Woodland City Council Minutes Council Chambers 300 First Street Woodland, California

July 17, 2001

# CITY COUNCIL SPECIAL/CLOSED SESSION

The Woodland City Council met in special session at 6:02 p.m. in the second floor conference room of City Hall in order to convene a closed session. Council Members present were Mayor Steve Borchard, Vice Mayor Dave Flory, Council Members Dote and Monroe. Council Member Peart arrived at 6:07 p.m. Also present were City Manager Rick Kirkwood, Assistant City Manager Phil Marler and City Attorney Michael Dean.

At 6:04 p.m. Council adjourned to closed session. The Council held a conference with Legal Counsel regarding existing litigation, Jesse D. Yohanan d.b.a. Royal Palm Mobile Estates and Idle Wheel Estates vs. City of Woodland and does 1-20 inclusive, case number CV01-1215.

# CITY COUNCIL REGULAR SESSION

#### CLOSED SESSION ANNOUNCEMENT

Mayor Borchard advised that Council held a conference with Legal Counsel regarding existing litigation, Jesse D. Yohanan d.b.a. Royal Palm Mobile Estates and Idle Wheel Estates vs. City of Woodland and does 1-20 inclusive, case number CV01-1215. Council gave guidance.

### CALL TO ORDER

Mayor Borchard called the regular meeting of the City Council to order at 7:10 p.m.

### PLEDGE OF ALLEGIANCE

Mayor Borchard invited all in attendance to join him in the pledge of allegiance to the Flag of the United States of America.

### **ROLL CALL**

COUNCIL MEMBERS PRESENT: Steve Borchard, David Flory, Martie Dote, Jeff

Monroe, Neal Peart

COUNCIL MEMBERS ABSENT: None

STAFF PRESENT: Richard Kirkwood, Phillip Marler, Mike Dean,

Karl Diekman, Margaret Vicars, Henry Agonia, Steve Harris, Sue Vannucci, Gary Wegener, Jim Hunter, Pat Whelan, Charlie Wilts, Sean Stanbrough, Bruce Lecair, Randy Ortiz, Greg Robinson, Rick Sander, Ken Linney, Lenchen Leonard, Richard Wirtz, David Loth, Mike Calista, Rich Thomas, Kent Wickstrom, Gus

Bush, Jon Tice, Roy Wilson

#### **MINUTES**

None.

### **COMMUNICATIONS - WRITTEN**

None.

#### **COMMITTEE REPORTS**

A report was received from Parks, Recreation and Community Services Commission Director Henry Agonia transmitting the minutes of the Parks, Recreation and Community Services Commission meeting of June 25, 2001.

A report was received from Director Agonia transmitting the minutes of the Parks, Recreation and Community Services Commission and Commission on Aging Special Joint meeting of June 25, 2001.

A report was received from Finance Director Margaret Vicars transmitting the minutes of the Yolo County Public Agency Risk Management Insurance Authority meeting of June 27, 2001.

Council Member Dote asked that YCPARMIA provide the Council with a comparison of Workers' Compensation costs between our City and other Cities in the County.

A report was received from Community Development Director Steve Harris transmitting the summary of the Planning Commission meeting of July 5, 2001 as follows:

- a. recommended an amendment to Sections 25-18-10, Table 3 of the Zoning Ordinance to include churches as an appropriate use within an Industrial Zone and amending Special Conditions to provide for churches as a conditional use.
- b. continued deliberation of the June 2001 Draft Spring Lake Specific Plan to a specially scheduled meeting of July 5, 2001.

Mayor Borchard would like the minutes to indicate how each Planning Commission Member voted on each issue.

A report was received from Director Harris transmitting the summary of the Planning Commission Meeting Summary of July 9, 2001 as follows:

a. indicated their intent to take the following actions at their July 19, 2001 meeting: Adopt Resolution 2001 recommending to Council specific changes to the June 2001 Draft Spring Lake Specific Plan, finding the Plan to be consistent with the City General Plan and recommending approval of the Plan.

