Woodland City Council City Hall – Council Chambers 300 First Street Woodland, CA 95695

JOINT CITY COUNCIL/REDEVELOPMENT AGENCY BOARD SPECIAL/CLOSED SESSION

SECOND FLOOR CONFERENCE ROOM

MARCH 21, 2006

6:30 P.M.

CLOSED SESSION

The Council/Board held a conference with Real Property Negotiators pursuant to Section 54956.8 on the Sutter Street Corporation Yard property. The Agency Negotiator was City Manager/Executive Director Richard Kirkwood and the Negotiating Parties, the City Council and Redevelopment Agency. Under negotiation were price and terms of payment. Present at this session were Mayor/Chairperson Rexroad, Council/Board Members Peart, Pimentel and Monroe, City Manager/Executive Director Kirkwood, Assistant City Manager/Assistant Director Marler, City Attorney Siprelle, Interim Community Development Director Diekman, Redevelopment Manager Ross, Public Works Director Wegener, and Appraiser James Glickman of Clark-Wolcott.

JOINT CITY COUNCIL/REDEVELOPMENT AGENCY BOARD REGULAR MEETING MINUTES

COUNCIL CHAMBERS

7:00 P.M.

CALL TO ORDER

Mayor Rexroad called the joint regular City Council and Redevelopment Agency Board meeting to order at 7:00 p.m.

CLOSED SESSION ANNOUNCEMENT

Mayor Rexroad said Council and Redevelopment Agency Board had met in closed session at 6:30 p.m. to discuss property negotiations on the Sutter Street Corporation Yard property. The Council/Agency gave direction to the Negotiator.



PLEDGE OF ALLEGIANCE

Mayor Rexroad asked those in attendance to join in the Pledge of Allegiance led by Council Member Pimentel.

ROLL CALL

COUNCIL MEMBERS PRESENT: Jeff Monroe, Neal Peart, Art Pimentel, Matt

Rexroad

COUNCIL MEMBER ABSENT: David Flory

STAFF MEMBERS PRESENT: Rick Kirkwood, Phil Marler, Carey Sullivan, Dan

Gentry, Karl Diekman, Sue Vannucci, Ann Siprelle, Gary Wegener, Michael Cahill, Greg

Meyer, Loida Osoteo, Linda Pacheco

COUNCIL/STAFF COMMENTS AND REQUESTS

Council Member Peart reminded the citizens to be aware of the West Nile Virus threat in our community and take precautions.

Council Member Monroe thanked the Council for authorizing his absence to attend the FBI Academy during January, February and March, 2006.

City Manager Kirkwood announced he had appointed Deputy Fire Chief Michael Cahill as the new Fire Chief for the City, effective May 1, 2006. A swearing-in ceremony will be held on Friday, April 28, 2006 at 11:00 p.m. at the Fire Station #3 Training Center.

PRESENTATIONS

PROCLAMATION-NATIONAL AGRICULTURE WEEK

On a motion by Council Member Peart, seconded by Council Member Monroe and carried by the Members present, Council proclaimed the week of March 19 through 25, 2006 as National Agriculture Week in the City. Mayor Rexroad will present the Proclamation at a celebration breakfast on March 22, 2006.



At 7:08 p.m., Mayor Rexroad relinquished the gavel to Council Member Monroe and left the Chambers due to possible conflict of interest on the next item.

REPORTS OF THE CITY MANAGER

MEMORANDUM OF UNDERSTANDING-SACRAMENTO MUNICIPAL UTILITY DISTRICT ANNEXATION

Assistant City Manager Marler briefed the Council on the proposed action and introduced John DiStasio, Assistant General Manager of the Sacramento Municipal Utility District (SMUD). Mr. DiStasio said the Local Agency Formation Commission requires proposals for annexation remain revenue neutral. With the annexation of the City to SMUD, the franchise fee of \$250,000 and the property taxes received from Pacific Gas and Electric would be eliminated. The proposed Memorandum of Understanding would ensure the City would be made whole with the loss of these other revenues.

Some of the benefits provided by SMUD include a tailored electrical rate below the current P. G. and E. rates. Incentive funds to be spent on energy efficiency projects exceed the requirement of Title 24. New or expanding businesses will have rates at an additional discount from that of P. G. & E. Power generated by SMUD will be purchased by other entities. There will be incentives on solar projects, clean distributed generation and to purchase "green energy". City use of advanced transportation technologies such as electric vehicles will be supported. The City will provide implementation of energy efficiency measures, curtailment of power usage during the summer where possible, provide one site for a renewal energy project, work with SMUD on outreach and a local customer service site and follow Best Management Environmental Practices.

Mr. DiStasio said should the annexation be approved by the voters, a detailed Service Agreement will be negotiated within 90 days of the vote certification and should become effective upon provision of service commencement for a period of ten years.

Council Member Pimentel said that P. G. & E. rates are increasing by 6.3% again. This MOU is another step in the annexation process. It identifies that those funds lost from P. G. and E. will be gained elsewhere.



