



City of Woodland

Meeting Agenda

City Council

City Hall
Council Chambers
300 First Street
Woodland, CA 95695

January 15, 2019
6:00 PM

CITY COUNCIL

CLOSED SESSION

5:30 PM

A. CALL TO ORDER

B. CLOSED SESSION

1. CONFERENCE WITH LABOR NEGOTIATORS (Gov. Code §54957.6)
Agency Designated Representatives: N/A
Employee Organization(s): Woodland City Employees Association (WCEA), Woodland Professional Fire Fighters Association (WPFFA), Woodland Fire Mid-Management Association (MFMMA) and Confidential Unit
2. CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Gov. Code §54956.8)
Property: Approximately 4.7 acres of land located at 1585 East Gibson Road, Woodland, CA 95776, known as generally as the District's former Willow Spring School site
Agency Negotiators: City Manager, Community Development Director and City Attorney
Negotiating Parties: Woodland Joint Unified School District (WJUSD)
Under Negotiation: Price and Terms of Payment
3. CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Gov. Code §54956.8)
Properties: Yolo County Assessor's Parcel Number 064-170-051-000
Agency Negotiators: City Manager, Assistant City Manager, City Engineer
Under Negotiation: Price and terms of payment

JOINT MEETING CITY COUNCIL/WOODLAND FINANCE AUTHORITY

6:00 PM

C. CALL TO ORDER

D. ROLL CALL

E. PLEDGE OF ALLEGIANCE

F. COMMUNICATIONS - PUBLIC COMMENT

This is an opportunity for the public to speak to the Council on any item other than those listed for public hearing on this agenda. Speakers are requested to use the microphone in front of the Council and to begin by stating their name, whether they reside in Woodland and the name of the organization they represent if any. The Mayor may impose a time limit on any speaker depending on the number of people wanting to speak and time available for the rest of the agenda. In the event comments are related to an item scheduled on the agenda, speakers may be required to wait to make their comments until that item is considered.

G. COMMUNICATIONS - COUNCIL/STAFF STATEMENTS AND REQUESTS

This is an opportunity for the Council Members and Staff to make comments and announcements, to express concerns, or to request Council's consideration of any items a Council Member would like to have discussed at a future Council meeting.

4. SUBJECT: Long Range Calendar

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive the Long Range Calendar for informational purposes only.

H. MINUTES

5. SUBJECT: City Council Meeting Minutes of December 4, 2018 and December 18, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt the minutes of the Special Council Meeting of December 4, 2018 and the Joint Regular City Council/Woodland Finance Authority Meeting of December 18, 2018.

I. CONSENT CALENDAR

6. SUBJECT: Community Services Department Quarterly Status Report for the period of October through December 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive the Community Services Department Quarterly Status Report.

7. SUBJECT: Consideration of Bee City, USA Designation

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, authorizing submission of a an application to be designated as a Bee City USA member.

8. SUBJECT: Authorize the Purchase of a Ford F350 Work Truck for Streets Maintenance

RECOMMENDATION: Staff recommends that the City Council approve Resolution No. _____, authorizing the purchase of a 2019 Ford F350 from Team Ford in the amount of \$56,952.60.

9. SUBJECT: Authorize Appropriation of Funds to the Fiscal Year 2018/19 Clean Air Funds Grant Budget

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, authorizing a budget appropriation of \$19,000 to Fund 365 for the Clean Air Funds Grant for fiscal year 2018/19.

10. SUBJECT: Adopt Resolution No. _____, approving SLIF Reimbursement Agreements Related to Subdivision Map 5092 Oyang South Phase 1

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, 1) Approving the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1; and authorizing the City Manager to sign on behalf of the City; and 2) Approving the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2, and authorizing the City Manager to sign on behalf of the City; and 3) Authorizing the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1 not to exceed \$ 168,000 (15%); and 4) Authorizing the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2 not to exceed \$1,049,000 (15%).

11. SUBJECT: Approve Plans and Specifications, and Authorize Bid Advertisement for the WPCF South Pond Pump Station Rehabilitation, CIP #18-07.

RECOMMENDATION FOR ACTION: Staff recommends that City Council adopt Resolution No. _____, approving the Plans and Specifications for the Water Pollution Control Facility (WPCF) South Pond Pump Station Rehabilitation, CIP #18-07 and authorize bid advertisement; and adopt Resolution No. _____, for sole sourcing the programmable logic controller (PLC), radio, and power monitor.

12. SUBJECT: Award Construction Contract for the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP #19-16

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, approving a construction contract with Lister Construction, Inc. in the amount of \$477,777. for CIP 19-16, Dog Gone Alley - Bush Street to College Street Water & Sewer Repair & Replacement Project.

13. SUBJECT: Approval of Amendment to Fiscal Year 2019 Budget to Add Funding for Homeless-Related Activities

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, approving additional appropriations of \$104,641 to the General Fund for preparation of No Place Like Home loan funding application, operation of the interfaith winter and temporary emergency shelters, and support to the City's Homeless Outreach Street Team.

14. SUBJECT: Approve Second Amendment to the Professional Services Agreement with Joan Planell for Homelessness Consultation Services

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, authorizing the City Manager to execute a Second Amendment to the Professional Services Agreement with Joan Planell for Homelessness Consultation Services for an additional \$19,500 for services through June 30, 2019.

15. SUBJECT: Appoint Member to the Flood/Water Committee

RECOMMENDATION FOR ACTION: Staff recommends that the City Council appoint Marlin "Skip" Davies to the Flood/Water Committee.

J. REPORTS OF THE CITY MANAGER

16. SUBJECT: Approval of Exclusive Right to Negotiate with Friends of the Mission and Funding Commitment for Friends of the Mission's Permanent Supportive Housing Development

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, approving 1) An Exclusive Right to Negotiate with Friends of the Mission the terms of a long-term ground lease and/or a ground lease with an option to purchase as well as operating terms for the proposed low-income housing project on City-owned property, and 2) Adopt Resolution No. _____, approving a funding commitment of \$900,000 (\$600,000 grant and \$300,000 construction loan) for Friends of the Mission's permanent supportive housing development.

17. SUBJECT: Approve Plans and Specifications, and Authorize Bid Advertisement for the North Regional Pond and Pump Station, CIP #17-21

RECOMMENDATION FOR ACTION: Staff recommends that City Council adopt Resolution No. _____, approving the Plans and Specifications for the North Regional Pond and Pump Station, CIP #17-21 and authorize bid advertisement; and adopt Resolution No. _____, for sole sourcing the programmable logic controller (PLC) and PLC Operator Interface.

18. SUBJECT: Status Report - 2017-2018 Council Goals

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive a status report on progress toward achieving Council's priority goals for 2017-2018.

19. SUBJECT: Ordinance to Amend, Recodify, and Readopt the Woodland Municipal Code

RECOMMENDATION FOR ACTION: Staff recommends that the City Council 1) receive a staff report to amend, recodify, and readopt the City's Municipal Code including a new Code Structural Plan; 2) waive the first reading of Ordinance No. _____, Amending, Recodifying, and Readopting the Woodland Municipal Code (2019 Edition); 3) Schedule a public hearing for _____, 2019, for a second reading of Ordinance No. _____.

K. ADJOURN

I declare under penalty of perjury that the foregoing Agenda for the Joint Regular City Council/Woodland Finance Authority Meeting of the City of Woodland scheduled for January 15, 2019 was posted on January 11, 2019 in the outside display case at City Hall, 300 First Street, Woodland, CA, and was available to the public during normal business hours.


Ana B. Gonzalez
City Clerk

Upon request, agendas and documents in the agenda packet will be made available in appropriate alternative formats to persons with a disability, as required by law. Any such requests must be made in writing to the Office of the City Clerk of the City of Woodland. Requests will be valid for the calendar year in which the request is received, and must be renewed prior to January 1st.

Persons needing disability-related modifications or accommodations in order to participate in public meetings, including persons requiring auxiliary aids or services, may request such modifications or accommodations by calling the Office of the City Clerk (530-661-5806) at least 48 hours prior to the meeting.



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: G.4.
SUBJECT: Long Range Calendar

Recommendation for Action: Staff recommends that the City Council receive the Long Range Calendar for informational purposes only.

Staff Contact:

Ana B. Gonzalez, City Clerk, (530) 661-5806, ana.gonzalez@cityofwoodland.org

Background:

This calendar is being provided for planning purposes only and is intended to keep the Council apprised of upcoming agenda items and better plan for upcoming Council items.



Paul Navazio
City Manager

Attachments:

1. Council Long Range Calendar

UPDATED COUNCIL LONG RANGE CALENDAR

JANUARY 26th **8:30AM Start time** **SPECIAL MEETING**

City Council Retreat

City Council Goals
Organizational Matters

FEBRUARY 5TH **REGULAR MEETING**

Minutes

City Council Meeting Minutes of January 5, 2019

Consent Calendar

NOC Final Acceptance of Road Maintenance Project, CIP #18-02

Public Hearing

2nd Reading – Municipal Code Update Ordinance

Reports of the City Manager

West Main Street Contract Award
1st Reading - Ag Mitigation Ordinance
Commercial Cannabis Business Program – Budget Adjustment
Development Impact Fee Update

FEBRUARY 19TH **REGULAR MEETING**

Woodland Research & Technology Park Update
Mid-Year Budget Update
2nd Reading – Ag Mitigation Ordinance

Future Topics / Study Sessions:

March Sanitary Sewer Rates Prop 218 Hearing Neighborhood Traffic Calming Program SACOG Presentation Spring Budget Workshop	April
May Presentation: Proposed Budget	June Board and Commission Appointments FY2019/20 Budget Adoption
TBD Sports Park Update City Code Clean-up Ordinance Non-Conforming Use Zoning Update	



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: H.5.
SUBJECT: City Council Meeting Minutes of December 4, 2018 and December 18, 2018

Recommendation for Action:

Staff recommends that the City Council adopt the minutes of the Special Council Meeting of December 4, 2018 and the Joint Regular City Council/Woodland Finance Authority Meeting of December 18, 2018.

Staff Contact:

Ana B. Gonzalez, City Clerk, (530) 661-5806, ana.gonzalez@cityofwoodland.org



Paul Navazio
City Manager

Attachments:

1. 12_04_2018 DRAFT CC MINS
2. 12_18_2018 DRAFT CC MINS

City of Woodland

Woodland Community and Senior Center
2001 East Street
Woodland, CA 95695



Regular Meeting Minutes

Tuesday, December 4, 2018

6:00 PM

City Council

CITY COUNCIL

JOINT SPECIAL MEETING CITY COUNCIL/WOODLAND FINANCE AUTHORITY

6:00 PM

A. CALL TO ORDER

Meeting called to order at 06:06 PM

B. ROLL CALL

All Council Members Present.

Council Members Present: Barajas, Davies, Fernandez, Rodriguez and Stallard

C. PLEDGE OF ALLEGIANCE

Pledge of Allegiance led by Don Campbell.

D. COMMUNICATIONS - PUBLIC COMMENT

This is an opportunity for the public to speak to the Council on any item other than those listed for public hearing on this agenda. Speakers are requested to use the microphone in front of the Council and to begin by stating their name, whether they reside in Woodland and the name of the organization they represent if any. The Mayor may impose a time limit on any speaker depending on the number of people wanting to speak and time available for the rest of the agenda. In the event comments are related to an item scheduled on the agenda, speakers may be required to wait to make their comments until that item is considered.

Jesse Ortiz spoke regarding Skip's service on the City Council.

E. COMMUNICATIONS - COUNCIL/STAFF STATEMENTS AND REQUESTS

This is an opportunity for the Council Members and Staff to make comments and announcements, to express concerns, or to request Council's consideration of any items a Council Member would like to have discussed at a future Council meeting.

Verbal updates provided by Council Members/Staff.

1. SUBJECT: Long Range Calendar

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive the Long Range Calendar for informational purposes only.

F. MINUTES

2. SUBJECT: Commission on Aging Minutes from October 18, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive the October 18, 2018 Commission on Aging meeting minutes.

3. SUBJECT: Parks & Recreation Commission Meeting Minutes for September 24, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive the September 24, 2018 Parks & Recreation Commission Meeting Minutes.

On a motion by Mayor Pro Tem Rodriguez, seconded by Council Member Barajas and carried unanimously, Council Members received the Commission on Aging meeting minutes of October 18, 2018 and the Parks & Recreation Commission Meeting Minutes of September 24, 2018.

Ayes: Barajas, Davies, Fernandez, Rodriguez and Stallard

Noes: None

G. CONSENT CALENDAR

4. SUBJECT: Approve Contract Amendment with BSK Associates for 2019 Water Quality Testing Services

RECOMMENDATION FOR ACTION: Staff requests that the City Council adopt Resolution No. _____, authorizing the City Manager to execute the contract with BSK Associates for the 2019 Water Quality Testing Services, for an amount up to \$64,260 and authorize a contingency of up to 10% (\$6,426).

Adopted Resolution No. 7185, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A CONTRACT WITH BSK ASSOCIATES for 2019 WATER QUALITY TESTING SERVICES.

5. SUBJECT: Approve Plans & Specifications, and Authorize Bid Advertisement for the West Street Water Transmission Main Project (Phase Two), CIP #17-08

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve Resolution No. _____, approving the plans and specifications and authorize bid advertisement for the West Street Transmission Main Project (Phase Two), CIP #17-08.

Adopted Resolution No. 7186, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO APPROVE THE PLANS AND SPECIFICATIONS AND AUTHORIZE BID ADVERTISEMENT FOR THE WEST STREET WATER TRANSMISSION MAIN PROJECT (PHASE TWO), CIP #17-08.

6. SUBJECT: Internal Audit of the City of Woodland's Sewer System Management Plan.

RECOMMENDATION FOR ACTION: Staff recommends that the City Council certify the Internal Audit of the Sewer System Management Plan (SSMP) for the past two reporting years of July 1, 2016 to June 20, 2018

Certified the Internal Audit of the Sewer System Management Plan (SSMP) for the past two reporting years of July 1, 2016 to June 20, 2018.

7. SUBJECT: Final Acceptance and Notice of Completion for 2018 WPCF Pond 7 Biosolids Drying and Removal, CIP 18-06 and Approve Construction Contingency.

RECOMMENDATION FOR ACTION: Staff recommends that the City Council:

1. Approve the reallocation of \$96,000 of Sewer Enterprise Funds from WPCF Biosolids, CIP 10-11, to 2018 WPCF Pond 7 Biosolids Drying and Removal, CIP 18-06; and
2. Approve construction contingencies of up to \$233,000 (55% of the contract award amount of \$429,000) for a total contract amount of \$662,000; and
3. Adopt Resolution No. _____, accepting the 2018 WPCF Pond 7 Biosolids Drying and Removal Project, CIP #18-06 as complete and authorize the City Clerk to file a Notice of Completion.

Adopted Resolution No. 7187, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO ACCEPT THE 2018 WPCF POND 7 BIOSOLIDS DRYING AND REMOVAL PROJECT, CIP 18-06 CONSTRUCTION CONTRACT AS COMPLETE AND AUTHORIZE THE CITY CLERK TO FILE A NOTICE OF COMPLETION.

8. SUBJECT: Amendment of the Conflict of Interest Code Pursuant to the Political Reform Act of 1974

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, approving the amended Conflict of Interest Code pursuant to the Political Reform Act of 1974.

H. REPORTS OF THE CITY MANAGER

9. SUBJECT: Declaring Results of the November 6, 2018 Election

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, declaring the results of the November 6, 2018 election related to the election of two (2) members of the City Council for Council Districts 1 and 3 with terms expiring upon the election of their successor thereto at the Municipal Election of 2022.

Adopted Resolution No. 7189, A RESOLUTION DECLARING THE RESULTS OF THE STATEWIDE GENERAL ELECTION HELD IN THE CITY OF WOODLAND ON NOVEMBER 6, 2018.

On a motion by Council Member Davies, seconded by Council Member Stallard and carried unanimously, Council Members approved Consent Calendar Items No. 4 through 8.

Ayes: Barajas, Davies, Fernandez, Rodriguez and Stallard

Noes: None

I. ADMINISTER OATH OF OFFICE TO NEW/RE-ELECTED COUNCIL MEMBERS - Richard Lansburgh (District 1) and Angel Barajas (District 3)

Oath of Office was administered by City Clerk to newly elected Council Member Rich Lansburgh (District 1) and re-elected Council Member Angel Barajas (District 3).

J. ORGANIZATIONAL MATTERS - Designation of Mayor and Mayor Pro Tempore

On a motion by Council Member Barajas, seconded by Council Member Stallard and carried unanimously, Council Members approved the designation of Xóchitl Rodríguez as Mayor and the designation of Rich Lansburgh as Mayor Pro Tempore.

Ayes: Barajas, Davies, Fernandez, Rodriguez and Stallard

Noes: None

Mrs. Marcelina Sandoval administered a ceremonial oath to Mayor Rodriguez

K. MAYOR'S REMARKS

Mayor Rodriguez addressed the audience.

L. ADJOURN

Meeting adjourned at 6:40 PM. Announcement was made regarding an upcoming fundraiser at Blue Note on Sunday, December 9th from 3pm - 6pm for the victims of the Camp Fire.

Respectfully submitted,

Ana B. Gonzalez

City Clerk

City of Woodland

City Hall
Council Chambers
300 First Street
Woodland, CA 95695



Regular Meeting Minutes

Tuesday, December 18, 2018

6:00 PM

City Council

CITY COUNCIL

JOINT REGULAR CITY COUNCIL/WOODLAND FINANCE AUTHORITY MEETING

6:00 PM

A. CALL TO ORDER

Meeting called to order at 6:00 PM.

B. ROLL CALL

Council Members Present: Barajas, Fernandez, Lansburgh, Rodriguez and Stallard
Absent: None

C. PLEDGE OF ALLEGIANCE

Pledge of Allegiance led by Rosie Ledesma.

D. COMMUNICATIONS - PUBLIC COMMENT

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None.

E. COMMUNICATIONS - COUNCIL/STAFF STATEMENTS AND REQUESTS

This is an opportunity for the Council Members and Staff to make comments and announcements, to express concerns, or to request Council's consideration of any items a Council Member would like to have discussed at a future Council meeting.

Verbal updates provided by Council Members/Staff.

1. SUBJECT: Long Range Calendar

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive the Long Range Calendar for informational purposes only.

F. MINUTES

2. SUBJECT: City Council Meeting Minutes of November 6, 2018 and November 20, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt the minutes of the Joint Regular City Council/Woodland Finance Authority meeting of November 6, 2018 and November 20, 2018.

Council Member Stallard asked that the November 6, 2018 Council minutes be corrected to reflect his appointment of Dotty Pritchard to the Community Service Awards Nominating Committee. On a motion by Council Member Stallard, seconded by Council Member Barajas and carried unanimously, Council Members adopted the minutes of the Joint Regular City Council/Woodland Finance Authority meeting of November 6, 2018 and November 20, 2018.

G. PRESENTATIONS

3. SUBJECT: Proclamation recognizing Woodland United Way on its 50th Anniversary

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt a proclamation recognizing Woodland United Way on its 50th Anniversary.

Mayor Rodriguez presented a proclamation to Lori Ross, Executive Director of United Way and staff members.

4. SUBJECT: Proclamation recognizing Elks Lodge 1299

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt a proclamation recognizing the Elks Lodge 1299.

Council Member Fernandez presented a proclamation to Elk Lodge Members.

H. CONSENT CALENDAR

5. SUBJECT: Quarterly Treasurer's Investment Report for the quarter ended September 30, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council accept the quarterly Treasurer's Investment Report for the quarter ended September 30, 2018.

Accepted the quarterly Treasurer's Investment Report for the quarter ended September 30, 2018.

6. SUBJECT: Public Works Quarterly Status Report

RECOMMENDATION FOR ACTION: Staff recommends that the City Council accept the Public Works Quarterly Status Report for the period of September through November 2018.

Accepted the Public Works Quarterly Status Report for the period of September through November 2018.

7. SUBJECT: Interstate 5/County Road 102 Interchange Landscaping Project, CIP 11-24; Approve Plans and Specifications, and Authorize Bid Advertisement

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, approving the project plans and specifications for the Interstate 5/County Road 102 Interchange Landscaping Project, CIP 11-24, and authorizing bid advertisement.

Adopted RESOLUTION NO. 7190, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO APPROVE PLANS AND SPECIFICATIONS, AND AUTHORIZE BID ADVERTISEMENT FOR THE INTERSTATE 5/COUNTY ROAD 102 INTERCHANGE LANDSCAPING PROJECT, CIP 11-24.

8. SUBJECT: Annual Measure J Report for Fiscal Year Ending June 30, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve the Annual Measure J Report for Fiscal Year ending June 30, 2018 and direct staff to publish the required excerpts of the report in the Daily Democrat and on the City's website.

Approved the Annual Measure J Report for Fiscal Year ending June 30, 2018 and directed staff to publish the required excerpts of the report in the Daily Democrat and on the City's website.

9. SUBJECT: Annual Measure E Report for Fiscal Year Ending June 30, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve the Annual Measure E Report for Fiscal Year ending June 30, 2018 and direct staff to publish the required excerpts of the report in the Daily Democrat and on the City's website.

Approved the Annual Measure E Report for Fiscal Year ending June 30, 2018 and directed staff to publish the required excerpts of the report in the Daily Democrat and on the City's website.

10. SUBJECT: Waste Management Annual Rate Adjustment

RECOMMENDATION FOR ACTION: Staff recommends that the City Council: 1) receive the Waste Management 2019 rate adjustment information, 2) accept it as complete and adequate, and 3) deem the proposed 2019 rate adjustments and addition approved.

Received the Waste Management 2019 rate adjustment information, accepted it as complete and adequate and deemed the proposed 2019 rate adjustments and addition approved.

11. SUBJECT: Contract Amendment – FY2018/19 Tree Pruning and Maintenance Services

RECOMMENDED FOR ACTION: Staff recommends that the City Council approve Resolution No. _____, authorizing the City Manager to execute the First Amendment to the Tree Pruning and Maintenance Services Contract with West Coast Arborists, Inc.

Adopted RESOLUTION NO. 7191, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND AUTHORIZING THE CITY MANAGER TO EXECUTE A FIRST AMENDMENT TO THE FY 2018/19 TREE PRUNING AND MAINTENANCE SERVICES CONTRACT WITH WEST COAST ARBORIST INC.

12. SUBJECT: Authorize payment of NPDES Permit fees

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve Resolution No. _____, authoring the City Manager to execute payment of renewal fees for Water Pollution Control Facility's (WPCF) permit, for the amount of \$53,982.00.

Adopted RESOLUTION NO. 7192, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND ADOPTING AND APPROVING THE CITY MANAGER'S APPROVAL AND PAYMENT FOR 2018-2019 PERMIT FEES FOR THE WATER POLLUTION CONTROL FACILITY'S NPDES PERMIT IN AN AMOUNT NOT-TO-EXCEED \$53,982.00, IS IN THE CITY'S BEST INTERESTS AND APPROVING THE PAYMENT OF ANNUAL PERMIT FEES.

13. SUBJECT: Authorize NPDES Regulatory Assistance Services Agreement with Robertson-Bryan, INC. (RBI)

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve Resolution No. _____, authorizing the City Manager to execute professional services agreement with Robertson-Bryan, Inc. (RBI) for the amount of \$30,000.00 for Professional regulatory assistance.

Approved RESOLUTION NO. 7193, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND ADOPTING AND APPROVING THE CITY MANAGER'S DETERMINATION THAT THE SOLE-SOURCE PROFESSIONAL SERVICE AGREEMENT FOR PERMIT COMPLIANCE SERVICES, IN AN AMOUNT NOT-TO-EXCEED \$30,000.00, IS IN THE CITY'S BEST INTERESTS AND APPROVING AND THE AWARD OF A CONTRACT TO ROBERTSON BRYAN, INC. (RBI) FOR THE SAME.

14. SUBJECT: AB1600 Development Impact Fee Annual Report for the Fiscal Year Ended June 30, 2018

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, accepting the AB1600 Annual Report for the year ended June 30, 2018.

Approved RESOLUTION NO. 7194, A RESOLUTION OF THE CITY OF WOODLAND ACCEPTING THE FISCAL YEAR 2017/18 ANNUAL REPORT OF DEVELOPMENT FEES (AB1600 REPORT).

15. SUBJECT: Approve Salary Schedule effective January 1, 2019

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve the City of Woodland Salary Schedule effective January 1, 2019.

Approved the City of Woodland Salary Schedule effective January 1, 2019.

16. SUBJECT: Approve Provisional Building Inspection Manager Position

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve the addition of a Provisional Building Inspection Manager to the Fiscal year 2018/2019 budget and adopt Resolution _____ approving the allocation change.

Adopted RESOLUTION NO. 7195, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING CHANGES WITHIN THE COMMUNITY DEVELOPMENT DEPARTMENT – BUILDING DIVISION.

On a motion by Council Member Barajas, seconded by Mayor Pro Tem Lansburgh and carried unanimously, Council Members approved Consent Calendar Items No. 5 through 16.

AYES: Barajas, Fernandez, Lansburgh, Rodriguez and Stallard

NOES: None

I. REPORTS OF THE CITY MANAGER

17. SUBJECT: City of Woodland Municipal Service Review and Sphere of Influence Update

RECOMMENDATION FOR ACTION: Staff recommends that the City Council receive a report concerning the recently adopted Municipal Service Review and Sphere of Influence Update for the City of Woodland approved by the Local Agency Formation Commission on December 6, 2018 (LAFCO No. S-049).

Received report from Christine Crawford, LAFCo Executive Officer regarding the recently adopted Municipal Service Review and Sphere of Influence Update for the City of Woodland approved by the Local Agency Formation Commission on December 6, 2018.

18. SUBJECT: Temporary Emergency Shelter Partnership and Operating Update

RECOMMENDATION FOR ACTION: Receive an update on the use of the County of Yolo facility located at 213 Third Street as a temporary emergency shelter, and Adopt resolution No. _____, approving a term sheet for the City's partnership with the County of Yolo and Fourth & Hope for the shelter operation and cost sharing arrangement authorizing the City Manager to execute all documents necessary for the City to implement the project.

On a motion by Council Member Barajas, seconded by Mayor Pro Tem Lansburgh and carried unanimously, Council Members adopted RESOLUTION NO. 7196, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A TERM SHEET FOR THE CITY'S PARTNERSHIP WITH THE COUNTY OF YOLO AND FOURTH & HOPE FOR THE OPERATION OF A TEMPORARY EMERGENCY SHELTER AND COST SHARING ARRANGEMENT FOR THE SHELTER.

AYES: Barajas, Fernandez, Lansburgh, Rodriguez and Stallard

NOES: None

19. SUBJECT: Approve Plans and Specifications and Authorize Bid Advertisement for West Main Street Bicycle/Pedestrian Mobility & Safety Improvement Project, CIP 17-16

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, approving the project plans and specifications for the for the West Main Street Bicycle/Pedestrian Mobility & Safety Improvement Project, CIP 17-16.

On a motion by Council Member Stallard, seconded by Council Member Barajas and carried unanimously, Council Members adopted RESOLUTION NO. 7197, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING THE PLANS AND SPECIFICATIONS FOR THE WEST MAIN STREET BICYCLE/PEDESTRIAN MOBILITY AND SAFETY IMPROVEMENT PROJECT, CIP 17-16, AND AUTHORIZING BID ADVERTISEMENT.

AYES: Barajas, Fernandez, Lansburgh, Rodriguez and Stallard

NOES: None

20. SUBJECT: Provide Input on Draft Urban Forest Master Plan and Potential Changes to City's Tree Ordinance

RECOMMENDATION FOR ACTION: Staff recommends that the City Council:

- 1) Provide input on the draft Urban Forest Master Plan, and
- 2) Provide input on potential changes to the City's Tree Ordinance

Received presentation on the Draft Urban Forest Master Plan and potential changes to the City's Tree Ordinance.

21. **SUBJECT: Council Committee / Liaison Appointments**

RECOMMENDATION FOR ACTION: Staff recommends that the Council provide direction relative to 2018-2020 Council appointments to Inter-Jurisdictional Boards, Agencies, Liaison Committees as well as City Council subcommittees.

Direction provided by Council related to the 2018-2020 Council appointments to Inter-Jurisdictional Boards, Agencies, Liaison Committees as well as City Council subcommittees.

Council Member Stallard indicated his interest in continuing to serve as the City of Woodland representative for SACOG. He feels he has the relationships, commitment and time to do the job and wants to continue.

On a motion by Council Member Fernandez, seconded by Mayor Pro Tem Lansburgh and carried on a 3-2 vote, Council Members approved the appointment of Council Member Stallard as a Primary on the SACOG Board and Mayor Rodriguez as an Alternate.

AYES: Fernandez, Lansburgh and Stallard

NOES: Barajas and Rodriguez

On a motion by Council Member Barajas, seconded by Council Member Fernandez and carried unanimously, Council Members approved the remainder of the recommendations which includes Mayor Rodriguez as an Alternate on the YCTD Board and Council Member Fernandez as a Primary.

AYES: Barajas, Fernandez, Lansburgh, Rodriguez and Stallard

NOES: None

At 8:59 PM Council Member Fernandez made a motion to extend the Council meeting by five minutes. Motion was seconded by Council Member Barajas and carried unanimously.

AYES: Barajas, Fernandez, Lansburgh, Rodriguez and Stallard

NOES: None

22. SUBJECT: City Council Meeting Schedule for 2019

RECOMMENDATION FOR ACTION: Staff recommends that the City Council approve its meeting schedule for 2018.

City Council Meeting Schedule for 2019 was presented to the Council.

Recommendation for January is to hold one meeting in January, which would be January 15th and hold the Council retreat on Saturday, January 26th.

Attention was brought to the Cap-to-Cap conference in May and the Annual League of California Cities conference in October. Both conferences coincide with the 1st meeting of each month.

Council Member made a recommendation that Council meetings be sent out as an Outlook invite.

J. ADJOURN

Meeting adjourned at 9:04 PM in memory of the late President Bush and long time community member Enedina Ramos who passed away on November 24, 2018.

Respectfully submitted,

Ana B. Gonzalez, City Clerk



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.6.
SUBJECT: Community Services Department Quarterly Status Report for the period of October through December 2018

Recommendation for Action: Staff recommends that the City Council receive the Community Services Department Quarterly Status Report

Staff Contact:

Kris Bain, Community Services Program Manager, (530) 661-2002, krista.bain@cityofwoodland.org

Background:

This quarterly status report covers the period of October through December 2018. The report presents a summary of recreation and senior programming, events, affordable housing, the community development block grant entitlement program, parks and recreation facilities operation and maintenance, and urban forestry. This report also contains a narrative description of major work performed and/or notable Department highlights.

Conclusion:

Staff recommends that the City Council receive the Community Services Department Quarterly Status Report.

Prepared by: Kris Bain, Community Services Program Manager

Reviewed by: Christine Engel, Community Services Director


Paul Navazio
City Manager

Attachments:

1. CSD Quarterly Status Report October-December 2018

Community Services Department Quarterly Report: October – December 2018

The following provides a summary of the Community Service Department’s programs, activities, and events for October through December 2018. This report refers to participant hours; the methodology for calculating participant hours is described at the end of the document. *Participant totals (total participants and total participant hours) are the total amount of participants/hours for the entire reporting period (i.e. in most cases three months).*

Quarterly-Highlights

- Approximately 5,091 people attended events at the Community & Senior Center during facility rentals.
- Over 1,006 people participated in events such as the Ace Race Disc Golf Tournament, Movies on Main Street, Father Daughter Dinner Dance, Disc Golf Putting Tournament, and Parent’s Night Out.
- Approximately 16,374 participant hours were recorded for aquatics; and youth, teen, and adult recreation classes.
- Over 10,633 participant hours were recorded for adult sports.
- Approximately 11,354 participant hours were recorded for senior programs and events.

Program Marketing

During this reporting period, the Department used the following marketing efforts to promote the recreation program offerings as well as community events and senior programs.

- School Flyers: One school flyer (Fall 2018) was distributed to WJUSD students to promote fall activities and events (Youth Basketball, After School Teen Pack, Father Daughter Dinner Dance, Movies on Main Street, and Parent’s Night Out). All flyers are in English and Spanish.
- Social Media: The Department utilizes Facebook and Instagram to advertise upcoming events and recreation programs.
- Special Events: Rec2Go staff attended the monthly Food Truck Mania events in October, November, and December, the Annual Trick or Treating on Main Street, and the Woodland Christian School Mud Run. Rec2Go also participated in the Woodland Holiday Parade.

Facilities

Community & Senior Center Facility Reservations

The Community & Senior Center facility rental program is designed to provide a location for community events and generate revenue for the City of Woodland.

The “Facility Rentals with Fees Waived” column, in the table below, identifies the use of the facility where fees were not charged and the dollar amount that could have been collected (had a fee waiver not been granted). Rentals with all of the fees waived are generally city events/meetings or city sponsored events. This table does not include use of rooms for senior programs or exercise classes.

	General Facility Rentals <i>Includes rentals receiving discounts</i>	Facility Rentals <i>with Fees Waived</i>
Number of Rentals	48	11
Approximate Participants	3,891	1,200
Total Fees	\$27,752	\$15,110 (waived)

Sports Park Tournament Reservations

Tournament reservations are available for the Sports Park Complex. Local tournament directors have the first choice of dates for the following year before a “tournament date allocation meeting” is held with non-local tournament directors. All of the available weekend dates for tournaments (from January to August and November to December) were reserved. (September and October weekends are used for soccer games by local soccer leagues). During the second quarter, the Sports Park was reserved for youth baseball and soccer tournaments. Some tournaments were cancelled due to inclement weather.

Sports Park Tournament Reservations	
Number of Rentals	3
Number of Teams	38
Total Fees Collected	\$8,400

Facility Maintenance Projects

The largest maintenance project for second quarter was the resurfacing of the gym floor in the Kevin & Lorie Haarberg Gymnasium and the banquet rooms. Other maintenance projects include: installing door closer in senior area, repairing and cleaning carpets, repairing drywall in the gym, repairing the man lift, installing light ballasts, and major pressure washing.