A report was received from Public Works Director Gary Wegener transmitting the summary of the Solid Waste Committee Meeting of July 10, 2001 as follows:

- a. work with Waste Management, Inc. to amend existing solid waste contract to address recycling program changes and enhancements.
- b. submission of a time extension request to the Integrated Waste Management Board in order for the City to meet it's A. B. 939 waste diversion goal of 50%.

#### PUBLIC COMMENT

Carole Savory said rent in the City is at a crisis level and asked that rents be frozen immediately. A management company has purchased eleven apartment properties and has increased the rent by 26.1% over the last two years. They will not be renewing the Section 8 agreements, which is considered a form of eviction. Her specific requests were: freeze the rents; stop evictions without cause; stop non-renewal of Section 8's without cause.

Joyce Hunter, owner of Treasures of the Heart and Carol Rawlings, owner of the Gifted Penguin thanked the Council, City Manager Kirkwood and staff for their efforts on the downtown. They also expressed their appreciation for the employment of Gary Sandy, Downtown Coordinator. His positive attitude and endeavors are seem and appreciated.

Anita Long said the closing of Cranston's Hardware is an example of what is happening in our economy. The service provided by Cranston's will be sorely missed. She asked Council to keep in their minds that Woodland should be kept as a historical attraction and to encourage people from all areas to shop in the downtown.

City Manager Kirkwood said that the Redevelopment Agency Agenda for this evening addressed a request for Council to add money to the marketing campaign for the downtown. There is also a report from Director Harris on the number of grants for economic development in Woodland.

Assistant City Manager Marler presented information regarding the Energy Fair held at County Fair Mall on July 14<sup>th</sup>. The efforts of all City Departments, as well as, other Agencies and companies was well received and effective. He commended each of them for their presentations and booths. Vice Mayor Flory thanked Assistant City Manager Marler for taking the lead on this project and for his outstanding efforts.

Al Smith thanked the City staff for the 4<sup>th</sup> of July celebration. He also thanked citizens for participation in the Twenty-Four Hour Relay for Life held at Lee Junior High School.

### COUNCIL STATEMENTS AND REQUESTS

It was Council consensus to remove item 18, "Approve Agreement with Laugenour & Meikle for Storz Park Soccer Facility Design" from the Agenda and reorder item 23, "Approve New City Internet Domain Name", ahead of item 22, "Consider Mobile Home Space Rent Control Ordinance; Consider Ballot Initiative; Consider Urgency Ordinance to Extend Mobile Home Space Rent Control".

Council Member Peart said he was very proud of the citizen participation and the events held on the 4<sup>th</sup> of July. This weekend will be the State Fire Muster to be held at the Yolo County Fairgrounds.

Council Member Peart asked staff to verify the status of the Downtown Association and provide a report as an Agenda item.

Council Member Monroe stated the FEMA maps have stopped development in the City. While the concept of rent control is not easily accepted, and if a rent control Ordinance for apartments is put into place, new apartments will not be constructed. He asked staff to investigate a City-wide rent control Ordinance with an expiration date in three years upon completion of apartment construction in the Spring Lake area.

On a motion by Council Member Monroe, seconded by Council Member Dote and carried, the Council directed staff to investigate the feasibility of a City-wide rent control Ordinance with a three year expiration. City Manager Kirkwood said all Cities has a responsible to update the Housing Element. The Planning Commission will be addressing the housing mix in the near future. Council Member Peart asked if this issue is one that should be addressed by Council. City Attorney Dean said Section 8 is part of the United States Housing and Urban Development realm and Council cannot affect U. S. Regulations.

Vice Mayor Flory said that CHAFA has stated there are 139 units that would be removed from Section 8.

Council Member Dote asked that staff provide an update on S. B. 910.

