



*Incorporated July 1, 2000*  
*Website: [www.elkgrovecity.org](http://www.elkgrovecity.org)*

Gary Davis, Mayor

Patrick Hume, Vice Mayor  
James Cooper, Council Member

Michael P. Leary, Council Member  
Sophia Scherman, Council Member

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**REGULAR MEETING OF THE CITY COUNCIL**  
**Wednesday, March 26, 2008**  
**6:00 P.M.**

**Elk Grove City Hall**  
**8400 Laguna Palms Way, Elk Grove, CA 95758**  
**City Council Chambers**

The Elk Grove City Council welcomes, appreciates, and encourages participation in the City Council Meeting. The City Council requests that you limit your presentation to three (3) minutes per person so that all present will have time to participate. The City Council reserves the right to reasonably limit the total time for public comment on any particular noticed agenda item as it may deem necessary.

If you wish to address the Council during the meeting, please complete a Speaker Card and give it to the Assistant City Clerk prior to consideration of the agenda item.

**AGENDA**

**1. CALL TO ORDER/ROLL CALL**

- 1.1 Roll Call
- 1.2 Pledge of Allegiance
- 1.3 Moment of Silence

**2. APPROVAL OF AGENDA**

**3. CLOSED SESSION**

None.

#### **4. PRESENTATIONS/ANNOUNCEMENTS**

- 4.1 Presentation by Police Activities League (PAL) Executive Director Teena Farmon and Chairman Larry Bowler

#### **5. PUBLIC COMMENT**

Members of the audience may comment on any item of interest to the public within the subject matter jurisdiction of the City Council. Each person will be allowed three minutes, or less if a large number of requests are received on a particular subject. No action may be taken on non-agendized items raised under "Public Comment" until the matter has been specifically included on an agenda as an action item. If a member of the public wants a response to a specific question, they are encouraged to contact any member of the Council or the City Manager at any time. Members of the audience wishing to address a specific agendized item are encouraged to offer their public comment during consideration of that item.

#### **6. CONSENT CALENDAR ITEMS**

The Consent Calendar items are ones expected to be routine and non-controversial. They will be acted upon by the City Council after providing an opportunity for public comment.

#### **PUBLIC COMMENT**

- 6.1 Receive January 2008 Treasurer's Report [p.1-6]
- 6.2 Approve General Warrant No. 35230 through 36057 dated February 1, 2008 through February 29, 2008, Electronic Fund Transfer 2008087 through 2008103, and Automatic Clearing House [p.1-83]
- 6.3 Approve City Council Meeting Minutes of: a) March 12, 2008 Special Meeting; and b) March 12, 2008 Regular Meeting
- 6.4 Receive report on City Manager approved purchases and contracts authorized by City Purchasing Ordinance, filed through March 17, 2008 [p.1-2]
- 6.5 Receive report on Requests for Proposals, Qualifications, and Bids [p.1-2]

- 6.6 Adopt **Ordinance No. 6-2008** amending the City of Elk Grove Zoning Map from AG-80 to RD-1 for the PVI/Tree of Life Project No. EG-07-085; APN: 132-0030-178 [p.1-3]  
**(Second Reading)**
- 6.7 Adopt **Ordinance No. 7-2008** amending Section 10.48.020 of the Elk Grove Municipal Code to establish speed limits on various segments of Grant Line Road [p.1-3]  
**(Second Reading)**
- 6.8 Adopt **resolution** establishing policy for the retention of records maintained by the City Clerk's Office [p.1-5]
- 6.9 Adopt **resolution** authorizing the City Manager to execute a professional services contract in the amount of \$125,000 with ADA Resource Associates, Inc. for Americans with Disabilities Act on-call consulting [p.1-27]
- 6.10 Adopt **resolution** accepting the subdivision improvements for Sheldon Place [p.1-4]
- 6.11 Adopt **resolution** authorizing the City Manager to execute a construction contract in the amount of \$17,900 with Republic ITS for the Franklin Boulevard/Percheron Drive and Franklin Boulevard/Blossom Ridge Drive Signal Improvement Project [p.1-5]
- 6.12 Adopt **resolution** accepting the Sheldon Interchange Demolition Project as complete and authorizing the City Engineer to prepare a Notice of Completion and the City Clerk to file the Notice of Completion with the Sacramento County Recorder [p.1-3]
- 6.13 Adopt a **resolution** approving Bond & Waterman Retail Center Parcel Map No. 07-049.00 [p.1-7]
- 6.14 Adopt **resolution** authorizing the City Manager to execute a contract for engineering services in an amount not to exceed \$659,249 with HDR Engineering, Inc. for the Kammerer Road Extension - Bruceville Road to Interstate 5 Project Study Report [p.1-43]

- 6.15 Adopt [resolution](#) authorizing the City Manager to finalize the Request for Amendments to the previously approved Affordable Housing Loan Agreement with Montego-Elk Grove, LP for the proposed Montego Falls 132 unit multifamily affordable housing project [p.1-8]
- 6.16 Adopt [resolution](#) authorizing the City Manager to execute a contract amendment with Wellness Solutions to extend the term to June 30, 2008 for comprehensive health and wellness services in an amount not to exceed \$19,751 [p.1-4]

## 7. **PUBLIC HEARINGS**

- 7.1 **SUBJECT:** A public hearing to consider adoption of resolutions calling an election and declaring results of the special election for annexation to Community Facilities District No. 2006-1 (Maintenance Services) and first reading of an ordinance levying and apportioning the special tax to the annexing area (Annexation No. 8) [p.1-34]

### **STAFF REPORT:**

Troy Brown, Budget Manager



### **PUBLIC COMMENT:**

### **RECOMMENDATION:**

1. Adopt [resolution](#) calling an election to submit the question of levying a special tax within the area proposed to be annexed to Community Facilities District No. 2006-1 (Maintenance Services) to the qualified electors;
2. (*Following tabulation and certification of ballot results by the City Clerk*) Adopt [resolution](#) declaring the results of the special election held on March 26, 2008 for the eighth annexation to Community Facilities District No. 2006-1 (Maintenance Services); and
3. Introduce and waive the full reading, by substitution of title only, an ordinance levying and apportioning the special tax in territory annexed to, Community Facilities District No. 2006-1 (Maintenance Services) Annexation No. 8.

