Council Chambers 300 First Street Woodland, California

July 16, 1991

The Woodland City Council and the Woodland Redevelopment Agency Board of Directors (one and the same body) convened a special session at 6:45 p.m. and immediately adjourned to closed session in the Second Floor Conference Room of City Hall to allow the Redevelopment Agency to discuss property acquisition and the City Council to discuss pending litigation and a personnel matter. The following four Council Members/Redevelopment Agency Board Members were present at the meeting: Holman, Crescione, Flory, and Sandy. Council Member/Redevelopment Agency Member Timothy was absent. Also present was City Manager/Redevelopment Executive Director Kris Kristensen, City Attorney Bob Murphy, and Edward J. Quinn, Jr. Special Redevelopment Counsel.

Council and Redevelopment Agency adjourned the closed session and the special session at 7:35 p.m.

The Woodland City Council met in regular session at 7:35 p.m. in the City Hall Council Chambers.

PLEDGE OF ALLEGIANCE:

Mayor Holman invited everyone present to join him in the pledge of allegiance to the Flag of the United States of America.

ROLL CALL:

COUNCIL MEMBERS PRESENT: Holman, Flory, Sandy

COUNCIL MEMBERS ABSENT: Crescione, Timothy (Council Member Crescione

arrived later at 9:30 p.m.)

STAFF PRESENT: Kristensen, O'Toole, Murphy, Martin, Ruggiero, Suhr, Golnik,

Blankenship, Buchanan, Joslin

CITY MANAGER ANNOUNCEMENT:

City Manager Kris Kristensen announced that the Council and Redevelopment Agency met in closed session from 6:45 p.m. until 7:35 p.m. to discuss issues regarding Redevelopment Agency property acquisition pursuant to Government Code Section

54956.8 and pending litigation as provided by Government Code Sections 54956.9(a) and 54956.9(b). He said no Redevelopment Agency or Council action was taken at the meeting.

MINUTES:

On motion of Council Member Sandy, seconded by Council Member Flory and carried by unanimous vote, the City Council approved the minutes from the regular Council meeting of April 16, 1991 and the adjourned Council meeting of June 21, 1991.

COMMUNICATIONS:

- 1. From the State Department of Alcoholic Beverage Control a copy of an application was received for an on sale beer and wine eating place license for Tamale Factory & Taqueria, 90A West Court Street, Woodland. Police Lieutenant Del Hanson had advised that the Police Department has no concerns regarding the issuance of this license. No Council action was necessary.
- 2. From Finance Director Peter Woodruff a memo was received advising that accounts payable and payroll paid for the month of June 1991 by the City totalled \$1,882,064.18. No Council action was necessary.

COMMITTEE REPORTS:

- 1. From City Manager Kris Kristensen a report was received transmitting minutes from the Yolo County Transit Authority meeting of May 22, 1991. No Council action was necessary.
- 2. From Parks and Recreation Director John Suhr a report as received summarizing action taken at the Commission on Aging meeting of June 11, 1991. Commissioner Iver Johnson addressed the Council regarding the merits of forming a group consisting of all organizations which deal with senior citizens, including City employees, AARP and Woodland Senior Center, Inc. No Council action was necessary.
- 3. From Community Development Director Janet Ruggiero a report was received summarizing action taken at the Historical Preservation Commission meeting of June 11, 1991. No Council action was necessary.
- 4. From Finance Director Peter Woodruff a report was received transmitting minutes from the Yolo County Public Agency Risk Management Insurance Authority meeting of June 19, 1991. No Council action was necessary.
- 5. From the Community Development Director a report was received transmitting minutes from the Growth Management Committee meeting of June 24, 1991. No Council action was necessary.

- 6. From the City Manager a report was received transmitting minutes from the City Solid Waste Committee meeting of July 1, 1991. No Council action was necessary.
- 7. From Director of Public Works Ron Tribbett a report was received transmitting the minutes of the Traffic Safety Commission meeting of July 1, 1991. No Council action was necessary.