Mayor Borchard stated that the 4<sup>th</sup> of July event was very successful. He asked that Main Street be closed next year for the parade.

#### PRESENTATIONS

# WOODLAND ACCESS VISUAL ENTERPRISES (WAVE) OPERATIONS ANNUAL REPORT

Alan Smith presented a report regarding the WAVE and Council viewed a video on the various programs available. Last year funds in the amount of \$14,000 were received from the City and utilized to purchase new equipment. WAVE is considering relocating and has been working the Woodland Community College regarding the possibility of utilizing space at their facility on Gibson Road. Mr. Smith asked he be included in any negotiations regarding relocation of their site. WAVE provides free use of equipment and training. They do need

volunteers. Mayor Borchard stated the City will provide \$45,000 for WAVE operation next year and presented Mr. Smith a check for that amount.

### <u>RESOLUTION 4296 - APPRECIATION FOR EQUIPMENT SERVICES MANAGER</u> JOHN BROWN "SEAN" STANBROUGH

On a motion by Vice Mayor Flory, seconded by Council Member Monroe and carried by unanimous vote, the Council adopted Resolution 4296, "A Resolution of Appreciation Presented to John Brown 'Sean' Stanbrough" for his five years of service to the City of Woodland. Mayor Borchard presented the Resolution to Mr. Stanbrough.

# RESOLUTION 4297 - APPRECIATION FOR ASSISTANT FIRE CHIEF PAT WHELAN

On a motion by Council Member Peart, seconded by Council Member Dote and carried by unanimous vote, the Council adopted Resolution 4297, "A Resolution of Appreciation Presented to Patrick M. Whelan" for his twenty-five years of service to the City of Woodland Fire Department. Council Member Peart presented the Resolution to Mr. Whelan.

#### RESOLUTION 4298 - APPRECIATION FOR FIREFIGHTER JIM HUNTER

On a motion by Vice Mayor Flory, seconded by Council Member Dote and carried by unanimous vote, the Council adopted Resolution 4298, "A Resolution of Appreciation Presented to Jim E. Hunter" for his twenty-nine years of service to the City of Woodland Fire Department. Vice Mayor Flory presented the Resolution to Mr. Hunter.

### **CONSENT CALENDAR**

Vice Mayor Flory requested the following items be removed from the Consent Calendar:

- 12. <u>APPROVE RESPONSE TO 2000-2001 YOLO GRAND JURY REPORT REGARDING THE COMMUNITY DEVELOPMENT DEPARTMENT</u>
- 15. <u>RECEIVE INFORMATION ON WOODLAND MUNICIPAL UTILITIES</u>
  DISTRICT CONCEPT

Council Member Dote requested the following item be removed from the Consent Calendar:

11. APPROVE CONTRACT WITH BRW/MINTIER & ASSOCIATES TO PREPARE REDEVELOPMENT AGENCY PROJECT AREA MASTER SPECIFIC PLAN AND DOWNTOWN SPECIFIC PLAN UPDATE

City Manager Kirkwood requested the following items be removed from the Consent Calendar and the Agenda for this evening:

- 6. <u>AWARD CONTRACT FOR CARPET REPLACEMENT ON SECOND FLOOR OF</u> CITY HALL TO THE CARPET DEALER OF WOODLAND
- 18. <u>APPROVE AGREEMENT WITH LAUGENOUR AND MEIKLE FOR STORZ PARK</u> SOCCER FACILITY DESIGN

On a motion by Vice Mayor Flory, seconded by Council Member Dote and carried by unanimous vote, the Council approved the following Consent Calendar items as presented:

### TREASURER'S REPORT FOR MAY 2001

Council reviewed and accepted the May Investment Report as submitted.