Council Member Peart said there had been a suggestion that SMUD be involved in our fair booth next year and Mr. DiStasio feels it would be beneficial and can be arranged.

On a motion by Council Member Peart, seconded by Council Member Pimentel and carried by the Members present, Council approved a "Memorandum of Understanding Relating to the Annexation and Provision of Electric Service by SMUD in the Cities of West Sacramento, Davis and Woodland and Nearby Areas of Yolo County"

At 7:17 p.m., Mayor Rexroad returned to the Chambers and accepted the gavel from Council Member Monroe.

REPORT-COMMUNITY FORUM REGARDING GRAFFITI

Police Chief Sullivan said a Community Forum had been held on March 2, 2006 to discuss issues relating to graffiti in the City. The purpose was to develop ideas to prevent and abate graffiti. Approximately 48 community members attended this session. Discussion was held on ways to protect property from vandalism, preventative measures, apprehension and prosecution of violators, and improved methods of abating the graffiti. Since January 1st, there have been 141 reported events compared to a total of 379 events during 2005. There have been arrests made on some of the items. Some of the preventative measures are to install security cameras and motion sensitive lighting, increasing general lighting around the property, paint treatments to prevent the graffiti from adhering, landscaping and formation of neighborhood and business watch groups. Some methods of prevention include curriculum added to the Police Department DARE program, a partnership with the schools to distribute informational fliers, parental education, newspapers articles and community access television for further information dissemination and education. A "Pride in Woodland" project to discourage defacing the community, anti-graffiti clubs and mural projects are other methods of deterring vandalism.

The Department would like to activate an on-line report process and share information on what to look for and identification of "tags". Graffiti abatement clinics, neighborhood clean-up crews, organizational clean-up contacts and subscription clean-up services were also suggested and considered.

Some taggers sign their work and it makes them easier to find and arrest. Chief Sullivan went through a list of action items suggested to assist in the



identification, abatement and arrest of the taggers. The current language in the General Plan provides some means of addressing graffiti and the Ordinance will add to and reinforce that language.

Council Member Pimentel indicated he had received good feedback regarding the forum and suggested the item be part of a future City/School District 3 X 2 meeting. Council concurred. Chief Sullivan indicated the Department is researching a source of funds through the Crime Notification Program. There had been a relatively successful reward program in the City years ago and future Council consideration of reinstating that type of program will be discussed at a future time. Of note is that 80% of the graffiti is caused by 6 people.

HUFF'S CORNER EMERGENCY REPAIR AND EROSION SITES

Public Works Director Wegener said the Board of Supervisors had discussed a request to add three sites to the Governor's 2006 List of Erosion Sites. The sites are Huff's Corner on the South side of Cache Creek and two sites at River Mile 56.0 and 56.7 in Reclamation District 900 in West Sacramento.

On a motion by Council Member Peart, seconded by Council Member Monroe and carried by the Members present, Council authorized the Mayor to send letters of support to add Huff's Corner, River Mile 56.0 and River Mile 56.7 to the 2006 Governor's 2006 List of Erosion Sites in Yolo County.

CONSENT CALENDAR-REGULAR

At the request of Council Member Pimentel and with concurrence by the Council, the following item was removed from the Consent Calendar for discussion:

REALLOCATION OF PROPOSITIONS 12 AND 40 FUNDS FROM DUBACH TO SOUTHLAND PARK AND THE COMMUNITY AND SENIOR CENTER PROJECT 00-15

On a motion by Council Member Peart, seconded by Council Member Monroe and carried by the Members present, the Council/Board approved the following Regular and Redevelopment Agency Consent Calendar items as presented:

TREASURER'S INVESTMENT REPORT-JANUARY 2006

Council reviewed and accepted the January 2006 Investment report.



FIRE DEPARTMENT MONTHLY STATUS REPORT FOR JANUARY 2006

Council received the January 2006 Monthly Status Report from the Fire Department.

ANNUAL REPORT-MANUFACTURED HOMES FAIR PRACTICES COMMISSION

Council received the Annual Report from the Manufactured Homes Fair Practices Commission.

PROJECT 04-25 - SPRING LAKE BACKBONE INFRASTRUCTURE PACKAGE "A"

Council approved the revised Project Programming Summary Sheet for Project 04-25, Spring Lake Backbone Infrastructure Project Package "A", Revision #3.

PROJECTS 02-02, 03-03, 04-01 & 04-02-SEAL COAT PROJECTS

Council accepted the 2005 Seal Projects, Project 02-02, 2003 MicroPave/Seal; Project 04-01, 2004 Central Woodland Road Project; Project 04-02, 2004 Slurry-Chip-Cape Seal; and Project 03-03, Thermoplastic Striping Project as completed and authorized the City Clerk to file a Notice of Completion.