PUBLIC COMMENT:

Kim Abel, 535 Elm Street, Woodland, requested Council's assistance in improving the 500 block of Elm Street which she said is only 23 feet wide. She said there are 19 children along this portion of Elm Street under the age of 10. She recommended that Elm Street be changed to one-way from Oak Avenue to Lincoln Avenue or that something else be done to make the street safer for the children who reside there.

The City Manager suggested that Ms. Abel contact Don Costa, Traffic Engineering Assistant, who is the staff person for the Traffic Safety Commission.

HEARING - CITY-WIDE RESIDENTIAL CURBSIDE RECYCLING PROGRAM:

The City Manager said the first of three public hearings is to consider approval of a mandatory City-wide residential curbside recycling program beginning October 1, 1991.

Mayor Holman said that due to a conflict of interest he will be unable to participate in the discussion or the vote, and Council Member Flory will conduct the public hearing.

The City Manager noted that with Mayor Holman abstaining there will be only two Council Members (Flory and Sandy) remaining to conduct the public hearing. He said that Council Member Crescione is scheduled to return to the Council Chambers later in the meeting, and Council can take action at that time. He said a pilot curbside recycling program has been conducted on about 500 homes in the community, and the City-wide program would be conducted through a contract with Woodland Disposal Company which is an affiliate of Waste Management.

Administrative Assistant Sherri Martin in the Public Works Department described the pilot program. She then reviewed the comments received from a survey of the participants in the program. Overall, she said the comments were positive, and the only negative comment has been the proposed \$1.00 per month per resident charge. The mandatory \$1.00 service charge per household per month would cover operational expenses such as vehicle purchase, operation and maintenance, initial bin distribution and replacement, material processing and miscellaneous expenses such as salaries, insurance

and administrative costs. She said the market for recycling does not allow the program to be profitable. Assembly Bill 939 which requires the City to institute a recycling program provides that the City could be fined significantly on a daily basis, as much as \$10,000 per day, if the City is not diligently trying to achieve its recyclable goals. Assembly Bill 939 requires the City to recapture 25 percent of the City's waste by 1995 or the City is subjected to those penalties. She said the City is progressing now on the preparation of our Source Reduction and Recycling Element, and the waste characterization study has been completed which identifies the City's waste stream. She said residential waste comprises over 36 percent of the City's total waste stream.

The City Manager said people are still encouraged to donate newspapers, etc. to the groups which currently conduct recycling programs.

Council Member Flory opened the public hearing.

The following persons spoke: Tom Vail, 923 Faria Court, Woodland; David Wilkinson and 7-year old daughters Rose and Emily Wilkinson, 745 First Street, Woodland; Nadine Noelting, President of the Woodland League of Women Voters; Laura Veloki, 853 Princeton Court, Woodland; Rusty Millar, 1166 West Circle, Woodland; Susan Sanders, 133 North Street, Woodland; Kristi Korsign, 17 Orange Street, Woodland; Joanne Coleman, 1008 Carson Street, Woodland; Lois Linford, Woodland League of Women Voters; Eric Miller, Yolo County Waste Reduction Coordinator in the Yolo County Department of Public Works; and Veronica Ramirez, 1347 Colfax Drive, Woodland.

Responding to questions from the audience Ms. Martin the average of fees charged by municipalities for curbside recycling throughout the State is \$1.13 per household per month.

Tim Magill of Waste Management explained Woodland Rehabilitation and Employment Industries' role in the recycling program. He also said the \$1.00 charge for curbside recycling is a very good rate.

The Council also received letters of support for recycling from Carol Souza Cole, Nadine Noelting of the League of Women Voters, and Marsha Scofield.

There being no further comments Council Member Flory closed the hearing. He said since there are only two Council Members present eligible to vote on this matter, Council will need to postpone action at this time. He thanked the Recycling Committee for its efforts in developing this proposal.