# CONTRACT WITH BORCALLI & ASSOCIATES TO PREPARE STORM DRAINAGE MASTER PLAN UPDATE AND PRELIMINARY ENGINEERING REPORT - PROJECT 00-12

Council authorized the Director of Public Works to execute a sole source contract with Borcalli and Associates Consulting Engineers of Sacramento, California, to prepare an update to the City's Storm Drainage Facilities Master Plan (SDFMP); complete a Preliminary Engineering Report (PER) for the major storm drainage facilities as outlined in the SDFMP at a cost not to exceed \$490,000; authorized changes not to exceed 10% of this award.

# PARKS, RECREATION AND COMMUNITY SERVICES COMMISSION SIX-MONTH WORK PLAN

Council received the six month Work Plan for the Parks, Recreation and Community Services Commission as requested twice per year.

### COMMISSION ON AGING SIX-MONTH WORK PLAN

Council received the six month Work Plan for the Commission on Aging as requested twice per year.

### JOB DESCRIPTION FOR POLICE RECORDS MANAGER

Council approved a new job description, salary placement and bargaining group designation for Police Records Manager.

### FIRST READING OF ZONING ORDINANCE TO INCLUDE CHURCHES IN INDUSTRIAL ZONES

Council moved to introduce by title only an Ordinance that would amend Section 25-18-10, Table 3 to include Churches as an appropriate use within the Industrial Zone.

### 2001/2002 LOCAL LAW ENFORCEMENT BLOCK GRANT APPLICATION

Council moved to support the application for the 2001-2002 Local Law Enforcement Block Grant in the amount of \$70,934 from the United States Department of Justice; authorized matching funds of \$7,882; approved a transfer of \$19,694 from these grant funds to the County of Yolo.

#### PUBLIC HEARING DATE FOR 2001 CLEAN LOT/WEED ABATEMENT PROGRAM

Council set July 31, 2001 as the date for a Public Hearing to receive the Fire Chief's report on the costs of the 2001 Clean Lot/Weed Abatement Program and to allow for property owners to voice objections to the Fire Chief's report on the cost of cleaning lots.

# CONTRACT FOR PROJECT 96-01, KENTUCKY AVENUE AND WEST STREET INTERSECTION IMPROVEMENTS

Council authorized the City Manager to award the construction contract for Project 96-01, Kentucky Avenue and West Street intersection improvements to the lowest responsible bidder for an amount not to exceed \$685,000.

### RESOLUTION 4299 - SPRING LAKE SPECIFIC PLAN BUDGET AMENDMENTS

Council adopted Resolution 4299, "A Resolution of the City Council of the City of Woodland Authorizing an Amendment to the Spring Lake Specific Plan Budget and Directing Staff to Schedule the Plan for Final Action not Later than September 30, 2001".

### STATUS OF SIGN COMMITTEE

Council received information on the status of the Sign Committee and their desire to expand the membership.

### ITEMS REMOVED FROM THE CONSENT CALENDAR

### CONTRACT WITH BRW/MINTIER & ASSOCIATES TO PREPARE REDEVELOP-MENT AGENCY PROJECT AREA MASTER SPECIFIC PLAN AND DOWNTOWN SPECIFIC PLAN UPDATE

Council Member Dote requested a clarification on project level review. Director Harris said this is a project level Environmental Impact Report with one document. Vice Mayor Flory asked about the duration of the Contract and Director Harris said it is through February or March of 2002.

On a motion by Council Member Dote, seconded by Vice Mayor Flory and carried by unanimous vote, the Council authorized the City Manager to enter into a professional services contract with BRW/Mintier and Associates to prepare the Redevelopment Agency Project Area Master Specific Plan and Downtown Specific Plan Update.

# RESPONSE TO 2000-2001 YOLO GRAND JURY REPORT REGARDING THE COMMUNITY DEVELOPMENT DEPARTMENT

Vice Mayor Flory requested the City Manager to provide a complete copy of this report to the Press. City Manager Kirkwood said the Press did receive copies of the report.

