

AGENDA

REGULAR MEETING

**CITY COUNCIL & REDEVELOPMENT AGENCY
CITY OF YUBA CITY**

JANUARY 20, 2009

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

**LESLIE McBRIDE
Mayor**

**KASH GILL
Mayor Pro Tem**

**JOHN DUKES
Councilmember**

**TEJ MAAN
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
January 20, 2009
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 subject to staff's availability to post the documents before the meeting.

Closed Session 6:00 p.m.—Butte Room

Confer with real property negotiators Steven Jepsen and George Musallam pursuant to Government Code Section 54956.8 regarding negotiations on the possible purchase of the following property or portion thereof: APN 52-164002.

Confer with real property negotiators Steven Jepsen and Steve Kroeger pursuant to Government Code Section 54956.8 regarding negotiations on the possible purchase of the following properties or portion thereof: 53-451-008, 53-232-027, 52-216-017, 51-490-056, 51-095-048, 51-433-004, 53-232-015, 52-114-021, 56-292-030, 26-042-007, 53-130-022, 22-251-025, 53-191-024, 56-330-001, 52-087-003, 53-482-024, 56-282-016, 55-020-052, 58-110-042, 58-110-066, 53-174-011, 54-060-088, 53-432-006, 53-282-005, 51-073-010, 51-095-046, 51-075-001, 53-370-013, 52-085-010, 52-093-005, 57-061-012, 52-084-008, 55-080-057, 51-452-004, 51-293-012, 54-070-017, 52-461-039, 52-520-021, 52-303-013, 53-152-021, 53-021-019, 54-070-043, 51-280-050 and 26-041-011.

Confer with real property negotiator William Lewis pursuant to Government Code Section 54956.8 regarding negotiations for the possible purchase of a portion of APN 22-030-006 and APN 22-030-057.

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

Call to Order

Roll Call: _____ Mayor McBride
 _____ Mayor Pro Tem Gill
 _____ Councilmember Dukes
 _____ Councilmember Maan
 _____ Councilmember Miller

Invocation

Pledge of Allegiance to the Flag

Presentations and Proclamations

1. **Presentation by Martha Griese, American Red Cross**
2. **Presentation by Bill Edgar, Sutter-Butte Flood Control Agency**

Public Hearings

3. Proposed update to the City's Development Impact Fees

Recommendation: Conduct a public hearing to adopt a resolution that includes: the planned incremental increase of certain development impact fees to recover costs for future construction of public infrastructure facilities and improvements, modify the list of roadway infrastructure improvements, and approval of the planned annual inflationary adjustment factor.

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.

4. 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.

5. 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

6. Award Water Treatment Plant Renovation Contract

- Recommendation:
- a. Award Contract No. 08-30, Water Treatment Plant Renovation Project, to DG Granade, Inc of Shingle Springs, CA in the amount of their bid of \$974,650.
 - b. Authorize the City Manager to execute the contract on behalf of the City, following approval by the City Attorney.
 - c. Authorize the City Manager to execute a sole source purchase contract with Miles Treaster & Associates of West Sacramento CA, utilizing the piggy-back provision in their contract with the County of Sacramento, in the amount of \$67,589.90 plus \$4,000 contingency with the finding that it is in the best interest of the City to do so.
 - d. Approve a budget transfer in the amount of:
 - (1) \$224,650 from the Water CIP Fund 97087 (Expansion of Surface Water Plant - Remaining balance is \$1,365,000) to Building Renovation - Construction account No. 971043 - 65501
 - (2) \$93,000 from Water CIP Fund 97087 (Expansion of Surface Water Plant - Remaining balance is \$1,365,000) to Building Renovation - Equipment/Furnishings account No. 971043 - 65518

7. Purchase of Water Treatment Plant Filter Underdrain System

Recommendation: Purchase replacement underdrain system for portions of two existing conventional water treatment plant filters from ITT Water and Wastewater – Leopold Company Inc. in the amount of \$95,606 with the finding that it is in the best interest of the City to do so and approve supplemental appropriation in the amount of \$95,606 to Water Treatment Major Maintenance Account 7120-63451.