HEARING - 1991 CLEAN LOT PROGRAM:

The City Manager reported that the second public hearing scheduled is for the purpose of receiving a report on the costs of the 1991 Clean Lot Program.

Fire Chief John Buchanan and Fire Captain Joe Joslin gave the staff report.

Mayor Holman opened the hearing, and there being no comments he closed the hearing.

Resolution No. 3622:

On motion of Council Member Sandy, seconded by Council Member Flory and carried by unanimous vote, the City Council adopted Resolution No. 3622 approving the account of the cost of the Clean Lot Program for 1991 and directing the Tax Collector for the County of Yolo to collect the cost of abating the weeds and cleaning the lots.

HEARING - REVERSION TO ACREAGE (BEAMER BUSINESS PARK):

The City Manager said the third public hearing scheduled is for the purpose of considering Reversion to Acreage Map No. 3971 for Beamer Business Park, 10 North East Street, Woodland.

Senior Civil Engineer Rudi Golnik gave the staff report. Beamer Business Park is a proposed two industrial building development with twenty-one condominiums within the buildings ranging in size from 1,050 square feet to 2,040 square feet. The area is zoned Industrial, and the project has been approved for mixed use. The land on which the proposed project will occupy consists of three lots. State law requires the buildings not to extend over property lines, so a reversion to acreage map must be filed prior to the issuance of a building permit.

Mayor Holman opened the hearing, and there being no comments, he closed the hearing.

On motion of Council Member Sandy, seconded by Council Member Flory and carried by unanimous vote, the City Council approved Reversion to Acreage Parcel Map No. 3971 with the following findings:

- 1.Dedications or offers of dedication to be vacated or abandoned by the reversion to acreage are unnecessary for present or prospective public purposes.
- 2.All owners of an interest in the real property within the subdivision have consented to the reversion.

TEMPORARY ADJOURNMENT OF COUNCIL MEETING:

Mayor Holman temporarily adjourned the meeting of the Council at 8:55 p.m. in order to convene the meeting of the City of Woodland Redevelopment Agency. See Agency minutes attached to these Council minutes as Exhibit A. At 9:04 p.m. the Redevelopment Agency meeting was adjourned, and the Council meeting was reconvened.

REPORTS OF CITY MANAGER:

CONSENT CALENDAR:

On motion of Council Member Flory, seconded by Council Member Sandy and carried by unanimous vote, the City Council approved the following Consent Calendar items:

<u>EAST MAIN STREET ASSESSMENT DISTRICT ENGINEERING AGREEMENT</u> AMENDMENT:

The City Council approved Amendment No. 3 to the Engineering Services Agreement with Morton and Pitalo for the East Main Street Assessment District and authorized the Director of Public Works to execute the amendment.

FINAL MAP FOR FARIA PARK, UNIT NO. 4:

The City Council approved Final Map No. 3922 for Faria Park, Unit No. 4, which is a 48-unit (17.175 acre) subdivision located east of County Road 98 and south of West Cross Street.

HEARING SET FOR PERFORMANCE BLOCK GRANT PROGRAM 1990-91:

The City Council set a public hearing on August 6, 1991 for the Performance Report on the Community Development Block Grant Program for 1990-91.

HEARING SET ON TAX LIENS FOR DELINQUENT REFUSE ACCOUNTS:

The City Council set August 6, 1991 as the date for a public hearing on proposed assessments for delinquent refuse accounts.

BID AWARD FOR NEW CITY EQUIPMENT:

The City Council awarded the bids for new City equipment to the following vendors:

- 1.Two 5-6 yard dump trucks to F. B. Hart Company in the amount of \$45,332.28 each, \$90,664.56 total.
- 2.One 10-12 yard dump truck to Riverview International Truck in the amount of \$67,000.33.
- 3.One backhoe/loader to Case Power and Equipment in the amount of \$62,172.18.
- 4.One truck mounted hydraulic/vacuum sewer cleaner to G.C.S., Inc., in the amount of \$185,014.42.