On a motion by Council Member Monroe, seconded by Council Member Peart and carried by unanimous vote, the Council received the 2000-2001 Yolo Grand Jury Final Report regarding the Woodland Community Development Department and authorized the Mayor to respond, by letter, to Recommendations 01-35 and 01-36.

#### WOODLAND MUNICIPAL UTILITIES DISTRICT CONCEPT

Vice Mayor Flory asked if in analyzing the City of Davis proposal, has a timeline been established on presenting a recommendation to this Council. Public Works Director Wegener said Davis is presently receiving proposals and we will be monitoring their progress. However, we are not certain of specific timeframes at this point. We will be looking at other projects as well.

Council Member Peart left the meeting at 8:29 and returned at 8:30.

### **PUBLIC HEARINGS**

### RESOLUTION 4300 - WASTE MANAGEMENT LIENS

Mayor Borchard opened the Public Hearing at 8:30 p.m. Hearing no comment, the Public Hearing was closed at 8:32.

On a motion by Council Member Monroe, seconded by Council Member Dote and carried by unanimous vote, the Council adopted Resolution 4300, "A Resolution Approving the List of Delinquent Refuse Accounts and Directing the Tax Collector of Yolo County to Collect Delinquent Accounts".

#### REDEVELOPMENT AGENCY

Mayor Borchard temporarily adjourned the meeting of the Council at 8:32 p.m. and called the meeting of the Redevelopment Agency Board to order. At 8:55 p.m., Major Borchard reconvened the meeting of the Council.

Council recessed from 8:55 to 9:10. Council Member Peart returned at 9:11.

### REPORTS OF THE CITY MANAGER:

#### REGULAR CALENDAR:

### APPROVE NEW CITY INTERNET DOMAIN NAME

City Manager Kirkwood advised Council that internet and E-mail for the City has been inoperable for several weeks. Gus Bush, Information Systems Manager, said at the end of April, the prior provider advised the City they would no longer be providing access. They then abruptly discontinued service to the City. We have applied for access through another carrier, but have not yet received notification of acceptance. As an alternative until the old internet and E-mail address can be re-established, we are recommending utilization of a new address, "cityofwoodland.org". This address would be running by the end of this week. We propose keeping the old address as well, which would allow for receipt on either and save the City reprinting of business cards, etc. This would also allow for backup should one of the systems become inoperable. Vice Mayor Flory asked that the City secure a more reliable company that would not shut the system down as the present one has done.

On a motion by Council Member Monroe, seconded by Council Member Dote and carried by unanimous vote, the Council concurred in the action to move the City of Woodland's Internet Domain name from "ci.woodland.ca.us" to "cityofwoodland.org", with direct expenses of less than \$1,000 and to find a more reliable source for maintaining as a backup the "ci.woodland.ca.us" than the previous company.

# MOBILE HOME SPACE RENT CONTROL ORDINANCE; BALLOT INITIATIVE; URGENCY ORDINANCE TO EXTEND MOBILE HOME SPACE RENT CONTROL

City Manager Kirkwood said we have been actively looking at this issue for approximately eighteen months. The residents of Royal Palm and Idle Wheel have been trying to work with the owner to purchase the parks. The Council has allocated \$135,000 per year for ten years to assist them in this purchase. Council has established a moratorium to allow time to study the issue. A citizen initiated petition Ordinance is in the process of certification and should be complete by July 24<sup>th</sup>. Should Council choose to move ahead, they can request the Board of Supervisors to place this on the ballot. A CEQA needs to be completed. The statement drafted by the City Attorney must meet the test of CEQA as well. There is also a request to extend the moratorium. Should the petition be certified and this issue be placed on the ballot for November 6<sup>th</sup>, Council may wish to extend the moratorium until November 21<sup>st</sup>. Mr. Bornholdt's analysis is attached and the City Attorney has provided an analysis of the two proposed Ordinances.