Ordinances

8. Modification to Section 6-5.301(c) of the Yuba City Municipal Code regarding separate side sewer connections (2nd Reading)

Recommendation: Adopt an ordinance to amend for Section 6-5-301(c) of the Yuba City Municipal Code, which will allow the Public Works Director to grant a waiver to certain sewer connection requirements subject to specific conditions, waiving the second reading.

9. Repeal then re-enact Chapter 10 of Title 4 to the Yuba City Municipal Code pertaining to Security Alarm Systems (1st Reading)

Recommendation: Staff recommends the City Council introduce the repeal and re-enactment of Chapter 10 of Title 4 of the Yuba City Municipal Code and waive the first reading.

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.

10. City Council Approval of Minutes of December 16, 2008

Recommendation: Approve the City Council meeting minutes of December 16, 2008

11. Annual Community Facilities District Report Pursuant to Government Code Section 53411

Recommendation: Note and File

12. Plumas Streetscape Improvement Project (Notice of Completion)

Recommendation: Adopt a resolution accepting the subject project and authorizing the Public Works Director to file a Notice of Completion.

13. Yuba City Police Department Expansion Project (Notice of Completion)

Recommendation: Adopt a resolution accepting the subject project and authorizing the Public Works Director to file a Notice of Completion.

14. Garden Highway Improvements Project – 2nd Street to Franklin Avenue (Notice of Completion)

Recommendation: Adopt a resolution accepting the subject project and authorizing the Public Works Director to file a Notice of Completion.

15. Purchase of Affordable Housing Outside of the Redevelopment Project Area (CC & RDA)

Recommendation: Adopt a Resolution from the Redevelopment Agency and a Resolution from the City Council finding that the Use of Taxes Allocated from the Yuba City Redevelopment Project for Expenditures for Increasing, Improving and the Preserving Affordable Housing Outside of the Project Area will be a Benefit to the Project and be retroactive to January 2008.

16. Purchase of Real Property (APN 52-413-006) (RDA)

Recommendation:

- a. Adopt a resolution authorizing the purchase of Real Property located at 815 & 817 Bridge Street (APN 52-413-006) in Yuba City;
- b. Approve a related appropriation of \$246,000 in Low and Moderate Income Housing Funds; and
- c. Authorize the Executive Director to enter into a Property Management Agreement with the Consolidated Area Housing Authority of Sutter County.

General Items

17. Comprehensive Annual Financial Report (CAFR) and Related Audit Reports for Fiscal Year Ended June 30, 2008

Recommendation: Accept the Comprehensive Annual Financial Report (CAFR) and Related Audit Reports for Fiscal Year Ended June 30, 2008.

18. Redevelopment Agency Annual Financial Report for the Year Ended June 30, 2008 (RDA)

Recommendation: Accept the Redevelopment Agency Annual Financial Report for the Year Ended June 30, 2008.

19. Request for installation of stars in sidewalk in front of the Sutter Theater on Plumas Street

Recommendation: Discussion regarding the request from Sutter Performing Arts Association to install stars in the sidewalk in front of the Sutter Theater and any alternatives to recognize donors. Hold action on the use of public right-of-way for fundraising efforts pending receipt and review of the feasibility study and plans for the theater restoration and duration.

Business from the City Council/Redevelopment Agency Board

20. Approval of New Board Member Appointments to Feather River Air Quality Management District (FRAQMD)

Recommendation: Approve Councilmember Gary Baland, selected as alternate by the City of Live Oak; and Councilmember Rick West, selected as alternate for the City of Wheatland; to the FRAQMD Board of Directors.

21. Boards and Commissions' Appointments

22. City Council Reports

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

Adjournment