Parks

Parks and urban forestry projects during the second quarter include:

Request for Proposals for Landscape Maintenance

The City issued a Request for Proposals for landscape maintenance services for the City. This includes maintenance at parks, ball fields, landscape strips, and more. Staff is currently reviewing the proposals that were received by the deadline of December 12, 2018. Additionally, staff is working with the Parks & Recreation Commission Budget and Finance Subcommittee to review the request for qualifications process and the proposals that were received. New agreements with landscape vendors would go into effect on July 1, 2019.

Sport Park Facility Update

During this quarter, the City Council received a proposal from Girls Fast Pitch to construct three new fast pitch fields at the Woodland Sports Park. Staff and commissioners are continuing to work with Girls Fast Pitch and soccer user groups on advancing their proposed projects at the Woodland Sports Park. Staff is awaiting additional information from the soccer leagues on proposed costs and fundraising efforts to construct two new soccer fields. Once this information has been received, staff will be able to present overall cost requirements (both for the City and the user groups) to the City Council for constructing the girls fast pitch fields and the soccer fields.

Master Plan and Tree Ordinance

On December 18, 2018 the City Council received an update on the Urban Forest Master Plan and proposed changes to the Tree Ordinance. The City Council did not have any input that would result in changes to the draft Urban Forest Master Plan. They did direct staff to provide them with additional information related to proposed changes to the tree ordinance for two processes, if the trees on private property are protected via a mandated versus a voluntary program. Staff will be meeting with the Woodland Tree Foundation on February 1 to discuss a process for exploring potential changes to the Tree Ordinance. Staff will also work with and update the Urban Forest Subcommittee.

Crawford Park

With grant funds from the John & Eunice Davidson Fund, staff completed the installation of workout equipment at all eleven locations around the track at Crawford Park. In addition, repair work was done on the decomposed granite track and new LED lighting near the shop building was installed.

Gonzales Park

New equipment was installed at Rick Gonzales, Senior Park that included trash receptacles, a bike rack, and dog waste bag dispensers.

Traynham Park

Work was performed at Traynham Park that included the replacement of the teeter totter, installation of new wood fiber, and painting the tables.

Woodside Park

At Woodside Park, two new barbecues were installed, new LED lighting was installed around the shop building, and the decomposed granite running path near the restrooms was repaired. A sign was installed thanking the John & Eunice Davidson Fund for the donation of the exercise equipment.



John & Eunice Davidson donation sign

Events

Event	Date	Total Participants	Participant Hours	Fees Collected
Ace Race Disc Golf Tournament	Oct. 7	30	90	\$1,290
Movies on Main Street	Oct. 10	650	1,300	Free Program
Father Daughter Dinner Dance	Nov. 3	300	1,500	\$10,067
Disc Golf Putting Tournament	Nov. 10	8	24	\$120
Parent's Night Out	Dec. 14	18	72	\$194
Total Participants		1,006	2,986	\$11,671



Movies on Main Street, October 10

Aquatics

All aquatic programs are held at the Charles Brooks Community Swim Center. Aquatic programming is available for children as young as six months old through seniors and includes swimming lessons, lifeguard training, recreation swimming, recreation swim teams, lap swim and water aerobics. During the winter, the primary programming at the pool is lap swim, water aerobics, and the use of the pool by the Woodland Swim Team.

Aquatics Program	Total Participants	Participant Hours	Fees Collected
Lap Swim & Water Aerobics	561	561	\$514
Woodland Swim Team	n/a	n/a	\$5,730
Private Facility Reservation	n/a	n/a	\$400
Total	561	561	\$6,644

Pool Rentals

During non-programmed hours, the Charles Brooks Community Swim Center is available to reserve for other aquatic activities not affiliated with the City of Woodland. Pool reservation fees account for the facility and safety personnel onsite during the scheduled event.

Woodland Swim Team

Woodland Swim Team is a year round USA Club Team that has rented the Charles Brooks Community Swim Center for practices and meets since 1952. The Woodland Swim Team held regular practices and one swim meet during the last quarter (October 27-28).

Fees Collected: \$6,738

Private Facility Reservations

The pool is available for private reservations when not in use by City programs or user groups. Two private reservations events were held at the pool during the second quarter.

Fees Collected: \$400

Youth & Teen Recreation

A variety of youth and teen recreation programs are offered by the Department year-round; however, the majority of the programs are offered during the summer. In addition to the programs listed below, please refer to the Contract Classes section for other program offerings that are available for youth and teens.

Youth Recreation Program	Total Participants (3 months)	Participant Hours (3 months)	Fees Collected (3 months)
After School Teen Pack (Measure J)	3,308	8,980	Free Program
Baby & Me (Measure J)	65	65	Free Program
Night Hoops (Measure J)	375	563	Free Program
Rec2Go (Measure J)	876	2,198	Free Program
Toddler Time	23	23	\$355
Total	4,647	11,829	\$355

Contract Classes

The City contracts with outside (special interest) instructors to teach a variety of recreation and leisure classes for participants of all ages. With the exception of tennis and boxing, the City retains 30% of the fees collected for each class (in addition to non-resident fees). The City retains 10% of the fees collected for the tennis program. For boxing, the City retains all of the revenues and pays the two contractors a monthly stipend.

Contract Class	Total Participants (3 months)	Participant Hours (3 months)	Fees Collected (3 months)	Total Expense (3 months)	Net Revenue (3 months)
Boxing	1,029	1,543	\$2,393	\$7,200	-\$4,807
Cello Tennis Academy	132	819	\$9,592	\$8,126	\$1,466
Country Line Dance	68	204	\$408	\$194	\$214
Dynamic Dancing	75	520	\$4,541	\$3,099	\$1,328
Fall Prevention	14	168	\$1,725	\$1,208	\$518
Karate	16	128	\$450	\$315	\$135
Kidz Love Soccer	26	156	\$2,384	\$1,579	\$677
Pilates	21	168	\$594	\$416	\$178
Stepping Out	21	168	\$680	\$476	\$204
Yoga	30	110	\$625	\$434	\$186
Total	1,432	3,984	\$23,392	\$23,047	\$98

Adult Sports

Adult sports offered through the City include drop-in sports as well as organized softball, basketball, and volleyball leagues. Drop-in basketball (open gym) numbers are not reported, however, participation for the other programs is listed below.

	Teams	Participants	Participant Hours	Revenue
Basketball (league)	19	190	1,520	**
Softball (league)	35	630	6,300	**
Volleyball (league)	4	40	320	**
Volleyball (open gym)	n/a	230	575	\$204
Badminton		524	1,048	free
Pickleball		435	870	free
Total	58	2,049	10,633	\$204

**Fees collected during Q1

Seniors

Programs at the Woodland Senior Center include art classes; exercise classes; games; leisure programs and activities; education resources; support groups, and special events resulting in a total of 11,354 participant hours during the second quarter.

Programs

Programs	Total Sign-ins	Participant Hours	Fees Collected
Art Classes	429	731	\$225
Exercise Classes	2,759	3,155	\$690
Games	1,235	2,661	Free Program
General Programs	1,625	1,974	\$2,082
Education Resources	122	281	Free Program
Support Groups	234	468	Free Program
Special Programs	184	184	Free Program
Total	6,588	9,454	\$2,997

Events

Events	Date	Total Participants	Participant Hours
Friday Night Jam	Nov. 9	200	600
Senior Thanksgiving Dinner	Nov. 16	325	650
Senior Holiday Social	Dec. 21	325	650
Total		850	1,900

Grants & Housing

In addition to implementing recreation and senior programs, the Community Services Department also implements the Community Development Block Grant Entitlement program, grants for non-profit organizations, and affordable housing programs. The highlights of these programs for the second quarter are provided below.

Community Development Block Grant (CDBG) Program

The U.S. Department of Housing and Urban Development approved the City's Fiscal Year 2019 CDBG Action Plan in October. With the exception of two activities, environmental reviews (National Environmental Policy Act or NEPA) have been completed for all construction and public service activities.

Action Plan public service activities include fair housing services through Legal Services of Northern California, homeless prevention (payment of overdue rent to prevent evictions) through the Short Term Emergency Aid Committee, and emergency shelter services for victims of domestic violence, sexual assault, stalking, and trafficking through Empower Yolo.

Status of CDBG Construction Activities

Fiscal Year 2017

St. John's Retirement Village, Inc. Cooling Tower for Personal Care Unit: The work was completed in October which included removing an existing cooling tower, installing a new tower, and piping for the new tower.

Empower Yolo Fencing/Gates/Handrails: The work is planned for January 2019.

Fiscal Year 2018

New Hope Community Development Corporation Cottonwood Meadows Rehabilitation: Construction was completed in November and resulted in the replacement of several staircases. Cottonwood Meadows provides affordable housing for senior citizens.

CommuniCare Health Centers Therapeutic Playground: The playground will be installed in Spring 2019.

Sacramento Valley Fair Housing Collaborative

The Sacramento Valley Fair Housing Collaborative which includes the City of Woodland is conducting a regional housing and economic opportunity study, Analysis of Impediments to Fair Housing Choice. As an entitlement recipient of Community Development Block Grant funds, the City is required to conduct the study and update it on a regular basis. The study will assist the City in its mission to further fair housing in the community and improve the state of fair housing in the City. As part of the survey, a Fair Housing Survey was used to provide residents with an opportunity to share their housing story. Key areas addressed in the survey included the following.

1. What challenges do you face in finding the housing you need?
2. Can your family find quality schools and employment?
3. Do you feel you have faced housing discrimination?

The survey was available through November 2018 and more than 130 surveys were submitted by Woodland residents. The data from the surveys will be incorporated into the study which is expected to be completed in 2019 and subsequently adopted by the City and other Sacramento Valley Fair Housing Collaborative partners and then submitted to the U.S. Department of Housing and Urban Development for approval.

Participant Hours Calculation

The Community Services Department measures programs through “participant hours”. Participant hours are a calculation of total program hours multiplied by the total number of unique participants within a program. Total participant hours reports how much time participants spend within each program. The measurement breaks down to 1 person x 1 hour = 1 Participant Hour. It should be noted that a higher number of participant hours is not, by itself, a measurement of greater program success compared to the participant hours of another program. Participant Hours (PH) is calculated by:

Drop In Programs: 1 Class meeting (in hours) x Total sign ins

Examples include Water Aerobics & Lap Swim, Badminton, and Night Hoops

Classes/Camps/Leagues: Total unique participants x total class time (in hours)

Examples include: Swim Lessons, Mad Science

Individual Entry: Each class meeting (in hours) x Total in attendance (adding each day)

Examples include: Teens Helping Seniors, Teen Pack

Event: Total Attendants x Average Time

Examples include: ReXpo, 4th of July

Participant hours and participants in this report are listed for the three-month reporting period; therefore, if 100 participants are listed, the 100 refers to the total participants for the three-month period and could double or triple count the same participants if they participated each month (i.e. drop in volleyball).



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.7.
SUBJECT: Consideration of Bee City, USA Designation

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, authorizing submission of a an application to be designated as a Bee City USA member.

Staff Contact:

Ken Hiatt, Assistant City Manager – (530) 661-5930, Ken.hiatt@cityofwoodland.org

Fiscal Impact:

The initial application fee and annual fee is \$400 and will be funded from the Community Development Department Budget.

Background:

Bee City USA is a non-profit organization designed to boost awareness of and improve the habitat of local pollinators. Bee City USA promotes ongoing dialogue in urban areas to raise awareness of the role pollinators play in this community and what can be done to provide them with a healthy habitat. Their mission is to galvanize communities to sustain pollinators, responsible for the reproduction of three-quarters of the world's plant species, by providing them a healthy habitat, rich in a variety of native plants and low levels of pesticides.

- 1 in 3 bites of food we eat is courtesy of insect pollination
- 90% of the world's wild plants depend on pollinators to reproduce

With the rich agricultural production in and around Woodland, bees are an essential element of the pollination process and used extensively in facilitating pollination of many agricultural crops and wildflowers throughout Yolo County. Woodland's economy is largely dependent on its diverse agriculture based industry including pollination service companies. Woodland is also home to the California Honey Festival, an event produced annually in partnership with the California Honey Festival Board and Honey and Pollination Center at UC Davis to celebrate the honey bee and its many benefits.

Taking part in this program will enable the City to participate in a nationwide effort to maintain and improve current pollinator habitats and populations. The program currently has 75 Bee cities, six of which are in California: Fort Bragg, Orland, Redding, San Francisco, Santa Barbara and Thousand Oaks.

Implementation:

The program would be sponsored by the Economic Development Program and overseen by a designated staff member that will serve as the Bee City Liaison. A Bee Committee, comprised of community and staff members will be established to assist with the following tasks:

- Annually celebrate National Pollinator Week (third full week of June) or some other appropriate occasion with education events, pollinator habitat planting s or restoration, proclamations or promotions that showcase Woodland's commitment to enhancing pollinator health and habitat. Ex: California

Honey Festival

- Develop and implement a program to create or expand pollinator-friendly habitat
- Establish a policy in the General Plan or Climate Action Plan to acknowledge and commit to the Bee City USA designation
- Review the city's pest management policies and/or practices as they relate to pollinator conservation, identify appropriate locations for pollinator-friendly plantings, and consider other appropriate measures
- Install and maintain at least one authorized Bee City USA street sign in a prominent location, and create and maintain a webpage on the City of Woodland or Food Front website
- Each January apply for renewal and include a report of the previous year's Bee City USA activities

Conclusion: Staff recommends that the City Council adopt Resolution No. authorizing the City of Woodland to be a designated Bee City USA member.



Paul Navazio
City Manager

Attachments:

1. Bee City USA Resolution final

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND AUTHORIZING
TO DESIGNATE WOODLAND, CALIFORNIA AS A BEE CITY USA® AFFILIATE**

WHEREAS, the mission of BEE CITY USA is to galvanize communities to sustain pollinators, responsible for the reproduction of nearly 90% of the world's flowering plant species, by providing them with healthy habitat, rich in a variety of native plants and free to nearly free of pesticides; and

WHEREAS, thanks to the more than 3600 species of native bees in the United States, along with introduced honey bees, we have very diverse dietary choices rich in fruits, nuts, and vegetables; and

WHEREAS, bees and other pollinators have experienced population declines due to a combination of habitat loss, poor nutrition, pesticides (including insecticides, fungicides, and herbicides), parasites, diseases, and climate change; and

WHEREAS, pollinator-friendly communities can benefit local and regional economies through healthier ecosystems, increased vegetable and fruit crop yields, and increased demand for pollinator-friendly plant materials from local growers; and

WHEREAS, ideal pollinator-friendly habitat:

- Provides diverse and abundant nectar and pollen from plants blooming in succession throughout the growing season;
- Provides undisturbed spaces (leaf and brush piles, un-mowed fields or field margins, fallen trees and other dead wood) for nesting and overwintering for wild pollinators
- Provides water for drinking, nest-building, and butterfly puddling;
- Is free to nearly free of pesticides, as many pesticides can harm pollinators and/or their habitat;
- Is comprised of mostly native wildflowers, grasses, vines, shrubs, and trees, since many wild pollinators prefer or depend on the native plants with which they co-adapted;
- Provides connectivity between habitat areas to support pollinator movement and resilience; and

WHEREAS, Integrated Pest Management (IPM) is a long-term approach to maintaining healthy landscapes and facilities that minimizes risks to people and the environment by: identifying and removing the causes of pest problems rather than only attacking the symptoms (the pests); employing pests' natural enemies along with cultural, mechanical, and physical controls when prevention is not enough; and using pesticides only when no other method is feasible or effective; and

WHEREAS, supporting pollinators fosters broad-based community engagement in environmental awareness and sustainability; and

WHEREAS, Woodland should be certified a Bee City USA community because:

- Its commitment to stewardship of the natural environment
- Its recognition of the importance of sustainable environments for pollinators and the importance of pollinators for our local agricultural production
- It desires to continue to play a role in helping to educate the public about the importance of pollinators through a variety of informative and engaging activities such as the garden tours, lecture series, and the California Honey Festival

NOW, THEREFORE, BE IT RESOLVED THAT in order to enhance understanding among local government staff and the public about the vital role that pollinators play and what each of us can do to sustain them, the city of Woodland chooses to support and encourage healthy pollinator habitat creation and enhancement, resolving as follows:

1. The City of Woodland is hereby designated as the BEE CITY USA sponsor.
2. The City Manager, or designee, of Woodland, California is designated as the BEE CITY USA liaison.

3. Facilitation of the City of Woodland BEE CITY USA program is assigned to the Woodland Bee City Committee.
4. The Woodland Bee City Committee is authorized to, and shall:
 - a. **Celebration:** Host at least one educational event or pollinator habitat planting or restoration each year to showcase Woodland's commitment to raising awareness of pollinator conservation and expanding pollinator health and habitat.
 - b. **Publicity & Information:** Install and maintain at least one authorized BEE CITY USA street sign in a prominent location, and create and maintain a webpage on the city of Woodland website which includes, at minimum:
 - a copy of this resolution and links to the national BEE CITY USA website;
 - contact information for your BEE CITY USA Liaison and Committee;
 - reports of the pollinator-friendly activities the community has accomplished the previous year(s); and
 - recommended native plant species list and integrated pest management plan (explained below).
 - c. **Habitat:** Develop and implement a program to create or expand pollinator-friendly habitat on public and private land, which includes, but is not limited to, the following actions:
 - Identify and inventory Woodland's real property that can be enhanced with pollinator-friendly plantings.
 - Create a recommended locally native plant list to include wildflowers, grasses, vines, shrubs, and trees and a list of local suppliers for those species.
 - Track (by square footage and/or acreage) annual area of pollinator habitat created or enhanced.
 - d. **Pollinator-Friendly Pest Management:** Create and adopt an integrated pest management (IPM) plan designed to prevent pest problems, reduce pesticide use, and expand the use of non-chemical pest management methods.
 - e. **Policy:** Establish, through the City of Woodland, a policy in the city's General Plan or Climate Action Plan to acknowledge and commit to the BEE CITY USA designation
 - f. **Plan Review:** Review the city's pest management practices and adopt an integrated pest management plan and other relevant documents to support pollinator conservation, identify appropriate locations for pollinator-friendly plantings, and consider other appropriate measures.
 - g. **Renewal:** After completing the first calendar year as a BEE CITY USA affiliate, each February, apply for renewal of the City of Woodland's BEE CITY USA designation following the format provided by BEE CITY USA, including a report of the previous year's BEE CITY USA activities, and paying the renewal fee based on the City of Woodland's population.

PASSED AND ADOPTED by the City Council this ____ day of _____, 2019, by the following vote:

AYES:
 NOES:
 ABSENT:
 ABSTAIN:

 Xochitl Rodriquez, Mayor

ATTEST:

APPROVED AS TO FORM:

 Ana B. Gonzalez, City Clerk

 Kara K. Ueda, City Attorney



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.8.
SUBJECT: Authorize the Purchase of a Ford F350 Work Truck for Streets Maintenance

Recommendation for Action: Staff recommends that the City Council approve Resolution No. _____, authorizing the purchase of a 2019 Ford F350 from Team Ford in the amount of \$56,952.60.

Staff Contact:

Troy Thompson, Fleet & Facilities Manager, troy.thompson@cityofwoodland.org, 530-661-5956

Council Goal:

Maintain City Infrastructure – providing equipment for the needs of the Public Works department

Fiscal Impact:

The funds necessary to complete this purchase were appropriated in the FY2018/19 Vehicle Replacement fund budget adopted by the City Council.

Background:

The subject vehicle is an older truck that is scheduled for replacement in FY2018/19 due to age and high maintenance costs. Fleet Services initiated a bidding process for a replacement truck and received three bids: Downtown Ford of Sacramento in the amount of \$54,922.25, Team Ford of Woodland in the amount of \$56,952.60, and the National Auto Fleet Group of Watsonville in the amount of \$57,847.18. The City's Purchasing Ordinance allows a preference of 5% of the total bid price for responsible local vendors. Granting the 5% preference makes Team Ford the low bidder for the proposed purchase. As such, City staff recommends that the purchase be awarded to Team Ford.

Discussion:

Although the budget to replace the vehicle was already authorized by the City Council, the City's Purchasing Ordinance states that any purchase over \$50,000 must also be approved by the City Council. Fleet Services will execute the purchase upon the City Council authorization. The estimated delivery date will be 12 weeks from the time Fleet Services sends the dealership the purchase order. The new truck should be fully operational and ready for use in early Spring of 2019.

Conclusion:

Staff recommends that the City Council approve Resolution No. _____, authorizing the purchase of a 2019 Ford F350 from Team Ford in the amount of \$56,952.60.

Prepared by: Troy Thompson, Fleet & Facilities Manager

Reviewed by: Craig Locke, Public Works Director



Paul Navazio
City Manager

Attachments:

1. Team Ford Quote
2. Resolution

TEAM FORD INC.

CITY OF WOODLAND
655 N. PIONEER AVE.
WOODLAND CA 95776

BID OREPARED FOR
TROY THOMPSON
530-661-5956

SPECIFICATIONS ON 2019
F-SERIES SD
FLEET CONCESSION MANAGEMENT
REFERENCE #FIN
QC339

FROM:TEAM FORD INC.
CONTACT:FREDDIE GARCIA
53-723-2059
freddie@teamfordca.com

2019 F-SERIES SD

X3C	F-350 4X2 S/C	\$38,345.00
	164" WHEELBASE	
Z1	OXFORD WHITE	
A	VNYL 40/20/40	
S	MEDIUM EARTH GREY	
620A	PREF EQUIP PKG	
	XL TRIM	
	TRAILER TOW PKG	
572	AIR CONDITIONER	
996	6.2L EFI V8 ENG	
44P	6-SPD AUTOMATIC	
TD8	LT245 BSW AS 17	
X37	3.73 REG AXLE	
90L	POWER EQUIP GROUP	\$915.00
17F	XL DECOR PKG	
	14000# GVWR PKG	
425	50 STATE EMISS	
512	SPARE TIRE / WHL2	
	TELE TT MIR-PWR	
59H	HI MNT STOP LMP	

JACK	
96V XL VALUE PKG	
CRUISE CONTROL	
AMFM/MP3/CLK	
SYNC	
2 EXTRA KEYS	\$350.00
RUNNING BOARDS	\$475.00
DEST AND DELIV	\$1,495.00
TOTAL BASE PRICE	\$42,580.00
SALE PRICE	\$33,438.01
STILES TRUCK BODY	\$19,180.00
SALES TAX	\$4,215.84
DOC FEE	\$80.00
MVSC FILING FEE	\$30.00
TIRE FEE	\$7.00
TOTAL PURCHASE PRICE	\$56,952.60

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
AUTHORIZING THE PURCHASE OF ONE REPLACEMENT FORD F350 FOR STREETS
MAINTENANCE**

WHEREAS, the City Council acknowledges that the purchase will be for a replacement truck for Streets Maintenance that was already approved by the City Council to be replaced in Fiscal Year 2018/19; and

WHEREAS, the City Council acknowledges that although the funding for the vehicle was adopted by the City Council in the Fiscal Year 2018/19 budget, any vehicle purchase over \$50,000 requires a separate authorization by the Council; and

WHEREAS, the City staff received three bids from Downtown Ford of Sacramento in the amount of \$54,922.25, Team Ford of Woodland in the amount of \$56,952.60, and the National Auto Fleet Group of Watsonville in the amount of \$57,847.18; and

WHEREAS, the City wishes to award the purchase to Team Ford on the merits of the 5% local bidders preference as determined by the City's Purchasing Ordinance;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WOODLAND: hereby authorizes the purchases of one replacement 2019 Ford F350 from Team Ford in the amount of \$56,952.60.

PASSED AND ADOPTED by the City Council on this 15th day of January 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

APPROVED AS TO FORM:

Kara K. Ueda, City Attorney

ATTEST:

Ana Gonzalez, City Clerk



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.9.
SUBJECT: Clean Air Funds Grant Budget Appropriation

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, authorizing a budget appropriation of \$19,000 to Fund 365 for the Clean Air Funds Grant for fiscal year 2018/19.

Staff Contact:

Reyna Piñon, Conservation Coordinator, (530) 661-2063, reyna.pinon@cityofwoodland.org

Fiscal Impact:

This action will result in a Clean Air Funds Grant appropriation of \$19,000 to Fund 365. The appropriation will be offset by grant funds awarded to the City of Woodland by the Yolo-Solano Air Quality Management District (YSAQMD).

Background:

In March 2018, City Council approved a resolution authorizing staff to submit an application to the YSAQMD for the 2018 Clean Air Funds Program cycle. In June 2018, the YSAQMD awarded the City of Woodland a Clean Air Funds Grant in the amount of \$19,000 for the Electric Vehicle Charging Infrastructure Project, described below.

Discussion:

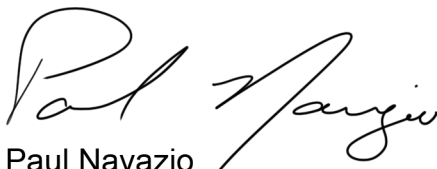
The Electric Vehicle Charging Infrastructure Project will enable the city to install two dual Level 2 electric vehicle (EV) charging stations in the secure, gated parking lot at the Woodland Police Department for employee and municipal fleet vehicles. The infrastructure and equipment installed for the project will provide capacity for additional EV charging station installations in the future and will make EVs a more viable replacement vehicle for the municipal fleet, thereby encouraging the use of alternative-fuel vehicles and contributing to the city's Climate Action Plan efforts to reduce mobile source greenhouse gas emissions.

Conclusion:

Staff recommends that the City Council adopt Resolution No. _____, authorizing a budget appropriation of \$19,000 to Fund 365 for the Clean Air Funds Grant for fiscal year 2018/19.

Prepared By: Reyna Piñon, Conservation Coordinator

Reviewed By: Craig Locke, Public Works Director


Paul Navazio
City Manager

Attachments:

1. Resolution

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
AUTHORIZING APPROPRIATION OF FUNDS TO THE FISCAL YEAR 2018/19
CLEAN AIR FUNDS GRANT BUDGET**

WHEREAS, in June 2018, the Yolo-Solano Air Quality Management District (YSAQMD) awarded the City of Woodland a Clean Air Funds Grant in the amount of \$19,000 for the Electric Vehicle Charging Infrastructure Project; and

WHEREAS, staff wishes to appropriate \$19,000 for the Fiscal Year 2018/19 Clean Air Funds Grant budget; and

WHEREAS, the funding will be offset by grant funds awarded to the City of Woodland by the YSAQMD.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WOODLAND that \$19,000 shall be appropriated to Fund 365 in Fiscal Year 2018/19 for the Clean Air Funds Grant.

PASSED AND ADOPTED by the City Council this 15th day of January 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

APPROVED AS TO FORM:

Ana B. Gonzalez, City Clerk

Kara K. Ueda, City Attorney



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.10.
SUBJECT: Adopt Resolution No. _____, approving SLIF Reimbursement Agreements
Related to Subdivision Map 5092 Oyang South Phase 1

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, 1) Approving the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1; and authorizing the City Manager to sign on behalf of the City; and 2) Approving the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2, and authorizing the City Manager to sign on behalf of the City; and 3) Authorizing the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1 not to exceed \$ 168,000 (15%); and 4) Authorizing the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2 not to exceed \$1,049,000 (15%).

Staff Contact

Bruce D. Pollard, (530) 661-5820, bruce.pollard@cityofwoodland.org

Fiscal Impact

There is no impact to the City budget. All money/credits are handled through the Spring Lake program SLIF funding.

Background

City Council approved a tentative map and development agreement on December 6, 2016 for 77.3 +/- acres with 250 single family lots and one multi-family lot.

Both in tract and offsite improvements are included in the SLIF Capital Improvement Program. These improvements are eligible for reimbursement from the financing district, as part of the SLIF. City Council approved of the first final map (120 lots) June 19, 2018. Lennar Homes of California, Inc. has started construction of the civil infrastructure improvements.

Discussion

Usually an agreement for SLIF reimbursement is prepared concurrently or shortly after the approval of a final map. This agreement documents a mutual understanding of what items will be reimbursed through the SLIF and the estimated cost.

The standard practice for a developer obtaining infrastructure credits involves reconciling their/his costs at the end of the project and amending the reimbursement agreement to document final agreed upon costs. When this amount is greater than the contingency approved by council at the start of the project, then the amendment returns to council.

The Agreements list a reimbursable cost of \$1,124,430 for the in tract improvements of Oyang South Phase 1 and reimbursable cost of \$6,995,623 for the backbone improvements that are common to both Oyang South Phase 1 and Oyang South Phase 2

Conclusion

Staff recommends that the City Council adopt Resolution No. _____, 1) Approving the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1, and authorizing the City Manager to sign on behalf of the City; and 2) Approving the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2, and authorizing the City Manager to sign on behalf of the City; and 3) Authorizing the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1 not to exceed \$ 168,000 (15%); and 4) Authorizing the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2 not to exceed \$1,049,000 (15%).

Written By: Bruce Pollard, Senior Civil Engineer

Reviewed By: Brent Meyer, City Engineer

Ken Hiatt, Assistant City Manager/Community & Economic Development Director



Paul Navazio
City Manager

Attachments:

1. Resolution
2. In Tract Slif Reimbursement Agreement
3. Off Site SLIF Reimbursement Agreement
4. Map

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
APPROVING SLIF REIMBURSEMENT AGREEMENTS ASSOCIATED WITH FINAL
SUBDIVISION MAP 5092 OYANG SOUTH PHASE 1 AND BACKBONE
IMPROVEMENTS FOR OYANG SOUTH PHASE 1 AND OYANG SOUTH PHASE 2**

WHEREAS, on December 6th, 2016, the City Council approved Tentative Map 5092 “Oyang South” and the related Development Agreement; and

WHEREAS, the owner, Lennar Homes, has met conditions and completed requirements for Final Subdivision Map 5092, Oyang South Phase 1, approved by Council on August 21, 2018; and

WHEREAS, the owner, Lennar Homes, completed, posted security and entered into to a Subdivision Improvement Agreement for the Sub division, approved by Council on August 21, 2018; and

WHEREAS, the owner, Lennar Homes, has completed and is ready to enter into to a SLIF Reimbursement Agreement for Subdivision 5092 Oyang South phase 1; and

WHEREAS, the owner, Lennar Homes, has completed and is ready to enter into to an additional SLIF Reimbursement Agreement for Improvements Related to Backbone Improvements for Oyang South phase 1 and Oyang South Phase 2; and

WHEREAS, the developer is requesting the City Council approve these agreements.

NOW THEREFORE BE IT RESOLVED: That the City Council of the City of Woodland, hereby:

Section 1. Approves the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1, and authorizes the City Manager to sign on behalf of the City; and

Section 2. Approves the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2, and authorizes the City Manager to sign on behalf of the City; and

Section 3. Authorizes the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Subdivision 5092, Oyang South Phase 1 not to exceed \$ 168,000 (15%); and

Section 4. Authorizes the City Manager to approve modifications to the SLIF Reimbursement Agreement related to Backbone Improvements for Oyang South Phase 1 and Oyang South Phase 2 not to exceed \$1,049,000 (15%).

PASSED AND ADOPTED this 15th Day of January 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

ATTEST:

Xochitl Rodriguez, Mayor

Ana Gonzalez, City Clerk

Recording Requested by
and when recorded return to:

City of Woodland
Attn: Finance Director
300 First Street
Woodland, CA 95695

**AGREEMENT REGARDING
REIMBURSEMENT OF SPRING LAKE SPECIFIC PLAN IMPROVEMENTS
RELATED TO OYANG SOUTH PHASE 1 BY THE CITY OF WOODLAND**

1. Parties and Date

This Agreement is entered into as of the ____ day of _____, 2019 ("Effective Date") by and between Lennar Homes of California, Inc. a California Corporation, with its principal office located at 1420 Rocky Ridge, Suite # 320 Roseville, CA 95661 ("Developer"), and the City of Woodland, a California municipal corporation ("City").

2. Recitals

2.1 In conjunction with the development of the Spring Lake Specific Plan area, Developer has constructed certain infrastructure improvements, including curbs, gutters, sidewalks, bikeways, soundwalls and/or landscaping, and/or agreed to grant real property interests to the City ("Improvements"), as required by City.

2.2 City and Developer are parties to a Funding and Reimbursement Agreement for Development Within the Spring Lake Specific Plan Area ("Reimbursement Agreement"), which provides for City reimbursement to Developer of Excess Costs (as defined therein) of such Improvements, by way of fee credits, bond proceeds or cash received from other benefiting property owners.

2.3 City desires to take ownership of, and responsibility for, the Improvements constructed by Developer and more particularly described in Exhibit "A," attached hereto and incorporated by this reference, and desires therefore to purchase the Improvements from Developer.

NOW, THEREFORE, in consideration of the preceding recitals and the covenants hereinafter contained, the parties agree as follows:

3. Terms

3.1 Purchase Price. The total purchase price for the improvements is One Million One Hundred Twenty-Four Thousand Four Hundred Thirty Dollars & 00/00 (\$1,124,430.00) ("Purchase Price"), which represents those costs reasonably incurred by Developer in constructing the Improvements, as set forth in Exhibit "A," Based on Engineer's Estimates as set forth in Exhibit B attached hereto and incorporated herein by this reference. Notwithstanding

any other provision of this Agreement, Purchase Price shall be paid solely by Spring Lake Infrastructure Fee ("SLIF") credits or cash from Spring Lake Infrastructure Fees ("SLIF") collected, cash advanced by Spring Lake developers, or Master Plan Remainder Area (MPRA) reimbursements. Developer acknowledges that the Purchase Price cannot be paid from the proceeds of bonds issued by a Community Facilities District. For Improvements consisting of items included in the Spring Lake Capital Improvement Program as backbone facilities and land dedicated for public improvements, reimbursement shall be made through fee credits, unless and until such time as the City has collected sufficient SLIF funding and/or cash advanced from developers, provided that if reimbursement is made through fee credits and the City subsequently collects SLIF funding or cash advances, Developer shall not be entitled to exchange the fee credits for cash.