**7.2** **SUBJECT:** A public hearing to consider the Community Development Block Grant 2008-13 Consolidated Plan, 2008-09 Action Plan, and preliminary allocation of Fiscal Year 2008-09 CDBG funds [p. 1-80]

**STAFF REPORT:**  
Sara Bontrager, Grants Specialist



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Provide direction on preferences for the City's Community Development Block Grant (CDBG) program including review and direction on the 2008-13 Consolidated Plan, the 2008-09 Action Plan, and provide preliminary approval to the allocation of Fiscal Year 2008-09 CDBG funds. Authorize staff to release the draft 2008-13 Consolidated Plan and the draft 2008-09 Action Plan for public review.

**8. REGULAR AGENDA ACTION ITEMS/RECOMMENDATIONS**

**8.1** **SUBJECT:** Veteran's Street Naming Program [p.1-16]

**STAFF REPORT:**  
Kara Reddig, Assistant to the City Manager



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Review proposed Veteran's Street Naming Program and direct staff as appropriate.

**8.2** **SUBJECT:** Appointment of a Council Member to serve as an alternate representative to the Sacramento Regional County Sanitation District and County Sanitation District 1 Board of Directors [p.1-2]

**STAFF REPORT:**  
Susan Blackston, Assistant City Clerk



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Appoint a Council Member to serve as alternate representative to the Sacramento Regional County Sanitation District and County Sanitation District 1 (CSD-1) Board of Directors.

- 8.3** **SUBJECT:** Introduce ordinance repealing Ordinance No. 6-2007 and adopting Chapter 3.42 of the Elk Grove Municipal Code, entitled “Contracts and Purchasing” [p.1-24]

**STAFF REPORT:**

Rebecca Craig, Finance Director  
Susan Cochran, City Attorney



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Introduce and waive the full reading, by substitution of title only, an Ordinance repealing Ordinance No. 6-2007 and adopting Chapter 3.42 of the Elk Grove Municipal Code, entitled “Contracts and Purchasing”.

- 8.4** **SUBJECT:** An ordinance repealing and reenacting Chapter 17.04 of Title 17 of the Elk Grove Municipal Code relating to Fire Prevention and adopting by reference the 2006 Edition of the International Fire Code, as published by the International Code Council and the 2007 California Fire Code, based on the 2006 Edition of the International Fire Code [p.1-33]

**STAFF REPORT:**

Richard Renfro, Building Official



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Introduce and waive the full reading, by substitution of title only, an Ordinance repealing and reenacting Chapter 17.04 of Title 17 of the City of Elk Grove Municipal Code relating to Fire Prevention and adopting by reference the 2006 Edition of the International Fire Code, as published by the International Code Council and the 2007 California Fire Code, based on the 2006 Edition of the International Fire Code.

- 8.5 **SUBJECT:** *(Continued from March 12, 2008)* Adopt [resolution](#) forming the Charter Commission and calling for applications [p.1-7]

**STAFF REPORT:**

Susan Cochran, City Attorney



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Adopt resolution forming the Charter Commission and calling for applications.

- 8.6 **SUBJECT:** Discuss gang enforcement tools and options [p.1-24]

**STAFF REPORT:**

Robert Simmons, Chief of Police  
Susan Cochran, City Attorney



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Discuss gang enforcement tools and options and provide further direction on how to proceed.

- 8.7 **SUBJECT:** Discussion and policy direction on possible fee deferrals for new development projects [p.1-10]

**STAFF REPORT:**

Heather Ross, Management Analyst



**PUBLIC COMMENT:**

**RECOMMENDATION:**

Consider providing policy direction on possible fee deferral programs for new development projects.

**9. GENERAL ADMINISTRATION INFORMATION**

1. Update on Recruitments:
  - City Manager
  - Police Chief
  - City Clerk

**10. COUNCIL COMMENTS/FUTURE AGENDA ITEMS**

1. Reports on Regional Boards, Commissions, Committees
2. Travel/Training Expenditures Disclosure (*in accordance with Resolution 2006-295 and Government Code § 53232.3(d)*)

**11. ADJOURNMENT**

**NOTICE REGARDING CHALLENGES TO DECISIONS**

Pursuant to all applicable laws and regulations, including without limitation, California Government Code Section 65009 and or California Public Resources Code Section 21177, if you wish to challenge in court any of the above decisions (regarding planning, zoning and/or environmental decisions), you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice/agenda, or in written correspondence delivered to the City at, or prior to, the public hearing.

**ADA COMPLIANCE STATEMENT**

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact City Clerk Peggy Jackson at (916) 683-7111. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

**GOVERNMENT CODE 54957.5 et seq.**

Public records, including writings relating to an agenda item for open session of a regular meeting and distributed less than 72 hours prior to the meeting, are available for public inspection at the City Clerk's Office, 8380 Laguna Palms Way, Suite 200, Elk Grove, CA.