Mr. Bornholdt said he has finalized his report and it is based upon the Mercy Housing data. We used information on rents in the two parks as provided by Mr. John Irvin. He looked at income rates for low and extremely low to devise an available rent calculation. Thirty-five percent of the residents are receiving less than the median and can only afford \$250 per month. When utilities increase, the amount of rent they can afford decreases.

City Attorney Dean said there are two different proposals for rent control. The petition has not had the signatures certified and therefore cannot be put on the ballot as yet. If certified, Council must place it on the ballot or adopt as printed. This action is not subject to CEQA because it is citizen initiated. The City proposed Ordinance is subject to CEQA whether it is adopted by Council or placed on the ballot. An analysis of the Ordinances indicates it is categorically exempt from CEQA and would need to so state. They must then have a first reading or put it to the voters.

The moratorium will expire in a few weeks. There is a minor change to the definition of mobile homes to meet the State definition. This Urgency Ordinance would be extended until just after the November election. A matrix of the structural differences between the two Ordinances is in the Council materials.

Candy Tutt asked that the moratorium be extended. The residents did not know the parks were for sale originally.

Diane Hancock thanked Council for their time and dedication and asked that they extend the moratorium so a vote on the issue can be completed. The owner has a right to receive a return on his investment, but how much. His income is affecting the ability of the low income and disabled to live. She read an article about rent dropping for office space in the San Francisco area from between 16% to 18%. The owner is basing his rents on that of the Bay Area.

Edward McDonald, Attorney for Mr. Yohanan said there are agencies within the City that will help with utility payments for these residents. There is housing assistance through the County of Yolo for low and very low income persons, including those from Idle Wheel and Royal Palm. The rents are from \$315 to \$350 per month. There is no need for rent control for any residents because there are other avenues for the residents to receive assistance.

John Irvin thanked the Council for their assistance. He reiterated that utilities are charged twice at the two parks. The Manager has been coming onto their property and taking pictures. He said the people have been dying and divorces have happened because of the stress brought about by the owner. S. B. 691 will allow the City to receive funds from the State for defense of park resident issues. They want the moratorium extended. They want the rent rolled back to 1996 and to have it based upon the CPI. The issue about the utilities will be decided by the Courts in the Fall.

Council Member Peart said Council has studied the entire picture. He is saddened that the owner will not sell the park to the residents and supports

extension of the moratorium. He stated there will be an enormous amount of litigation on this issue which will need to be supported by the City budget.

Vice Mayor Flory said he will also support the moratorium extension. The citizens will be sued if they pass the Ordinance, not the Council. He would like the City to amend the City Ordinance to roll back the rents to 1996, tie to the CPI, and adopt our own Ordinance. We then take the unknowns out of the initiative and if the other does not pass, we will have one in place. The moratorium extension would then not be necessary. Because Section 8 housing is threatened, we need to keep these units as affordable.

Council Member Monroe supports extending the moratorium and supports Vice Major Flory's previous suggestion.

Council Member Dote said her preference would have been that residents purchase the parks. She asked if the roll forward would include the utility costs. City Attorney Dean said the utilities as part of the rent are considered by State law. Under either Ordinance, it assumes that utilities will be included. Council Member Dote supports extension of the moratorium and Vice Mayor Flory's recommendation as well. The petition will go on the ballot in any case. She would rather defend our own Ordinance.

Mayor Borchard would prefer defense of our own Ordinance as well. It is more defendable and the Board would have more discretion. He wants the citizens to decide on this issue and feels it will lead to apartment rent control. He feels this item is important enough to go before the voters. We will be choosing one or the other and one will diffuse the other.

Vice Mayor Flory feels that in placing the Ordinance on the ballot with the moratorium in place, the residents will be protected.

Council Member Peart suggested if we adopt the Ordinance this evening we will be doing a disservice to the people. There was a commitment made to the Council that has been put aside.

At 10:30 it was moved by Council Member Dote, seconded by Vice Mayor Flory and carried by unanimous vote to extend the meeting until 11:00.