3.2 Prevailing Wages. Developer is aware of the requirements of California Labor Code Section 1720, et seq., and 1770, et seq., as well as California Code of Regulations, Title 8, Section 16000, et seq., ('Prevailing Wage Laws'), which require the payment of prevailing wage rates and the performance of other requirements on "public works" and "maintenance" projects. Since the Improvements (other than the Improvements consisting solely of dedication of land) are an applicable "public works" or "maintenance" project, as defined by the Prevailing Wage Laws, and since such Improvements will cost more than \$1,000, Developer warrants that it has fully complied with such Prevailing Wage Laws, and caused its contractors and subcontractors to so comply, by paying the prevailing rates of per diem wages for each craft, classification or type of worker needed to execute the construction and installation of the Improvements. Developer shall defend, indemnify and hold the City, its elected officials, officers, employees and agents free and harmless from any claim or liability arising out of any failure or alleged failure to comply with applicable Prevailing Wage Laws.

3.3 Documentation of Costs. Within forty-five (45) days of the completion of the Reimbursable Improvements and their formal acceptance by City, Developer shall provide City an itemized accounting of the reasonable and actual costs of the Reimbursable Improvements incurred by Developer, and bills and copies of canceled checks (showing the front and back) evidencing the costs incurred for the Reimbursable Improvements. Developer shall also provide City with any additional information as to any items shown on the itemized accounting as requested by City to substantiate the costs. Should Developer fail to provide all required documents to City within such 45-day period, City shall be relieved from its reimbursement obligations as described herein.

3.4 Grant of Easements. Developer hereby grants to City all necessary easements, rights of way and rights of access and egress in and to all real property now or hereafter acquired and owned by Developer, as may be necessary or convenient to enable City to maintain, repair and exercise all other necessary control over the Improvements. Developer covenants that it will execute, deliver and record any and all additional documents as may be required to be executed, delivered and recorded to establish such easements, rights of way and rights of access and egress.

3.5 Title. Upon the transfer of the Improvements to City in accordance with this Agreement, title to the Improvements shall be deemed conveyed to and vested in City. City and Developer shall execute, deliver and cause to be recorded any and all documents necessary to convey such title to City. Said documentation may include, without limitation, a bill of sale or grant deed.

3.6 Documents. Developer shall cause all plans, specifications, records, reports, as-built drawings, construction documents and any other written material regarding the location, construction, maintenance and operation of the Improvements to the City within fifteen (15) days of the Effective Date.

3.7 State of Title to Improvements. Developer shall transfer the Improvements to the City free of all liens or encumbrances of any kind of record or known to Developer. Developer agrees to hold City harmless in regard to any liens or encumbrances of any kind which are alleged to have existed or arisen prior to the conveyance of the Improvements to City. Developer shall reimburse City for any and all costs and expenses, including attorneys' fees, which City expends in payment of, or defense against, any such liens or encumbrances which may have existed prior to the conveyance of the Improvements to City.

3.8 Notices. Any notices or correspondence relating to this Agreement shall be sent to the following addresses:

City: City of Woodland
Attn: Chief Financial Officer
With a Copy to: City Engineer
300 First Street
Woodland, CA 95695

Developer: Lennar Homes
1420 Rocky Ridge, Suite # 320
Roseville, CA 95661
Attn: Division President

3.9 Indemnification. Developer shall defend, indemnify, and hold harmless City, its officials, officers, agents, and employees from and against any and all claims, demands, causes of action, costs, expenses, liabilities, losses, damages, or injuries of any kind, including attorneys' fees, in law or equity, to property or persons, including wrongful death, in any manner arising out of or incident to the design, grading, construction or maintenance of the Infrastructure.

3.10 Authority to Execute. The signatories to this Agreement warrant that they are lawfully authorized to execute this Agreement.

3.11 Entire Agreement. This Agreement contains the entire agreement between the parties with respect to the matters herein provided for, and may only be amended by a subsequent written agreement signed on behalf of both parties.

3.12 Attorneys' Fees. Should either party to this Agreement commence a court action or proceeding against the other party with respect to this Agreement, the party prevailing in such action or proceeding shall be entitled to receive from the losing party attorneys' fees, expert witness' fees, court costs and other costs incurred in prosecuting or defending such action or proceeding.

3.13 Governing Law and Venue. This Agreement shall be construed in accordance with and governed by the laws of the State of California. Any action to interpret or enforce this

Agreement shall be brought and maintained exclusively in the courts of Yolo County, California.

3.14 Severability. If any one or more of the provisions contained in this Agreement shall for any reason be held to be invalid, illegal or unenforceable in any respect, then such provision(s) shall be deemed severable from the remaining provisions contained in this Agreement.

3.15 Interpretation. The parties understand, acknowledge and agree that they have participated equally in the negotiation and drafting of this Agreement, and that they have had the ability to consult legal counsel with respect hereto. To this end, each and every provision of this Agreement shall be interpreted equally and not in favor or against either of the parties.

IN WITNESS WHEREOF, the parties have caused this Agreement to be signed as of the date first above written.

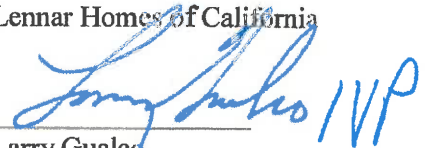
CITY OF WOODLAND

Lennar Homes of California

By:

Paul Navazio, City Manager

by:


Larry Gualco
Division President

ATTEST:

Ana Gonzalez, City Clerk

**EXHIBIT A
IMPROVEMENTS TO BE ACQUIRED
ARE INCLUDED IN THE FOLLOWING PLAN SETS:**

“Oyang South Subdivision No. 5092”

SCHEDULE						
Item No.	CONSTRUCTION ITEM DESCRIPTION	UNITS	QTY	TOTAL ESTIMATED COST	FUND SOURCE	NOTES
1	Grading and Erosion Control	LS		\$0.00	SLIF Credits	
2	Street work, concrete,	LS		\$221,340.00	SLIF Credits	
3	Masonry	LS		\$0.00	SLIF Credits	
4	Landscaping	LS		\$487,283.00	SLIF Credits	
5	Sewer	LS		0.00	SLIF Credits	
6	Storm Drain	LS		\$7675.00	SLIF Credits	
7	Water	LS		\$20,280.00	SLIF Credits	
8	Recycled water	LS		\$150,220.00	SLIF Credits	
9	Lighting	LS		\$20,000.00	SLIF Credits	
	Sub Total			\$906,798.00		
	Overhead, Engineering, CM staking, inspection Etc. fixed at 24%	LS		\$217,632.00	SLIF Credits	
	TOTAL			\$1,124,430.00		

EXHIBIT B

ENGINEER'S OPINION OF PROBABLE SLIF CONSTRUCTION COSTS

WOOD ROGERS
Oyong South Phase 1 Improvement Plans Reimbursement Agreement
 Definition of Probable Cost for
 City of Woodland
 Prepared for Lannar Homes
 based on Improvement plans dated August 2018

Prepared By
 S.10.2018
 P. Tebor

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLIF COST SHARE	Developer COST share	SLIF TAB	SLIF Section	SLIF Item No.	WR SLIF Reimbursement Notes
A. EARTHWORK										
1. Clearing & Grubbing (Separate Contract)	-	AC	-	-	-	-	-	-	-	-
2. Rough Grading/Lot Grading (Separate Contract)	-	CY	-	-	-	-	-	-	-	-
3. Erosion Control (Separate Contract)	-	AC	-	-	-	-	-	-	-	-
4. Road Finish Grading (On-site)	241,680	SF	\$0.50	\$144,000	-	\$144,000	-	-	-	-
5. Sidewalk Finish Grading (On-site)	61,275	SF	\$0.85	\$52,084	-	\$52,084	-	-	-	-
6. Sidewalk Finish Grading (Marathon-HLA to Parkway)	7,145	SF	\$0.85	\$6,073	-	\$6,073	Other Project - CIP	14 B1	1 d1	-
7. Sidewalk Finish Grading (Marathon-Parkland to E. Blvd)	18,425	SF	\$0.85	\$15,761	-	\$15,761	Other Project - CIP	15 B1	1 d1	-
8. Sidewalk Finish Grading (E Side OVB Greenbelt)	8,380	AC	\$0.85	\$7,123	-	\$7,123	Other Project - CIP	16 C1	1 d1	-
TOTAL EARTHWORK				\$224,248	\$0	\$224,248				
B. DEMO										
1. Sawcut (Banks Dr)	35	LF	\$35.00	\$1,225	-	\$1,225	-	-	-	-
2. Sawcut (Marathon Dr)	820	LF	\$35.00	\$28,700	-	\$28,700	-	-	-	-
3. Remove Existing Water Main/Valve/Curb (Marathon Dr)	1	LS	\$10,000.00	\$10,000	-	\$10,000	-	-	-	-
4. 2" Grind & Overlay (Banks Dr)	1,270	SF	\$1.00	\$1,270	-	\$1,270	-	-	-	-
5. 2" Grind & Overlay (Marathon Dr)	8,480	SF	\$1.00	\$8,480	-	\$8,480	-	-	-	-
TOTAL DEMO				\$47,675	\$0	\$47,675				
C. STREETWORK & CONCRETE										
1. 4" AC Pavement	238,620	SF	\$5.25	\$1,252,755	-	\$1,252,755	-	-	-	-
2. 12" AS Pavement	273,730	SF	\$5.25	\$1,437,053	-	\$1,437,053	-	-	-	-
3. 4" Sidewalk	37,230	SF	\$7.00	\$260,610	-	\$260,610	-	-	-	-
4. 4.5" Sidewalk	18,635	SF	\$8.00	\$149,080	-	\$149,080	-	-	-	-
5. 6" Sidewalk	4,410	SF	\$18.00	\$79,380	-	\$79,380	-	-	-	-
6. Median Curb	550	LF	\$24.00	\$13,200	-	\$13,200	-	-	-	-
7. Curb & Gutter	14,050	LF	\$28.00	\$393,400	-	\$393,400	-	-	-	-
8. Curb Ramp (Case A)	34	EA	\$1,700.00	\$57,800	-	\$57,800	-	-	-	-
9. Curb Ramp (Case F) (Interact)	6	EA	\$1,700.00	\$10,200	-	\$10,200	-	-	-	-



Opinion of Probable Cost for

Oyang South Phase 1 Improvement Plans Reimbursement Agreement

City of Woodland

Prepared for: Lenner Hernes

based on improvement plans dated August 2018

Prepared By
8/10/2018
P. Tabor

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLIF COST SHARE		SLIF TAB	SLIF Section	SLIF Item No.	WR SLIF Reimbursement Notes
					Developer	COST Share				
10. Curb Ramp (Case F) (Marlon- Parkland to E Brdy)	1	EA	\$1,700.00	\$1,700	\$1,700	\$0	-	-	-	Not reimbursable under SLIF - remaining
11. Curb Ramp (Case F) (E Side OYS Greenbelt)	2	EA	\$1,700.00	\$3,400	\$3,400	\$0	-	-	-	Not reimbursable under SLIF - remaining
12. Curb Ramp (Case C) w/ Decorative Edgecure (Intract)	8	EA	\$1,700.00	\$10,200	\$10,200	-	-	-	-	-
13. 10' Concrete Pathway (Marston- HLA to Parkland)	7,145	SF	\$6.25	\$44,658	\$44,658	\$44,658	Other Project - CIP	14.B	11.12	-
14. 4" AB (10' Concrete Pathway) (Marston- HLA to Parkland)	7,145	SF	\$0.75	\$5,359	\$5,359	-	Other Project - CIP	14.B	11.12	-
15. 10' Concrete Pathway (Marston- Parkland to E. Brdy)	18,425	SF	\$6.25	\$115,156	\$115,156	\$115,156	Other Project - CIP	15.B	11.12	-
16. 4" AB (10' Concrete Pathway) (Marston- Parkland to E. Brdy)	18,425	SF	\$0.75	\$13,819	\$13,819	\$13,819	Other Project - CIP	15.B	11.12	-
17. 10' Concrete Pathway (E Side OYS Greenbelt)	6,050	SF	\$6.25	\$37,813	\$37,813	\$37,813	Other Project - CIP	16.C	11.12	-
18. 4" AB (10' Concrete Pathway) (E Side OYS Greenbelt)	6,050	SF	\$0.75	\$4,538	\$4,538	\$4,538	Other Project - CIP	16.C	11.12	-
19. 16' Wide PCC Residential Driveway Apron	120	EA	\$1,100.00	\$132,000	\$132,000	-	-	-	-	-
20. Median Stamped Concrete (Marlon Dr)	180	SF	\$25.00	\$4,500	\$4,500	\$4,500	-	-	-	-
21. Traffic Circle Stamped Concrete	1,000	SF	\$15.00	\$15,000	\$15,000	\$15,000	-	-	-	-
22. Traffic Circle 4" Median Curb	280	LF	\$25.00	\$7,250	\$7,250	\$7,250	-	-	-	-
23. Traffic Circle 8" Median Curb	180	LF	\$26.00	\$4,750	\$4,750	\$4,750	-	-	-	-
24. Street/Sidewalk Edgecure	5	EA	\$2,750.00	\$13,750	\$13,750	\$13,750	-	-	-	-
25. Striping & Signage (Marlon Dr)	1	LS	\$10,000.00	\$10,000	\$10,000	\$10,000	-	-	-	-
26. Striping & Signage (Intract)	1	LS	\$37,500.00	\$37,500	\$37,500	\$37,500	-	-	-	-
TOTAL STREETWORK				\$4,086,688	\$221,340	\$3,865,348				
D. MONUMENTATION										
1. Survey/Roadway Monument	18	EA	\$365.00	\$6,570	\$6,570	\$6,570	-	-	-	-
2. Relocate Existing Monument	3	EA	\$250.00	\$750	\$750	\$750	-	-	-	-
TOTAL MONUMENTATION				\$7,320	\$7,320	\$7,320				
E. SEWER SYSTEM										
1. 8" SDR-35 PVC	6,580	LF	\$52.00	\$341,120	\$341,120	\$341,120	-	-	-	-
2. 48" Sewer Manhole	30	EA	\$5,250.00	\$1,575,000	\$1,575,000	\$1,575,000	-	-	-	-
3. 4" Sewer Service	120	EA	\$1,450.00	\$174,000	\$174,000	\$174,000	-	-	-	-



Ouyang South Phase 1 Improvement Plans Reimbursement Agreement
 Opinion of Probable Cost for
 Prepared for Lanier Homes

Prepared By
 9/10/2018
 P. Taber

City of Woodland
 based on Improvement plans dated August 2018

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLIF COST Share	Developer Cost share	SLIF TAB	SLIF Section	SLIF Item No.	WR SLIF Reimbursement Notes
4. Sewer Stub	4	EA	\$1,500.00	\$6,000.00	\$0	\$6,000.00				
F. STORM DRAINAGE				\$678,820						
1. 48" Manhole	7	EA	\$4,650.00	\$32,550.00		\$32,550.00				
2. 60" Manhole	1	EA	\$5,250.00	\$5,250.00		\$5,250.00				
3. 72" Manhole	1	EA	\$7,880.00	\$7,880.00		\$7,880.00				
4. Curb Inlet	24	EA	\$4,250.00	\$102,000.00		\$102,000.00				
5. Curb Inlet w/Manhole Base	28	EA	\$5,950.00	\$166,600.00		\$166,600.00				
6. Storm Drain, 12" RCP (E Side OYS Greenbelt)	55	LF	\$45.00	\$2,475.00	\$2,475.00	\$0	Other Project - CIP	16 C	VI (a)	Area drain included with SLIF landscape cost programming
7. Storm Drain, 18" RCP	4,265	LF	\$58.00	\$247,370.00		\$247,370.00				
8. Storm Drain, 24" RCP	1,055	LF	\$74.00	\$78,070.00		\$78,070.00				
9. 24" Culvert Structure (Lat N) (Inlet)	1	EA	\$10,000.00	\$10,000.00		\$10,000.00				
10. 24"x36" Field Inlet (E Side OYS Greenbelt)	1	EA	\$5,200.00	\$5,200.00	\$5,200.00	\$0	Other Project - CIP	16 C	VI (a)	Area drain included with SLIF landscape cost programming
G. DOMESTIC WATER SYSTEM				\$648,985	\$7,875	\$641,110				
1. Water Main, 8" PVC, Incl. Fittings	7,775	LF	\$58.00	\$450,950.00		\$450,950.00				
2. Fire Hydrant w Tee & Valve	24	EA	\$7,250.00	\$174,000.00		\$174,000.00				
3. 2" Blowoff Hydrant	5	EA	\$1,650.00	\$8,250.00		\$8,250.00				
4. 8" Gate Valve (Inlet)	37	EA	\$1,850.00	\$68,450.00		\$68,450.00				
5. 8" Gate Valve (Mansion Dr)	18	EA	\$1,650.00	\$29,700.00		\$29,700.00				
6. Connect to Existing (Banks Dr)	3	EA	\$3,500.00	\$10,500.00		\$10,500.00				
7. Cut-In Tee/Cross on Existing Water Main (Mansion Dr)	6	EA	\$5,000.00	\$30,000.00		\$30,000.00				
8. 1-1/2" House Service w 1" Water	120	EA	\$2,500.00	\$300,000.00		\$300,000.00				
9. Ingestion Sleeve - 4" (Mansion - HLA to Parkland)	160	LF	\$12.00	\$1,920.00	\$1,920.00	\$0	Other Project - CIP	14 (B)	VII (h)	
10. Ingestion Sleeve - 8" (Mansion - HLA to Parkland)	0	LF	\$20.00	\$0.00	\$0.00	\$0.00	Other Project - CIP	14 (B)	VII (i)	
11. Ingestion Sleeve - 4" (Mansion - Parkland to E Body)	805	LF	\$12.00	\$9,660.00	\$7,260.00	\$2,400.00	Other Project - CIP	15 (B)	VII (h)	
12. Ingestion Sleeve - 8" (Mansion - Parkland to E Body)	110	LF	\$20.00	\$2,200.00	\$2,200.00	\$0.00	Other Project - CIP	15 (B)	VII (h)	



**Opinion of Probable Cost for
Oyang South Phase 1 Improvement Plans Reimbursement Agreement**

City of Woodland
Prepared for Lennar Homes
based on improvement plans dated August 2018

Prepared
By
9.10.2018
P.Tabor

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SUJ COST SHARE	DEVELOPER COST SHARE	SUJ TAB	SUJ SECTION	SUJ ITEM NO.	WR SUJ REIMBURSEMENT NOTES
13. Irrigation Sleeve - 4" (E Side OYS Greenbelt)	250	LF	\$12.00	\$3,000	\$3,000	\$0	Other Project - CIP	16 C	VII.1	
14. Irrigation Sleeve - 6" (E Side OYS Greenbelt)	45	LF	\$20.00	\$900	\$900	\$0	Other Project - CIP	16 C	VII.1	
15. 1-1/2" Water Service & 1" Meter w/ Backflow Prevention (E Side OYS Greenbelt)	1	EA	\$5,000.00	\$5,000	\$5,000	\$0	Other Project - CIP	16 C	VII.1	
TOTAL WATER SYSTEM				\$1,191,720	\$20,280	\$1,081,440				
H. RECYCLED WATER SYSTEM										
1. Recycled Water Main, 8" PVC, incl. Fittings (Marston- HLA to Parkland)	785	LF	\$58.00	\$45,510	\$45,110	\$0	Other Project - CIP	14 B	VII.1	
2. Valve, 8" Gate (Recycled Water) (Marston- HLA to Parkland)	1	EA	\$1,850.00	\$1,850	\$1,850	\$0	Other Project - CIP	14 B	VII.1	
3. Recycled Water Main, 8" PVC, incl. Fittings (Marston- Parkland to E Body)	1,620	LF	\$58.00	\$93,960	\$93,960	\$0	Other Project - CIP	15 B	VII.1	
4. Valve, 8" Gate (Recycled Water) (Marston- Parkland to E Body)	2	EA	\$1,850.00	\$3,700	\$3,700	\$0	Other Project - CIP	15 B	VII.1	
5. 2" Elevated Hydrant (Recycled Water) (Marston- Parkland to E Body)	1	EA	\$2,100.00	\$2,100	\$2,100	\$0	Other Project - CIP	15 B	VII.1	
6. 1-1/2" RCW Irrigation Service Stub (Marston- Parkland to E Body)	1	EA	\$2,500.00	\$2,500	\$2,500	\$0	Other Project - CIP	15 B	VII.1	
TOTAL RECYCLED WATER SYSTEM				\$180,220	\$180,220	\$0				
I. STREETLIGHTS										
1. Streetlights (Single) (incl. wire, poles, foundations) (Intract)	39	EA	\$7,100.00	\$276,900	\$276,900	\$0				
2. Metered Service Point (Intract)	2	EA	\$5,700.00	\$11,400	\$11,400	\$0				
3. Relocate Existing Streetlight (Intract)	2	EA	\$5,000.00	\$10,000	\$10,000	\$0				
4. Relocate Streetlight Conduit (Marston - HLA to Parkland)	680	LF	\$20.00	\$13,600	\$13,600	\$0	Other Project - CIP	14 B	VII.1	Relocation effort as requested by City is associated with SUJ landscape programming for this equipment.
5. Pedestrian Flashing Beacon (Marston- Parkland to E Body)	1	EA	\$20,000.00	\$20,000	\$20,000	\$0	Other Project - CIP	15 B	VII.1	
TOTAL STREETLIGHTS				\$331,900	\$20,200	\$311,900				
J. LANDSCAPING/WALLS/FENCES										
1. Landscaping and Irrigation (Marston- HLA to Parkland)	20,000	SF	\$4.50	\$92,700	\$92,700	\$0	Other Project - CIP	14 B	VII.1	Controller cost include with SUJ landscape programming per City email
2. Landscaping and Irrigation (Marston- Parkland to E Body)	51,685	SF	\$4.50	\$232,583	\$232,583	\$0	Other Project - CIP	15 B	VII.1	Controller cost include with SUJ landscape programming per City email
3. Landscaping and Irrigation (E Side OYS Greenbelt)	32,000	SF	\$4.50	\$144,000	\$144,000	\$0	Other Project - CIP	16 C	VII.1	Controller cost include with SUJ landscape programming per City email
4. Landscaping and Irrigation (Lot C, D, E, F) (Intract)	8,420	SF	\$4.50	\$37,890	\$37,890	\$0				
5. Landscaping and Irrigation (Traffic Circles)	425	SF	\$4.50	\$1,913	\$1,913	\$0				
6. Landscaping and Irrigation (Medians)	2,300	SF	\$4.50	\$10,350	\$10,350	\$0				



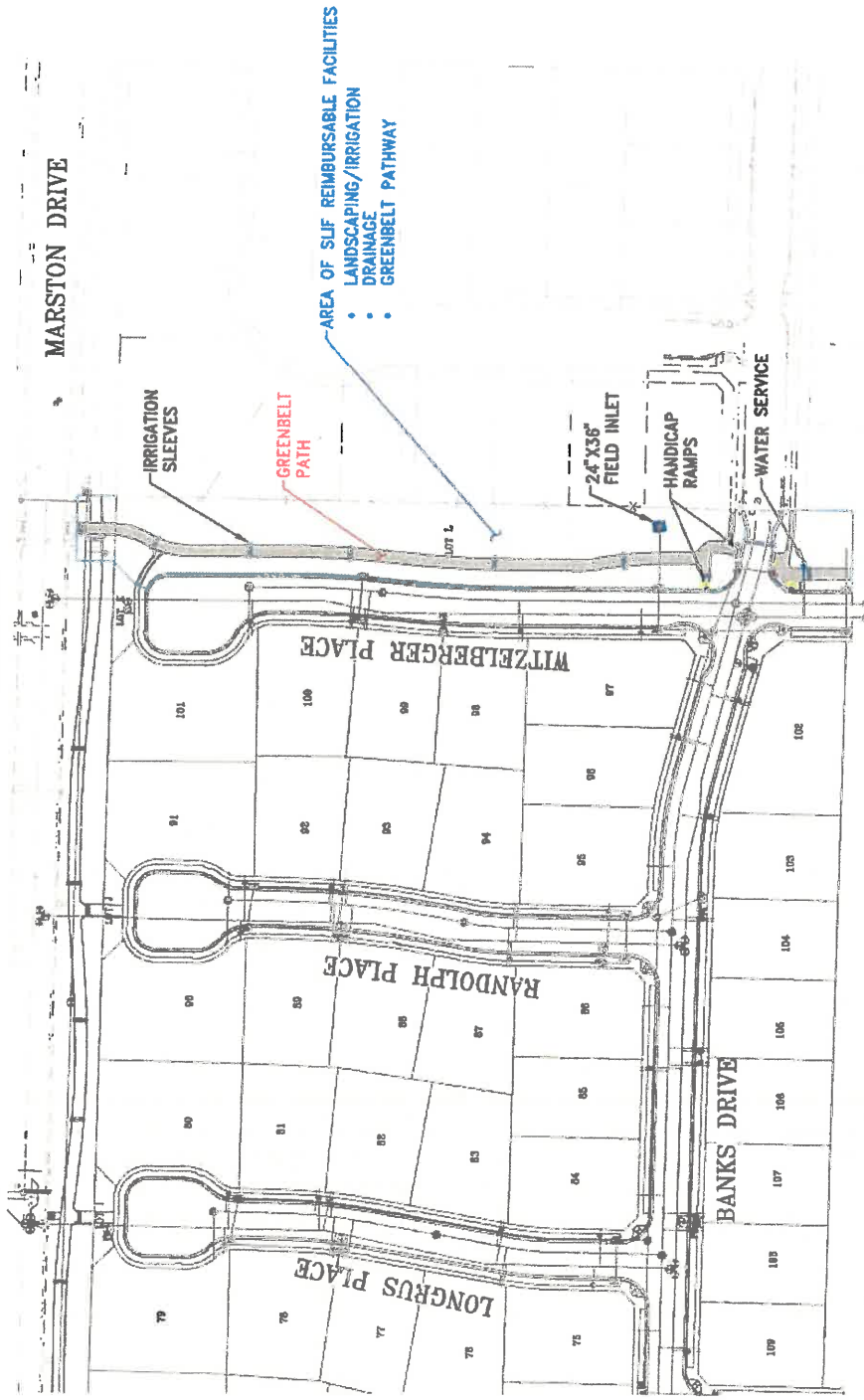
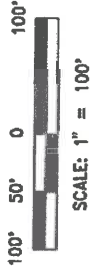
Opinion of Probable Cost for:
Oyang South Phase 1 Improvement Plans Reimbursement Agreement
City of Woodland
Prepared for Lannar Homes
based on Improvement plans dated August 2018

Prepared
By
8/10/2018
P. Tabor

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLUF COST Share	Developer Cost Share	SLUF TAB	SLUF Section	SLUF Item No.	WR SLUF Reimbursement Notes
7. Keystone Retaining Wall (Infract)	1,140	LF	\$50.00	\$58,400		\$58,400				
8. 8" Shaded Redwood Bark Mulch (Lot RPLA) (Infract)	235	CY	\$35.00	\$8,225		\$8,225				
9. Deluxe Fence (Adj. Marston Greenbelt) (Infract)	2,470	LF	\$40.00	\$98,800		\$98,800				
10. Entry Monument Signage	1	LS	\$15,000.00	\$15,000		\$15,000				
11. Irrigation Controller (Marston- Perizend to E End)	1	EA	\$9,000.00	\$9,000	\$9,000		Other Project - CIP	14 B	VI a, b	Controller cost include with SLUF landscape programming per City email
12. Irrigation Controller (E Side OYS Greenbelt)	1	EA	\$9,000.00	\$9,000	\$9,000		Other Project - CIP	15 B	VI a, b	Controller cost include with SLUF landscape programming per City email
TOTAL LANDSCAPING WALLS/FENCES				\$727,840	\$487,283	\$240,578				
L JOINT TRENCH										
1. Joint Trench	8,790	LF	\$85.00	\$832,150		\$832,150				
TOTAL JOINT TRENCH				\$832,150	\$0	\$832,150				
CONSTRUCTION COST ESTIMATE SUMMARY										
A. EARTHWORK				\$224,249	\$0	\$224,249				
B. DEMO				\$47,875	\$0	\$47,875				
C. STREETWORK & CONCRETE				\$4,050,898	\$221,340	\$3,829,558				
D. MONUMENTATION				\$7,320	\$0	\$7,320				
E. SEWER SYSTEM				\$978,820	\$0	\$978,820				
F. STORM DRAINAGE				\$648,895	\$7,875	\$641,020				
G. DOMESTIC WATER SYSTEM				\$1,101,730	\$20,280	\$1,081,450				
H. RECYCLED WATER SYSTEM				\$150,220	\$150,220	\$0				
I. STREETLIGHTS				\$331,900	\$20,000	\$311,900				
J. LANDSCAPING WALLS/FENCES				\$727,860	\$487,283	\$240,578				
L JOINT TRENCH				\$832,150	\$0	\$832,150				
Subtotal				\$9,601,115	\$905,788	\$7,695,316				
10% Contingency				\$960,111	\$90,840	\$769,432				
24% Soft Costs				\$2,312,287	\$217,631	\$1,894,656				
TOTAL CONSTRUCTION COST				\$12,873,492	\$1,215,109	\$10,658,383				

SLIF REIMBURSABLE FACILITIES EXHIBIT FOR LOT L
OYANG SOUTH PHASE 1

LENNAR HOMES
 CITY OF WOODLAND CALIFORNIA
 AUGUST 2018



SHEET 2 OF 2



WOOD RODGERS
 LANDSCAPE ARCHITECTS
 3301 C ST. SUITE 100-4 TEL 916.241.7767
 SACRAMENTO, CA 95816 FAX 916.241.7767

\\3000-9\3251-Oyang South\Oyang South_P1\Civil\Docs\Estimates\SLIF Reimbursement\C-EH-OYSP1-Reimbursement-Facilities-Lot L.dwg 8/30/2018 2:24 PM Mike Lee

SLIF REIMBURSABLE FACILITIES EXHIBIT FOR OYANG SOUTH PHASE 1

LENNAR HOMES

CITY OF WOODLAND CALIFORNIA

AUGUST 2018

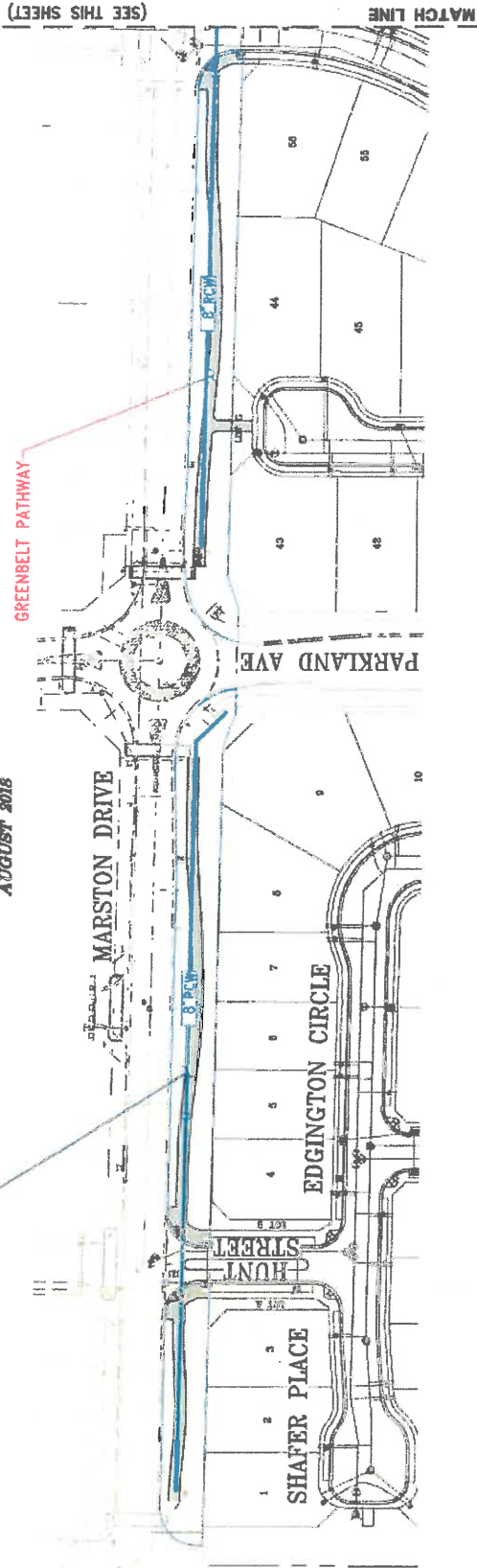
- AREA OF SLIF REIMBURSABLE FACILITIES
- LANDSCAPING
 - RECYCLED WATER MAIN
 - ACCESS ROAD/PATH

100' 50' 0 100'
SCALE: 1" = 100'



(SEE THIS SHEET)

GREENBELT PATHWAY



BLOW OFF VALVE &
IRRIGATION SERVICE

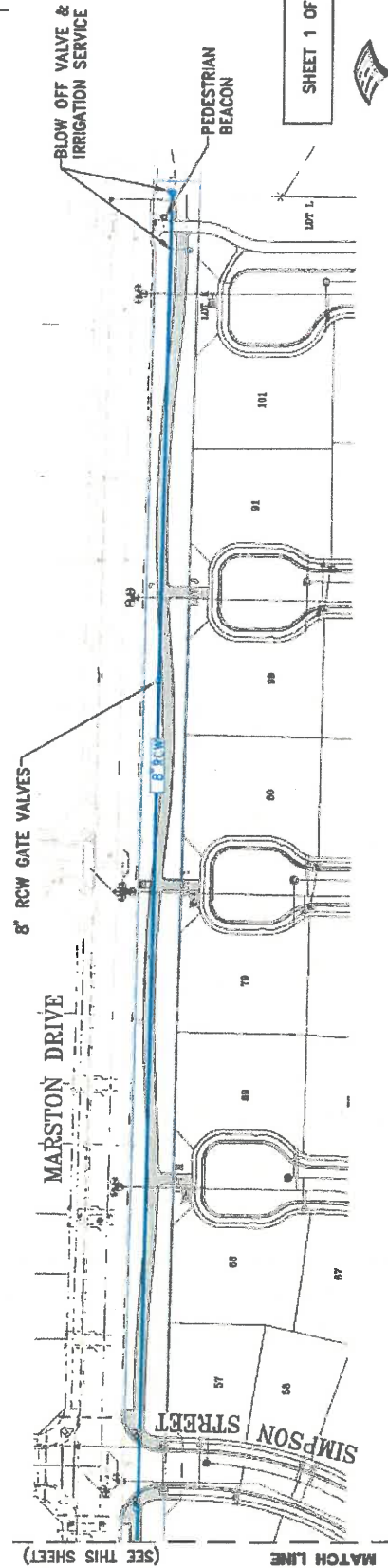
PEDESTRIAN
BEACON

SHEET 1 OF 2

8' RCW GATE VALVES

MARSTON DRIVE

(SEE THIS SHEET)



PEDESTRIAN
BEACON

WOOD-ROBBERS
BUILDING RELATIONSHIP LINE PROJECT AT A TIME
3301 E ST, BLDG. 100-B TEL. 916.341.7760
SACRAMENTO, CA 95816 FAX 916.341.7767

3300-s\3251-Oyang South\Oyang South_P1\Civil\Docs\Estimates\SLIF Reimbursement\C-XH-OYSP1-Reimburseable Facilities.dwg 8/30/2018 2:21 PM Mike Lee

Recording Requested by
and when recorded return to:

City of Woodland
Attn: Finance Director
300 First Street
Woodland, CA 95695

**AGREEMENT REGARDING
REIMBURSEMENT OF SPRING LAKE SPECIFIC PLAN IMPROVEMENTS
RELATED TO BACKBONE IMPROVEMENTS OYANG SOUTH PHASE 1 AND
PHASE 2
BY THE CITY OF WOODLAND**

1. Parties and Date

This Agreement is entered into as of the ____ day of _____, 2019 (“Effective Date”) by and between Lennar Homes of California, Inc. a California Corporation, with its principal office located at 1420 Rocky Ridge, Suite # 320 Roseville, CA 95661 (“Developer”), and the City of Woodland, a California municipal corporation (“City”).

