

# AGENDA

## REGULAR MEETING

### CITY COUNCIL & REDEVELOPMENT AGENCY CITY OF YUBA CITY

**MAY 20, 2008**

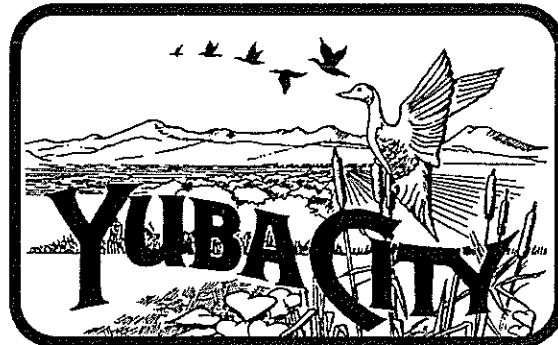
**CLOSED SESSION – 6:00 P.M. – BUTTE ROOM  
REGULAR MEETING – 7:00 P.M. – COUNCIL CHAMBERS**

## COUNCIL CHAMBERS

**RORY RAMIREZ**  
Mayor

**LESLIE McBRIDE**  
Mayor Pro Tem

**TEJ MAAN**  
Councilmember



**KASH GILL**  
Councilmember

**JOHN MILLER**  
Councilmember

**STEVEN JEPSEN**  
City Manager

**TIMOTHY HAYES**  
City Attorney

**Council Chambers Wheelchair Accessible  
1201 Civic Center Blvd., Yuba City, CA**

*If you need assistance in order to attend the City Council meeting, or if you require auxiliary aids or services, e.g., hearing aids or signing services to make a presentation to the City Council, the City is happy to assist you. Please contact City offices at 530/822-4601 at least 72 hours in advance so such aids or services can be arranged.*

*City Hall TDD: 530-822-4732*

**AGENDA  
REGULAR MEETING OF  
CITY COUNCIL & REDEVELOPMENT AGENCY  
CITY OF YUBA CITY  
COUNCIL CHAMBERS  
MAY 20, 2008  
Closed Session 6:00 P.M.  
Regular Meeting 7:00 P.M.**

Materials related to an item on this Agenda submitted to the Council/Redevelopment Agency after distribution of the agenda packet are available for public inspection in the City Clerk's office at 1201 Civic Center Blvd., Yuba City, during normal business hours. Such documents are also available on the City of Yuba City's website at [www.yubacity.net](http://www.yubacity.net) subject to staff's availability to post the documents before the meeting.

**Closed Session 6:00 p.m.—Butte Room**

Confer with labor negotiators Steven Jepsen and Steve Kroeger regarding negotiations with the following associations: Yuba City Police Officers, Police Sergeants, Yuba City Firefighters Local 3793, Yuba City Fire Management, Confidential Employees, Executive Services Employees, First Level Managers, Mid Managers, and Yuba City Employees, pursuant to Section 54957.6 of the Government Code.

**Regular Meeting 7:00 p.m.—Council Chambers**

Call to Order

Roll Call:           \_\_\_ Mayor Ramirez  
                  \_\_\_ Mayor Pro Tem McBride  
                  \_\_\_ Councilmember Gill  
                  \_\_\_ Councilmember Maan  
                  \_\_\_ Councilmember Miller

Invocation

Pledge of Allegiance to the Flag

**Public Hearings**

1.     **Specific Plan Amendment SP 08-01, to include the Flexible Zone and Sidewalk Outdoor Dining Standards for use on the concrete-paved areas on Plumas Street from Colusa Avenue to Bridge Street in the Central City Specific Plan**

Recommendation:     Conduct a Public Hearing and adopt a resolution for Specific Plan Amendment #08-01 for the inclusion of IV) Plumas Street – Flexible Zone and Sidewalk Outdoor Dining Standards into Chapter VIII: Standards & Guidelines – Storefront Commercial Areas of the Central City Specific Plan as shown on Exhibit A.

**Public Communication**

You are welcome and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Public comment on items not listed on the agenda will be heard at this time. Comments on controversial items may be limited and large groups are encouraged to select representatives to express the opinions of the group.

**2. Written Requests**

Members of the public submitting written requests, at least 24 hours prior to the meeting, will be normally allotted 5 minutes to speak.

**3. Appearance of Interested Citizens**

Members of the public may address the City Council on items of interest that are within the City's jurisdiction. Individuals addressing general comments are encouraged to limit their statements to 3 minutes.

**Bid Openings**

**4. Award Water Treatment Plant Storage Building Construction Contract**

- Recommendation:
- a. Award Contract No. 08-12, Water Treatment Plant – Storage Building Project, to Truitt Group Construction, of Oroville, CA in the amount of their bid of \$101,145.
  - b. Authorize the City Manager to execute the contract on behalf of the City, following approval by the City Attorney.
  - c. Approve a budget transfer in the amount of:
    - (1) \$26,145 from the Water Enterprise Fund 507 (Water Operations) to Storage Building Construction account No. 971036 – 65501
    - (2) \$8,000 from the Water Enterprise Fund 507 (Water Operations) to Storage Building Contingency account No. 971036 – 65504
    - (3) \$7,000 from Construction Administration account No. 971036-65501 to Storage Building Contingency account No. 971036 – 65504

**5. Security Gate Upgrade Project at the Water and Wastewater Treatment Facilities (Formal Bid 07-21)**

- Recommendation:
- a. Award Contract No. 07-21, Security Gate Upgrade Project at the Water and Wastewater Treatment Facilities, to Koch Excavating, Inc. of Penn Valley, CA in the bid amount of \$316,713.26.
  - b. Authorize the City Manager to execute the contract on behalf of the City following approval by the City Attorney not to exceed \$350,000.