RESOLUTION NO. 3624 - AGREEMENT WITH REDEVELOPMENT AGENCY FOR REPAYMENT FOR DOWNTOWN SPECIFIC PLAN TRAFFIC STUDY:

The City Council adopted Resolution No. 3624 adopting a Financial Plan to fund a portion of the Traffic, Circulation, Parking and Railroad Impact Study by loaning the Redevelopment Agency certain funds pursuant to a Reimbursement and Repayment Agreement between the Redevelopment Agency and the City of Woodland.

REGULAR CALENDAR:

SETTLEMENT WITH ZENITH CONSTRUCTION REGARDING LIBRARY PROJECT:

On motion of Council Member Flory, seconded by Council Member Sandy and carried by unanimous vote, the City Council approved a settlement with Zenith Construction Company over a claim for damages on the Library renovation construction project and authorized City payment of \$200,000 to Zenith in this regard.

COMMUNITY CENTER/POLICE BUILDING TASK FORCE REPORT:

The City Manager said on June 4 Council received a report with recommendations from the Community Center/Police Building Task Force. He said the next step will be to decide how to proceed from here. The Task Force indicated that there is a need for both facilities and made some specific

recommendations on the elements that would be included in the community center, especially regarding its location. If the Council feels this is workable, the Council should take steps to clarify which sites the City should look at. Two sites were highly recommended in the report and two others were offered as opportunities. At this point, he said, we need to make clearer the costs involved in those facilities. He said Council could proceed with selecting an architect if Council feels it would be appropriate. He said there would probably be two separate architects for the two different facilities. He said members of the Downtown Specific Plan Steering Committee have already taken an interest in the community center recommendations, and have requested that members of the Task Force speak to them as it relates to the site location.

Mayor Holman said funds to construct the facilities will probably come in the form of community supported bond issues. He said we will need something that is reliable with regard to costs as we consider a valid proposal.

Council Member Sandy said he also supports construction of these two facilities, but he said he has concerns that there are a number of large scale projects that are all occurring simultaneously -- the Downtown Specific Plan, the Community Center, the Police Building, Hotel Woodland, etc. He said he feels we need to be carefully in putting together projects such as the community center and the police building. At the moment he said he personally felt with the City's budget situation the Council might be trying to do too much and we should set the matter aside for two months and come back to it.

The funding for the architectural services would come from the City's Capital Budget -- the development fees that have already been charged for these projects have developed some dollars that can be used for the very preliminary design work. He said eventually there will be some general fund costs for operation of those facilities, but the City hopes to recover costs for the community center with fees charged for its use.

After some discussion Council postponed action until a later date regarding the solicitation of architect proposals for the Community Center and Police Building projects.

BID AWARD FOR BEAMER PARK RENOVATION:

On motion of Council Member Flory, seconded by Council Member Sandy and carried by unanimous vote, the City Council awarded the bid for the renovation of Beamer Park to the low bidder M & B Construction, Davis, California,

in the amount of \$345,620.27.

GIBSON ROAD PARKING REMOVAL PLAN:

Senior Civil Engineer Rudi Golnik explained the Gibson Road Parking Removal Plan which includes restriping from East Street to Westway Drive. The Plan also includes four travel lanes with left turn pockets at the intersections described by Option 1 of the Gibson Road Safety and Operational Study. The Plan requires the elimination of parking along Gibson Road near the intersections of West Street, College Street, and Coloma Way. No Parking (red curb) on Gibson Road will affect 26 properties -- 21 with full curbside parking restriction and 5 with partial curbside parking restriction, compared to the original plan which affected 33 properties, 31 with full restriction and 2 with partial restriction. The revised Plan reduces the number of fully restricted properties by 10. Of the 21 remaining fully restricted properties, six have curbside parking adjacent to the property on the side street.