2. Recitals

2.1 In conjunction with the development of the Spring Lake Specific Plan area, Developer has constructed certain infrastructure improvements, including curbs, gutters, sidewalks, bikeways, soundwalls and/or landscaping, and/or agreed to grant real property interests to the City (“Improvements”), as required by City.

2.2 City and Developer are parties to a Funding and Reimbursement Agreement for Development Within the Spring Lake Specific Plan Area (“Reimbursement Agreement”), which provides for City reimbursement to Developer of Excess Costs (as defined therein) of such Improvements, by way of fee credits, bond proceeds or cash received from other benefiting property owners.

2.3 City desires to take ownership of, and responsibility for, the Improvements constructed by Developer and more particularly described in Exhibit “A,” attached hereto and incorporated by this reference, and desires therefore to purchase the Improvements from Developer.

NOW, THEREFORE, in consideration of the preceding recitals and the covenants hereinafter contained, the parties agree as follows:

3. Terms

3.1 Purchase Price. The total purchase price for the improvements is Six Million Nine Hundred Ninety-five Thousand Six Hundred Twenty-three Dollars & 00/00 (\$6,995,623.00) (“Purchase Price”), which represents those costs reasonably incurred by

Developer in constructing the Improvements, as set forth in Exhibit "A," Based on Engineer's Estimates as set forth in Exhibit B attached hereto and incorporated herein by this reference. Notwithstanding any other provision of this Agreement, Purchase Price shall be paid solely by Spring Lake Infrastructure Fee ("SLIF") credits or cash from Spring Lake Infrastructure Fees ("SLIF") collected, cash advanced by Spring Lake developers, or Master Plan Remainder Area (MPRA) reimbursements. Developer acknowledges that the Purchase Price cannot be paid from the proceeds of bonds issued by a Community Facilities District. For Improvements consisting of items included in the Spring Lake Capital Improvement Program as backbone facilities and land dedicated for public improvements, reimbursement shall be made through fee credits, unless and until such time as the City has collected sufficient SLIF funding and/or cash advanced from developers, provided that if reimbursement is made through fee credits and the City subsequently collects SLIF funding or cash advances, Developer shall not be entitled to exchange the fee credits for cash.

3.2 Prevailing Wages. Developer is aware of the requirements of California Labor Code Section 1720, et seq., and 1770, et seq., as well as California Code of Regulations, Title 8, Section 16000, et seq., ('Prevailing Wage Laws'), which require the payment of prevailing wage rates and the performance of other requirements on "public works" and "maintenance" projects. Since the Improvements (other than the Improvements consisting solely of dedication of land) are an applicable "public works" or "maintenance" project, as defined by the Prevailing Wage Laws, and since such Improvements will cost more than \$1,000, Developer warrants that it has fully complied with such Prevailing Wage Laws, and caused its contractors and subcontractors to so comply, by paying the prevailing rates of per diem wages for each craft, classification or type of worker needed to execute the construction and installation of the Improvements. Developer shall defend, indemnify and hold the City, its elected officials, officers, employees and agents free and harmless from any claim or liability arising out of any failure or alleged failure to comply with applicable Prevailing Wage Laws.

3.3 Documentation of Costs. Within forty-five (45) days of the completion of the Reimbursable Improvements and their formal acceptance by City, Developer shall provide City an itemized accounting of the reasonable and actual costs of the Reimbursable Improvements incurred by Developer, and bills and copies of canceled checks (showing the front and back) evidencing the costs incurred for the Reimbursable Improvements. Developer shall also provide City with any additional information as to any items shown on the itemized accounting as requested by City to substantiate the costs. Should Developer fail to provide all required documents to City within such 45-day period, City shall be relieved from its reimbursement obligations as described herein.

3.4 Grant of Easements. Developer hereby grants to City all necessary easements, rights of way and rights of access and egress in and to all real property now or hereafter acquired and owned by Developer, as may be necessary or convenient to enable City to maintain, repair and exercise all other necessary control over the Improvements. Developer covenants that it will execute, deliver and record any and all additional documents as may be required to be executed, delivered and recorded to establish such easements, rights of way and rights of access and egress.

3.5 Title. Upon the transfer of the Improvements to City in accordance with this Agreement, title to the Improvements shall be deemed conveyed to and vested in City. City and Developer shall execute, deliver and cause to be recorded any and all documents necessary to

convey such title to City. Said documentation may include, without limitation, a bill of sale or grant deed.

3.6 Documents. Developer shall cause all plans, specifications, records, reports, as-built drawings, construction documents and any other written material regarding the location, construction, maintenance and operation of the Improvements to the City within fifteen (15) days of the Effective Date.

3.7 State of Title to Improvements. Developer shall transfer the Improvements to the City free of all liens or encumbrances of any kind of record or known to Developer. Developer agrees to hold City harmless in regard to any liens or encumbrances of any kind which are alleged to have existed or arisen prior to the conveyance of the Improvements to City. Developer shall reimburse City for any and all costs and expenses, including attorneys' fees, which City expends in payment of, or defense against, any such liens or encumbrances which may have existed prior to the conveyance of the Improvements to City.

3.8 Notices. Any notices or correspondence relating to this Agreement shall be sent to the following addresses:

City: City of Woodland
Attn: Chief Financial Officer
With a Copy to: City Engineer
300 First Street
Woodland, CA 95695

Developer: Lennar Homes
1420 Rocky Ridge, Suite # 320
Roseville, CA 95661
Attn: Division President

3.9 Indemnification. Developer shall defend, indemnify, and hold harmless City, its officials, officers, agents, and employees from and against any and all claims, demands, causes of action, costs, expenses, liabilities, losses, damages, or injuries of any kind, including attorneys' fees, in law or equity, to property or persons, including wrongful death, in any manner arising out of or incident to the design, grading, construction or maintenance of the Infrastructure.

3.10 Authority to Execute. The signatories to this Agreement warrant that they are lawfully authorized to execute this Agreement.

3.11 Entire Agreement. This Agreement contains the entire agreement between the parties with respect to the matters herein provided for, and may only be amended by a subsequent written agreement signed on behalf of both parties.

3.12 Attorneys' Fees. Should either party to this Agreement commence a court action or proceeding against the other party with respect to this Agreement, the party prevailing in such action or proceeding shall be entitled to receive from the losing party attorneys' fees, expert witness' fees, court costs and other costs incurred in prosecuting or defending such action or proceeding.

3.13 Governing Law and Venue. This Agreement shall be construed in accordance with and governed by the laws of the State of California. Any action to interpret or enforce this Agreement shall be brought and maintained exclusively in the courts of Yolo County, California.

3.14 Severability. If any one or more of the provisions contained in this Agreement shall for any reason be held to be invalid, illegal or unenforceable in any respect, then such provision(s) shall be deemed severable from the remaining provisions contained in this Agreement.

3.15 Interpretation. The parties understand, acknowledge and agree that they have participated equally in the negotiation and drafting of this Agreement, and that they have had the ability to consult legal counsel with respect hereto. To this end, each and every provision of this Agreement shall be interpreted equally and not in favor or against either of the parties.

IN WITNESS WHEREOF, the parties have caused this Agreement to be signed as of the date first above written.

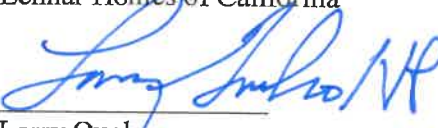
CITY OF WOODLAND

Lennar Homes of California

By:

Paul Navazio, City Manager

by:



Larry Qualco
Division President

ATTEST:

Ana Gonzalez, City Clerk

**EXHIBIT A
IMPROVEMENTS TO BE ACQUIRED
ARE INCLUDED IN THE FOLLOWING PLAN SETS:**

“Oyang South Backbone Phase 1 & 2 Subdivision No. 5092”

Item No.	SCHEDULE					
	CONSTRUCTION ITEM DESCRIPTION	UNITS	QTY	TOTAL ESTIMATED COST	FUND SOURCE	NOTES
1	Grading and Erosion Control	LS		\$646,671	SLIF Credits	
2	Street work, concrete,	LS		\$1,853,671	SLIF Credits	
3	Masonry	LS		\$1,475,325	SLIF Credits	
4	Landscaping	LS		\$278,250	SLIF Credits	
5	Sewer	LS		\$0.00	SLIF Credits	
6	Storm Drain	LS		\$908,840	SLIF Credits	
7	Water	LS		\$30,725	SLIF Credits	
8	Recycled water	LS		\$0	SLIF Credits	
9	Lighting	LS		\$211,000	SLIF Credits	
10	Land			\$14,750		
11	Joint Trench			\$222,400		
	Sub Total			\$5,641,632		
	Overhead, Engineering, CM staking, inspection Etc. fixed at 24%	LS		\$1,353,991	SLIF Credits	
	TOTAL			\$6,995,623		

SLIF Reimbursement Agreement
Subdivision 5092 Oyang South Backbone

EXHIBIT B

ENGINEER'S OPINION OF PROBABLY SLIF CONSTRUCTION COSTS



Opinion of Probable Cost for

Oyang South Backbone Roadway Plans Reimbursement Agreement

City of Woodland

Prepared for Lennar Homes

based on Improvement plans dated May 2018

Prepared
By
11.1.2018
P. Tabor

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLIF COST SHARE		MRPA COST SHARE	DEVELOPER COST SHARE	SLIF TAB	SLIF SECTION	SLIF ITEM NO.	WR SLIF REIMBURSEMENT NOTES
					SLIF COST SHARE							
A. EARTHWORK												
1. Rough Grading (Parkland)	14,000	CY	\$4.00	\$56,000	\$56,000			\$0	Other Project - CIP	19	1 (b)	
2. Rough Grading (CR25A W Body to E Body)	24,680	CY	\$4.00	\$98,640	\$98,640			\$0	Other Project - CIP	27(C) & 27 (C)	1 (b)	
3. Rough Grading (CR25A Drainage Ditch)	30,000	CY	\$4.00	\$120,000	\$120,000			\$0	CR-25A Storm Remaining Vets	Developer Office Improvements	14	
4. Rough Grading (On-sile)	107,660	CY	\$4.00	\$430,720	\$0			\$430,720	-			
5. Erosion Control (Parkland)	2.5	ac	\$15,000.00	\$37,500	\$37,500			\$0	Other Project - CIP	19	1 (e)	
6. Erosion Control (CR25A W Body to E Body)	6.3	ac	\$15,000.00	\$94,500	\$94,500			\$0	Other Project - CIP	27(C) & 27 (C)	1 (e)	
7. Erosion Control (CR25A Drainage Ditch)	6.2	ac	\$15,000.00	\$93,000	\$93,000			\$0	CR-25A Storm Remaining Vets	Developer Office Improvements	14	
8. Erosion Control (H-LA)	0.6	ac	\$15,000.00	\$9,000	\$9,000			\$0	Other Project - CIP	15(B)	1 (e)	
9. Erosion Control (On-sile)	71.2	ac	\$15,000.00	\$1,068,000	\$0			\$1,068,000	-			
10. Road Finish Grading, Compact Subgrade (Parkland)	51,200	SF	\$0.60	\$30,720	\$30,720			\$0	Other Project - CIP	19	1 (c)	
11. Road Finish Grading, Compact Subgrade (Banke)	3,800	SF	\$6.60	\$25,080	\$0			\$2,180	-			
12. Road Finish Grading, Compact Subgrade (CR25A-Parkland to W. Body)	44,180	SF	\$0.60	\$26,508	\$26,508			\$0	Other Project - CIP	27(D)	1 (c)	
13. Sidewalk Finish Grading, Compact Subgrade (Parkland)	16,700	SF	\$0.60	\$9,420	\$9,420			\$0	Other Project - CIP	13	1 (d)	
14. Sidewalk Finish Grading, Compact Subgrade (CR25A-Parkland to W. Body)	6,600	SF	\$0.60	\$3,960	\$3,960			\$0	Other Project - CIP	27(D)	1 (d)	
15. Sidewalk Finish Grading, Compact Subgrade (Banke)	2,000	SF	\$0.60	\$1,200	\$0			\$1,200	-			
16. Roadside Ditch Finish Grading (CR25A-Parkland to W. Body)	13,800	SF	\$1.00	\$13,800	\$13,800			\$0	Other Project - CIP	27(D)	1 (c)	
TOTAL EARTHWORK					\$2,898,440	\$694,888		\$1,032,280				
B. DEMO												
1. Sawcut Pavement (H-LA)	1,416	LI	\$5.00	\$7,080	\$7,080			\$0	Other Project - CIP	16(B)	X(a) & X(b)	Associated with 42" SLIF drain pipe installation



Opinion of Probable Cost for

Oyang South Backbone Roadway Plans Reimbursement Agreement

City of Woodland

Prepared for Lamar Homes

based on Improvement plans dated May 2018

Prepared
By

11.1.2018
P. Taber

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLIF COST Share	MRPA COST Share	Developer COST share	SLIF TAB	SLIF Section	SLIF Item No.	WR SLIF Reimbursement Notes
2. Basecoat Pavement (Marston Dr @ Parkland)	84	L.F.	\$5.00	\$420	\$420		\$0	Other Project - CIP	16(B)	X(a) & X(b)	Associated with 42" SLIF drain pipe installation
3. 2" Grind & Overlay (CR25A @ HLA)	3,650	S.F.	\$2.45	\$10,403	\$10,403		\$0	Other Project - CIP	27(D)	I (c)	Associated with AC paving 18"-18" with existing CR25A
4. HLA Pavement Removal (est. 5'x42'10"PA)	12,000	S.F.	\$2.00	\$24,000	\$24,000		\$0	Other Project - CIP	16(B)	X(a) & X(b)	Associated with 42" SLIF drain pipe installation
5. Remove PG&E Gas Line (Lot 1 @ Marston Greenhall)	60	L.F.	\$150.00	\$9,000	\$0		\$9,000				
6. Remove Ex. 42" Drain (Marston Drive)	130	L.F.	\$50.00	\$10,400	\$10,400		\$0	Other Project - CIP	16(B)	X(a) & X(b)	Associated with 42" SLIF drain pipe installation
TOTAL DEMO				\$61,313	\$62,313		\$9,000				
G. STREETWORK & CONCRETE											
1. Pavement 7" AC (CR25A-Parkland to W. Brody)	41,000	S.F.	\$4.50	\$184,500	\$184,500		\$0	Other Project - CIP	27(D)	I (c)	
2. Pavement 26" AB (CR25A-Parkland to W. Brody)	41,000	S.F.	\$4.30	\$176,300	\$176,300		\$0	Other Project - CIP	27(D)	I (c)	
3. 6" AB Shoulder (CR25A-Parkland to W. Brody)	3,160	S.F.	\$3.50	\$11,130	\$11,130		\$0	Other Project - CIP	27(D)	I (c)	
4. Pavement 7" AC (Parkland Avenue)	44,000	S.F.	\$4.50	\$198,000	\$198,000		\$0	Other Project - CIP	19	I (c)	
5. Pavement 26" AB (Parkland Avenue)	51,200	S.F.	\$4.30	\$220,160	\$220,160		\$0	Other Project - CIP	19	I (c)	
6. Pavement 4" AC (Banks Drive)	3,400	S.F.	\$2.50	\$8,500	\$0		\$8,500				
7. Pavement 12" AB (Banks Drive)	3,000	S.F.	\$2.80	\$8,400	\$0		\$8,360				
8. Detached Sidewalk (4"PC) (Banks Drive)	2,000	S.F.	\$4.63	\$9,260	\$0		\$9,260				
9. 4" AB (6" detached sidewalk) (Banks Drive)	2,000	S.F.	\$4.63	\$9,260	\$0		\$9,260				
10. Detached Sidewalk (4"PC) (Parkland Avenue)	6,600	S.F.	\$4.63	\$30,558	\$30,558		\$0	Other Project - CIP	19	I (c)	
11. 4" AB (6" detached sidewalk) (Parkland Avenue)	6,600	S.F.	\$4.63	\$30,558	\$30,558		\$0	Other Project - CIP	19	I (c)	
12. Detached Sidewalk (4"PC) (Parkland Avenue)	9,100	S.F.	\$4.63	\$42,088	\$42,088		\$0	Other Project - CIP	19	I (c)	
13. 4" AB (6" detached sidewalk) (Parkland Avenue)	9,100	S.F.	\$4.63	\$42,088	\$42,088		\$0	Other Project - CIP	19	I (c)	
14. Concrete Pathway (4"PC) (CR25A-Parkland to W. Brody)	8,800	S.F.	\$5.00	\$44,000	\$44,000		\$0	Other Project - CIP	27(D)	I (c)	
15. 4" AB (12" Concrete Pathway) (CR25A-Parkland to W. Brody)	8,800	S.F.	\$5.00	\$44,000	\$44,000		\$0	Other Project - CIP	27(D)	I (c)	



Opinion of Probable Cost for

Oyang South Backbone Roadway Plans Reimbursement Agreement

City of Woodland

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By P.Tobor

DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLIF COST Share	MRPA COST Share	Developer COST share	SLIF TAB	SLIF Section	SLIF Item No.	WR SLIF Reimbursement Notes
16. Curb and Gutter (Parkland)	2,565	L.F.	\$32.00	\$82,080	\$82,080		\$0	Other Project - CIP	19	II (f)	
17. Curb and Gutter (Barbie)	235	L.F.	\$32.00	\$7,520	\$0		\$7,520	-			
18. AC Dike (CR25A-Parkland to W. Brady)	1,700	L.F.	\$6.50	\$11,050	\$11,050		\$0	Other Project - CIP	27(D)	II (w)	
19. Curb Ramp (Case A) (Parkland)	4	each	\$1,850.00	\$7,400	\$7,400		\$0	Other Project - CIP	19	II (m)	
20. Curb Ramp (Case F) (Parkland)	4	each	\$1,850.00	\$7,400	\$7,400		\$0	Other Project - CIP	19	II (m)	
21. Street Barriade (CR25A-Parkland to W. Brady)	250	L.F.	\$125.00	\$31,250	\$31,250		\$0	Other Project - CIP	19	II (e)	
22. Flood Barrier (Discontinuity)	6	each	\$1,850.00	\$11,100	\$0,800		\$0	Other Project - CIP	19(B)	II (w)	Location at N & S end of ILLA
23. Pipe Swing Gate (CR25A Ditch)	2	each	\$500.00	\$1,000	\$1,000		\$0	Off-Site Storm Remaining Verc	Developer Off-Site Improvements	14	Gates required by City to accompany regional drainage channel
24. Sidewalk Barriade (CR25A)	1	each	\$895.00	\$895	\$895		\$0				
25. 6"AB Shoulder (Harry Lunceux Avenue)	12,000	S.F.	\$3.50	\$42,000	\$42,000		\$0	Other Project - CIP	19(B)	X(e) & X(f)	AS shoulder required by City in combination with deck pipe installation
26. 5" AC (HLA @ Marston Intersection)	1,420	S.F.	\$5.25	\$7,455	\$7,455		\$0	Other Project - CIP	19(B)	X(e) & X(f)	Pavement repair due to 42" SLIF ditch pipe installation
27. 18" AB (HLA @ Marston Intersection)	1,420	S.F.	\$5.25	\$7,455	\$0,075		\$0	Other Project - CIP	19(B)	X(e) & X(f)	Pavement repair due to 42" SLIF ditch pipe installation
28. 18" AB (Drain Channel Access Road)	72,120	S.F.	\$4.00	\$288,480	\$288,480		\$0	Off-Site Storm Remaining Verc	Developer Off-Site Improvements	14	Access Road required by City to accompany regional drainage channel
29. Geotextile Fabric (Min 500g or equal) (Drain Channel Access Road)	72,120	S.F.	\$0.25	\$18,030	\$18,030		\$0	Off-Site Storm Remaining Verc	Developer Off-Site Improvements	14	Access Road required by City to accompany regional drainage channel
30. Stamped Concrete (Median)	2,750	S.F.	\$18.50	\$50,875	\$50,875		\$0	Other Project - CIP	19	II (h)	
31. Stamped Concrete (roundabout)	3,350	S.F.	\$18.50	\$61,875	\$61,875		\$0	Other Project - CIP	19	II (w)	subset of roundabout improvements
32. Concrete Curbwalks (City Detail 0301) (Parkland)	2,845	S.F.	\$20.00	\$56,900	\$52,900		\$0	Other Project - CIP	19	II (h)	No direct SLIF allocation, but this is closest item
33. Concrete Curbwalks (City Detail 0301) (Roundabout)	410	S.F.	\$20.00	\$8,200	\$5,200		\$0	Other Project - CIP	19	II (w)	subset of roundabout improvements
34. Concrete Curbwalks (City Detail 0301) (Roundabout)	410	S.F.	\$20.00	\$8,200	\$8,200		\$0	Other Project - CIP	20	II (w)	subset of roundabout improvements
35. Roundabout 4" Median Curb	280	L.F.	\$40.00	\$11,200	\$11,200		\$0	Other Project - CIP	18	II (w)	
36. 8" Median Curb (Parkland)	2,720	L.F.	\$30.00	\$81,600	\$81,600		\$0	Other Project - CIP	19	II (f)	



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37. Roundabout 8' Median Curb	160	L.F.	\$45.00	\$7,200	\$7,200		\$0	Other Project - CIP	19	II (V)	
38. Street Signs & Object Markers (HLA)	20	L.F.	\$200.00	\$4,000	\$4,000		\$0	Other Project - CIP	18(B)	II (C)	



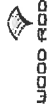
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39. Street Signs & Object Markers (Parkland)	23	each	\$200.00	\$4,600	\$4,600		\$0	Other Project - CIP	19	II (c)	
40. Street Signs & Object Markers (CR25A)	19	each	\$200.00	\$3,800	\$3,800		\$0	Other Project - CIP	27(D)	II (c)	
41. Striping (Parkland)	1	LS	\$11,600.00	\$11,600	\$11,600		\$0	Other Project - CIP	19	II (c)	
42. Striping (CR25A - Parkland to HLA)	1	LS	\$5,000.00	\$5,000	\$5,000		\$0	Other Project - CIP	27(D)	II (c)	
TOTAL STREETWORK				\$1,184,319	\$1,184,319		\$43,880				
D. MONUMENTATION											
1. Survey/Roadway Monument (Parkland)	1	each	\$995.00	\$995	\$995		\$0	Other Project - CIP	19	II (c)	
2. Survey/Roadway Monument (CR25A Parkland to W. Brody)	1	each	\$995.00	\$995	\$995		\$0	Other Project - CIP	27(D)	II (c)	
3. Replace Existing Monument (HLA @ Marden)	1	each	\$1,250.00	\$1,250	\$1,250		\$0	Other Project - CIP	18 (g)	X(g) & X(D)	Associated with 42" SLJF drain pipe installation
TOTAL MONUMENTATION				\$3,240	\$3,240		\$0				
E. SEWER SYSTEM											
1. 6" SDR-35 PVC (Parkland)	676	l.f.	\$46.00	\$45,900	\$0		\$45,900	-			
2. 48" Sewer Manhole (Parkland)	2	each	\$6,950.00	\$13,900	\$0		\$13,900	-			
TOTAL SANITARY SEWER SYSTEM				\$59,800	\$0		\$59,800				
F. STORM DRAINAGE											
1. 60" Manhole (Type II) (Parkland)	1	each	\$7,250.00	\$7,250	\$0		\$7,250	-			
2. 60" Manhole (Type II) (HLA)	2	each	\$9,500.00	\$19,000	\$19,000		\$0	Other Project - CIP	16(g)	X(g)	
3. 72" Manhole (Type II) (HLA)	2	each	\$12,500.00	\$25,000	\$25,000		\$0	Other Project - CIP	16(g)	X(g)	
4. Storm Drain, 18" RCP	715	l.f.	\$76.00	\$54,340	\$0		\$54,340	-			
5. Storm Drain, 24" RCP	375	l.f.	\$110.00	\$41,250	\$0		\$41,250	-			
6. Storm Drain, 30" RCP	650	l.f.	\$180.00	\$117,000	\$0		\$117,000	-			
7. Storm Drain, 36" RCP	160	l.f.	\$220.00	\$35,200	\$0		\$35,200	-			



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8. Storm Drain, 42" RCP (H/LA)	1,476	L.F.	\$450.00	\$663,750	\$663,750		\$0	Other Project - CIP	18(5)	X(a) & X(d)	Final Design was 42" pipe vs. 36" pipe
9. Catch Inlet	6	each	\$5,950.00	\$35,700	\$0		\$35,700	-			
10. Catch Inlet w/Manhole base	4	each	\$7,950.00	\$31,800	\$0		\$31,800	-			
11. 18" Outfall Structure	2	each	\$21,500.00	\$43,000	\$43,000		\$0	-			
12. 24" Outfall Structure	3	each	\$34,500.00	\$103,500	\$103,500		\$0	-			
13. 30" Outfall Structure	1	each	\$42,500.00	\$42,500	\$42,500		\$0	-			
14. Jansen Model 2448 Drain Inlet w/Manhole base	1	each	\$5,950.00	\$5,950	\$0		\$5,950	-			
15. 24"x36" Field Inlet	6	each	\$5,250.00	\$31,500	\$0		\$42,000	-			
16. 36" Placed End	2	each	\$2,250.00	\$4,500	\$4,500		\$0	-			
17. 42" Placed End (H/LA)	1	each	\$2,850.00	\$2,850	\$2,850		\$0	Other Project - CIP	18(6)	X(d)	
18. Storm Drain Manhole with "teehee" style grate	1	each	\$7,950.00	\$7,950	\$0		\$7,950	-			
19. Calliana No.1 Backing Riprap (2) (CR25A Ditch @ H/LA)	16	CY	\$250.00	\$4,000	\$4,000		\$0	Other Project - CIP	18(6)	X(d)	
20. Calliana No.1 Backing Riprap (2) (CR25A Ditch @ WQ Bas	57	CY	\$250.00	\$14,250	\$0		\$14,250	-			
21. 6" Cobble (at Drainage Inlet) 1' depth	30	CY	\$165.00	\$5,000	\$0		\$5,000	-			
22. Geotextile Fabric (Miraf 400 Series or equal) CR25A @ H/LA Outfall Location	240	S.F.	\$1.00	\$240	\$240		\$0	Other Project - CIP	18(5)	X(d)	
23. Geotextile Fabric (Miraf 400 Series or equal) (CR25A Ditch @ WQ Basin)	750	S.F.	\$1.00	\$750	\$0		\$750	-			
24. Concrete Water Quality Basin (Detention Basin)	1	L.S.	\$25,000.00	\$25,000	\$0		\$25,000	-			
25. Sand/Sandy Loam Engineered Soil (Detention Basin)	3,650	CY	\$50.00	\$182,500	\$0		\$182,500	-			
26. 18" Angular Pava Gravel (Detention Basin)	335	CY	\$75.00	\$25,125	\$0		\$25,125	-			
TOTAL STORM DRAIN SYSTEM				\$1,177,345	\$663,750		\$469,525				
G. DOMESTIC WATER SYSTEM											
1. Water Main, 8" PVC, Incl. Fittings	2,360	L.F.	\$65.00	\$153,700	\$0		\$153,700	-			
2. Fire Hydrant w/ Tee & Valve	7	each	\$9,050.00	\$63,350	\$0		\$63,350	-			
3. 2" Blowoff Hydrant	6	each	\$2,500.00	\$15,000	\$0		\$15,000	-			
4. Connected to Existing, remove 800 (Marston Drive)	1	each	\$4,500.00	\$4,500	\$0		\$4,500	-			



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DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLIF COST Share	MRPA COST Share	Developer COST share	SLIF TAB	SLIF Section	SLIF Item No.	WR SLIF Reimbursement Notes
5. 8" Gate Valve	8	each	\$2,450.00	\$19,600	\$0		\$19,600				
6. Irrigation Sleeve - 4" (Parkland)	310	l.f.	\$12.00	\$3,720	\$3,720		\$0	Other Project - CIP	19	VI (a)	Shaving Incl. with landscaping cost
7. Irrigation Sleeve - 6" (Parkland)	310	l.f.	\$15.00	\$4,650	\$4,650		\$0	Other Project - CIP	19	VI (a)	Shaving Incl. with landscaping cost
8. Irrigation Sleeve - 4" (CR25A-Parkland to W. Body)	280	l.f.	\$12.00	\$3,360	\$3,360		\$0	Other Project - CIP	27(D)	VI (a)	Shaving Incl. with landscaping cost
9. Irrigation Sleeve - 6" (CR25A-Parkland to W. Body)	280	l.f.	\$15.00	\$4,200	\$4,200		\$0	Other Project - CIP	27(D)	VI (a)	Shaving Incl. with landscaping cost
10. 1-1/2" Irrigation Service w/Backflow device (Parkland)	2	each	\$3,450.00	\$6,900	\$6,900		\$0	Other Project - CIP	18	VII (j)	
11. 1-1/2" Irrigation Service w/Backflow device (CR25A-Parkland to W. Body)	2	each	\$3,450.00	\$6,900	\$6,900		\$0	Other Project - CIP	20	VII (j)	
12. 1" Meter w/Backflow device (Marathon/Parkland)	1	each	\$395.00	\$395	\$395		\$0	Other Project - CIP	13	VII (j)	
TOTAL WATER SYSTEM				\$126,236	\$32,736		\$144,516				
II. RECYCLED WATER SYSTEM											
15. Recycled Water Main, 8" PVC, Incl. Fittings	2,500	l.f.	\$68.00	\$170,000	\$0		\$170,000				
16. Valve, 8" Gate (Recycled Water)	9	each	\$2,450.00	\$22,050	\$0		\$22,050				
17. 2" Blowoff Hydrant (Recycled Water)	4	each	\$2,500.00	\$10,000	\$0		\$10,000				
18. 1-1/2" Irrigation Service Stub	3	each	\$3,450.00	\$10,350	\$0		\$10,350				
TOTAL RECYCLED WATER SYSTEM				\$112,400	\$0		\$112,400				
I. STREET LIGHTS											
1. Streetlights (Single) (incl. wires, poles, foundations) (Parkland)	2	each	\$7,500.00	\$15,000	\$15,000		\$0	Other Project - CIP	19	IV (a)	
2. Streetlights (Double) (incl. wires, poles, foundations) (Parkland)	9	each	\$12,500.00	\$112,500	\$112,500		\$0	Other Project - CIP	19	IV (a)	



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DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL COST	SLF COST Share	MRPA COST Share	Developer COST share	SLF TAB	SLF Section	SLF Item No.	WR SLF Reimbursement Notes
3. Bolard Lights (incl. wires, poles, foundations) (CR25A Parkland to W. Boundary)	7	each	\$4,650.00	\$34,650	\$34,650		\$0	Other Project - CIP	27(D)	IV (b)	
4. Cobra Streetlights (incl. wires, poles, foundations) (CR25A Parkland to W. Boundary)	4	each	\$10,600.00	\$42,000	\$42,000		\$0	Other Project - CIP	27(D)	IV (b)	
5. Related Service Post (Parkland Ave)	1	each	\$5,950.00	\$5,950	\$5,950		\$0	Other Project - CIP	19	VI (a)	Per October 2017 City email, meter cost assumed to be included with landscaping cost programming
TOTAL STREETLIGHTS				\$211,000	\$111,000		\$0				
J. LANDSCAPING/WALLS/FENCES											
1. Landscaping and Irrigation (Parkland Ave.)	43,300	s.f.	\$4.50	\$194,850	\$194,850		\$0	Other Project - CIP	19	VI (a)	
2. Boundary	13,600	s.f.	\$4.50	\$61,200	\$61,200		\$0	Other Project - CIP	27(D)	VI (a)	
3. Non-irrigated No-mow hydrazed (CR25A Parkland to W. Boundary)	6,600	s.f.	\$2.00	\$13,200	\$13,200		\$0	Other Project - CIP	27(D)	VI (a)	
4. 6' Proto II Masonry Soundwall (CR25A Parkland to W. Boundary)	785	l.f.	\$145.00	\$113,825	\$113,825		\$0	Other Project - CIP	27(D)	VI (b)	
5. 6' Concrete Panel Privacy Fence (Parkland)	2,200	l.f.	\$465.00	\$1,023,000	\$1,023,000		\$0	Other Project - CIP	19	VI (b)	
6. Masonry Retaining Wall (Parkland)	2,200	l.f.	\$85.00	\$187,000	\$187,000		\$0	Other Project - CIP	19	VI (c)	
7. 26"x12" Masonry Half-Pileaster (CR25A Parkland to W. Boundary)	7	each	\$3,000.00	\$21,000	\$21,000		\$0	Other Project - CIP	27(D)	VI (b)	
8. 24" Square Masonry In-Wall End Pileaster (CR25A Parkland to W. Boundary)	5	each	\$4,500.00	\$22,500	\$22,500		\$0	Other Project - CIP	27(D)	VI (b)	
9. 24" Privacy Wall Pileaster (Parkland)	24	each	\$4,500.00	\$108,000	\$108,000		\$0	Other Project - CIP	18	VI (c)	Pileasters are a subset appurtenance to the SLF soundwall programming
10. Entry Monument Signage	1	LS	\$15,000.00	\$15,000	\$0		\$15,000	-			
11. Irrigation Controller (Parkland Ave)	1	each	\$9,000.00	\$9,000	\$9,000		\$0	Other Project - CIP	19	VI (d)	Included with landscaping cost per City email
TOTAL LANDSCAPING/WALLS/FENCES				\$1,748,875	\$176,375		\$15,000				
L. JOINT TRENCH											
1. Joint Trench (Parkland Only)	1,160	l.f.	\$120.00	\$140,800	\$0		\$140,800	-			
2. Joint Trench (CR25A - Parkland to Merida)	2,280	l.f.	\$120.00	\$273,600	\$0		\$273,600	-			



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3. H/A Overhead Pole removal	1,340	L.	\$80.00	\$107,200	\$107,200	\$107,200	\$0	Other Project - CIP	16B	V (b)	Pole removal cost fall under joint trench installation category; Improvements are for future MRPA Green Belt
4. CR25a to Parallel Electrical (Backfeed for pole removal)	860	L.	\$120.00	\$103,200	\$115,200	\$115,200	\$0	Other Project - CIP	16B	V (g)	JT Installation on this portion of CR25a only needed due to H/A pole removal
TOTAL JOINT TRENCH				\$210,400	\$222,400	\$222,400	\$415,400				
M. ON-SITE LAND ACQUISITION											
1. Parkland Avenue	0.99	AC	\$25,000.00	\$24,750	\$14,750		\$0	On-Site Land Acq	Other Projects	18	Developer cost share portion as published in SLIF "Collector Improvements"
TOTAL ON-SITE LAND ACQUISITION				\$24,750	\$14,750		\$0				
CONSTRUCTION COST ESTIMATE SUMMARY											
A. EARTHWORK				\$2,099,448	\$594,395		\$1,505,053				
B. DEMO				\$51,303	\$52,303		\$5,000				
C. STREETWORK & CONCRETE				\$1,894,510	\$1,850,450		\$43,860				
D. MONUMENTATION				\$3,240	\$3,240		\$0				
E. SEWER SYSTEM				\$69,600	\$0		\$69,600				
F. STORM DRAINAGE				\$1,570,305	\$900,940		\$669,365				
G. DOMESTIC WATER SYSTEM				\$285,235	\$30,725		\$254,510				
H. RECYCLED WATER SYSTEM				\$212,400	\$0		\$212,400				
I. STREET LIGHTS				\$211,000	\$211,000		\$0				
J. LANDSCAPING/WALLS/FENCES				\$1,759,575	\$1,755,575		\$15,000				
L. JOINT TRENCH				\$698,800	\$222,400	\$222,400	\$415,400				
M. ON-SITE LAND ACQUISITION				\$14,750	\$14,750		\$0				
Sub-Total				\$5,834,228	\$5,641,531	\$222,400	\$3,152,896				
10% Contingency				\$583,423	\$584,183	\$22,240	\$319,250				
24% Soft Costs				\$2,120,214	\$1,353,991	\$55,376	\$766,223				
TOTAL CONSTRUCTION COST				\$11,537,865	\$7,639,705	\$299,016	\$4,638,369				

Main Street

East Main Street

City of Woodland

COMMUNITY DEVELOPMENT DEPARTMENT
ENGINEERING DIVISION



To Sacramento



I-5

College Street

East Street

Bourne Drive

Gibson Road



East Gibson Road

Farmers Central Road

Heritage Parkway

Harry Lorenzo Ave

Road 102

HWY 113
To Davis

25A

Page 78

Oyang South Phase 1
Subdivision 5092



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.11.
SUBJECT: Approve Plans and Specifications, and Authorize Bid Advertisement for the WPCF South Pond Pump Station Rehabilitation, CIP #18-07.

