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

MINUTES

CITY COUNCIL REGULAR MEETING

OCTOBER 4, 2005

7:00 P.M.

CALL TO ORDER

Mayor Rexroad called the regular meeting of the City Council to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE

Mayor Rexroad invited all in attendance to join the Council in the Pledge of Allegiance led by Council Member Monroe.

ROLL CALL

COUNCIL MEMBERS PRESENT: David Flory (arrived at 7:35), Jeff Monroe, Neal

Peart, Art Pimentel, Matt Rexroad

COUNCIL MEMBERS ABSENT: None

STAFF MEMBERS PRESENT: Rick Kirkwood, Phil Marler, Ann Siprelle, Tricia

Stevens, Sue Vannucci, Dan Gentry, Gary Wegener, Joan Drayton, Carey Sullivan, Paul Miller, Michelle Dowling, Manual Soto, Scott Sawin, Bruce Lecair, Robert Thomas, Gus Bush,

Paul Hanson



COUNCIL/STAFF COMMENTS

Council Member Monroe indicated he would no longer be available to serve as a member of the Sports Council and asked the item to be placed on a future Agenda to appoint a new Council representative. Mayor Rexroad and Council Member Peart indicated they would be available to serve.

PRESENTATIONS

On a motion by Council Member Peart, seconded by Council Member Monroe and carried by the Members present, Council approved the following Proclamations:

PROCLAMATION-OCTOBER 2005-DOMESTIC VIOLENCE AWARENESS MONTH

PROCLAMATION-OCTOBER 9 THROUGH 15, 2005-FIRE PREVENTION WEEK

PROCLAMATION-OCTOBER 2005-MENTAL HEALTH AWARENESS MONTH

PROCLAMATION-OCTOBER 15, 2005-LITERACY DAY

REPORTS OF THE CITY MANAGER

LIBRARY BOARD OF TRUSTEES APPOINTMENT

On a motion by Council Member Monroe, seconded by Council Member Pimentel and carried by the Members present, Council appointed Jorel Difuntorum to the Library Board of Trustees, effective immediately.

RESOLUTION 4681-INTENTION TO LEVY ASSESSMENT-VISITOR ATTRACTION DISTRICT

Redevelopment Manager Ross apprised the Council of the steps and procedures to renew the 1% assessment on room occupancy approved by Council in July of 2004. Council Member Peart asked if any opposition had been received to the renewal and Manager Ross said the original vote was approved by a majority of the hoteliers.

On a motion by Council Member Pimentel, seconded by Council Member Monroe and carried by the Members present, Council took the following actions:



- 1. approved the Visitor Attraction District (BID) Assessment Report for Fiscal Year 2005-06;
- 2. adopted Resolution 4681, "A Resolution of Intention of the City Council of the City of Woodland to Levy an Assessment for Improvements and Activities for Fiscal Year 2005-2006 within the Woodland Visitor Attraction District";
- 3. scheduled a Public Hearing for October 18, 2005 to consider any written or oral protests to the levy of the assessment

SERVICE IMPROVEMENT PLAN

Director Stevens said the proposed Service Improvement Plan is primarily directed to the Community Development Department but does have elements for other City Departments as well. The Plan is set to insure excellent customer service on development issues. There are seven "Pillars of Service": process improvements, resources, technology, customer service culture, management structure, regulatory barriers and community outreach.

Council Member Pimentel left the Chambers at 7:22.

The Chamber of Commerce recommendations will be incorporated into the Plan. The Plan meets the community vision but must meet the regulatory mandates to protect the community.

Council Member Pimentel returned to the Chambers at 7:23.

The Plan has a comprehensive program of external and internal needs and initiatives. In addition to incorporating the Chamber of Commerce Business Outreach recommendations, the staff recommendations are included as well. The Planning Commission recognizes that good service requires the right resources and there are implications to providing those resources. They are proud of the advances in community design and welcome new ideas to meet design objectives. There needs to be constant feedback loop and development fees are of concern.

Mayor Rexroad felt the application of the processes is the concern, not the processes themselves.

Council Member Monroe left the Chambers at 7:25.



Mayor Rexroad said there is a permit tracking program in place in El Dorado County and suggested that staff look at the program. Director Stevens said the City currently has Pentamation for the Finance Department needs and the program has an element for tracking that will be added as an upgrade to the system.