PROJECT 00-15-COMMUNITY AND SENIOR CENTER PRIORITY LIST

Council adopted the Parks, Recreation, Community Services and Urban Forestry Commission prioritized list of projects to be added to Phase I of the Woodland Community and Senior Center Project 00-15 as donations and other funds become available; approved the revised Project Programming Summary Sheet to add Proposition 12 and 40 funds for the Dog Park, and monies donated to the Woodland Recreation Foundation for the project; increased the expenditure authorization for construction to \$18,804,679.

RESOLUTION 4719-COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

Council adopted Resolution 4719, "A Resolution of the Council of the City of Woodland Supporting the Preservation of the Existing Community Block Grant Program", to demonstrate support for the U. S. Department of Housing and



Urban Development Community Development Block Grant Program; authorized letters to the U. S. Legislators urging restoration of funding.

OXIDATION DITCH ROTORS-WATER POLLUTION CONTROL FACILITY

Council authorized \$198,000 in expenditures for a capital purchase of six oxidation ditch rotors for the City's Water Pollution Control Facility; approved the sole source purchase of rotors from Lakeside Equipment Corporation.

RENEWAL GRANT AGREEMENT-2005 SUPPORTIVE HOUSING GRANT

Council authorized the City Manager to execute a Conditioned Renewal Grant Agreement with the United States Department of Housing and Urban Development for a 2006 Supportive Housing Grant in the amount of \$175,151 and to enter into a Subrecipient Agreement with the project sponsor, Yolo Wayfarer Center.

CONSENT CALENDAR-REDEVELOPMENT

2005 ANNUAL REDEVELOPMENT PROJECT

The Agency Board received the Annual Project Status Report for 2005.

CONSENT CALENDAR-REGULAR

PROJECT 00-15-REALLOCATION OF PROPOSITIONS 12 AND 40 FUNDS FROM DUBACH TO SOUTHLAND PARK AND THE COMMUNITY AND SENIOR CENTER

Council Member Pimentel is concerned about reallocation of funds and requested clarification. Director Gentry said funds had been taken out of the Dubach Park project but there had been some remaining funds on hand because of a \$225,000 grant. Until a final determination is made on the future of Dubach Park, these other funds need to be utilized or they will be lost.

On a motion by Council Member Pimentel, seconded by Council Member Monroe and carried by the Members present, Council approved the reprogramming of Propositions 12 and 40 funds of \$165,439 from Dubach Park Project 02-51, to the Southland Park Project 02-22 irrigation (\$30,000) and the Dog Park at the Community and Senior Center Project 00-15 (\$135,439); approved the revised Project Programming Summary Sheet for Southland Park to



reflect the additional funds from the Proposition 12 Grant; approved the revised Project Programming Summary Sheet for Dubach Park to reflect the removal of Propositions 12 and 40 funds from the project.

MINUTES

The minutes of the regular City Council meeting of February 7, 2006, the joint regular meeting of the Council and Redevelopment Agency Board of February 21, 2006 and the joint Special Study Session of Council, Public Facilities Corporation and Finance Authority of February 28, 2006 were approved by consensus.

COMMUNICATIONS – WRITTEN

Council received an application for a person-to-person transfer of an Alcoholic Beverage Control License for El Rey Restaurant and Mexican Seafood, located at 415-417 Main Street.

Council received an application for a person-to-person transfer of an Alcoholic Beverage Control License for Woodland Valero, located at 1592 E. Main Street.

Council received an application for a new On-Sale Beer and Wine License for El Patio, located at 1016 Gibson Road.

Council received a letter from the Yolo County Housing Authority regarding Public Housing Assessment System 2005 scores.

Council received notification of Public Hearings regarding Phase I and Phase II of Pacific Gas and Electric Company's 2007 General Rate Case and notification of filing of Phase II of P. G. & E.'s General Rate Case.

COMMITTEE REPORTS

Council received the minutes of the Parks, Recreation, Community Services and Urban Forestry Commission meeting of January 23, 2006.

Council received the minutes of the Commission on Aging meeting of January 24, 2006.

Council received the minutes of the Manufactured Homes Fair Practices Commission meetings of February 8 and February 13, 2006.



Council received the minutes of the Yolo County Communications Emergency Services Agency meeting of March 8, 2006.

ORDINANCE

ORDINANCE 1461-GRAFFITI AND SALE AND DISPLAY OF GRAFFITI IMPLEMENTS

On a motion by Council Member Peart, seconded by Council Member Monroe and carried by roll call vote, Council adopted Ordinance 1461, "An Ordinance of the City of Woodland Amending Chapter 14B, Article I of the Woodland Municipal Code Relating to Graffiti and the Use and Sale of Graffiti Implements". On roll call the vote was as follows:

AYES: Council Members Monroe, Peart, Pimentel, Rexroad

NOES: None

ABSENT: Council Member Flory

ABSTAIN: None

ADJOURNMENT

At 7:41 p.m., Mayor/Chairperson Rexroad adjourned the joint regular meeting of the City Council and Redevelopment Agency Board.

Respectfully submitted,	
Sue Vannucci, CMC, (