Recommendation for Action: Staff recommends that City Council adopt Resolution No. _____, approving the Plans and Specifications for the Water Pollution Control Facility (WPCF) South Pond Pump Station Rehabilitation, CIP #18-07 and authorize bid advertisement; and adopt Resolution No. _____, for sole sourcing the programmable logic controller (PLC), radio, and power monitor.

Staff Contact:

Chris Fong, Senior Associate Civil Engineer, (530) 661-5972, chris.fong@cityofwoodland.org

Fiscal Impact:

The South Pond Pump Station (SPPS) is one of the assets of the City's Water Pollution Control Facility (WPCF) that needs to be evaluated on a periodic basis to assess its condition/function. The SPPS Project, CIP #18-07, currently has an approved budget of \$200,000 which covers the design and staff costs. Overall funding for this project is part of CIP #14-02 Water Pollution Asset Replacement Project and is included in the sewer rate study and the approved Capital Improvement Program Budget. CIP #14-02 identifies and funds numerous WPCF assets that need to be replaced for the WPCF to continue to operate as designed. There is no impact to the General Fund.

The engineer's estimate of cost is \$600,000 and the estimate total project cost including design, construction management and inspection, and contingency is \$850,000. At the time of bid award, staff will include in the City Council report a recommendation to move necessary funds from CIP #14-02 to CIP #18-07 to cover construction and inspection costs.

Background:

City staff is continually reviewing the status of assets in the City's WPCF that allow the facility to work as designed. Through this process, staff has identified the existing SPPS for restoration due to corroded screw pumps and other inefficiencies. The existing SPPS was originally installed in 1983 to pump waste sludge into the South Ponds for stabilization and has been regularly maintained thenceforth, but the equipment is now in need of replacement. The most recent evaluation of the SPPS indicated that rehabilitation with in-kind equipment is warranted.

Supervisory Control and Data Acquisition (SCADA) software has been installed in the WPCF assets to allow staff to monitor conditions and make adjustments remotely. In pursuit of City-wide SCADA compatibility, the programmable logic controller (PLC), radio, and power monitor installed at the SPPS must be consistent with the mechanical and electrical components utilized on the WPCF Aeration System Retrofit Project CIP #12-02. The expense for the sole-source material will be approximately 1% of the construction cost.

Discussion:

The SPPS serves to recirculate activated sludge in the pond system on the southern part of the WPCF. It is a screw pump system that relies on the screws to lift effluent in an inclined concrete channel. Years of exposure

to corrosive activated sludge effluent has deteriorated the facility to the point of excessive loss in pumping capacity. Both of the SPPS screw pumps, three slide gates, and one motor have reached the end of their useful lives and are in need of replacement. The City has contracted with Carollo Engineering, Inc. for design services for the WPCF South Pond Pump Station Rehabilitation project. The design is now complete; and City staff is now seeking approval of the plans and specifications for the WPCF South Pond Pump Station Rehabilitation, CIP #18-07 and authorization for construction bid advertisement. Staff anticipates construction starting in Spring 2019 and concluding by Fall 2019.

Conclusion:

Staff recommends that City Council adopt Resolution No. _____, approving the Plans and Specifications for the Water Pollution Control Facility (WPCF) South Pond Pump Station Rehabilitation, CIP #18-07 and authorize bid advertisement; and adopt Resolution No. _____, for sole sourcing the programmable logic controller (PLC), radio, and power monitor.

Prepared by: Chris Fong, Senior Associate Civil Engineer

Reviewed by: Brent Meyer, City Engineer

Ken Hiatt, Assistant City Manager/Community & Economic Development Director



Paul Navazio
City Manager

Attachments:

1. Resolution to Approve Plans and Specs and Approve Bid Award
2. Resolution to Approve Sole Source

RESOLUTION NO. ____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
APPROVING THE PLANS AND SPECIFICATIONS AND AUTHORIZING
ADVERTISEMENT FOR BIDS FOR THE WATER POLLUTION CONTROL FACILITY
SOUTH POND PUMP STATION REHABILITATION, CIP 18-07**

WHEREAS, the City of Woodland wishes to approve the plans and specifications for the Water Pollution Control Facility (WPCF) South Pond Pump Station Rehabilitation, CIP #18-07; and

WHEREAS, the City staff has identified repairs at the WPCF South Pond Pump Station to be a priority; and

WHEREAS, the City Council has the authority to approve projects for bid; and

WHEREAS, the City Council wishes to authorize bid advertisement for the WPCF South Pond Pump Station Rehabilitation, CIP #18-07; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WOODLAND AS FOLLOWS:

Section 1. The City Council hereby approves the plans and specifications and authorizes bid advertisement for the WPCF South Pond Pump Station Rehabilitation, CIP #18-07.

PASSED AND ADOPTED this 15th day of January 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

Ana B. Gonzalez, City Clerk

RESOLUTION NO. ____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
DESIGNATING CERTAIN PRODUCTS, BRANDS, OR SERVICES
PURSUANT TO PUBLIC CONTRACT CODE SECTION 3400
WPCF SOUTH POND PUMP STATION REHABILITATION, CIP #18-06**

WHEREAS, pursuant to Public Contract Code Section 3400(c), the **CITY OF WOODLAND** (“City”) may make findings designating certain products, things, or services by specific brand or trade name for the statutorily enumerated purposes; and

WHEREAS, the City has undertaken considerable research of various options for the procurement of the programmable logic controllers (PLC’s), programming, and Supervisory Control and Data Acquisition (SCADA) integration services in order to determine the equipment and company that provides this equipment and/or services will best meet the City’s needs; and

WHEREAS, the City Council has reviewed the City’s current facilities, general contracts, plans, and specifications in order to evaluate the City’s need to establish uniform, complete, and compatible electrical and mechanical components at the Water Pollution Control Facility (WPCF) that are consistent with equipment being used for the wastewater treatment system for City-wide use in order to facilitate the most reliable, dependable, and cost efficient system throughout the City; and

WHEREAS, in accordance with Public Contract Code Section 3400(c)(2), the PLC, radio, and power monitor that are listed in the attached Exhibit A will allow the City to ensure that the components utilized on the WPCF South Pond Pump Station Rehabilitation, CIP #18-07, match the currently utilized components in use at other City facilities; and

WHEREAS, City staff has determined that the equipment listed in Exhibit A have demonstrated ease of maintenance, reliability, durability, and quality; and

WHEREAS, City maintenance personnel have been trained in the maintenance, repair, and replacement of the equipment listed in Exhibit A, and maintain a stock of the materials needed for replacement and maintenance; and

WHEREAS, based on the City Council’s above described review and Public Contract Code Section 3400(c)(2), the Council has determined the City must require and specify the use of the PLC, radio, and power monitor listed in Exhibit A for SCADA integration at the South Pond Pump Station.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WOODLAND AS FOLLOWS:

Section 1. The above recitals are true and correct and incorporated as if fully set forth herein.

Section 2. The City, pursuant to Public Contract Code Section 3400, intends to procure uniform components for the Project that are compatible with the system currently being utilized at the WPCF in order to facilitate the most reliable, dependable, and cost efficient system throughout the City.

Section 3. The City has found compatibility, cost, ease of maintenance, and use of different types of SCADA equipment to be problematic and believes it necessary to establish a uniform equipment manufacturer requirement in order to avoid incompatibility issues, as well as security, durability, and reliability issues and costs associated with experimenting and replacing incompatible and useless PLC and SCADA equipment and to avoid the waste of City funds associated with addressing incompatible components.

Section 4. The City's research also indicates that including multiple brands of SCADA equipment may cause incompatibility issues and make SCADA data retrieval and transmitting more difficult to implement. Furthermore, the City's installed SCADA system is already equipped with the material listed in Exhibit A and can be readily configured with this equipment.

Section 5. City maintenance staff has been trained in the maintenance, repair, and replacement of the equipment listed in Exhibit A, and maintain a stock of the equipment needed for replacements and maintenance.

Section 6. The City Council further finds that the PLC, radio, and power monitor listed in Exhibit A have demonstrated reliability, durability, and quality.

Section 7. The City and its consultants have undertaken research into the products/brands of equipment listed in Exhibit A. Pursuant to Public Contract Code Section 3400(c)(2), the City Council hereby designates the equipment listed in Exhibit A for use in the Project so as to match other electrical and mechanical components in use throughout the City's specialized wastewater treatment system, thus avoiding incompatibility of products, as well as security, replacement, and maintenance problems.

Section 8. This Resolution shall be effective as of the date of adoption.

PASSED AND ADOPTED this 15th day of January 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

Ana B. Gonzalez, City Clerk

EXHIBIT A

The following specific product(s), thing(s), and/or service(s) shall be utilized for the WPCF South Pond Pump Station Rehabilitation, CIP #18-07:

	Equipment	Manufacturer/Model
1)	PLC	Allen Bradley/CompactLogix
2)	Radio	GE/iNet 900
3)	Power Monitor	Allen Bradley/PM 5000



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.12.
SUBJECT: Award Construction Contract for the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP #19-16

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt Resolution No. _____, to:

1. Award a construction contract in the amount of \$477,777 to Lister Construction, Inc. for CIP 19-16, Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project and authorize a contract contingency of up to 20% (\$95,555),
2. Approve a consultant agreement for inspection services with UNICO Engineering in an amount up to \$97,691 and authorize a contingency of up to 10% (\$9,769), and
3. Approve the reallocation of \$430,000 of Water Enterprise Funds from Water System Leak Detection, Maintenance & Repair, CIP 09-23, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16.
4. Approve the reallocation of \$290,000 of Sewer Enterprise Funds from Annual Sewer Repair and Replacement, CIP 08-21, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16.

Staff Contact

Matt Cohen, Senior Engineering Assistant - (530) 661-5973; matt.cohen@cityofwoodland.org

Fiscal Impact

The project was authorized for bid on July 17th, 2018, with an estimated cost of \$775,000 including construction, design, construction management, construction contingency, and staff time. Funds were not transferred at the time of bid authorization, as the intent was to transfer the funds from CIP # 08-21 and CIP # 09-23 once actual construction costs and relative percentages between water and sewer costs were available. Staff is requesting that \$430,000 be allocated from Water Enterprise Fund and \$290,000 be allocated from Sewer Enterprise Fund to CIP # 19-16.

The Water System Leak Detection, Maintenance & Repairs Project, CIP # 09-23, conducts repairs and installs upgrades to the City's water system and includes elimination of undersized pipes. The Annual Sewer Repair and Replacement Project, CIP # 08-21, is used to prioritize, design, and develop construction projects for ongoing management of the collection system. The percentage of budget coming from the water fund and sewer funds are proportional to the work being performed on water and sewer, based on bid results.

There are no impacts to the City's General Fund.

Background

Dog Gone Alley, from College St to Bush St, is in need of updated utilities infrastructure. The existing 4-inch water main was constructed in 1962 and needs to be upgraded to an 8-inch main to provide adequate water supply and fire flow. The existing 6-inch sewer main was constructed in 1900 and is in need of replacement

due to inadequate capacity and deteriorated condition of the pipe. Several of the existing sewer and water laterals are not properly connected to the mains, increasing risk of sewer backups. The project will correct this issue.

The work includes construction of new 8-inch water and sewer mains to serve the buildings along this stretch of alleyway. The City will maintain sewer and water services during construction and reconnect 19 businesses to the new sewer and water mains.

Upon completion of this project, private utilities will have the opportunity to make relocation or upgrades to their services. PG&E has made a verbal commitment to upgrade their gas line in the alleyway. The City will final pave the road as part of a separate project in Fall 2019. The paving project will improve storm water drainage over the existing condition. Storm water drainage improvements are nominal because of the lack of storm drainage infrastructure downtown.

A permanent utility easement (PUE) was obtained along the north-south leg of the alley because the existing City right-of-way is 10 feet wide, a minimum of 20 feet is necessary for construction and maintenance of water and sewer utilities. The PUE has been approved by the American Legion at no cost to the City in exchange for replacement of the sewer lateral closer to the building.

Discussion

The City advertised for bids on November 24, 2018. On December 19, 2018, the City received 6 bids for CIP 19-16 in the amounts tabulated below:

	CONTRACTOR	BASE BID
1	Lister Construction, Inc.	\$477,777.00
2	Swan Engineering, Inc.	\$511,946.20
3	R&R Pacific Construction	\$528,087.00
4	C.E. Cox Engineering, Inc.	\$543,488.00
5	Swierstok Enterprise, Inc.	\$571,386.00
6	McGuire & Hester	\$778,232.00

The engineer's estimate for the project construction was \$450,000. Staff has performed due diligence in reviewing the bids. Lister Construction, Inc. has been determined to be the lowest responsive, responsible bidder and has complied with all technical submittal requirements.

All necessary permits, easements and rights of way have been acquired to construct the project. The construction contract provides 80 working days for completion of the project which excludes weekends, holidays, delays due to weather and lead time for ordering pipe material. Staff anticipates completion of the project in the fall of 2019.

A 20% construction contingency is necessary for this project because of restricted access within the alley to work around any unknown obstructions. The alley is over 100-years old and the potential exists to find buried items that have not been located during design. Also, some underground electrical work has taken place since project bidding that may impact construction of the water and sewer mains.

In August 2018, staff released a request for qualifications for consulting firms to perform construction

management and inspection services for various pipeline projects throughout the City. A four-member staff team reviewed, scored and ranked the statements of qualification received. UNICO was one of the firms that the City selected in this quality based selection process. UNICO Engineering has provided Construction Management and Inspection Services on a number of projects for the City of Woodland and is very familiar with the City's engineering and construction standards and specifications.

Conclusion

Staff recommends that the City Council adopt Resolution No. _____, to:

1. Award a construction contract in the amount of \$477,777 to Lister Construction, Inc. for CIP 19-16, Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project and authorize a contract contingency of up to 20% (\$95,555),
2. Approve a consultant agreement for construction management and inspection services with UNICO Engineering in an amount up to \$97,691 and authorize a contingency of up to 10% (\$9,769), and
3. Approve the reallocation of \$430,000 of Water Enterprise Funds from Water System Leak Detection, Maintenance & Repair, CIP 09-23, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16.
4. Approve the reallocation of \$290,000 of Sewer Enterprise Funds from Annual Sewer Repair and Replacement, CIP 08-21, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16.

Prepared by: Matt Cohen, Senior Engineering Assistant

Reviewed by: Tim Busch, Principal Utility Engineer

Brent Meyer, City Engineer

Ken Hiatt, Assistant City Manager/Community & Economic Development Director



Paul Navazio
City Manager

Attachments:

1. Resolution
2. Dog Gone Alley Inspection Services - 12-31-18
3. PUE DGA signed

RESOLUTION NO. ____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A CONSTRUCTION CONTRACT WITH LISTER CONSTRUCTION, INC. IN THE AMOUNT OF \$477,777 FOR CIP 19-16, DOG GONE ALLEY – BUSH STREET TO COLLEGE STREET WATER & SEWER REPAIR & REPLACEMENT PROJECT.

WHEREAS, the City of Woodland wishes to enter into a Construction Contract with Lister Construction, Inc. for CIP 19-16, the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project; and

WHEREAS, the City Council approved the plans and specifications and authorized advertisement for bids on July 17, 2018; and the City of Woodland advertised for bids on November 24, 2018; and

WHEREAS, on December 19, 2018 the City of Woodland received 6 bids, and Lister Construction, Inc. was determined to be the lowest responsible bidder with a base bid of \$477,777; and

WHEREAS, the City Council wishes to approve the reallocation of \$430,000 of Water Enterprise Funds from Water System Leak Detection, Maintenance & Repair, CIP 09-23, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16; and

WHEREAS, the City Council wishes to approve the reallocation of \$290,000 of Sewer Enterprise Funds from Annual Sewer Repair and Replacement, CIP 08-21, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16; and

WHEREAS, the City Council wishes to approve a consultant agreement for inspection services with UNICO Engineering for an amount up to \$97,691; and

WHEREAS, the City Council wishes to approve a construction contract contingency of up to 20% (\$95,555) for Lister Construction, Inc.; and

WHEREAS, the City Council wishes to approve an inspection contingency of up to 10% of the professional services contract amount (\$9,769); and

WHEREAS, the City Council wishes to approve a Construction Contract with Lister Construction, Inc. and authorize its execution through adoption of this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WOODLAND AS FOLLOWS:

Section 1. The City Council hereby approves the Construction Contract with Lister Construction, Inc. in the amount of \$477,777 and approves a twenty (20%) percent construction contingency in the amount of \$95,555. The City Manager is hereby authorized and directed to execute the contract, subject

to City Attorney approval. The City Attorney is hereby authorized to make clarifying and confirming changes so long as the total dollar amount authorized herein does not change.

Section 2. The City Council hereby authorizes the reallocation of \$430,000 of Water Enterprise Funds from Water System Leak Detection, Maintenance & Repair, CIP 09-23, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16.

Section 3. The City Council hereby authorizes the reallocation of \$290,000 of Sewer Enterprise Funds from Annual Sewer Repair and Replacement, CIP 08-21, to the Dog Gone Alley – Bush Street to College Street Water & Sewer Repair & Replacement Project, CIP 19-16.

Section 4. The City Council hereby authorizes the City Manager to approve a consultant agreement with UNICO Engineering for inspection services for an amount up to \$97,691 and a 10% contract contingency in the amount of up to \$9,769.

Section 5. Copies of the Construction Contract and Consultant Agreement for Inspection Services are available and on file in the City Clerk’s office, and are incorporated herein by reference and made a part of this Resolution.

PASSED AND ADOPTED this _____ day of _____ 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

Ana B. Gonzalez, City Clerk

December 31, 2018

Mr. Matt Cohen
City of Woodland
300 1st Street
Woodland, CA 95695

Re: Inspection for the 2019 Dog Gone Alley-Bus Street to College Street Water & Sewer Repair & Replacement Project (CIP #19-16) (80 working days)

Dear Mr. Cohen:

Thank you for the opportunity to provide inspection services for the above referenced project. The attached proposal outlines the specific work effort required to meet the goals of your project as we understand them.

Our team is dedicated to partnering with our clients to develop trust-based relationships centered on moving their projects forward. Once we have worked with you to ensure that this proposal meets with your needs, we will meet with you to discuss the tasks to be done and your required schedule for completion. Please don't hesitate to contact me with any questions, or if we can help you further.

Sincerely,



Cesar Montes de Oca, PE

President

PROJECT UNDERSTANDING

Thank you for the opportunity to provide this proposal for construction inspection services for the Dog Gone Alley-Bush Street to College Street Water & Sewer Repair & Replacement Project. The project consists of the installation of approximately 475 liner feet of water main and 400 linear feet of sewer main pipe. This includes replacement of the water and sewer connections to the businesses along Dog Gone Alley. Other items of work include construction of sewer manholes, gate valves for the water main, new water services, meters and boxes as well as replacement of the existing sidewalk and pavement including new Type "C" commercial driveways.

UNICO understands that the City of Woodland intends to procure inspection services for the project. The following proposal outlines the work effort required to perform inspection services for the project duration of 80 working days. These services shall include full-time inspection services in compliance with the Contract documents.

UNICO will provide a full-time inspector. The inspector will work with the City of Woodland to ensure the project is delivered in accordance with the contract Plans and Specifications and the associated referenced documents.

Deliverables: ***Daily Inspection Reports***

A. CONSTRUCTION INSPECTION

UNICO will provide one full time inspector for 80 working days. The inspector will provide inspection services for all improvements associated with the project. In addition, the inspector will prepare daily reports that will be sent to the City daily. In addition to the working days that the inspector will be on the project, UNICO will include time for the inspector to become familiar with the project.

Deliverables: ***Daily Inspection Reports***

TIME AND MATERIALS FEES FOR PROFESSIONAL SERVICES

A. **CONSTRUCTION INSPECTION** \$97,691

TOTAL \$97,691

Please See the Attached Fee Matrix for Hourly Breakdown.

BILLINGS

Clients shall be billed monthly for the work completed. Invoices not paid within thirty (30) days of the mailing date of the invoice are subject to a service charge of one and one-half percent (1.5%) per month.

ASSUMPTIONS AND CLARIFICATIONS

1. Site will be accessible by vehicle.
2. Work performed in addition to what is budgeted for above, will be paid for on a time and materials basis.
3. The City will perform the role of Project Manager and Resident Engineer

4. Budget is based on 80 working days.

City of Woodland

Cost Proposal

Dog Gone Alley-Bush Street to College Street Water & Sewer Repair & Replacement Project

		UNICO					
		Pre-construction Review Contract Documents Construction Inspector	Inspection Construction Inspector				
Task #	Direct Labor Rate	\$ 55.00	\$ 55.00	TOTALS			
	Overhead Rate	132.00%					
	Fee	10.00%					
	Task Description	HOURS	Direct Labor Cost	Indirect Labor	Fee	Total	
A	CONSTRUCTION INSPECTION	16	680	\$ 38,280	\$ 50,529.60	\$ 8,880.96	\$ 97,691
Total Hours		16	680				

TOTAL	\$ 97,691
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RECORDING REQUESTED BY:
CITY OF WOODLAND

**No fee document per
Government Code 6103 & 27383**

WHEN RECORDED MAIL TO:
City Clerk
City of Woodland
300 First Street
Woodland, CA 95695

This space above for Recorder's Use Only

APN: 006-561-020-000

THIS TRANSACTION IS EXEMPT FROM CALIFORNIA DOCUMENTARY TRANSFER TAX PURSUANT TO SECTION 11922 OF THE CALIFORNIA REVENUE AND TAXATION CODE. THIS DOCUMENT IS EXEMPT FROM RECORDING FEES PURSUANT TO SECTIONS 6103 and 27383 OF THE CALIFORNIA GOVERNMENT CODE.

EASEMENT DEED AND AGREEMENT

This Easement Deed and Agreement ("Agreement") is made this 19 day of Oct, 2018, by and between the City of Woodland, a municipal corporation of the State of California ("City") and American Legion Post #77 ("Grantor"), who shall individually be referred to as a party and together as the "parties".

WHEREAS, Grantor is the fee owner of a certain parcel of land located in the City of Woodland, County of Yolo, State of California, which is identified as 523 Bush Street, Yolo County APN 006-561-020-000 (the "Property").

WHEREAS, City is a municipal corporation that is undertaking a project to replace an aging and undersized sewer collection main and a water main along with lateral connections, including installation, construction, operation, maintenance and repair (the "Project") on Dog Gone Alley between College Street and Bush Street.

WHEREAS, in connection with City's construction, operation and maintenance of the Project, Grantor agrees to grant a permanent easement consisting of 1,300 square feet, more or less, as further described below on, over, and under that portion of the Property more particularly described and depicted in Exhibit "A," attached hereto and made a part hereof ("Easement").

WHEREAS, Grantor is willing to convey the Easement to City subject to the terms and conditions set forth in this Agreement.

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, parties hereby agree as follows:

1. Granting of Easement. Grantor hereby conveys the Easement to City for construction, installation, maintenance, operation, replacement, and removal of a sewer collection pipeline and a water pipeline and all necessary equipment, appurtenances, and improvements for sewer and water purposes on, over, and under that certain real property more particularly described and depicted in Exhibit "A", attached hereto and made a part hereof, for ingress to and egress from such facilities and for such other access on or about and use of the Easement as may be reasonably necessary to effectuate the purposes of this Easement. City shall operate and maintain the Easement at City's sole cost and expense. City shall have the unrestricted right of ingress and egress over and across the real property owned by Grantor, to and from the Easement, for the purpose of exercising its rights granted herein, including City's installation, use, repair, testing, rebuilding, maintenance, and replacement of pipes and related facilities. Grantor also grants City the right to remove any obstructions (including trees or brush) within the Easement, at City's sole cost and expense, if such obstruction interferes with the City's installation, use, repair, testing, replacement, rebuilding, or maintenance of the sewer collection pipeline and the water pipeline. City and its employees and agents have the right to enter the Easement with contractors, workers, equipment, and material in order to inspect and survey the Easement area and to carry out the Easement purposes.

2. Purchase Price. City shall pay the Grantor the total sum of zero dollars (\$0.00) for the Easement (the "Purchase Price"). Payment of the Purchase Price shall be made when title to the Easement vests in City free and clear of all liens, encumbrances, assessments, easements, leases (recorded and/or unrecorded), and taxes, except:

- a. Taxes for the tax year in which escrow closes shall be cleared and paid in the manner required by Section 5086 of the Revenue and Taxation Code, if unpaid at the close of escrow.
- b. Covenants, conditions, restrictions and reservations of record that may be approved by City in writing.
- c. Pre-existing easements or rights of way over the Property for public or quasi-public utility purposes, if any, that may be approved by GRANTEE in writing.

3. Expenses. City shall pay all expenses incidental to and necessarily incurred for conveyance of the Easement to City, including but not limited to recording fees, title insurance charges, reconveyance fees, trustee's fees, forwarding fees and prepayment penalties.

4. Escrow. This transaction shall be consummated through an escrow at Placer Title Company ("Escrow Agent") under Escrow Agent's Escrow Number P-126487 ("Escrow") located at 30 West Main Street, Suite A, Woodland, California 95695, and consistent with the escrow instructions. City and Grantor shall execute, deliver and be bound by any reasonable or customary escrow instructions of Escrow Holder or other instruments as may be reasonably required by Escrow Agent to consummate the transaction contemplated by this Agreement.

5. Full Cooperation. Parties shall fully cooperate with each other with respect to the construction of the sewer collection pipeline and the water pipeline and the relocation of any of

Grantor's facilities that may be required by City's construction and installation of the improvements in the Easement area.

6. Restoration of Property. Within thirty (30) days of any work performed by the City within the Easement, City shall restore any portion of the Property adversely physically affected by the work to a condition as reasonably close as possible to the condition as it existed immediately prior to City's entry upon the Property. City and its contractors shall leave the Property in a neat, clean, safe and sightly condition. All such removal, repair and restoration work shall be completed by City or its contractors in a good and workmanlike manner with reasonable diligence, in compliance with all applicable laws and regulations.

7. Term and Termination. This Easement shall remain in effect until such time as the facilities are either relocated or are no longer necessary at which time City shall, if so requested by Grantor, execute a notice of termination in a form provided by Grantor and acceptable to City.

8. Grantor's Use of Easement Area. It is understood and agreed that the Grantor retains the right to use the Easement area for any purpose whatsoever, to the extent that such use does not unreasonably interfere with the City's use of the Easement. Grantor, however, will not erect or construct, or permit to be erected or constructed, except as Grantor may be required to permit based upon a preexisting easement, any building, structure, wall or footing(s) or plant trees within the Easement area, without the prior written consent of the City or as otherwise provided herein. Grantor shall not drill or construct or operate any well, or construct any reservoir or other obstruction in the Easement area, or diminish or substantially add to the ground over the Easement. Grantor shall not make any improvements within or abutting the Easement area that interferes with, or will interfere with, City's exercise of its rights under the Easement. Notwithstanding the foregoing, no prior consent from the City is required for surface improvements including, but not limited to landscaping (except trees), pavement, fencing, lighting, and signage. Grantor agrees to consult with the City as to the specific location and construction of Grantor's surface improvements for which the City's consent is not required. Grantor is not required to consult with the City or obtain the City's consent with regard to surface improvements erected or constructed by other preexisting easement holders.

9. Indemnification. City shall indemnify, protect, defend and hold harmless Grantor from and against any and all liabilities, liens, demands, suits, losses, damages, causes of action, injuries, claims, costs and expenses (including, without limitation, reasonable attorneys' fees and costs) (collectively, "Claims") arising from or caused by entry upon the Property by City or the exercise of City's rights under this Agreement, provided, that the foregoing indemnity shall not apply to any loss or damage caused by the sole negligence, active negligence or willful misconduct of Grantor or any preexisting conditions on the Property uncovered or disturbed by City.

10. Integration. The parties have set forth herein the whole of their agreement. Subject to the indemnification provision in Section 6 of this Agreement, the performance of this Agreement constitutes the entire consideration for conveyance of the Easement and shall relieve

City of all further obligations or Claims related to or arising out of the purchase of the Easement or the location, grade or construction of the Project.

11. Easement Runs with the Land. The rights, conditions, restrictions, and duties created by this Easement Deed and Agreement shall run with the land and shall accrue to and be binding on the successors-in-interest, heirs, and assigns of City and Grantor.

12. Amendments. This Agreement may be modified, changed, or rescinded only by an instrument in writing executed by the parties hereto.

EXHIBIT "A"
LAND DESCRIPTION

THAT portion of real property situate in the City of Woodland, County of Yolo, State of California, and being a portion of Section 32, Township 10 North, Range 2 East, and also being a portion of that Parcel of Land as described in Book 100 of Deeds at Page 354, said County Records, and being more particularly described as follows:

BEGINNING at a point on the North line of said Parcel of Land, said point being distant the following three (3) courses and distances from the intersection of College Street and Main Street in said City of Woodland: 1) along the centerline of said College Street, South 00°26'22" West 172.55 feet to the centerline of an existing alley; 2) along said centerline of said alley, South 89°42'39" East 310.00 feet; and 3) leaving said centerline, South 00°26'22" West 8.00 feet; thence, from said POINT OF BEGINNING and along a line 10.00 feet West of and parallel to the East line of said Parcel of Land, South 00°26'22" West 130.00 feet to the South line of said Parcel of Land; thence, along said South line of said Parcel of Land, North 89°42'39" West 10.00 feet; thence, leaving said South line, and along a line 20.00 feet West of and parallel to said East boundary of said Parcel of Land, North 00°26'22" East 130.00 feet to the North line of said Parcel of Land; thence, along said North line of said Parcel of Land, South 89°42'39" East 10.00 feet to the POINT OF BEGINNING.

Containing 1,300 square feet of land, more or less.

The basis of bearings for this description is said centerline of College Street shown as South 00°26'22" West in Book 10 of Maps and Surveys at Page 14, said County Records.

End of description.