Council Member Monroe returned to the Chambers at 7:28.

Director Stevens said the Pentamation program Community Plus and E-Government Plus will be a way for the citizens to check online on the status of their permit and allow applications to be submitted.

Mayor Rexroad asked about those plans that are contracted out and Director Stevens said those outside contractors may have their own tracking system which the City can access, but it is doubtful their systems would integrate with City systems.

Director Stevens said some of the issues are directly related to resources, such as staffing and space. They will be evaluating the use of outside plan checking and whether the City should bring everything in-house. Space is a very big issue. They are trying to move forward on interim use of the old Police facility. They are constantly working on the upgrade of the WEB site. Management staff issues are being looked at with possible realignment. The community needs to be educated on the State and other agency requirements over which we have no control. Community outreach is very much a part of the process. They plan to have workshops on how to navigate through the permit process.

At 7:35 p.m., Vice Mayor Flory arrived at the meeting.

City Manager Kirkwood said he plans to have an update before Council at the November retreat. Mayor Rexroad feels we should have updates every two months. The City Manager should insure Staff is moving forward with the Plan. City Manager Kirkwood said there have been improvements made already and there is constant focus on Senior Management staff at all times.

On a motion by Vice Mayor Flory, seconded by Council Member Monroe and carried unanimously, Council approved the Service Improvement Plan and directed the City Manager and Senior Management Staff to implement the Plan.



TECHNOLOGY STRATEGIC PLAN

City Manager Kirkwood advised Council that Finance Director Drayton and Police Chief Sullivan had been working with Staff on development of a Technology Strategic Plan. Director Drayton said the Plan development has been a long process and the full implementation of the outcomes will be lengthy and costly. There are five key elements in the delivery of technology systems and services; customer service and support, staff training, communication and coordination, new technologies, and resource management and planning.

Information Systems Manager Bush said the process is to review the mission and vision, to identify the strengths and weaknesses, prioritize the goals, design the action plan, implement the improved strategies and reassess and adjust as necessary. All of the systems in place must be compatible and allow information sharing between them to be effective.

Council Member Peart left the Chambers at 7:52.

Staff members were interviewed, information from surrounding Cities received and interviews with citizens and businesses held. The Action Plan has 13 goals as identified in the Staff Report. Some projects easily implemented and less costly will be put into effect as soon as possible. Council wanted the WEB site improvements soon and they are in progress. Some of the Commission packets have been put on the WEB. They wanted to start with the smaller ones first before moving on to the larger packet inclusion on the WEB. E-Government will provide for services that can be accessed online and eliminate the need to come to City Hall. It will allow staff to do work in the field as well rather than returning to the office to access information.

Council Member Peart returned to the Chambers at 8:00.

Council Member Pimentel asked if all of the upgrading can be done in house. Manager Bush said most of the easy, less expensive items can be handled by existing staff but there are some major projects that will need to be handled outside or with assistance.

Council Member Monroe left the Chambers at 8:05.

On a motion by Council Member Pimentel, seconded by Council Member Peart and carried by the Members present, Council endorsed the newlydeveloped Technology Strategic Plan and approved related Project Programming Summary Sheets.



Council Member Monroe returned to the Chambers at 8:06 p.m.

EXTENSION OF 1/2 CENT SALES TAX

City Manager Kirkwood said Council had directed that a Plan for the continued funding of City needs be presented for consideration. The City needs to avoid incurring debt to pay for public services and provide for a balance of services to the citizens. At Council direction, a ballot measure was placed before the voters in March of 2000 with advisory measures included to seek from citizens input on expenditure of the funds to be secured by ½ cent sales tax. The issues identified were: a new Police Facility, repair and rehabilitation of City streets, funding of a new Community/Senior Center and addition of new softball and soccer fields. Those projects identified have been adhered to without waiver and an annual accounting of those revenues and expenditures posted to verify.

Some public outreach has been undertaken and a 70.2% support of extension of the sales tax has been indicated. The sales tax is seen as a fair and equitable method for all to contribute to the funding of City services, rather than via property tax whereby many who utilize the services do not support them financially. It is also of note that 40% of the sales tax volume in this City comes from others who do not reside here, but do shop here.