Council Member Monroe said he is not bothered by the shift in the process as things have changed. He feels strongly there is support for the Ordinance.

Mr. Irvin said his people have asked him not to "mess" with the Ordinance, they want it to go on as it is. The City could adopt their Ordinance and they could work together on the language. Mayor Borchard said the City could amend their own but not the one that is going to the voters. City Attorney Dean said once the petition has been submitted, it must go to the voters as submitted. Mr. Irvin said their initiative is defendable. They want their initiative on the ballot. Vice Mayor Flory said the City could adopt their Ordinance and make revisions. Mayor Borchard said they would have two on the books and does not want to go that route. Mr. Irvin said the City could place it's Ordinance on the ballot in March if the petition initiative does not pass.

On a motion by Council Member Monroe, seconded by Vice Mayor Flory and carried by the following roll call vote, the Council introduced and adopted as an urgency measure Ordinance 1334, "An Urgency Ordinance of the City of Woodland Amending Ordinance No. 1330 Which Imposed a Moratorium on Rent Increases for Mobile Home Spaces, Extending the Term of the Moratorium to November 21, 2001, and Declaring the Urgency Thereof". On roll call the vote was as follows:

AYES: Council Members Dote, Flory, Monroe, Peart, Borchard

NOES: None ABSENT: None ABSTAIN: None

On a motion by Council Member Dote, seconded by Council Member Monroe and carried by unanimous vote, the Council directed the City Manager to place on the agenda for July 24, 2001, "Consider Adoption of a Resolution Calling for a Special Election for November 6, 2001 and Placing the Citizen Initiative on the Ballot".

Council Member Monroe presented a letter for the Mayor to sign that addressed S. B. 691, by Senator Bruce McPherson. It provides for Cities to receive reimbursement for any litigation costs in relation to rent control issues. This is a letter of support and City Manager Kirkwood asked that it be entered into the record and be acted upon at the July 24, 2001 meeting.

Council recessed from 10:36 to 10.43. Council Member Peart returned at 10:45.

### ASSEMBLY BILL 680 - SALES TAX REDISTRIBUTION

City Manager Kirkwood reminded Council they had requested an update on the status of this Bill. The Sacramento Area Council of Governments is studying the impact and following it closely. It would redistribute sales tax revenue sharing and would only effect the Cites and Counties in the Metropolitan Sacramento Region. Several meetings with Assembly Member Steinberg, the author, have been scheduled to more fully understand the impact of this Bill, which is extremely complex. We are still attempting to analyze what it will mean for the City. The current point of sale, with the potential growth, would be at \$157, but by 2005 would at about \$167. The Bill addresses population share as the comparison, which would be at \$143 per capita in 2005. The potential loss to the City is \$1,214,000 in revenue.

Finance Director Vicars said the Bill has two parts. It proposes to encourage the City to establish Smart Growth land use projects. It does set up a State mandate. It proposes to offset the costs of the mandate by using ERAF dollars now going to the schools, which would return to the Cities to pay for the State mandated cost portion. If we do shift, it is not directed that the Cities of Davis and Winters, who would benefit from the shift, need to adhere to Smart Growth. It could to go pay for parks, or any use under the current law. There are many questions regarding this legislation and whether this is the best method to address Smart Growth, air quality issues and credits.

Vice Mayor Flory said the SACOG Board has a group meeting with Assembly Member Steinberg, as is Supervisor Tom Stallard who was chosen as one of SACOG County representative for the Region.

Director Vicars said the County of Yolo would benefit from this shift. City Attorney Dean said since 1977 when Proposition 13 passed, land use has been fiscalized. Many decisions are based on the type of revenues coming from varying land uses. Sales tax is site based so commercial property is highly valued. The only use that will pay for itself would be commercial. The County of Sacramento has lost several large businesses and they are now trying to recoup those loses. Council Member Dote said Supervisor Wolk feels Yolo County should be exempt as we are proceeding with Smart Growth already. She has a concern with the definition of Smart Growth.