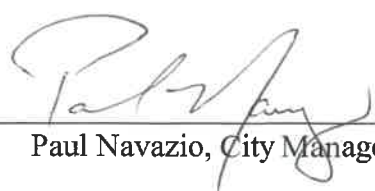

Bryan P. Bonino, L.S.

4/18/18
Date

GRANTOR:
AMERICAN LEGION POST #77

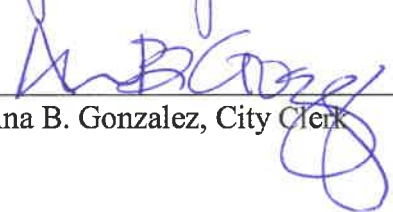
By: 
Vince Olvera, American Legion Post #77

GRANTEE:
CITY OF WOODLAND

By: 
Paul Navazio, City Manager

“This conveyance is accepted by the undersigned on behalf of the City of Woodland pursuant to City Council Resolution 1457, recorded October 15, 1959, in the Recorder’s Offices of the aforesaid County and State.”

Dated: January 7, 2019

Signed: 
Ana B. Gonzalez, City Clerk

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
COUNTY OF _____)

On _____, 2018 before me, _____,
Notary Public, personally appeared Vince Olvera, who proved to me on the basis
of satisfactory evidence to be the person whose name is subscribed to the
within instrument and acknowledged to me that she executed the same in her
authorized capacity, and that by her signature on the instrument the person,
or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California
that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: _____ (seal)

See attached Acknowledgment

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Yolo)

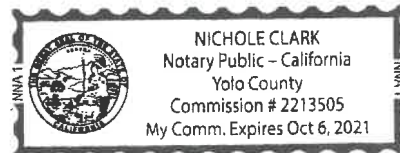
On October 19, 2018 before me, Nichole Clark, Notary Public
(insert name and title of the officer)

personally appeared Vincent Olvera,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)





TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.13.
SUBJECT: Approval of Amendment to Fiscal Year 2019 Budget to Add Funding for Homeless-Related Activities

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, approving additional appropriations of \$104,641 to the General Fund for preparation of No Place Like Home loan funding application, operation of the interfaith winter and temporary emergency shelters, and support to the City's Homeless Outreach Street Team.

Fiscal Impact:

The recommended action would provide additional appropriations within the FY18/19 budget in support of the City's efforts addressing homelessness. Yolo County is providing funds in the amount of \$54,641 to assist the City with its consultant costs for the preparation of a No Place Like Home loan application (\$27,500), share in the costs of the 2019 interfaith winter shelter (\$13,406) underway at St. Luke's Episcopal Church, 515 Second Street, and share in the costs of the temporary emergency shelter (\$13,735) underway at the County's 213 Third Street facility. It is also recommended that the Council approve a supplemental appropriation from General Fund reserves in the amount of \$50,000. These funds will supplement one-time funding provided in the FY18/19 budget to support the Police Department's Homeless Outreach Street Team and additional support for costs associated with expanding of temporary shelter capacity.

Background:

A partnership that includes the City, Friends of the Mission, Fourth and Hope, Woodland Opportunity Village, and Yolo County is in the process of preparing a loan application for the State's No Place Like Home (NPLH) program in support of a permanent supportive housing project. Yolo County is using NPLH technical assistance funds provided by the State to assist the City with its consultant costs for the preparation of the NPLH application. Yolo County and the City are jointly funding the costs of the interfaith winter shelter and temporary emergency shelter underway at St. Luke's Episcopal Church and the County 213 Third Street facility.

Discussion:

The City has executed agreements with Yolo County for its support of the City's consultant costs for preparation of the NPLH loan application and the operation of the interfaith winter and temporary emergency shelters. The City and its partners are also working collaboratively to extend temporary shelter capacity at the Old County Jail through a contract with Fourth and Hope, with the potential of extending the contract through the current fiscal year.

Conclusion:

Staff recommends that the City Council adopt Resolution No. _____, approving additional appropriations of \$104,641 to the General Fund for preparation of No Place Like Home loan funding application, operation of the interfaith winter and temporary emergency shelters, and support to the City's Homeless Outreach Street Team.

Prepared by: Dan Sokolow

Senior Planner



Paul Navazio
City Manager

Attachments:

1. Homeless Budget Amend CC Reso

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
AMENDING THE FISCAL YEAR 2019 BUDGET AND APPROPRIATING \$104,641 IN
HOMELESS FUNDS FOR PREPARATION OF THE NO PLACE LIKE HOME
FUNDING LOAN APPLICATION, OPERATION OF THE INTERFAITH WINTER
AND TEMPORARY EMERGENCY SHELTERS, AND SUPPORT FOR THE CITY'S
HOMELESS OUTREACH STREET TEAM**

WHEREAS, the City of Woodland is collaborating with Yolo County and other project partners on a No Place Like Home (NPLH) loan application to support a permanent supportive housing development and the operation of the interfaith winter and temporary emergency shelters;

WHEREAS, Yolo County has executed agreements with the City to provide \$27,500 in State NPLH technical assistance funds to support the City's consultant costs for the preparation of the NPLH loan application, \$13,406 to support the operation of the interfaith winter shelter at the St. Luke's Episcopal Church, 515 Second Street, and \$13,735 to support the operation of the temporary emergency shelter at the County's 213 Third Street facility;

WHEREAS, supplemental funding of \$50,000 is needed in support of the City's Homeless Outreach Street team for one-time costs associated with contracts, supplies and equipment,

NOW, THEREFORE, BE IT RESOLVED THAT the City Council does hereby approve additional appropriations of \$104,641 to the General Fund for preparation of No Place Like Home loan funding application, for operation of the interfaith winter and temporary emergency shelters, and in support of the City's Homeless Outreach Street Team.

PASSED AND ADOPTED by the City Council this 15th day of January, 2019, by the following vote:

AYES:
NOES:
ABSENT:
ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

APPROVED AS TO FORM:

Ana B. Gonzalez, City Clerk

Kara K. Ueda, City Attorney



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.14.
SUBJECT: Approve Second Amendment to the Professional Services Agreement with Joan Planell for Homelessness Consultation Services.

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, authorizing the City Manager to execute a Second Amendment to the Professional Services Agreement with Joan Planell for Homelessness Consultation Services for an additional \$19,500 for services through June 30, 2019.

Fiscal Impact:

The original Professional Services Agreement (“Agreement”) with Joan Planell for consultation services on issues related to homelessness and social services was executed on December 21, 2017 for a total compensation of \$15,000. On April 1, 2018, the First Amendment added \$35,000 to the contract for a total of \$50,000. The cost of executing this Second Amendment would increase the contract by \$19,500, bringing the total to \$69,500.

Partial funds, a total of \$10,000, for this can be accommodated within the current approved budget for homeless services. The remaining amount of \$9,500 will be provided through an existing agreement with Yolo County in support of the City’s consultation costs for preparation of the No Place Like Home loan application for a permanent supportive housing development.

Background:

Joan Planell has provided the City with consultation services related to homelessness and social services since the original agreement was executed on December 21, 2017. Initially, Ms. Planell analyzed the City’s service delivery system, policies, and Homeless Action Plan. She prepared a report with findings and recommendations that was presented and discussed at a City Council last year.

The First Amendment increased compensation by \$35,000 and extended the term of the Agreement from April 30, 2018 to December 31, 2018. In that time, Planell has provided ongoing consultation on strategies to reduce homelessness, increase funding for service, leverage additional resources, incorporate evidence-based practices and best practices into programs designed for implementation. Highlights include working with City staff to prepare and submit a revised \$680,000 permanent supportive housing grant proposal to Partnership HealthPlan of California for which a grant agreement has been executed, collaborating with Yolo County and other project partners to set up an MDT (multi-disciplinary team) for Woodland to address the most vulnerable of the unsheltered homeless population, assisting the City with the establishment of the new Social Services Manager position, and serving as the lead for a successful two-year \$140,000 California Emergency Solutions and Housing Program grant that will establish a flex fund to (1) connect individuals and families who are unsheltered to temporary or permanent housing and other emergency resources and (2) provide shelter diversion and prevention eviction services to reduce the flow of individuals and families into homelessness.

Most recently, Planell has been working with a partnership that includes the City, Friends of the Mission, Fourth and Hope, Woodland Opportunity Village, and Yolo County that is in the process of preparing a loan application for the State's No Place Like Home (NPLH) program in support of a permanent

supportive housing project.

Discussion:

This Second Amendment will add an additional \$19,500 to the Agreement and extend the term to June 30, 2019. Planell will continue to work on the No Place Like Home application. She is also engaging other funding sources for financial support of the permanent supportive housing development. Furthermore, she will continue to provide on-going consulting services.

Conclusion:

Staff recommends that the City Council adopt Resolution No. _____, authorizing the City Manager to execute a Second Amendment to the Professional Services Agreement with Joan Planell for Homelessness Consultation Services for an additional \$19,500 for services through June 30, 2019.



Paul Navazio
City Manager

Attachments:

1. Resolution - Second Amendment Planell

RESOLUTION NO.____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
APPROVING THE SECOND AMENDMENT TO PROFESSIONAL SERVICES
AGREEMENT FOR HOMELESSNESS CONSULTATION SERVICES

WHEREAS, on December 21, 2017 the City of Woodland executed a Professional Service Agreement (“Agreement”) with independent contractor, Joan Planell in the amount of \$15,000 for homelessness consultation for the City through April 30, 2018; and

WHEREAS, on April 1, 2018 the City of Woodland executed a First Amendment to the Agreement increasing compensation by \$35,000 and extending the term to December 31, 2018; and

WHEREAS, the City of Woodland wishes to execute a Second Amendment to the Agreement to authorize an additional compensation amount of \$19,500 and to extend the term of the agreement through June 30, 2019 in order to continue consultation services on issues related to homelessness and social services; and

WHEREAS, partial funding in support of this contract is appropriated in the General Funds annual budget previously approved by Council; and

WHEREAS, additional funding in support of this agreement is provided by Yolo County (“County”) through a previously executed agreement between City and County; and

WHEREAS, the City Council wishes to approve the Second Amendment to the Agreement and authorize its execution through the adoption of this Resolution.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE
CITY OF WOODLAND AS FOLLOWS:**

Section 1. The City Council hereby approves the Second Amendment to the Agreement with Joan Planell to increase the compensation amount by \$19,500 and to extend the term through June 30, 2019. The City Manager is hereby authorized and directed to execute the Amendment, subject to City Attorney approval. The City Attorney is hereby authorized to make clarifying and confirming changes so long as the total dollar amount authorized in the Amendment does not change.

Section 2. Copies of the Contract Amendment are available and on file in the City Clerk’s office, and are incorporated herein by reference and made a part of this Resolution.



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: I.15.
SUBJECT: Appoint Member to the Flood Control Advisory Committee

Recommendation for Action: Staff recommends that the City Council appoint Marlin “Skip” Davies as a Regular Member of the Flood Control Advisory Committee.

Staff Contact:

Ana B. Gonzalez, City Clerk – (530) 661-5806, ana.gonzalez@cityofwoodland.org

Discussion:

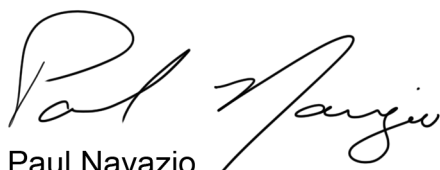
At the May 5, 2015 council meeting, Council Members adopted Resolution No, 6425, creating the Flood Control Advisory Committee and appointed members of the public, to serve on the Flood Control Advisory Committee as recommended by the Council’s Flood Project sub-committee members consisting of Mayor Pro Tem Marble and Council Member Hilliard. The committee, whose role is to a) provide comment and feedback to the Council on issues related to development and implementation of a comprehensive flood solution and b) serve as a forum for public engagement on flood-protection related issues, was established to include 13 "regular" members, 5 of which are appointed by individual Council members and 8 recommended for appointment by the Council's (then) Flood Project Sub-committee.

Marlin “Skip” Davies was among the regular members appointed to the Committee in May of 2015. At the time, he was also nominated by the Council sub-committee to serve as the Committee's Chairperson.

However, at the July 19, 2016 Council meeting, Council Members appointed Skip Davies to the vacant Council seat created by the resignation of Council member Bill Marble. Consequently, Skip was no longer able to serve on the Flood Control Advisory Committee, as this was deemed a conflict of roles.

As of December 4, 2018, Skip Davies is no longer on the City Council, and staff is recommending that Skip Davies be re-appointed to the Flood Control Advisory Committee as a "regular" member.

Prepared by: Ana G. Gonzalez
City Clerk


Paul Navazio
City Manager

Attachments:

None



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: J.16.
SUBJECT: Approval of Exclusive Right to Negotiate with Friends of the Mission and Funding Commitment for Friends of the Mission's Permanent Supportive Housing Development

Recommendation for Action: Staff recommends that the City Council:

- 1) Adopt Resolution No. _____, approving an Exclusive Right to Negotiate with Friends of the Mission granting to Friends of the Mission the exclusive right to negotiate the terms of a long-term ground lease and/or a ground lease with an option to purchase on certain City-owned property; and
- 2) Adopt Resolution No. _____, approving a funding commitment of \$900,000 (\$600,000 grant and \$300,000 construction loan) for Friends of the Mission's permanent supportive housing development.

Staff Contact: Stephen Coyle, Deputy CDD Director, (530) 661-5910, stephen.coyle@cityofwoodland.org
Dan Sokolow, Senior Planner, (530) 661-5927, dan.sokolow@cityofwoodland.org

Fiscal Impact:

An Exclusive Right to Negotiate (ENA) with Friends of the Mission (FOM) will have no fiscal impact; however any resultant agreement on terms for Friends of the Mission to either lease or purchase the subject property from the City would result in a fiscal impact, as yet to be determined.

The proposed funding commitment of \$900,000 in support of the project would be funded through available funds from the City's Spring Lake Affordable Housing Fund (\$260,000 - Fund 321) and Affordable Housing In-Lieu Fee Fund (\$640,000 - Fund 327). Of this amount, \$600,000 is proposed to be provided as a grant, with the remaining \$300,000 as a short-term loan to assist with project construction pending release of the state funding being sought for the construction of the 60 permanent supportive housing units.

The loan will be repaid following completion of project construction.

As of January 2019, the cumulative total of the two funds is \$1,200,000. The City collects a fee of \$1,100 for each market-rate single-family unit constructed in Spring Lake in order to provide 74 additional affordable units in Spring Lake. The fees known as Off-Site Fees are collected prior to final map approval and deposited into the Spring Lake Affordable Housing Fund. The fund balance was \$560,000 as of January 8. Separately, the City has been collecting affordable housing in-lieu fees from certain projects located in Spring Lake. In most instances, the in-lieu fees are collected at building permit issuance. The fund balance was \$640,000 as of January 8.

A portion of the Spring Lake Affordable Housing and Affordable Housing In-Lieu Fee funds, \$300,000, is encumbered for the City's remaining payment on its \$1,500,000 loan for the Mutual Housing Phase 2 project on Farmers Central Road (Spring Lake Specific Plan Area). The final loan payment will be needed no earlier than May of this year when construction of Phase 2 (39 very low- and low-income housing farmworker units) is completed. The proposed resolution includes reservation of funding for this purpose, as previously approved by the Council.

Background:

Exclusive Right to Negotiate: The non-profit FOM and the County of Yolo intend to jointly file an application with the State of California's Housing and Community Development (HCD) to receive certain loan funding pursuant to the No Place Like Home Program (NPLH). If funding is secured through the NPLH program and agreements executed, FOM intends to construct and operate, or cause the construction and operation, of a 61 unit housing project that would serve low-income individuals, including those who are mentally ill and unsheltered on City-owned property in Yolo County. The proposed, approximately eight-acre site, the subject of the ENA, lies at the southeast corner of a 128.8 acre parcel at the intersection of County Road 102 and E. Beamer, APN 027-360-010, and depicted in Exhibit A to the ENA.

The purpose of the ENA is to provide FOM with an exclusive right to negotiate the terms of a long-term ground lease and/or a ground lease with an option to purchase the approximately eight-acre site as well as operating terms for the proposed low-income housing project. The ENA would be included in the NPLH loan application which is due at the end of January, 2019. Immediately following execution of the ENA by the parties, the City would determine the required level of CEQA review and documentation for the processing and approval of a lease or lease with an option to purchase, for the development of the proposed project.

A funding commitment from the City is also being proposed in support of the Friends of the Mission project that would construct the 61-unit permanent supportive housing project to serve the homeless. Project partners also include Yolo County as well as the non-profits Woodland Opportunity Village and the Yolo Wayfarer Center (dba Fourth & Hope).

Discussion:

The Exclusive Right to Negotiate would allow the City and Friends of the Mission to conduct certain due diligence while providing Friends of the Mission assurance that the City will not negotiate with another party for the purchase or use of the property. It also gives the City and FOM the time to negotiate the terms and conditions of a lease or lease with an option to purchase, including the condition that FOM receives the NPLH Competitive loan and secures other funding described in the Permanent Financing Sources table below.

The proposed funding commitment's purposed permanent financing sources required to fund the estimated \$8,540,000 cost for the permanent supportive housing development are described in the following table.

Permanent Financing Sources

Source	Amount	Status
No Place Like Home-Non Competitive	260,000	Funding secured
No Place Like Home-Competitive	4,060,000	Application amount
Private Foundation #1 (SEE NOTE)	2,000,000	Requested amount
Partnership HealthPlan of California	680,000	Funding secured
City of Woodland Affordable Housing Funds	600,000	Requested amount
Private Foundation #2 (SEE NOTE)	940,000	Requested amount
TOTAL	\$8,540,000	Estimated cost of development

Notes: Foundations #1 and 2 are not identified since discussions with representatives of two organizations are underway and have not been concluded.

In addition to a grant of \$600,000, Friends of the Mission has also requested a separate loan during the construction period. Staff is recommending a no interest loan of \$300,000 during the construction period. The loan would be repaid when the No Place Like Home loan funds which replace the construction loan(s) after project completion. While the City may generate significant additional affordable housing funds prior to the

permanent supportive housing development starting construction, there is the risk of a housing market downturn and a resulting reduction in the collection of affordable housing funds.

Loan and other documents necessary for the City's funding assistance will be prepared at a later date and brought back to the City Council for approval. City funding assistance is contingent on Friends of the Mission obtaining the necessary funding commitments to construct the permanent supportive housing development, securing a site for the development, and obtaining all site-related approvals including environmental review under the California Environmental Quality Act. The City funding commitment terminates in the event that Friends of the Mission's 2019 No Place Like Home loan application is not approved.

Conclusion:

Staff recommends that the City Council 1) adopt Resolution No. _____, approving an Exclusive Right to Negotiate with Friends of the Mission, and 2) adopt Resolution No. _____, approving a funding commitment of \$900,000 (\$600,000 grant and \$300,000 construction loan) for Friends of the Mission's permanent supportive housing development.

Prepared by: Stephen Coyle
Deputy CDD Director

Dan Sokolow
Senior Planner

Reviewed by: Kimberly McKinney
Finance Officer



Paul Navazio
City Manager

Attachments:

1. 01 Attachment - FOM ENA CC Reso
2. 02 Attachment - FOM Grant+Loan CC Reso
3. 03 Attachment - ENA with FOM
4. 04 Attachment - ENA Exhibit A Maps

RESOLUTION NO.

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING
AN EXCLUSIVE NEGOTIATING AGREEMENT WITH FRIENDS OF THE MISSION**

WHEREAS, non-profit Friends of the Mission is partnering with non-profits Woodland Opportunity Village and Yolo Wayfarer Center (dba Fourth and Hope), City of Woodland, and Yolo County to submit a State No Place Like Home application to develop a 61-unit permanent supportive housing project to serve the homeless; and

WHEREAS, Friends of the Mission has requested that the City approve an Exclusive Right to Negotiate with Friends of the Mission the terms of a long-term ground lease and/or a ground lease with an option to purchase as well as operating terms for the proposed low-income housing project on City-owned property; and

WHEREAS, The Friends of the Mission and the County of Yolo intend to jointly file an application with the State of California's Housing and Community Development (HCD) to receive certain loan funding pursuant to the No Place Like Home Program (NPLH), and the approved Exclusive Right to Negotiate is required within this application; and

WHEREAS, If and when funding is secured through the NPLH program and an agreement to lease and/or a lease with an option to purchase is executed, FOM intends to construct and operate, or cause the construction and operation, of a housing project that would serve low-income individuals, including those who are mentally ill and unsheltered on City-owned property in Yolo County, at the southeast corner of County Road 102 and E. Beamer; and

NOW THEREFORE BE IT RESOLVED, that the City of Woodland does hereby approve an Exclusive Negotiating Agreement with Friends of the Mission the terms of a long-term ground lease and/or a ground lease with an option to purchase as well as operating terms for the proposed low-income housing project on City-owned property.

PASSED AND ADOPTED this 15th day of January, 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

Ana B. Gonzalez, City Clerk

APPROVED AS TO FORM:

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A \$900,000 FUNDING COMMITMENT FROM THE SPRING LAKE OFFSITE AFFORDABLE HOUSING AND AFFORDABLE HOUSING IN-LIEU FEE FUNDS TO ASSIST FRIENDS OF THE MISSION WITH CONSTRUCTION OF A PERMANENT SUPPORTIVE HOUSING DEVELOPMENT

WHEREAS, non-profit Friends of the Mission is partnering with non-profits Woodland Opportunity Village and Yolo Wayfarer Center (dba Fourth and Hope), City of Woodland, and Yolo County to submit a State No Place Like Home application to develop a 60-unit permanent supportive housing project to serve the homeless; and

WHEREAS, Friends of the Mission has requested that the City provide a \$600,000 grant and a separate construction loan in support of the permanent supportive housing development; and

NOW THEREFORE BE IT RESOLVED, that the City of Woodland does hereby approve a funding commitment of \$900,000 comprised of a \$600,000 grant and a \$300,000 no interest construction loan for Friends of the Mission's 60-unit permanent supportive housing development for the homeless contingent on Friends of the Mission obtaining the necessary funding commitments to construct the development, securing a site for the development, and obtaining all site-related approvals including environmental clearance under the California Environmental Quality Act. The City funding commitment terminates in the event Friends of the Mission's 2019 No Place Like Home loan application is not approved.

BE IT FURTHER RESOLVED, that the City of Woodland does hereby approve the following fund encumbrances for the Friends of the Mission's \$900,000 funding commitment and the remaining \$300,000 funding commitment for the Mutual Housing California's Phase 2 project (\$1,500,000 loan commitment, \$1,200,000 in loan funds disbursed to date):

1. Friends of the Mission \$900,000 funding commitment: \$600,000 grant and \$40,000 loan from Fund 327 and \$260,000 loan from Fund 321.
2. Mutual Housing California Phase 2 \$300,000 funding commitment: \$300,000 loan from Fund 321.

PASSED AND ADOPTED this 15th day of January, 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

Ana B. Gonzalez, City Clerk

APPROVED AS TO FORM:

Kara K. Ueda, City Attorney

AGREEMENT FOR THE EXCLUSIVE RIGHT TO NEGOTIATE

This Agreement for the Exclusive Right to Negotiate (“Agreement”) is entered into as of this _____ day of January, 2019 (“Effective Date”) by and between the CITY OF WOODLAND, a municipal corporation of the State of California (“City”), and Friends of the Mission, a not for profit corporation of the State of California (“FOM”). City and FOM are each referred to herein as a “party” and together as the “parties.”

1 Background and Purpose. FOM and the County of Yolo intend to jointly file an application with the State of California to receive certain loan funding pursuant to the No Place Like Home Program. If funding is secured through such program and agreements executed, FOM intends to construct and operate, or cause the construction and operation, of a housing project that would serve low-income individuals, including those who are mentally ill and unsheltered. FOM has identified certain City-owned property for such housing project. The purpose of this Agreement is to provide FOM with an exclusive right to negotiate the terms of a long-term ground lease and/or a ground lease with an option to purchase as well as operating terms for the proposed low-income housing project on City-owned property. For purposes of this Agreement, the term “lease” shall refer to either a long-term ground lease or a ground lease with an option to purchase.

2 Property. The City owns that certain 128.8 acre piece of real property (the “Property”) located in the County of Yolo, State of California that is the subject of this Agreement and is located at the intersection of County Road 102 and E. Beamer and has Yolo County Assessor’s Parcel Number 027-360-010. This Agreement covers approximately eight acres of the Property. The approximate eight acres are referred to herein as the “Premises,” as more particularly depicted in **Exhibit A**, attached hereto and incorporated herein.

3 Proposed Project. FOM desires to engage in certain due diligence and to negotiate the terms and conditions of a lease as well as related terms for the construction, operation, and maintenance of a low-income housing project on the Premises. The parties understand and agree that the Premises is the current proposed location for the proposed project but that the actual size, configuration, and location of the specific project site and project components will be determined by the parties during the period of exclusive negotiations provided for under this Agreement.

4 Exclusive Right to Negotiate. City hereby grants to FOM the exclusive right to further negotiate with the City with regard to the use of the Premises for the term of this Agreement. City and FOM agree that so long as this Agreement is in effect, they shall diligently and in good faith negotiate a lease and shall cooperate with each other to prepare any required documents and take any actions required under this Agreement. Nothing in this Agreement, however, shall obligate City to approve a lease with FOM.

5 Term. The term of this Agreement (“Term”) commences on the date this Agreement is executed by the last party to execute it and shall continue in full force and effect until a lease has been executed by the parties or until this Agreement terminates pursuant to its terms.

6 Restrictions During Term. During the Term of this Agreement, the City shall not (a) convey, transfer, sell, grant, or otherwise dispose of all or any interest in the Premises, (b) enter into any negotiations or agreements with regard to any lease, easement, license, or other right of possession or use of all or any interest in the Premises, provided that the City may extend the term of any existing lease of the Premises and make such amendments to any existing lease as will not create a material conflict with the proposed project, or (c) enter into any agreement with regard to any of the foregoing.

7 Limits of this Agreement. The sole purpose of this Agreement is to allow the City and FOM to conduct certain due diligence and negotiate the terms and conditions of a lease. The parties acknowledge and agree that in entering into this Agreement, the City Council is not committing the City to approval of any project or to grant any project approvals, and any such decision is reserved to the City in its sole and absolute discretion following negotiation of the terms and conditions of a lease of the Premises and compliance with all requirements of the California Environmental Quality Act (“CEQA”). Neither party is obligated by this Agreement, or otherwise, to enter into any further negotiations or any agreements related to the Property or its development. This Agreement does not convey or grant any rights in any property or to develop any property, any vested rights, any entitlements or approvals, or any rights to financial assistance, or to any other right except as is clearly and specifically stated in this Agreement. No party has or will have a cause of action against the other arising under this Agreement for failure to approve the lease or any other agreement(s) related to the development and operation of a project on the Property, the terms of which are to be negotiated between the parties during the Term of this Agreement. Neither party is obligated to undertake any development or due diligence activities in connection with the project by entering into this Agreement.

8 Due Diligence.

A. Site Investigation. FOM shall have the right, at its sole cost and expense, to conduct such investigations, studies, and examinations with respect to the Premises and such other matters as FOM, in its sole and absolute discretion, deems appropriate. Feasibility issues shall include all issues that FOM, in its sole and absolute discretion, determines to be relevant and material to its determination to enter into a lease and develop and operate the project on the Premises. City will reasonably provide all information within its possession with regard to the Property and the Premises to FOM to assist in its due diligence. In particular, City has obtained or commissioned certain studies of the Premises in order to assist FOM and the County with their funding application and shall provide such studies to FOM if it has not done so already.

B. Indemnification. FOM shall defend, indemnify, and hold City and its officials, employees, agents, tenants, invitees, or licensees, and the Property harmless from any and all costs, expenses, claims, losses, liabilities, and demands to persons or property, including any injury or death to persons in or about the Property, from FOM’s or its agents’ entry upon the Property or the investigation(s) and test(s) FOM may conduct, or otherwise arising out of the exercise of the rights described above. FOM shall repair any material damage to the Property resulting from its entry, restoring the Property to substantially the same condition as existed prior to FOM’s entry.

C. CEQA Review. As expeditiously as possible following execution of this Agreement by the parties, the City shall determine the required level of CEQA review and documentation (“CEQA documentation”) for the processing and approval of a lease for the development of the proposed project on the Premises. The City shall use good faith efforts to cause preparation of the CEQA documentation as promptly as possible.

9 Termination. This Agreement shall terminate immediately upon any of the following events listed below unless otherwise specified. Upon the termination of this Agreement pursuant to this Section, neither party shall have any further rights or obligations under this Agreement. No damages shall be available for breach or failure under this Agreement; provided, however, that (i) all indemnities in this Agreement shall survive the termination with respect to actions occurring prior to the date of termination, and (ii) all amounts, if any, owing under this Agreement at or before the notice of termination shall remain owing.

- A. Upon the occurrence of all of the following: (1) certification of the complete and final CEQA Documentation for the lease and the project by the City Council; (2) final approval by the City Council of the lease; and (3) execution of the lease by both parties.
- B. At any time, in FOM’s sole business judgment, upon giving not less than ten (10) days prior written notice to the City that it is not feasible to proceed with planning or negotiations under this Agreement.
- C. At any time, in City’s sole business judgment, upon giving not less than ten (10) days prior written notice to FOM that it is not feasible to proceed with planning or negotiations under this Agreement.
- D. By the City if FOM shall default in, or fail to negotiate in good faith, or to perform any material obligation under this Agreement; provided, however, that the City shall not terminate this Agreement unless it has first given FOM written notice of the default or failure (citing the specific reasons therefore) and a period of at least ten (10) days or such longer period as shall be reasonably required under the circumstances) to cure or diligently commence to cure the default or failure.
- E. By FOM if the City shall default in or fail to negotiate in good faith or to perform any material obligation under this Agreement; provided, however, that FOM shall not terminate this Agreement unless it has first given the City written notice of the default or failure (citing the specific reasons therefore) and a period of at least ten (10) days (or such longer period as shall be reasonably required under the circumstances) to cure or diligently commence to cure the default or failure.
- F. By mutual written agreement of the parties for any reason. Such termination shall be effective upon execution of such written agreement.
- G. If FOM is informed by the State of California that it has not received loan funding from the State of California to proceed with its project.

- H. Upon the fourth (4th) anniversary of the date of execution of this Agreement unless the parties agree to a written extension of this Agreement and execute an amendment to this Agreement.

10 No Commissions. Each party represents to the other that it has not had any contact or dealings regarding the subject matter of this transaction through any other licensed real estate broker or other person who can claim a commission or finder's fee as a procuring cause of the transactions contemplated herein. The representing party agrees to defend and indemnify the other party against any claim for commission or other compensation based upon dealings between the representing party and the broker or other person making such claim.

- 11 Assignment. This Agreement is not assignable by either party in whole or in part.

12 Mutual Indemnification. Each party (individually an "Indemnitor") shall indemnify, defend, and hold the other party (individually, an "Indemnitee") and their respective officers, employees, agents, and contractors harmless from any and all claims, liabilities, damages, losses, expenses, costs, and fees (including attorneys' fees and costs) that arise out of the performance of this Agreement by the Indemnitor or its directors, officers, employees, agents, or owners; provided, however, that this indemnification obligation shall not extend to any matters to the extent arising from the negligence or willful misconduct of an Indemnitee or its respective officers, employees, agents, and contractors. The provisions of this Section 12 shall survive the termination of this Agreement.

- 13 General Provisions.

- A. Notice. All notices required under this Agreement shall be sent as follows:

TO CITY: City of Woodland
Attn: City Manager
300 First Street
Woodland, CA 95695

TO FOM: Friends of the Mission
Attn: Scott Thurmond, Executive Director
PO Box 8485
Woodland, CA 95776

Notices given pursuant to this Agreement shall be deemed received on the date of receipt by the receiving party if sent by electronic mail (which must be simultaneously sent by U.S. mail) or hand delivered. Notices sent by United States mail shall be deemed received three (3) days after deposit into the United States mail, first class postage paid. The addresses set forth in this Section may be changed upon written notice of such change to either FOM or the City, as appropriate.

B. Authority to Enter Agreement. Each party warrants that the individuals who have signed this Agreement have the legal power, right, and authority to make this Agreement and bind each respective party.

C. Construction; References; Headings. Both parties agree that they have participated in the preparation of this Agreement and that the language of this Agreement shall be construed simply, according to its fair meaning, and not strictly for or against either party. Unless otherwise provided, any term referencing time, days, or period for performance shall be deemed calendar days, not business days. All references to FOM includes all officers, employees, agents, volunteers, and contractors of FOM except as otherwise specified in this Agreement. All references to City include its elected officials, officers, employees, agents, and volunteers except as otherwise specified in this Agreement. The headings of the various articles and paragraphs are for convenience and ease of reference only and do not define, limit, augment, or describe the scope, content, or intent of this Agreement.

D. Applicable Law; Venue. This Agreement shall in all respects be interpreted, enforced, and governed by and under the laws of the State of California. Should any judicial proceeding be brought relating to this Agreement, venue shall lie exclusively in a court of competent jurisdiction located in Yolo County.

E. Binding Effect. Each and all of the covenants and conditions shall be binding on and shall inure to the benefit of the parties.

F. Waiver. No waiver of any default shall constitute a waiver of any other default or breach, whether of the same or other covenant or condition. No waiver, benefit, privilege, or service voluntarily given or performed by a party shall give the other party any contractual rights by custom, estoppel, or otherwise.

G. Amendments. This Agreement constitutes the entire agreement between the parties and supersedes any and all prior oral or written agreements. No modification of, or addition to, this Agreement shall be effective unless set forth in writing and signed by authorized representatives of City and FOM.

IN WITNESS WHEREOF, each party has executed this Agreement as of the date set forth next to the respective signatures below.