This report was presented for Council information and no action was required.

NOVEMBER 1991 BALLOT MEASURES RE HOTEL/MOTEL TAX & PROPERTY TRANSFER FEE INCREASES:

Council Member Crescione arrived in the Council Chambers at 9:40 p.m.

The City Manager said last month with adoption of the tentative Maintenance and Operations Budget for Fiscal Year 1991-92 there is a deficit with revenues exceeded by expenditures in the amount of \$800,000. He said the City is capable of withstanding that type of imbalance because the City is beginning the fiscal year with about \$1.9 million in reserves, but the City cannot continue with that pattern. He said the City needs to reduce its expenditures or find some additional revenue or a combination of the two. Some steps have been taken to look at smaller issues, such as upgrade in business licenses, increases in parking fines and increases in garbage fees to offset increased expenses there. He said Council had discussed going to the voters to increase the City's hotel-motel tax rate, also known as the transient occupancy tax, from 5 percent to 10 percent generating an additional \$150,000. The other possibility is increasing the property transfer tax with a measure going on the election ballot. He said this increase could generate another \$100,000 in revenue. He said if Council chooses to place these measures on the November 1991 election ballot, the Council would have to take action no later than the August 6, 1991 Council meeting. He said the cost for placing these measures on the ballot for November is estimated between \$22,000 to \$37,000, depending on the number of agencies participating in the election. He said another important point is that the City is prohibited from campaigning on these issues, but one or more groups might organize a campaign for these issues.

After some discussion Council agreed not place measures on the November 1991 Ballot to increase the transient occupancy tax and property transfer fee.

CURBSIDE RECYCLING PROGRAM:

On motion of Council Member Crescione, seconded by Council Member Sandy and carried by the following vote the City Council authorized implementation of curbside recycling program effective October 1, 1991:

AYES: COUNCIL MEMBERS: Crescione, Flory, Sandy

NOES: COUNCIL MEMBERS: None

ABSENT: COUNCIL MEMBERS: Timothy ABSTAINING: COUNCIL MEMBERS: Holman

Resolution No. 3623:

On motion of Council Member Crescione, seconded by Council Member sandy and carried by the following vote, the City Council adopted Resolution No. 3623 increasing fees for solid waste disposal service by \$1.00 per month per residence:

AYES: COUNCIL MEMBERS: Crescione, Flory, Sandy

NOES: COUNCIL MEMBERS: None

ABSENT: COUNCIL MEMBERS: Timothy ABSTAINING: COUNCIL MEMBERS: Holman

COMMUNITY PARK PLAN CHANGE ORDER:

On motion of Council Member Sandy, seconded by Council Member Flory

and carried by unanimous vote, the City Council approved Change Order No. 2 for the contract with Vail

Engineering to include a State Water Resources Control Board Solid Waste Assessment Test Report and work plan for closing the Woodland Landfill Site.

CLOSED SESSION:

The Council agreed to adjourn to closed session at the end of the meeting to discuss pending litigation and a personnel matter.

ORDINANCE NO. 1192 - REVISED WATER CONSERVATION ORDINANCE:

On motion of Council Member Flory, seconded by Council Member Sandy and carried by unanimous vote, the City Council adopted by the following roll call vote and read by title only, Ordinance No. 1192, "An Ordinance of the City of Woodland Amending Article XI, Section 23C-11-4, of the City Municipal Code":

AYES: COUNCIL MEMBERS: Crescione, Flory, Sandy, Holman

NOES: COUNCIL MEMBERS: None

ABSENT: COUNCIL MEMBERS: Timothy ABSTAINING: COUNCIL MEMBERS: None

CLOSED SESSION:

At 10:42 p.m. Council adjourned the regular meeting to closed session to discuss pending litigation and a personnel matter.

ADJOURNMENT:

At 11:20 p.m. the closed session was adjourned to regular session and the regular session was adjourned shortly thereafter.

City Clerk of the City of Woodland