Some input from the citizens has been received on expenditure priorities: road improvements, Phase II of the Community/Senior Center, park renovations, Civic Center/City Hall renovation and Library improvements, community enhancements and neighborhood grant programs. The total anticipated receipts for completion of all of these projects would mean the sales tax could take as long as 12 years to meet the need. The timeline would be to hold a public hearing on October 18, discuss and decide on the projects recommended for funding and the term of the sales tax extension on November 1st, finalize the ballot measure on November 15th or 22nd and approve the final ballot measure language calling for the election on December 6 or 13th. Public outreach would be during the January to May 2006 timeframe with the ballot held on June 6, 2006.

Mayor Rexroad said Council has indicated they do want to go forward with the ballot measure and Council concurred on that intent. Council also concurred to hold the Public Hearing on this issue at their October 25, 2005 meeting.

On a motion by Council Member Peart, seconded by Vice Mayor Flory and carried unanimously, Council approved extending the ½ cent sales tax, set



October 25, 2005 as the Public Hearing to receive public input and approved the recommended schedule.

CONSENT CALENDAR

On a motion by Council Member Pimentel, seconded by Council Member Monroe and carried unanimously, Council approved the following Consent Calendar items as presented:

MONTHLY STATUS REPORT-PARKS, RECREATION & COMMUNITY SERVICES

Council received the Monthly Status Report for September 2005 from Parks, Recreation and Community Services.

MONTHLY STATUS AND CAPITAL BUDGET IMPLEMENTATION REPORTS-PUBLIC WORKS

Council received the Monthly Status and Capital Budget Implementation Reports for September 2005 from Public Works.

PROPERTY MANAGEMENT CONTRACT-HOME ON FUTURE SITE OF SPORTS PARK

Council approved an Agreement with Whittle and Associates, Inc., for property management of the home on the Woodland Sports Park property.

CONTRACT-DISASTER TRAINING & TABLE TOP EXERCISE WITH D-PREP, INC.

Council authorized the City Manager to enter into a Contract for Professional Services with D-Prep, LLC, to provide Emergency Response Training and lead a Tabletop Exercise, in an amount not-to-exceed \$15,000, using Council Contingency Funds.

EAGLEWOOD APARTMENT PROJECT

Council accepted as complete those public improvements constructed with the development of the Eaglewood Apartments and directed the City Clerk to file a Notice of Completion.



GIBSON PLAZA PROJECT

Council accepted as complete those public improvements constructed with the development of the Gibson Plaza Shopping Center and directed the City Clerk to file a Notice of Completion.

Mayor Rexroad left the Chambers at 8:26.

REPORTS OF THE CITY MANAGER (continued)

CIVIC CENTER EXPANSION AND UPGRADE

Public Works Director Wegener said the original City Hall was constructed in approximately 1892 and was to meet the needs of the 1,600 citizens. In 1936, a new City Hall was constructed when the population was 5,542 and in 1976 when the population was 26,450, City Hall was expanded to the current size. The City now holds a population of over 52,000. The current structure is very overcrowded in all Departments. There is no "one stop/single point of input" counter. The Council Chambers should be on the first floor and should meet the American's with Disabilities Act (ADA) requirements and code regulations.

A Sub-Committee had been formed including Council Members Peart and Pimentel to look at the overall needs.

Mayor Rexroad returned to the Chambers at 8:29.

Council Member Pimentel said to provide those services the City needs, we must have adequate facilities.

Council Member Peart said it became obvious that the City should not utilize a "band aid" approach. There are many issues that need to be met such as the ADA requirements, fire sprinklers and space needs. The plan is to construct additional space to bring the City Hall/Civic Center to 70,000 square feet.

Council Member Monroe left the Chambers at 8:35.

Vice Mayor Flory asked if the plan incorporated the parking on the Northwest corner of College. Mayor Rexroad said any renovation and use of the Porter Building will necessitate parking. Director Wegener said the Library may need to expand somewhat into the parking area to their West. There is



adequate parking in the Northwest corner lot but some space will be needed for City vehicles. The Porter Building occupants could use the Northwest lot as well. City Manager Kirkwood said the Porter Building owners want restricted parking in the lot on the Southeast corner of College and Court. There is some money in development fees already collected and additional money will be needed to complete the entire Civic Center project.