**6. Water Treatment Plant Administration Building remodel design**

Recommendation: Award a professional services agreement to Estrada Engineering and Design of Yuba City in an amount not to exceed \$90,000 for design engineering services for Water Treatment Plant Administration Building remodel with the finding that it is in the best interest of the City to do so.

**7. Liquid Oxygen Bid (FB08-27)**

Recommendation: Award a one year Contract FB08-27, Liquid Oxygen for the Wastewater Treatment Facility to Matheson Tri Gas of Irving, TX

in the bid amount of \$111,000 and authorize the City Manager to execute the contract on behalf of the City.

**8. Professional Auditing Services Proposal (RFP 08-26)**

Recommendation: Award the three (3) year contract for Professional Auditing Services to Moss, Levy & Hartzheim, LLP of Beverly Hills, CA in the total amount of \$138,931.00, broken down into three (3) fiscal year payments as follows: FY08-09 \$44,910, FY09-10 \$46,313, FY10-11 \$47,708.

**Consent Calendar**

All matters listed under Consent Calendar are considered to be routine and can be enacted in one motion. There will be no separate discussion of these items prior to the time that Council votes on the motion unless members of the City Council, staff or public request specific items to be discussed or removed from the Consent Calendar for individual action.

**9. City Council Approval of Minutes of May 6, 2008**

Recommendation: Approve the Council meeting minutes of May 6, 2008.

**10. Purchase of Real Property (APN 52-077-011) (RDA)**

Recommendation: Adopt a resolution accepting a Grant Deed for Real Property located at 899 Bridge Street (APN 52-077-011) in Yuba City, confirming the Executive Director's execution of the Certificate of Acceptance and approving a related appropriation of \$150,761.51 in Low and Moderate Income Housing Funds.

**11. Completion of the Water Treatment Plant Expansion Project**

Recommendation: Adopt a Resolution accepting the project, Contract No. 05-07 and authorize the Utilities Director to file a Notice of Completion.

**General Items**

**12. Yuba City Landscape Maintenance District No. 1 – Re-balloting in accordance with the requirements of Proposition 218. [Stabler Lane/Garden Highway]**

Recommendation:

- a. Adopt a resolution to initiate proceedings for the approval to increase assessments, Landscape Maintenance District No. 1 (pursuant to the Landscaping and Lighting Act of 1972).
- b. Adopt a resolution to preliminarily adopt the Engineer's Report and declare the intention to order the approval to increase assessments, Landscape Maintenance District No. 1 (pursuant to the Landscaping and Lighting Act of 1972).

**13. Yuba City Landscape Maintenance District No. 2 – Re-balloting in accordance with the requirements of Proposition 218. [Town Center Area]**

Recommendation:

- a. Adopt a resolution to initiate proceedings for the approval to increase assessments, Landscape Maintenance District No. 2 (pursuant to the Landscaping and Lighting Act of 1972).
- b. Adopt a resolution to preliminarily adopt the Engineer's Report and declare the intention to order the approval to

increase assessments, Landscape Maintenance District No. 2 (pursuant to the Landscaping and Lighting Act of 1972).

**14. Yuba City Landscape Maintenance District No. 5 - Re-balloting in accordance with the requirements of Proposition 218. [60 subdivisions throughout the City]**

- Recommendation:
- a. Adopt a Resolution to initiate proceedings for the approval to increase assessments, Landscape Maintenance District No. 5 (pursuant to the Landscaping and Lighting Act of 1972).
  - b. Adopt a Resolution to preliminarily adopt the Engineer's Report and declare the intention to order the approval to increase assessments, Landscape Maintenance District No. 5 (pursuant to the Landscaping and Lighting Act of 1972).

**15. Community Service/Economic Development Funding for FY 08/09**

Recommendation: Approve FY 08/09 Funding Requests for Community Service and Economic Development Organizations, direct the Finance Director to include in the Proposed FY 08/09 Budget, and authorize the City Manager to enter into Agreements with the agencies noted in the staff report.

**16. Conceptual review and approval of revisions to the Harter Development Agreement to include phasing of the park construction, and to amend the Harter Financing Plan to include revised construction cost and development impact fee credits**

- Recommendation:
- a. Approve in concept the proposed amendment(s) to the Harter Development Agreement to provide for the park construction phasing.
  - b. Approve in concept the proposed revisions to the Harter Financing Plan to include the revisions to the Harter Fee Schedule, the extension of fee credits for infrastructure oversizing, and the phasing in of Development Impact Fees.
  - c. Forward recommendations to the Planning Commission for review and return to the City Council for final disposition.

**Business from the City Council/Redevelopment Agency Board**

**17. City Council Reports**

- Councilmember Gill
- Councilmember Maan
- Councilmember Miller
- Mayor Pro Tem McBride
- Mayor Ramirez

**Adjournment**