinance or a property development agreement. She said the procedure has worked well with respect to violations of abandoned or dangerous buildings, accumulation of trash and debris in yards of both commercial and residential properties, and storage of dismantled vehicles, trailers, boats, etc.

PARKING MANAGEMENT PLAN

The Director of Public Works requested that the Council formally approve the Parking Management Plan that was addressed in the Traffic Safety Commission minutes several months ago. Through the Downtown Parking Committee the Parking Management Plan was reviewed and changes were made updating the Plan from what was first developed.

The City Manager said staff has been giving the Committee cost estimates for creation of additional parking, and the Committee will be reporting back to Council with a proposal to present to property owners on the creation of a parking district. The proposal will have to gain some support by property owners to take shape. He said the Parking Management Plan is more of a tool to help identify how the City will deal with issues such as time zones and outlines what criteria will be used to make determinations.

Council Member Slaven inquired about the listing of passenger loading zones (page 4 of the Plan) and the inclusion of Camarena Field and Clark Field along Beamer Street.

The City Manager said the language could be revised to provide for those facilities that have a large volume of drop off and pick up.

On motion of Council Member Slaven, seconded by Rominger and carried by unanimous vote, the City Council approved the revised Parking Management Plan with an amendment to provide for passenger loading zones for sports facilities.

ENGINEERING COMPUTER EQUIPMENT

Senior Civil Engineer Nick Ponticello requested authorization to purchase Engineering Division office equipment and computers at an estimated cost of \$45,000. He said the office equipment currently being used by the Engineering Division does not lend itself to design work using today's technology. In addition the Division is requesting additional computers and a work station for a Computer Aided Design and Drafting (CADD) ability. He said this equipment will enhance the staff's capability of communicating with outside counterparts. The Division has not had any capability in Auto CADD for the past ten years, and the technology has been around in small agencies and large agencies for some time. In 1994-95 the Engineering Division budget will be under expended by 10% for the year with approximately \$45,000 remaining due to personnel vacancies. In addition, he said the Public Works Department has identified in the Major projects Finance Plan (MPFP) a capital project to provide for new computer hardware and software which will assist in acquiring the CADD station. The Engineering Division is in the process of implementing CADD, and in order to take advantage of this technology the Department must purchase the hardware necessary to make implementation successful. The basic cost for the

AutoCADD work station including computer hardware is approximately \$18,500. In addition to support that for space needs the Division will need to improve efficiency on space with the purchase of new office systems furniture. He said the old drafting tables currently being used do not lend to the new technology. The total \$45,500 purchase will be funded by Development Fund 37 for the CADD computer hardware and software as identified in the MPFP. The systems furniture and computers will be purchased from the remaining Engineering Division operations budget.

Council Member Flory asked how many computers he was proposing to purchase. Mr. Ponticello said the request is to purchase one computer for the CADD station specifically. The City Manager said there will be other computer purchases presented to Council in the near future. Mayor Sandy said he will want equipment purchases made with networking capability.

On motion of Council Member Slaven, seconded by Council Member Flory and carried by unanimous vote, the City Council authorized the Public Works Director to purchase Engineering Division office equipment and a computer at an estimated cost of \$45,500.

GOAL SETTING MEETING

The City Manager reminded Council of its goal setting meeting set for Wednesday, June 14, 1995, 6:30 p.m. at the Yolo County Public Agency Risk Management office on Lincoln Avenue.

ADJOURNMENT

At 9:32 p.m. the meeting was adjourned.

City Clerk of the City of Woodland