At 10:58, it was moved by Council Member Peart, seconded by Council Member Dote and carried, to extend the meeting until 11:30.

Council Member Peart said it seems logical to exclude Yolo County and we should send a letter to Assembly Member Steinberg to reinforce that thought. The Bill will not pass in it's present state and will take two to three years to be finalized. Council Member Peart would to indicate our position as early as possible. A draft letter will return to Council on July 24, 2001.

### CITY OF WOODLAND INVESTMENT POLICY

Finance Director Vicars said this is an annual request for action on the Investment Policy. One paragraph has been removed from the former policy regarding sharing of investments.

On a motion by Council Member Monroe, seconded by Council Member Dote and carried by unanimous vote, the Council approved the Investment Policy for the City of Woodland.

Council Member Dote would like a comparison on the yields each quarter.

### STATUS REPORT ON ECONOMIC DEVELOPMENT AND HOUSING OPPORTUNITIES PROGRAM ACTIVITIES

Council received the staff report and thanked Community Director Harris for his comprehensive report on the activities in relation to economic development, housing opportunities and alternate funding. City Manager Kirkwood asked that Director Harris prepare a press release on this item.

# ANNUAL REPORT OF CALIFORNIA INTEGRATED WASTE MANAGEMENT BOARD FOR 2000 AND AUTHORIZATION TO SUBMIT REQUEST FOR EXTENSION (ASSEMBLY BILL 1066)

Public Works Director Wegener stated the extension request would ask that we be allowed to submit in September, 2001. The City has achieved 42% of the required 50% reduction. We will be working with Waste Management to develop additional programs to attain the 50%.

On a motion by Vice Mayor Flory, seconded by Council Member Dote and carried by unanimous vote, the Council authorized staff to submit a Request for Time Extension, (A. B. 1066) on behalf of the City.

# CONTRACT WITH ECO:LOGIC TO COMPLETE WASTEWATER TREATMENT AND DISPOSAL MASTER PLAN

Public Works Director Wegener advised Council that a review panel consisting of four City staff members and one Council Member reviewed the proposals, interviewed three consultant teams and made a determination ECO:LOGIC and CH2M Hill were the best qualified for the development of the City's Wastewater Treatment and Disposal Master Plan. Director Wegener said there are different sites within the County that the Council may wish to view. Council would like to be kept advised about this process.

Council Member Dote indicated appreciation that wetlands are to be considered as a part of this project.

On a motion by Council Member Dote, seconded by Council Member Peart and carried by unanimous vote, the Council authorized the Public Works Director to execute a professional services contract with ECO:LOGIC Consulting Engineers of Rocklin to complete a Wastewater Treatment and Disposal Master Plan for the City of Woodland.

### APPOINTMENT OF NEW MEMBERS TO VARIOUS BOARDS AND COMMISSIONS

City Clerk Vannucci advised the Council of the known vacancies on Board and Commissions at present. Vice Mayor Flory indicated interviews had been held and two recommendations were presented.

On a motion by Vice Mayor Flory, seconded by Council Member Dote and carried by unanimous vote, the Council accepted the resignation of Lisa Gaby from the Personnel Board and appointed Mr. Robert Rynbrand as a member of the Redevelopment Citizens' Advisory Committee as a Member-at-Large.

Assistant City Manager Marler advised Council that Lisa Gaby has moved from the City, but has not yet submitted a letter of resignation.

On a motion by Vice Mayor Flory, seconded by Council Member Dote and carried by unanimous vote, Council declared a vacancy on the Personnel Board with the exodus of Lisa Gaby and appointed Ms. Letha Sines to the Personnel Board.

#### **ORDINANCES**

None

ADJOURNMENT:	
At 11:21 p.m., the Council meeting	ng was adjourned.
	City Clerk of the City of Woodland

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