CITY OF WOODLAND

FRIENDS OF THE MISSION

Paul Navazio
City Manager

By:
Its:

Dated: _____

Dated: _____

DRAFT

DRAFT

DRAFT

EXHIBIT A

[Depiction/Description of Premises]

Exhibit "A"

Legal Description

The land described herein is situated in the State of California, County of Yolo, unincorporated area, described as follows:

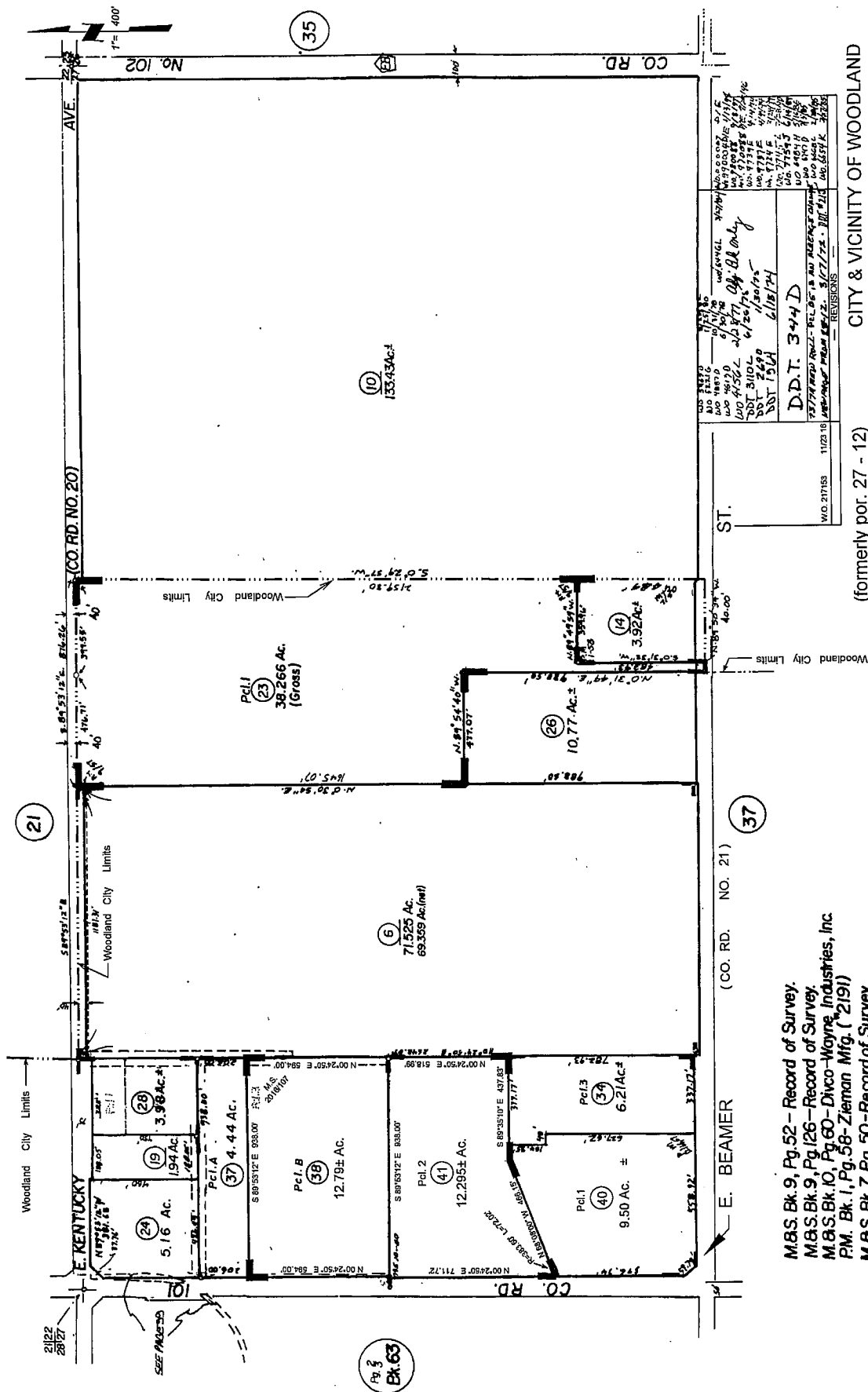
The Northeast Quarter of Section 27, Township 10 North, Range 2 East, M.D.B.&M., excepting the Westerly 400 feet of said northeast quarter. Refer to Map A.1.

APN: 027-360-010-000, Owner, City of Woodland

The City has identified a 8.3 acre portion of the subject property located at the Southeast corner of the 128.8 acre property, an area partially above the 200 year base flood elevation, as a potential, separate parcel for future development. Refer to Map A.2.

CAUTION - These maps ARE NOT to be used for legal descriptions.

N. 1/2 SEC. 27, T. 10N., R. 2E., M.D.B & M.



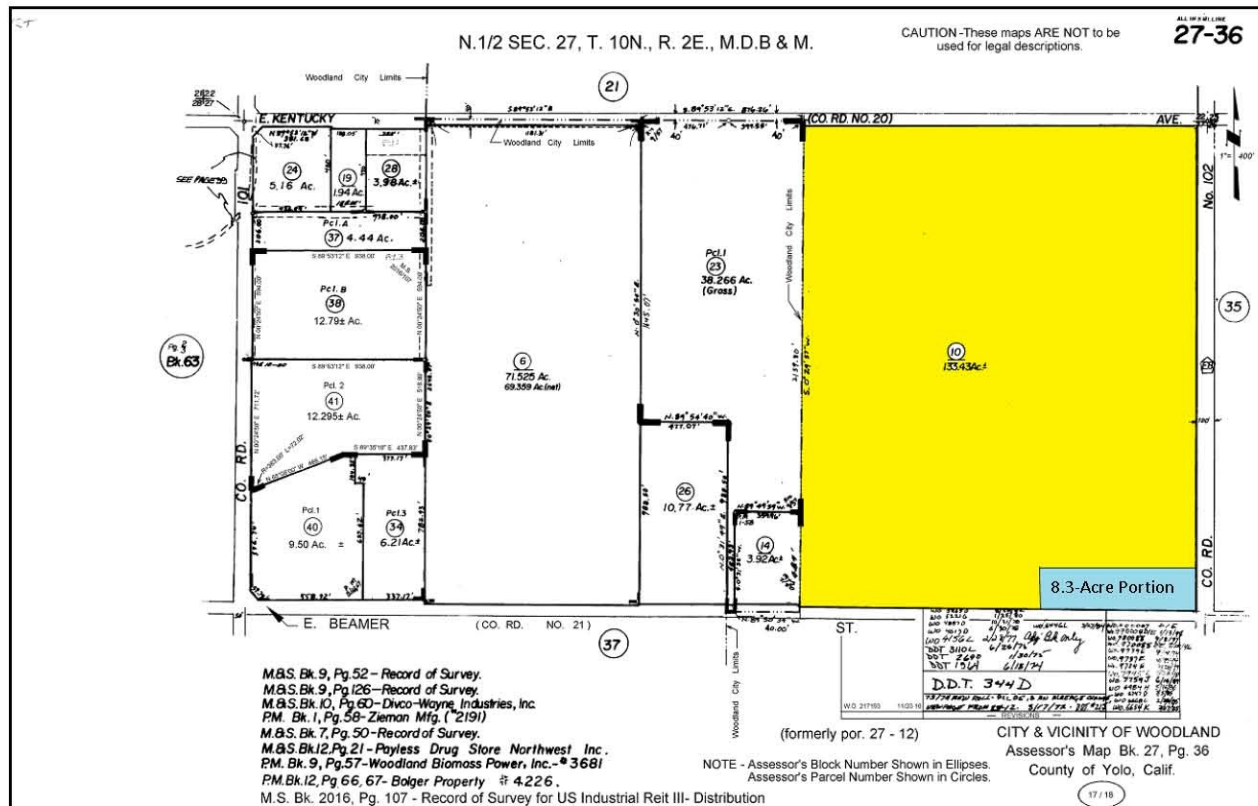
CITY & VICINITY OF WOODLAND
Assessor's Map Bk. 27, Pg. 36
County of Yolo, Calif.

NOTE - Assessor's Block Number Shown in Ellipses.
Assessor's Parcel Number Shown in Circles.

17/18

Map A.1

ASSESSOR'S PARCEL MAP



Frontage / Access

The property has frontage along the north side of East Beamer Street and along the west side of County Road 102. The property can be accessed via a private drive off East Beamer Street.

Size

8.5± Acres (370,000± square feet)

Shape

Rectangular

Topography

Generally level, except for a mound of spoils and fill from various city construction jobsites located within the middle of the 8.5-acre property. This appraisal assumes that the spoils and fill on-site will be removed off-site prior to grading the site at two feet above the flood plain (see hypothetical condition #1). Thus, for purposes of this appraisal the entire 8.5-acre site is considered generally level.



TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: J.17.
SUBJECT: Approve Plans and Specifications, and Authorize Bid Advertisement for the North Regional Pond and Pump Station, CIP #17-21

Recommendation for Action: Staff recommends that City Council adopt Resolution No. _____, approving the Plans and Specifications for the North Regional Pond and Pump Station, CIP #17-21 and authorize bid advertisement; and adopt Resolution No. _____, for sole sourcing the programmable logic controller (PLC) and PLC Operator Interface.

Staff Contact

Chris Fong, Senior Associate Civil Engineer, (530) 661-5972, chris.fong@cityofwoodland.org

Fiscal Impact

The Engineer's estimate of the construction cost is \$6,550,000 for the North Regional Pond and Pump Station, CIP #17-21. The overall project budget is \$8,000,000 from the Spring Lake Infrastructure Storm Drain fund as identified in the approved FY 2017-18 budget. This overall project budget accounts for design services, construction management and inspection, and contingency. There is no impact to the General Fund.

Background

The South Urban Growth Area Storm Drainage Facilities Master Plan (SUGA-SDFMP) was updated between 2016 and 2018 and identified the North Regional Pond and Pump Station as the most significant storm drainage facilities project in the south area of the City. The storm water infrastructure that conveys and treats the City's SUGA run-off is currently in need of upgrades: The East Main Pump Station (serving the central part of the City, not the south area) currently handles the pumping requirements of the stormwater flows from the south area of the City; the North Regional (NR) Pond is yet to be connected to the drainage system and the NR pump station at the downstream terminus of the South Canal needs replacement. Improvements at the pump station and NR Pond will address the increase in storm drainage flows resulting from development of the SUGA for up to the 100-year, 10-day storm event. Other development areas that will benefit from the North Regional Pond and Pump Station project (and be obligated to pay for their fair share of the cost) include the Woodland Research and Technology Park (WRTP) and the development areas east of CR102.

Along with a new pump station, the project will also install weirs and culverts to allow the NR Pond to function as a storm water quality pond, treating storm flows from the Gibson Channel and allowing the NR Pond to function as a detention basin. The NR Pond will allow for increased storm water treatment capacity; improved capacity of and access to culverts underneath Interstate-5 and E. Main Street; new force main and outfall piping from the pump station to the outfall channel; and improved access to the outfall channel at the piping terminus.

A Notice of Exemption from CEQA regulations was filed with the Yolo County Recorder December 12, 2018 because of a Class 2 Categorical Exemption per §15302 of Title 14 of the California Code of Regulations for replacement and reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity of the

structure replaced. A project Biological Resources Assessment has been conducted on the 1.77-acre project footprint including a surrounding 25-foot buffer and has identified a list of “species of interest” covered under CEQA and the Yolo Habitat Conservation Plan/Natural Community Conservation Plan which will require pre-project surveys. Development of the site will not result in significant noise, air or water quality impacts, or impacts to historic structures or resources.

An existing Supervisory Control and Data Acquisition (SCADA) system is currently used to control the City’s storm water, wastewater, recycled, and potable water facilities. SCADA allows staff to monitor conditions and make adjustments remotely. In pursuit of City-wide SCADA compatibility, the programmable logic controller (PLC) and PLC Operator Interface installed at the North Regional Storm Drain Pump Station must be consistent with the electrical and mechanical components utilized in existing City facilities. The expense for the sole-source material is expected to be less than 1% of the construction cost.

Discussion

The North Regional Pond is located just north of the City’s Water Pollution Control Facility (WPCF). The pond was formerly used as part of the WPCF operations until the mid-1980s. The SUGA-SDFMP identified the North Regional Pond as a storm drainage mitigation feature for Spring Lake. The pump station replacement will be located on the south side of East Main Street at the South Canal. There is an inoperable pump station at this location which is in need of upgrade. Staff and the City’s design engineer, West Yost, evaluated the reuse of this facility and determined that it was more economical to replace the pump station rather than upgrading the existing facility. West Yost’s design of the North Regional Pond and Pump Station is now complete.

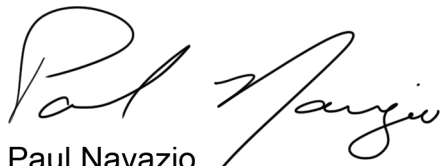
In early 2018 staff conducted a Quality Based Selection process to determine the construction management consultant for the NRP&PS project. WSP was selected for this task and their contract was approved by Resolution No. 7060 of the City Council on May 15, 2018. The City is also utilizing the services of WSP to perform a constructability review during the later portions of the project design. City staff is now seeking approval of the plans and specifications for the North Regional Pond and Pump Station, CIP #17-21, and authorization for construction bid advertisement. Staff anticipates construction starting in Spring 2019 and concluding by Summer 2020. The long construction duration is due to the many items of work related to this project along with the environmental restrictions for times of the year that work can be performed.

Conclusion

Staff recommends that City Council adopt Resolution No. _____, approving the Plans and Specifications for the North Regional Pond and Pump Station, CIP #17-21, and authorize bid advertisement; and adopt Resolution No. _____, for sole sourcing the programmable logic controller (PLC) and PLC Operator Interface.

Prepared by: Chris Fong, Senior Associate Civil Engineer

Reviewed by: Brent Meyer, City Engineer
Ken Hiatt, Assistant City Manager/Community & Economic Development Director



Paul Navazio
City Manager

Attachments:

1. Resolution to Approve Plans and Specs and Authorize Bid Advertisement
2. Resolution to Sole Source
3. Site Plan Figure

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING THE PLANS AND SPECIFICATIONS AND AUTHORIZING ADVERTISEMENT FOR BIDS FOR THE NORTH REGIONAL POND AND PUMP STATION PROJECT, CIP 17-21

WHEREAS, the City of Woodland wishes to approve the plans and specifications for the North Regional Pond and Pump Station Project, CIP #17-21; and

WHEREAS, the City has identified repairs at the North Regional Pond and Pump Station to be a priority; and

WHEREAS, the City Council has the authority to approve projects for bid; and

WHEREAS, the City Council wishes to authorize bid advertisement for the North Regional Pond and Pump Station Project, CIP #17-21; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WOODLAND AS FOLLOWS:

Section 1. The City Council hereby approves the plans and specifications and authorizes bid advertisement for the North Regional Pond and Pump Station Project, CIP #17-21.

PASSED AND ADOPTED this 15th day of January 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

Ana B. Gonzalez, City Clerk

RESOLUTION NO. ____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
DESIGNATING CERTAIN PRODUCTS, BRANDS, OR SERVICES
PURSUANT TO PUBLIC CONTRACT CODE SECTION 3400
NORTH REGIONAL POND AND PUMP STATION PROJECT, CIP #17-21**

WHEREAS, pursuant to Public Contract Code Section 3400(c), the **CITY OF WOODLAND** (“City”) may make findings designating certain products, things, or services by specific brand or trade name for the statutorily enumerated purposes; and

WHEREAS, the City has undertaken considerable research of various options for the procurement of the programmable logic controllers (PLC’s), programming, and Supervisory Control and Data Acquisition (SCADA) integration services in order to determine the equipment and company that provides this equipment and/or services will best meet the City’s needs; and

WHEREAS, the City Council has reviewed the City’s current facilities, general contracts, plans, and specifications in order to evaluate the City’s need to establish uniform, complete, and compatible electrical and mechanical components at storm drainage facilities that are consistent with equipment being used for City-wide storm water management in order to facilitate the most reliable, dependable, and cost efficient system throughout the City; and

WHEREAS, in accordance with Public Contract Code Section 3400(c)(2), the PLC and Operator Interface that are listed in the attached Exhibit A will allow the City to ensure that the components utilized on the North Regional Pond & Pump Station, CIP #17-21 (“Project”), match the currently utilized components in use at other City facilities; and

WHEREAS, City staff has determined that the equipment listed in Exhibit A have demonstrated ease of maintenance, reliability, durability, and quality; and

WHEREAS, City maintenance personnel have been trained in the maintenance, repair, and replacement of the equipment listed in Exhibit A, and maintain a stock of the materials needed for replacement and maintenance; and

WHEREAS, based on the City Council’s above described review and Public Contract Code Section 3400(c)(2), the Council has determined the City must require and specify the use of the PLC and Operator Interface listed in Exhibit A for SCADA integration at the North Regional Storm Drain Pump Station.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WOODLAND AS FOLLOWS:

Section 1. The above recitals are true and correct and incorporated as if fully set forth herein.

Section 2. The City, pursuant to Public Contract Code Section 3400, intends to procure uniform components for the Project that are compatible with the system currently being utilized for storm water management in order to facilitate the most reliable, dependable, and cost efficient system throughout the City.

Section 3. The City has found compatibility, cost, ease of maintenance, and use of different types of SCADA equipment to be problematic and believes it necessary to establish a uniform equipment manufacturer requirement in order to avoid incompatibility issues, as well as security, durability, and reliability issues and costs associated with experimenting and replacing incompatible and useless PLC and SCADA equipment and to avoid the waste of City funds associated with addressing incompatible components.

Section 4. The City's research also indicates that including multiple brands of SCADA equipment may cause incompatibility issues and make SCADA data retrieval and transmitting more difficult to implement. Furthermore, the City's installed SCADA system is already equipped with the material listed in Exhibit A and can be readily configured with this equipment.

Section 5. City maintenance staff has been trained in the maintenance, repair, and replacement of the equipment listed in Exhibit A, and maintain a stock of the equipment needed for replacements and maintenance.

Section 6. The City Council further finds that the PLC and Operator Interface listed in Exhibit A have demonstrated reliability, durability, and quality.

Section 7. The City and its consultants have undertaken research into the products/brands of equipment listed in Exhibit A. Pursuant to Public Contract Code Section 3400(c)(2), the City Council hereby designates the equipment listed in Exhibit A for use in the Project so as to match other electrical and mechanical components in use throughout the City's specialized storm water treatment system, thus avoiding incompatibility of products, as well as security, replacement, and maintenance problems.

Section 8. This Resolution shall be effective as of the date of adoption.

PASSED AND ADOPTED this 15th day of January 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

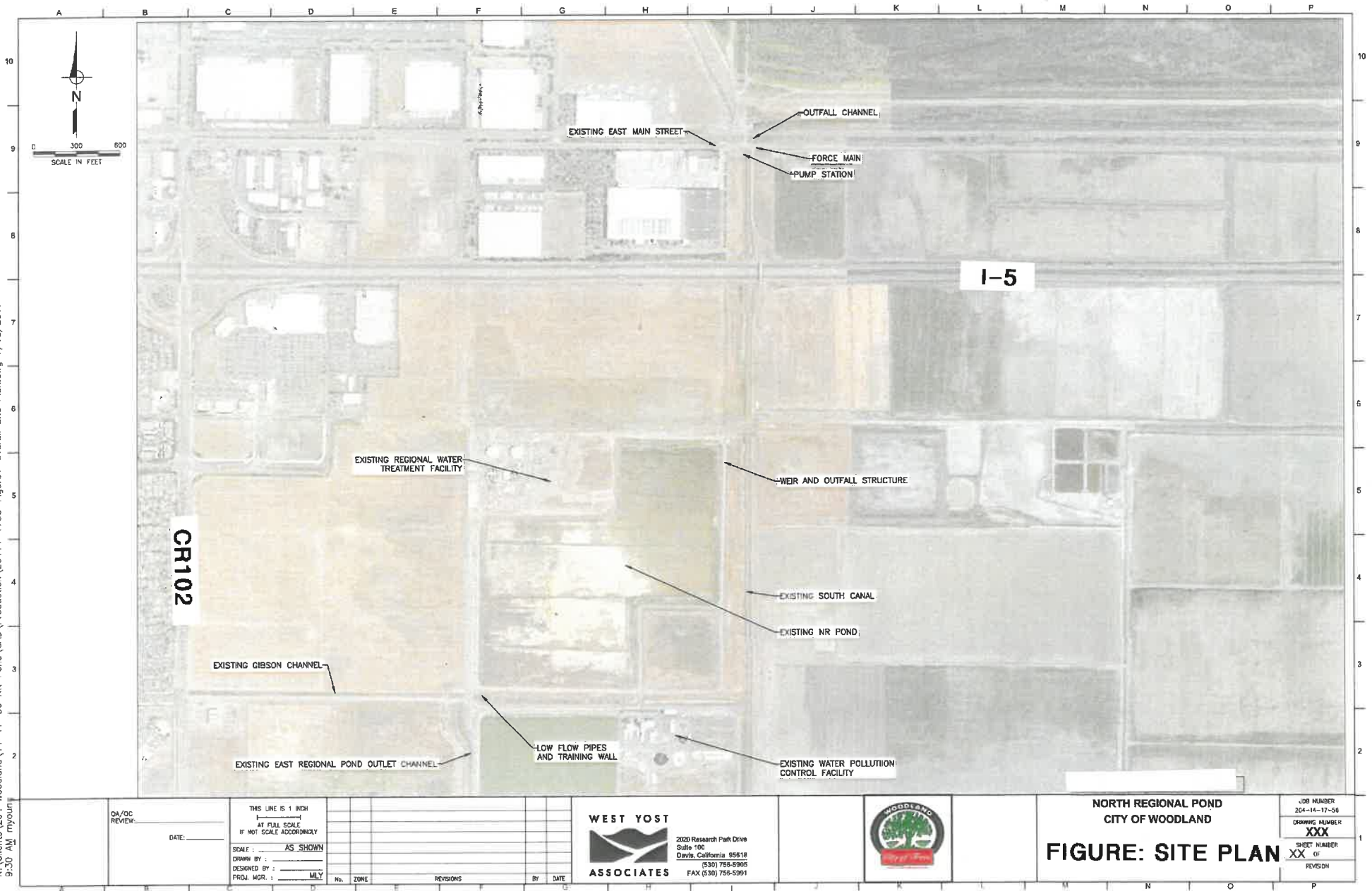
Ana B. Gonzalez, City Clerk

EXHIBIT A

The following specific product(s), thing(s), and/or service(s) shall be utilized for the North Regional Pond and Pump Station, CIP #17-21:

	Equipment	Manufacturer/Model
1)	PLC	Allen-Bradley CompactLogix
2)	PLC Operator Interface	Allen-Bradley Panelview Plus 7

N:\Clients\204 Woodland\14-17-56 NR Pond\CAD\Production\20414-1756-Figure1-Overall Site Plan.dwg 7/18/2017 9:30 AM myoun





TO: THE HONORABLE MAYOR AND CITY COUNCIL
AGENDA: City Council Regular Meeting
DATE: January 15, 2019
ITEM #: J.18.
SUBJECT: Status Report - 2017-2018 Council Goals

Recommendation for Action: Staff recommends that the City Council receive a year-end status report on progress toward achieving Council's priority goals for 2017-18.

Staff Contact:

Paul Navazio, City Manager, (530) 661-5800, paul.navazio@cityofwoodland.org

Fiscal Impact:

This is an informational report and as such results in no direct fiscal impact to the city. The specific programs, projects and initiatives reflected in the Council's adopted priority goals will, however, inform budget recommendations, across all city funds, in order to ensure alignment of available resources in support of the identified goals.

Background:

Following the seating of the prior City Council (in December 2016), the Council participated in a series of study sessions specifically focused on reviewing and updating its priority goals, building upon the goal-setting framework established by the Council starting in 2012. Through these study sessions, held in January and February of 2017, the Council worked collaboratively with staff to formulate the City Council Priority Goals for the 2017-2018 council term. A midpoint progress report on the 2017-18 goals was provided to the Council in January of 2018.

With the seating of the current City Council following the November 2018 election, the Council is scheduled to hold its goal-setting discussion as part of a Special Meeting scheduled for Saturday, January 26th. At this meeting the Council will consider updating its priority goals to include "next steps" relative to initiatives in progress and pending initiatives, as well as consider additions or changes to the comprehensive list of Council goals, strategies and critical initiatives.

This report provides a end-of-term update on progress relative to the Council's 2017-18 goals as a starting point for the current Council's pending discussion of priority goals for 2019-2020.

Discussion:

This agenda item summarizes progress made over the past 12 months toward priority initiatives established by the current council across eight overarching goals and objectives:

- Quality of Life
- Sustainability
- Economic Development / Strengthen Downtown
- Public Safety
- Infrastructure

- Fiscal Stability
- Governance / Organizational Effectiveness

Specifically, the attached status report identifies within each goal area, priority initiatives that have been "completed", substantially "in progress", or remain "pending." In addition, staff has included selected new initiatives to reflect projects and initiatives that have either arisen or evolved since approval of 2017-2018 Council Goals, requiring significant investment of staff time and resources.

City Council review and upcoming feedback on the priorities outlined in this report will be useful in both ensuring proper focus over the next two years for the Council, staff, commissions and our supporting citizen advisory bodies along with needed collaboration across partner agencies, institutions and stakeholders. The updated two-year Council goals will also significantly inform development of both the 2019/20 and 2020/21 budget in terms of ensuring that the city's limited resources are aligned with Council goals and priority objectives.



Paul Navazio
City Manager

Attachments:

1. Council Goals - Jan 2019 Status Report

CITY COUNCIL PRIORITY GOALS 2017-2018



Updated 1/11/2019 6:17 PM

City Council Priority Goals

QUALITY OF LIFE	
	<i>Maintain and enhance Woodland's quality of life by promoting a wide range of parks and recreational facilities and activities, and provision of exceptional public services, consistent with community expectations.</i>
SUSTAINABILITY	
	<i>Foster a sustainable community for the next generation and protect and improve the quality of the natural environment and human well-being through stewardship of land, water, air and energy resources and by providing all residents with opportunities to live active and healthy lifestyles.</i>
STRENGTHEN DOWNTOWN	
	<i>Revitalize the Downtown district as the Heart of the City, and center of civic activity, by enhancing a mix of residential and commercial activity, while preserving its historic and cultural resources and small-town character.</i>
ECONOMIC DEVELOPMENT / JOB CREATION	
	<i>Provide for a diversified economic base with a range of employment opportunities by supporting growth of existing businesses, and providing expanded opportunities for new businesses through targeted infrastructure investments and leveraging existing community and regional assets.</i>
PUBLIC SAFETY	
	<i>Maintain and enhance Woodland's quality of life by ensuring the highest level of public safety</i>
INFRASTRUCTURE	
	<i>Ensure that the City's physical infrastructure is planned, funded and maintained to provide for current and future community needs, in support of commercial, recreational and environmental requirements and standards, while managing the overall cost consistent with available resources.</i>
FISCAL RESPONSIBILITY	
	<i>Maintain structurally-balanced budget where current services can be sustained with ongoing, recurring revenues, while maintaining prudent reserves, adequately funding infrastructure maintenance and replacement needs, and addressing long-term unfunded liabilities and debt obligations.</i>
GOVERNANCE / ORGANIZATIONAL EFFECTIVENESS	
	<i>Promote a local government and city organization that is committed to meeting the needs of the community, encourages collaboration, civic participation, and promotes accountability and transparency in the effective delivery of services.</i>

CITY COUNCIL PRIORITY GOALS

Strategic Actions

QUALITY OF LIFE

Strategies

- Identify funding opportunities to further expand recreation programs and library services, to include focus on facility needs
- Ensure adequate funding to maintain parks, streetscapes, and other community amenities
- Update Bike Master Plan and implement projects to enhance bicycle and pedestrian friendly infrastructure and promote safe routes to school
- Implement traffic calming strategies to improve neighborhood livability
- Work collaboratively with WJUSD and WCC to support enhanced educational opportunities and academic achievement goals
- Assess park utilization and work to promote expanded programming and community events in neighborhood parks
- Promote new development and re-investment that continues to enhance Woodland's unique sense of place as a desirable place to live, learn, work and recreate
- Improve public outreach to all segments of the community related to city programming and services
- Implement programs and strategies to engage community around healthy active lifestyles
- Continue to implement programming consistent with the Measure J Spending Plan to expand recreational opportunities and increase Library hours of operation

SUSTAINABILITY

Strategies

- Implement the City's 2035 Climate Action Plan by supporting projects and programs that:
 - Reduce non-renewable energy demand and increase renewable energy supply
 - Reduce private motor vehicle dependency
 - Maintain, enhance, and improve the City's tree canopy
 - Reduce, reuse, and recycle solid waste
- Protect and enhance the natural quantity and qualities of surface water and groundwater resources, and expanded use of recycled water
- Support projects and programs that protect and enhance sensitive natural habitats
- Implement and support programs that promote the well-being of Woodland residents

STRENGTHEN DOWNTOWN

Strategies

- Update Downtown Specific Plan and project review procedures to streamline development consistent with General Plan Goals and Policies
- Improve Live/Work Balance in the Downtown district
- Seek to leverage remaining financing tools and tax credit programs to encourage

reinvestment

- Continue efforts to enhance flexibility with regard to Code interpretations and fee structures for renovations of older downtown structures
- Continue to promote Special Events and Community Activities throughout the downtown
- Expand Arts & Entertainment Activities/Venues in Downtown
- Continue to make investments to enhance walkability and “Sense of Place”
- Effectively manage and allocate parking resources to maximize utilization of existing space

ECONOMIC DEVELOPMENT / JOB CREATION

Strategies

- Implement General Plan Policies that support diversification of economy
- Complete the Comprehensive Review of City Codes and Regulations to encourage new uses that increase jobs and fiscal benefits to the community
- Ensure the City has ample supply of “shovel ready” sites to attract new industry and retail services
- Develop Plan to Mitigate Flood Issues in City's Industrial Area
- Continue to Improve Business-Friendly Culture and Practices make City processes and procedures more “user friendly”
- Partner with existing food and agriculture Industry via the Food Front initiative to continue to reinforce Woodland’s reputation as the region’s epicenter of food and agriculture
- Support efforts to develop effective workforce readiness program(s) that provide the necessary skills and training to support the growth and evolution of our economy
- Market and promote targeted business opportunities in collaboration with local and regional agencies/organizations
- Ensure Woodland’s development fees and processes are regionally competitive

PUBLIC SAFETY

Strategies

- Ensure appropriate staffing and resource support of public safety departments to meet the current and future needs of our developing and growing community
- Expand Crime Prevention and Neighborhood Watch
- Implement Prevention and Intervention program for at-risk youth
- Review and Update Fire Department Master Plan
- Explore opportunities for shared services and resources with neighboring agencies
- Enhance public education and outreach to all populations in support of public safety objectives
- Increase planning, preparedness, and technology to reduce community safety risks
- Increase transparency and trust by educating the community through the use of social media and special programs
- Improve traffic safety citywide

INFRASTRUCTURE

Strategies

- Sustainably manage City's overall water supply to ensure long-term reliability, resilient to changes to climate and environmental regulations
- Manage existing infrastructure to reduce long-term cost of maintenance and replacement needs
- Seek support for securing Federal/State, regional and local funding for major infrastructure projects
- Actively manage continuous process improvements at Wastewater Treatment Facility to facilitate expanded use of recycled water
- Explore regional opportunities for sharing of infrastructure facilities, reduce environmental impacts and costs
- Complete Lower Cache Creek Flood Control Plan
- Update Facilities Mater Plan to include energy efficiency

FISCAL RESPONSIBILITY

Strategies

- Ensure ongoing expenditures are supported by ongoing revenues; one-time sources applied to one-time needs
- Maintain prudent reserves across all major operating funds
- Explore opportunities to expand and diversify citywide revenue sources
- Achieve agreement on fair and sustainable labor contracts
- Implement measures to address long-term unfunded liabilities
- Reduce burden of existing debt obligations

GOVERNANCE / ORGANIZATIONAL EFFECTIVENESS

Strategies

- Expand and strengthen collaborations with Yolo County and its cities
- Actively engage in advocacy at State/Federal level to support City interests
- Partner with community-based organizations to leverage community assets towards common objectives
- Empower city employees and work groups
- Enable appropriate alternative service-delivery models
- Increase transparency and public trust through effective community outreach, public information and constituent services
- Expand opportunities for increased community engagement and public participation in civic affairs

QUALITY OF LIFE

Goal Statement/Objective(s) – What are we trying to accomplish?

Maintain and enhance Woodland's quality of life by promoting a wide range of parks and recreational facilities and activities, provision of exceptional public services, consistent with community expectations.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Identify funding opportunities to further expand recreation programs and library services, to include focus on facility needs
- B. Ensure adequate funding to maintain parks, streetscapes, and other community amenities
- C. Update Bike Master Plan and implement projects to enhance bicycle and pedestrian friendly infrastructure and promote safe routes to school
- D. Implement traffic calming strategies to improve neighborhood livability
- E. Work collaboratively with WJUSD and WCC to support enhanced educational opportunities and academic achievement goals
- F. Assess park utilization and work to promote expanded programming and community events in neighborhood parks
- G. Promote new development and re-investment that continues to enhance Woodland's unique sense of place as a desirable place to live, learn, work and recreate
- H. Improve public outreach to all segments of the community related to city programming and services
- I. Implement programs and strategies to engage community around healthy active lifestyles
- J. Continue to implement programming consistent with the Measure J Spending Plan to expand recreational opportunities and increase Library hours of operation

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

- Established Homeless Outreach Street Team and created new Social Services Manager position to address homeless issues and improve coordination with other public agencies and service providers
- Completed construction of Rick Gonzales Park and Spring Lake Park (Phase 1)
- Renamed Southland Park to Gracie Hiddleson Park following the demolition of Hiddleson Pool to honor Hiddleson Pool's namesake
- Approved plan for Phase 2 of Sports Park facilities and implemented user agreements to develop Tennis Complex and Skate Park
- Completed Library computer room renovation and conversion to teen area as identified in the Library Master Plan
- Implemented "pilot" Summer at City Hall program in coordination with WJUSD
- Collaborated with Dinner on Main to establish Edible Learning Garden at City Hall

INITIATIVES IN PROGRESS

- Pursue No Place Like Home Program funding to advance City's Housing First Model addressing homelessness and expand collaboration with local and regional partners to expand housing options
- Develop funding options for a second community aquatics complex at Pioneer High School
- Complete improvements at the Woodland Regional Park to provide access to outdoor environmental resources as well as passive and active recreational opportunities
- Continue to work with user groups and the Woodland Recreation Foundation to advance new recreation facilities at the Sports Park
- Develop funding plan for continued work on short-term priority projects identified through the Library Master Plan
- Monitor impacts of legalized cannabis and review/update city and county's regulatory provisions for commercial cannabis uses
- Update criteria for neighborhood traffic calming program and implement traffic calming strategies to improve neighborhood livability
- Expand citywide Volunteer Program in support of community projects, events and programs

PENDING INITIATIVES

- Update Joint Use Agreement between the City and the WJUSD
- Identify means to increase funding for maintenance of parks and urban forest
- Establish Summer Internship Program matching students with local businesses

SUSTAINABILITY

Goal Statement/Objective(s) – What are we trying to accomplish?