Council Member Peart said it would save the City \$1.5 million if we move out of the current City Hall while the renovations are undertaken as the entire project could be completed at once. Council concurred that staff should move forward on this project.

MINUTES

With full Council concurrence, the minutes of the joint regular Council and Redevelopment Agency Board meeting of July 26, 2005 were approved as presented.

COMMUNICATIONS - WRITTEN

Council received notification of an application for a new Beer and Wine License for the Corkwood Restaurant, located at 154 West Main Street.

COMMITTEE REPORTS

Council received the minutes of the Parks, Recreation, Community Services and Urban Forestry Commission meeting held on July 25, 2005.

Council received the minutes of the Commission on Aging meeting held on July 26, 2005.

Council received the minutes of the Yolo County Communications Emergency Services Agency meeting held August 3, 2005.

Council received the minutes of the Library Board of Trustees meeting held August 15, 2005.

Council received a summary of the following actions taken by the Planning Commission at their meeting of August 18, 2005:



- a. held scoping meeting regarding Supplemental Environmental Impact Report for the Gateway Retail Center to be located on the Southeast corner of Interstate 5 and County Road 102
- b. recommended conditional approval of Richard Fenaroli Tentative Map 4786 to divide parcel into two, located on Hutchison Valley Drive
- c. approved Comprehensive Sign Plan for Woodland Crossroads commercial center for a 20 foot tall monument along East Main Street
- d. accepted petition by Hovnanian Homes for a General Plan Amendment from General Commercial to Medium Low Density Residential on East Street, South of County Fair Mall
- e. recommended approval of Prudler/Sievers rezone, Development Agreement and Tentative Subdivision Map 4675 in Spring Lake Specific Plan area

Council received a summary of the following actions taken by the Planning Commission at their meeting of September 1, 2005:

a. took a field trip to the Spring Lake Specific Plan area

Council received a summary of the following actions taken by the Planning Commission at their meeting of September 15, 2005:

- a. instructed staff to initiate Zoning Ordinance Amendment on setback requirements for patio covers
- b. interpreted that dog kennels would be allowed in the Service Commercial Zone by Use Permit; in the Industrial Zone an enclosed kennel would be allowed without a Use Permit, with a Use Permit required for an open kennel
- c. approved Spring Lake Interim Signage Program for on and offsite advertising

ORDINANCES



ORDINANCE 1445-RESCIND ORDINANCE 1433 REGARDING GREEN WASTE

On a motion by Council Member Peart, seconded by Vice Mayor Flory and carried by the following roll call vote, Council adopted Ordinance 1445, an "Ordinance of the City of Woodland Repealing Ordinance 1433 Related to Yard Refuse Services" on the collection of yard waste in designated green waste containers.

AYES: Council Members Flory, Monroe, Peart, Rexroad

NOES: Council Member Pimentel

ABSENT: None ABSTAIN: None

ORDINANCE 1446-REZONE PRUDLER/SIEVERS PROPERTY (HTW WEST VENTURES/SUN COAST)

On a motion by Council Member Peart, seconded by Council Member Monroe and carried unanimously by the following roll call vote, Council adopted Ordinance 1446, "An Ordinance Amending the Zoning Map of the City of Woodland for 40.00 Acre Parcel (Sievers/Prudler) North of County Road 24A", which amends Ordinance 1024.

AYES: Council Members Flory, Monroe, Peart, Pimentel, Rexroad

NOES: None ABSENT: None ABSTAIN: None

ORDINANCE 1447-DEVELOPMENT AGREEMENT WITH HTW WEST/SUN COAST FOR PRUDLER/SIEVERS PROPERTY DEVELOPMENT

On a motion by Council Member Peart, seconded by Council Member Monroe and carried by the following roll call vote, Council adopted Ordinance 1447, "An Ordinance of the City of Woodland Approving the Development Agreement Between the City of Woodland and HTW II Ventures, LLC., Relative to Property Located within the Spring Lake Specific Plan Area".

AYES: Council Members Monroe, Peart, Rexroad

NOES: Council Members Flory, Pimentel

ABSENT: None ABSTAIN: None



ADJOURNMENT

Mayor Rexroad adjourned the regular meeting of the Council at 8:53 p.m.	
	Respectfully submitted,
	Sue Vannucci, CMC, City Clerk