



Incorporated July 1, 2000
Website: www.elkgrovecity.org

Sophia Scherman, Mayor

Steven M. Detrick, Vice Mayor
James Cooper, Council Member

Gary Davis, Council Member
Patrick Hume, Council Member

AMENDED AGENDA

Subsequent to the publication and posting of the Special Meeting agenda on Friday, October 22, 2010, Item 3.1 was submitted for Council consideration.

SPECIAL MEETING OF THE CITY COUNCIL **Wednesday, October 27, 2010** **5:00 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 City Clerk prior to consideration of the agenda item.

AGENDA

1. CALL TO ORDER/ROLL CALL

1.1 Roll Call

2. CLOSED SESSION

Once the closed session has ended, the special City Council meeting will be reconvened in open session. The Mayor or presiding officer will then make any announcements required by the Brown Act relative to reportable actions taken during the closed session.

PUBLIC COMMENT:

A) CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to Government Code § 54956.8

Property Description: 10401 Grant Line Road
Elk Grove, CA 95624
APN: 134-0220-022-0000

City Negotiators: Laura Gill, City Manager

Negotiating parties: Gyan Kalwani and Julie Kalwani and
Kenneth Johnston, Successor
Administrator of the Estate of Samuel
Johnston, Sr.

Under negotiation: Price and Terms

B) CONFERENCE WITH REAL PROPERTY NEGOTIATORS
Pursuant to Government Code § 54956.8

Property Description: 10535 E. Stockton Boulevard
Elk Grove, CA 95624
APN: 134-0510-023-0000

City Negotiators: Laura Gill, City Manager

Negotiating parties: Peter Saetes

Under negotiation: Price and Terms

**C) CONFERENCE WITH LEGAL COUNSEL – EXISTING
LITIGATION**

Pursuant to Government Code §54956.9(a):

One (1) Matter:

1. M&H Realty Partners Affiliated Fund III L.P. v. City of Elk Grove,
Superior Court of California, Sacramento
Case No. 34-2010-00088251

D) CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED

LITIGATION:

Significant exposure to litigation pursuant to subdivision (b) of Government Code § 54956.9:

Three (3) Matters

3. REGULAR AGENDA ACTION ITEM/RECOMMENDATION

3.1 SUBJECT: Consider accepting a recommendation from the Affordable Housing Loan Committee to approve a conditional financial commitment for the proposed affordable housing apartment project known as Laguna Ridge Apartments located at the northwest corner of Big Horn Boulevard and Civic Center Drive

STAFF REPORT:

Jennifer Estrella, Senior Finance Analyst



PUBLIC COMMENT:

RECOMMENDATION:

Adopt resolution approving a conditional loan commitment of an amount determined appropriate by Council from the City's Affordable Housing Fund and Very Low Income Housing Trust Fund.

4. ADJOURNMENT

Pursuant to Section 54956 of the Government Code of the State of California, this agenda was posted at a place freely accessible to the public 24 hours in advance of the scheduled meeting.

NOTE: Regular Agenda Action Item 3.1 was added to the agenda subsequent to the original posting on 10/22/10.

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 Office of the City Clerk at (916) 478-3635. 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 Office of the City Clerk, 8401 Laguna Palms Way, Elk Grove, CA.