Foster a sustainable community for the next generation and protect and improve the quality of the natural environment and human well-being through stewardship of land, water, air, and energy resources and by providing all residents with opportunities to live active and healthy lifestyles.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Implement the City's 2035 Climate Action Plan by supporting projects and programs that:
 - Reduce non-renewable energy demand and increase renewable energy supply
 - Reduce private motor vehicle dependency
 - Maintain, enhance, and improve the city's tree canopy
 - Reduce, reuse, and recycle solid waste
- B. Protect and enhance the natural quantity and qualities of surface water and groundwater resources, and expanded use of recycled water
- C. Support projects and programs that protect and enhance sensitive natural habitats
- D. Implement and support programs that promote improving the well-being of Woodland residents

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

- Joined Valley Clean Energy Alliance JPA as founding partner agency and participate Community Choice Energy program
- Adopted the Yolo County Habitat Conservation Plan and Natural Communities Conservation Plan
- Completed first year of three year Cal Fire grant to plant 1200 trees (in partnership with the Woodland Tree Foundation) and develop an Urban Forest Master Plan
- Converted all City and PG&E owned streetlights to LED lighting
- Developed a food waste diversion program
- Partner agency in newly-formed Groundwater Sustainability Agency

INITIATIVES IN PROGRESS

- Update City's Agricultural Mitigation Ordinance consistent with General Plan policy objectives
- Update of Urban Forest Master Plan
- Revise Tree Ordinance related to development projects as well as add new requirements related to protecting certain trees on residential property
- Expand the City's use of recycled water (Phase II/III)
- Update the City's Bike Master Plan / Active Transportation Plan
- Continue to maintain and improve the city's pedestrian and bikeway network
- Complete a habitat conservation easement on the Woodland Regional Park (WRP) site

- Secure grant funding and construct 20 acres permanent and seasonal wetland at the WRP
- Partner with Tulyome and Yolo Explorit on planning, design and grant-funding to develop Environmental Education Center at the WRP
- Review and update Municipal Code sections related to sustainability
- Continue to implement communitywide health and wellness programs for youth, adults, and seniors
- Continue to implement youth and adult sport programs to promote physical fitness and improved well-being
- Improve energy efficiency of municipal facilities, vehicles and processes through integration of hybrid and electric vehicles
- Increase electric vehicle charging opportunities for City vehicles and the public

STRENGTHEN DOWNTOWN

Goal Statement/Objective(s) – What are we trying to accomplish?

Revitalize the Downtown district as the Heart of the City and center of civic activity, by enhancing mix of residential, commercial & entertainment activity, while preserving its historic and cultural resources and small-town character.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Update Downtown Specific Plan and project review procedures to streamline development consistent with General Plan goals and policies
- B. Improve Live/Work Balance in the Downtown district
- C. Seek to leverage available financing tools and tax credit programs to encourage reinvestment
- D. Continue efforts to enhance flexibility with regard to Code interpretations and fee structures for renovations of older downtown structures
- E. Continue to promote Special Events and Community Activities throughout the downtown
- F. Expand Art & Entertainment Activities/Venues in Downtown
- G. Continue to make investments to enhance the walkability and “Sense of Place”
- H. Effectively manage and allocate parking resources to maximize utilization of existing space

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

- Renovation of State Theater & Multiplex Project
- Completed “Good Neighbor” policy/procedures for Events
- Hosted 1st and 2nd annual California Honey Festival (+/- 50,000 attendees combined)
- Evaluated diagonal parking and all-way stop controls downtown on Main Street

INITIATIVES IN PROGRESS

- Update Downtown Specific Plan
- Complete Downtown Hotel Project
- Complete Wayfinding and Signage Upgrade
- Complete comprehensive downtown parking and access plan
- Develop strategies for advancing infill housing development on opportunity sites
- Establish development impact fees that encourage construction of new development downtown
- Identify deficiencies and develop plan to upgrade infrastructure in support of downtown revitalization and infill development.

- Evaluate establishment of Mills Act Program to provide tax incentives for renovation of historic structures
- Continue to make improvements to lighting, landscaping, and outdoor dining

PENDING INITIATIVES

- Targeted improvements/upgrades to alleys for circulation and activity
- Relocate and expand homeless services provided at Fourth and Hope to new facility
- Improve broadband service throughout downtown (1GB Service Goal)
- Complete the Tree House Music Venue
- Support establishment of a Property Based Business Improvement District
- Improve Heritage Plaza to support community events and function as community's central civic space

ECONOMIC DEVELOPMENT/JOB

Goal Statement/Objective(s) – What are we trying to accomplish?

Provide for a diversified economic base with a range of employment opportunities by supporting growth of existing businesses, and providing expanded opportunities for new business through targeted infrastructure investments and leveraging existing community and regional assets.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Implement General Plan Policies that support diversification of economy
- B. Complete the Comprehensive Review of City Codes and Regulations to encourage new uses that increase jobs and fiscal benefits to the community
- C. Ensure the City has ample supply of “shovel ready” sites to attract new industry and retail services
- D. Develop Plan to Mitigate Flood Issues in City's Industrial Area
- E. Continue to Improve Business-Friendly Culture and Practices make City processes and procedures more “user friendly”
- F. Partner with existing food and agriculture Industry via the Food Front initiative to continue to reinforce Woodland’s reputation as the regional epicenter of food and agriculture
- G. Support efforts to develop effective workforce readiness program(s) that provide the necessary skills and training to support the growth and evolution of our economy
- H. Market and promote targeted business opportunities in collaboration with local and regional agencies/organizations
- I. Ensure Woodland’s development fees and processes are regionally competitive

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

- Updated General Plan with Land Use Plan and Policies that support diversification of economy
- Incorporate Technology Park(s) in General Plan Update and work with land owners to advance development
- Completed Master Tax Sharing Agreement with Yolo County (*Council - 2/6/18*)
- Launched targeted marketing campaign and strategy focused on Food and Ag Industry (The Food Front)

INITIATIVES IN PROGRESS

- Complete Entitlement Process and annex Woodland Research and Technology Park and Woodland Commerce Center
- Continue collaboration with hoteliers and YCVB to develop new strategies to promote Woodland as a destination
- Establish a robust local workforce development program that aligns educational/training programs with evolving industry needs

- Partner with local and regional workforce development organizations to develop coordinated and dynamic strategic plan to train workforce
- Complete Lower-Cache Creek Flood Study and Implementation Plan
- Develop economic development strategies to leverage Woodland's proximity to UCD
- Support growth of AgStart as the region's premier Ag Technology incubator/accelerator.
- Evaluate Development Impact Fee Program (MPFP) and set fees/establish programs to encourage job-generating development and expansion of existing companies

PENDING INITIATIVES

- Improve Infrastructure / Industrial Area
 - Industrial Area Capital Infrastructure and Financing Plan
 - Broadband Service
 - Aesthetics / Brand of Industrial District(s)

PUBLIC SAFETY

Goal Statement/Objective(s) – What are we trying to accomplish?

Maintain and enhance Woodland's quality of life by ensuring the highest level of public safety.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Ensure appropriate staffing and resource support of public safety departments, programs and initiatives
- B. Expand Crime Prevention and Neighborhood Watch
- C. Implement prevention and intervention programs for at-risk youth
- D. Review and Update Fire Department Master Plan
- E. Explore opportunities for shared services with neighboring agencies
- F. Enhance public education and outreach to all populations in support of public safety objectives
- G. Increase planning, preparedness, and technology to reduce community safety risks
- H. Increase transparency and trust by educating the community through the use of social media and special programs
- I. Improve traffic safety citywide

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

- Continue to identify application of new technology to improve crime prevention and suppression activities
 - Implemented Intelligence-Led Policing
 - Implemented Body-worn cameras for WPD
- Expanded community outreach to enhance Neighborhood Watch and communication with the community (through Police Department re-org Sept. 2017)
- Completed Local Hazard Mitigation Plan and City-wide Emergency Operations Center (EOC) training
- Completed Fire Marshal position recruitment. Facilitated succession plan through “acting” assignments at all levels including completion of Fire Captain and Fire Battalion Chief promotional processes. (Increases depth of roster and resiliency)
- Continued and initiated youth programs including First Grade reading, Fire Explorer, Youth Public Safety Academy, and Girls Fire Camp
- Expanded GREAT gang-reduction curriculum to 7th grade classrooms
- Developed framework for permitting and regulation of commercial cannabis
- Completed Fire Station Relocation analysis and negotiated purchase of property from WJUSD

INITIATIVES IN PROGRESS

- Complete Standard of Cover (SOC) and staffing review to assess the Fire Department capacity and needs in relation to community risks and service levels
- Staffing Plan:
 - Review, update, and support Police and Fire management succession plans
 - Seek means to enhance staffing resources in priority public safety areas
 - Expand and enhance cultural diversity in hiring and practices
- Finalize plans for new fire station to serve Southeast Area (Spring Lake) and identify funding sources for relocation of Fire Station 3 on acquired site
- Initiate youth and public outreach to include Juvenile Fire Setters Program, Fire Internship Program, and Community CPR programs
- Continue to strengthen and support the Police Volunteer Program Integrated technology to reduce staff workload to include Fire Tele-staff upgrade
- Initiate Lexipol for development of Fire Department standard operating procedures.
- Continue to advance cooperative Rescue Task for and iMCI training and programs with Fire, Police and regional partners
- Continue to support and expand YGRIP Program;
 - Implement next phase of GREAT program
 - Consider restoring Youth Diversion Program
 - Support and integrate Police Activities League (PAL)
 - Continue to implement at-risk youth mentoring programs

NEW INITIATIVES – (*Goals for 2019-2020*)

- Evaluate expanding pilot Joint Fire Academy with partner fire agencies
- Prepare for and complete Insurance Services Office (ISO) review
- Migrate Fire Prevention program to Community Risk Reduction model
- Evaluate development of Community Emergency Response Team (CERT) program
- Explore increased communication capabilities and interoperability to include broadening YECA partnerships and 800mgh migration for P25 compliancy

INFRASTRUCTURE

Goal Statement/Objective(s) – What are we trying to accomplish?

Ensure that the City's physical infrastructure is planned to be efficient and sustainable, funded and maintained to provide for current and future community needs, in support of commercial, recreational and environmental requirements and standards, while managing the overall cost consistent with available resources.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Sustainably manage City's overall water supply to ensure long-term reliability, resilient to changes to climate and environmental regulations
- B. Manage existing infrastructure to reduce long-term cost of maintenance and replacement needs
- C. Seek support for securing Federal/State, regional and local funding for major infrastructure projects
- D. Actively manage continuous process improvements at Wastewater Treatment Facility to facilitate expanded use of recycled water
- E. Explore regional opportunities for sharing of infrastructure facilities, reduce environmental impacts and costs
- F. Complete Lower Cache Creek Flood Control Plan
- G. Update Facilities Mater Plan to include energy efficiency

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

Water / Wastewater

- Initiated an ASR program in order to provide increased water supply security for the City's residents
- Initiated a reclaimed water program for the City to reduce demand on potable water supplies
- Investigate odor control at the WPCF in order to clearly define a buffer for development activity

Facilities

- Completed construction of Library Makerspace facility
- Completed Library Master Plan and assessment for the library facility improvement projects

Parks

- Update Parks Master Plan – to include assessment of current park facilities and utilization and potential unmet sports facility needs, including funding plan to address unmet needs
- Completed construction of Rick Gonzales Park - Phase 1 (SL Park N3)
- Completed construction of Spring Lake Park-Phase 1 (SL Park N1)
- Identify means to increase funding for maintenance of parks and urban forest

INITIATIVES IN PROGRESS

Flood Control / Storm water Management

- Complete LCC Feasibility Study to advance comprehensive flood solution(s) and funding plan to address flood risk from Lower Cache Creek and West Levee of the Yolo Bypass to protect the Industrial Area
- Develop a funding source that will sufficiently fund the requirements of current and future NPDES MS4 Storm Drain Permit requirements.
- Construct the south urban growth area drainage project including the North Gibson Pond detention basin and East Main Street pump station
- Revise the north area storm drainage master plan in order to facilitate development in the industrial area
- Perform preliminary design for the Outfall Channel Outlet Structure Project

Facilities

- Develop listing of facilities assets with lifecycle maintenance and replacement costs as a basis for prioritizing and funding building repairs and accruing an adequate reserve fund

Transportation

- Ensure regional transportation plans prioritize I-5/113 Interchange Project
- Complete Kentucky Avenue (East to West Streets) reconstruction project
- Complete/Advance major road projects:
 - West Woodland Safe Routes to School (2018 construction season)
 - West Main Street Road Rehabilitation (2019 construction season)
 - I-5/CR 102 landscaping project (2019 construction season)
 - East Main Street (2020 construction season)
 - Gibson Road Complete Streets Improvements (2021 construction season)
 - Matmor Road/Gum Avenue Road Rehabilitation
- Complete environmental document, right of way acquisition and pre-design and finalize funding plan for the Sports Park Drive Pedestrian Overcrossing Project
- Develop plan for downtown Transit Center and evaluate use of micro-transit services(s)
- Update the City's Bike Master Plan / Active Transportation Plan
- Pursue grant funding for complete street improvements and roadway maintenance
- Continue to evaluate opportunities for Rail Relocation project
- Adequately maintain the City's existing infrastructure to extend service life maximizing return on investment and ensure no reduction in service level which would require replacement
- Investigate new technologies for improved infrastructure performance and longevity including new marking methods, wheel rolled concrete pothole repair and other potential advances.

Parks

- Identify means to increase funding for maintenance of parks and urban forest
- Update Park/Facilities Joint Use Agreement with WJUSD

Utilities

- Continue annual projects to replace undersized 2" back of walk water mains, Orangeburg Sewer laterals and other infrastructure that is either undersized or beyond its useful life
- Develop ways of improving out-treatment processes for storm water and sewer discharges to keep abreast of ever more stringent requirements
- Further integrate ASR wells into the City's infrastructure and adapt the distribution system to larger point source supplies from diffuse neighborhood wells
- Develop and educate staff to operate increasingly complex processes and equipment to meet state and national objectives
- Continue to expand our recycled water program capabilities by installing purple pipe in all of our new developments
- Explore new technologies to increase efficiency and longevity of the City's infrastructure investment

FISCAL RESPONSIBILITY

Goal Statement/Objective(s) – What are we trying to accomplish?

Maintain structurally-balanced budget where current services can be sustained with ongoing, recurring revenues, while maintaining prudent reserves, adequately funding infrastructure maintenance and replacement needs, and addressing long-term unfunded liabilities and debt obligations.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Ensure ongoing expenditures are supported by ongoing revenues; one-time sources applied to one-time needs
- B. Maintain prudent reserves across all major operating funds
- C. Achieve agreement on fair and sustainable labor contracts
- D. Implement measures to address long-term unfunded liabilities
- E. Reduce burden of existing debt obligations
- F. Explore opportunities to expand and diversify citywide revenue sources

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

- Approved FY2018 Budget; balanced budget maintaining prudent reserves
- Implemented new labor agreements with multiple employee bargaining groups
- Made lump-sum contribution to CalPERS to pay down unfunded liabilities and reduce ongoing annual contribution costs

INITIATIVES IN PROGRESS

- Implement a multi-year budget model to improve financial planning, enhance organizational stability, and align with Council two-year goals and initiatives
- Develop plan to manage impact of increasing CalPERS pension costs
- Continue to work with labor groups to address ongoing burden of unfunded liabilities while ensuring adequate benefits for active employees and retirees
- Review and update City User Fees to ensure that they are commensurate with actual costs of providing services
- Continue to pursue opportunities for restructuring existing debt obligations to minimize overall burden on existing community
- Review Development Impact Fee Program (MPFP) to ensure that current fees are consistent with long-term infrastructure requirements and development projections

PENDING INITIATIVES

- Review and update comprehensive budget and fiscal management policies

GOVERNANCE/ORGANIZATIONAL EFFECTIVENESS

Goal Statement/Objective(s) – What are we trying to accomplish?

Promote local government and city organization that is committed to meeting the needs of the community: encourages collaboration, civic participation, and promotes accountability and transparency in the effective delivery of services.

Goal Strategies - How do we envision accomplishing this goal/objective(s)?

- A. Expand and strengthen collaborations with Yolo County and its cities
- B. Actively engage in advocacy at State/Federal level to support City interests
- C. Partner with community-based organizations to leverage community assets towards common objectives
- D. Empower city employees and work groups
- E. Enable appropriate alternative service models
- F. Increase transparency and public trust through effective community outreach, public information and constituent services
- G. Expand opportunities for increased community engagement and public participation in civic affairs

Critical Initiatives/Special Projects – What specific work plan efforts are most likely to advance this goal and related strategies?

COMPLETED INITIATIVES

- Completed transition to By-District Council elections
- Established one-year rotation of Mayor and Mayor Pro Tempore
- Updating of Board and Commission structure and framework for appointment process to support policy development and promote public engagement
- Updated City Website
- Adopted Government Accountability and Transparency policies consistent with other Yolo LAFCO jurisdictions

INITIATIVES IN PROGRESS

- Improve and enhance access to public information and constituent services
- Evaluate city's recruitment and retention of essential staff across all city departments
- Review and updates to city's electronic information and social media platforms
- Improve collaboration with partner agencies and community organizations to leverage resources toward evidenced-based programs
- Continue to engage and collaboration with employee bargaining groups
- Expand volunteer programs

PENDING INITIATIVES

- Transition City's Document Management System to digital format



TO: THE HONORABLE MAYOR AND CITY COUNCIL

AGENDA: City Council Regular Meeting

DATE: January 15, 2019

ITEM #: J.19.

SUBJECT: Ordinance to Amend, Recodify, and Readopt the Woodland Municipal Code

Recommendation for Action: Staff recommends that the City Council 1) receive a staff report to amend, recodify, and readopt the City's Municipal Code including a new Code Structural Plan; 2) waive the first reading of Ordinance No. _____, Amending, Recodifying, and Readopting the Woodland Municipal Code (2019 Edition); 3) Schedule a public hearing for _____, 2019, for a second reading of Ordinance No. _____.

Staff Contact:

Ana B. Gonzalez, City Clerk, (530) 661-5806, ana.gonzalez@cityofwoodland.org

Fiscal Impact:

General fund resources funded a previously authorized contract with Quality Code Publishing (QCP) to recommend a new structural plan and updates to the Woodland Municipal Code (WMC) and the city attorney performed additional work under an existing contract to evaluate and implement QCP's recommendations.

Report in Brief:

Under the guidance of the City Clerk, the WMC migrated to a new publisher, QCP. The City Clerk tasked the new publisher with making recommendations on how to update and modernize the City's code. The City Attorney drafted code amendments responsive to these recommendations.

Background:

A city's code of ordinances is a vital document that organizes the City's adopted laws into a sensible structure and expands and changes as new laws are adopted. As happens to most codes over time, WMC's organizational structure has become inadequate to handle the many changes in law.

WMC is arranged in a loose alphabetical order. Although this approach was once popular, an alphabetically organized code makes it challenging to identify and assimilate related content. For example, the first four chapters of the City's code are "Administration," "Ambulances," "Animals," and "Auctions" even though the topics are unrelated. This system of ordering also makes expansion awkward. For example, Chapter 14 pertains to "Motor Vehicles" and then other unrelated subject matter has been added in so that 14A is "Nuisance", 14B is "Graffiti Control", and 14C is "Weed Abatement" but 14D contains the city's "Right to Farm" ordinance.

Instead, modern codes tend to organize by correlated content so laws can be read in context. For example, one title called "health and safety" might include chapters like wastewater treatment and environmental protection. Further, as a code expands over time, it is beneficial to have an easily expandable system that accommodates future amendments, revisions, and additions such that a numerical system makes more sense. For example, 1.04.010, followed by 1.04.020, and so forth. Finally, some references have become outdated including citations to county, state, and federal laws that have changed.

Discussion:

As the City's archivist, the City Clerk is responsible for the Code's maintenance and as such recommended the Code be situated with QCP and be modernized. Accordingly, QCP undertook a systematic analysis to identify and present a better structural plan for the code. QCP also recommended updating statutory citations and repealing provisions that are inconsistent with current law. For example, remote caller bingo is illegal but still in the code. The publisher also made suggestions to amend the code for clarity and/or simplicity such as removing multiple penalty references found in each section in favor of a new global penalty section. It should be noted this review does not include a policy assessment of laws that could be addressed differently and instead focuses on technical compliance.

However, the timing of this review also coincided with recently enacted legislation authorizing increases to the dollar thresholds for public works projects. Section 17B-050 sets forth the numerical limits for when public projects may be awarded by informal bidding or when they require formal bidding. Staff took advantage of this ordinance process to also propose updates to these bidding requirements as well as to propose other minor, non-substantive changes to the purchasing system (Chapter 17B).

To review and assess these proposed changes, the following documents are attached to this staff report:

Attachment 1: Reference Table

A reference table to assist in reviewing the proposed amendments. The table has 4 categories of amendments, as follows:

- Category 1 Recommend amendment to correct, add or delete a citation;
- Category 2 Recommend amendment for legal compliance and/or clarity;
- Category 3 Recommend amendment to refer to a global penalty section instead of repeating penalties throughout the Code; and
- Category 4 Recommend amendment to repeal a section or add a new section for reason identified in table

Attachment 2: Cross Reference Table

A sample page from a cross-reference table showing an ordinance's old number and its new number.

Attachments 3: Proposed Ordinance

If adopted, these changes will make updates to the code in conformance with the publisher's recommendations.

Attachment 4: New Code Structural Plan

A table of contents followed by a list of new titles and chapters with new numbering and which is an attachment to the proposed ordinance.

The process for recodification and publication for the proposed Code is set forth in Cal. Government Code Sections 50022.1 through 50022.10. Specifically, this Code is being adopted by reference with the amendments presented. After the first reading of the title of the adopting ordinance, the Council must schedule a public hearing with notice pursuant to Cal. Government Code Section 6066 stating the time and place of the hearing and also stating that copies of the primary and any secondary codes, if any, are on file with the city clerk and

open to the public for inspection.

Environmental Determination

The City Council finds and determines that adoption of this Ordinance does not have any potential for causing a significant effect on the environment because it does not change the existing regulatory scheme except to correct citation errors, clarify existing law, or repeal laws, and therefore does not constitute a “project” pursuant to Section 21065 of the Public Resource Code .

Conclusion:

Staff recommends that the City Council 1) receive a staff report to amend, recodify, and readopt the City’s Municipal Code including a new Code Structural Plan; 2) waive the first reading of Ordinance No. _____, Amending, Recodifying, and Readopting the Woodland Municipal Code (2019 Edition); 3) Schedule a public hearing for _____, 2019, for a second reading of Ordinance No. _____.

Prepared by: Ana B. Gonzalez, City Clerk

Reviewed by: Paul Navazio, City Manager



Paul Navazio
City Manager

Attachments:

1. Attach 1 - Table of Proposed Amendments-c1-c1
2. Attach 2 - Sample Cross-Reference Table-c1-c1
3. Attach 3 - Ordinance-c1-c1
4. Attach 4 - New Code Structural Plan-c1-c1

TABLE OF PROPOSED AMENDMENTS TO WOODLAND MUNICIPAL CODE BY CATEGORY

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
CHAPTER 1: GENERAL PROVISIONS					
1-2-18	General Provisions -- Definition		X		
1-3-7	General Provisions -- Global penalty section				X --New, global penalty section for all misdemeanors and infractions rather than repeat penalties throughout the code.
1-13-12	General Provisions -- Posting public notice				X -- Repeal. Outdated section, provisions stated elsewhere.]
1-3-20	General Provisions -- References to state code				X -- New, clarifies state code references are to those now or hereinafter amended so don't have to state this each time.
1-3-21	General Provisions -- Amending the code				X --New, guidance for amending code
CHAPTER 2: ADMINISTRATION					
2-1-2	Administration -- Special & emergency meetings		X adds internet notice, etc. as required by law.		
2-1-4	Administration -- Agenda	X			
2-1-5	Administration -- Council correspondence	X			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
2-2-3	Administration -- Mayor pro tempore		X “temporary disability” instead of “disability” so now similar to other cities		
2-3-6	Administration -- City manager pro tempore		X - “temporary disability” instead of “disability, so now similar to other cities		
2-7-12	Administration -- Jurisdiction (board of building appeals)		X – substitutes phrase “city building standards” instead of listing each code because they change		
2-7-13	Administration -- Powers & duties (board of building appeals)		X – substitutes phrase city building standards” instead of listing each code because they change		
2-7-48	Administration -- Composition (Undergrounding Com.)	X – company name update			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
2-7-56	Administration -- Term of office & composition – Library Board		X -- 2 appointments in even years and 3 in odd years		
2-7-60	Administration -- Special meetings – Library Board	X	X (updates law for special meetings_		
CHAPTER 2A: AMBULANCES					
2A-1	Ambulances -- Adoption by reference				Flagged. – Chapter needs complete update
CHAPTER 4: AUCTION SALES OF JEWELRY					
4.4	Auction sales of jewelry				X Repeal -- State has sole authority over auctions
CHAPTER 5B: REMOTE CALLER BINGO					
Chapter 5B	Remote caller bingo games				X Remote caller bingo now illegal.
CHAPTER 6: BUILDING CODES					
6-1-2	Building Codes -- Building code amendments	X			
6-2-15	Building Codes -- Floodplain administrator duties	X			
6-2-20	Building Codes -- Standards for manufactured homes	X			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
6-2-21	Building Codes -- Standards for recreational vehicles	X			
6-2-25	Building Codes -- Conditions for variances	X			
6-3-3	Building Codes – General Provisions	X			
CHAPTER 6B: DEFERRAL OF DEVELOPMENT IMPACT FEES					
Chapter 6B	Deferral of Development Impact Fees				Flagged. Ord.1618 extended repeal date until 6/30/2022
CHAPTER 8: EMERGENCY SERVICES					
8-10.	Emergency Services – unlawful acts			X	
CHAPTER 8A: CABLE COMMUNICATION SYSTEM					
8A.010-620	Cable communication systems				X Repeal. No authority for city franchises. Now done by PUC authority
CHAPTER 11: UNDERGROUND STORAGE OF HAZARDOUS SUBSTANCES					
11-1-14	Underground storage of hazardous substances – violations	X			
11-1-19	Underground storage of hazardous substances – appeal	X			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
CHAPTER 12: GAS CODE					
Chapter 12	Gas Code				X [Deleting an editor's note.]
CHAPTER 12A: HISTORICAL LANDMARKS, DISTRICTS AND RESOURCES					
12A-2-4	Historical Landmarks, Districts & Resources -- preservation commission		X 2 appointments in even years, 3 in odd years		
CHAPTER 13: LICENSES					
13-1-17	Business License – Evidence of doing business		X		X New definition to account in part for internet
13-2-2	Gaming clubs -- Licenses	X			
13-2-3	Gaming clubs -- exclusion or ejection	X			
13-2-5	Gaming clubs-- entry by excluded or rejected individual	X			
13-2-6	Gaming clubs-- penalty			X	
13-6-3	Massage – definitions	X			X Educ. Code definition repealed so used state definition but tougher requirements.
13-6-10	Massage – permits	X			X – Same as above
13-6-17	Massage – facilities & operations		X		

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
CHAPTER 14: MOTOR VEHICLES AND TRAFFIC					
14-1-20	Parking district	X			
14-3-12	Motor Vehicles & Traffic – penalty			X	
14-4-4	Motor Vehicles & Traffic – Application of certain vehicle code sections to privately owned streets & roads	X			
14-8-7	Motor Vehicles & Traffic – regulation of cruising			X	
14-13-1 – 14-13-29	Motor Vehicles & Traffic – taxicabs & vehicles for hire				No change. Transportation Network Companies are regulated by the PUC. Continue to monitor.
14A-1-3	Nuisances – acts constituting nuisance	X			Noted – new ordinance #1632 re nuisances- proposed amendment still needed.
14A-2-2	Nuisances – hearing		X phonographic recorder changed to digital voice recorder		

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
14A-8-3	Nuisances – definitions	X	X City Manager to appoint hearing officer.		
14B	Graffiti control			X	
CHAPTER 15: OFFENSES -- MISCELLANEOUS					
15-1	Offenses – Drunkenness in public places		X		X Added definition of intoxicated using state law definition of disorderly conduct. Alternatively, could repeal & cite to state law, Cal. Penal Code 647(f).
15-2	Offenses – Drunkenness on private premises)				X Same as above.
15-3	Offenses – firearms discharge	X			X Added exceptions similar to other cities in order to make clearer.
15-8	Offenses – Immoral & lewd conduct				X The crime is hard to define precisely.
15-15	Offenses -- Yolo Ord. #200 re animals and court procedures				X Repeal – Yolo repealed Ord. 200 & other provisions in the code adopt County animal laws.
15-16	Offenses – same as above				X Same as above.
15-17	Offenses – same as above				X Same as above.

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
15-18	Offenses – same as above				X Same as above.
15-21	Offenses – fine & imprisonment		X Clarified which crimes this penalty applies to.	X Currently fine penalty is not to exceed \$300 but global penalty provides \$1,000 maximum to be consistent with other misdemeanors.	
15-31	Offenses – restricted use of bicycles, etc.	X			
15-38	Offenses – loitering in no- cruising zone			X	
15-39	Offenses – public places – alcoholic beverages	X			
15-40	Offenses – smoking	X			
15-41	Offenses – access to tobacco & e-cigarettes	X	X		X To conform to state law for smoking violations, “minor” changed from under 18 to under 21. For consistency with state law, “tobacco product” definition amended to combine both tobacco and e-cigarettes.

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
15-42	Offenses – tobacco/e-cig free zones		X		X Same as above.
15-50	Offenses – Regulation of use of Woodland Cemetery			X	
15-51	Offenses – Filming permits			X	
15-52	Offenses – Disruption of motion pictures or television productions			X	
15-53	Offenses – Closure of walkway between Cottonwood & Ashley Streets)			X	
15-55	Offenses – Prohibition on public urination & defecation		X		X Makes the possible fine higher than current for consistency with global penalty provision.
15A-1-17	Peddlers & Solicitors – Violations, penalty			X	
15A-2-3	Peddlers & Solicitors – All solicitations prohibited at specified locations	X Federal law definition repealed.			X New definition of savings and loan association.
15A-2-4	Peddlers & Solicitors – Penalty			X	
CHAPTER 16: PAWNBROKERS, JUNK AND SECONDHAND DEALERS					
16-4	Pawnbrokers, Junk & Secondhand Dealers -- Record book – Information on purchases	X Corrects editorial citation.			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
16-14	Pawnbrokers, June & Secondhand Dealers – Penalty			X	
CHAPTER 17B: PURCHASING SYSTEM					
17B-010, -040, -050, -060, -070, -080	Purchasing System				X Amends specific bid values for public projects established by Public Contract Code Section 22032 and increases other purchasing dollar thresholds.
CHAPTER 19A: SKATEBOARDING AND SKATING AREAS					
19A-3	Skateboarding & Skating Areas – Regulations for use				X Adds definition of “minor” as under age 18 in conformance with Cal. Veh. Code 21212
CHAPTER 20: STREETS AND SIDEWALKS					
20-7-4	Streets & Sidewalks – Same – Permits Required – Issuance	X			
20-12-02	Streets & Sidewalks -- Definitions	X			
CHAPTER 21: SUBDIVISIONS					
21-2-2	Subdivisions -- Definitions	X			X [Original Civil Code definitions repealed -- substituted with Gov’t Code definition.]
21-3-4	Subdivisions – Waiver of parcel map requirements	X			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
21-8-2	Subdivisions – Filing & processing	X			
21-9-5	Subdivisions – Information to be submitted with parcel and final maps	X			
21-9-6	Subdivisions – Parcel map preparation	X			
21-10-1	Subdivisions – Reversions to acreage by final map or parcel map – owner petition	X			
21-11-8	Subdivisions – Approval of improvement plan	X			
21-13-3	Subdivisions – Release of improvement security	X			
21-16-3	Subdivisions – Monument data, filing procedure and availability to public	X			
21-17-1	Subdivisions – Map requirements	X			
21-17-2	Subdivisions – Application contents	X			
21-18-3	Subdivisions -- Action on lot line adjustment	X			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
21-19-1	Subdivisions – Purpose	X			
21-19-2	Subdivisions – Merger of parcels authorized	X			
CHAPTER 23: TAXATION					
23-1	Taxation – Tax rate				X Editorial note removed.
23-38-1	Taxation – Transfer of city tax functions to county	X			
23-46-8	Taxation – Penalty for violation of article			X	
23-60	Taxation – Violation of article a misdemeanor; penalties			X	
23-66	Taxation – Same, Plans of reorganization or adjustment	X			
23-68	Taxation – Same – Partnerships	X			
23-64 – 23-68	Taxation – real property transfer tax				Flagged for more comprehensive review – city may wish to include all

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
					exemptions contained in Rev.& Tax Code 11926-11930
23-86 – 23-98	Taxation – Woodland Visitor Attraction District				Flagged. For review should city make changes to TOT provisions.
CHAPTER 23B: UNDERGROUND UTILITIES					
23B.5	Underground Utilities – Penalty for violations of this article [		X [Now explicitly identifies penalty as misdemeanor.]	X	X
23B.17	Underground Utilities – Penalty for violation of article			X	
CHAPTER 23C: UTILITY SERVICES					
23C-6-4	Utility Services – Persons authorized to perform work	X			
23C-9-3	Utility Services – Regulations	X			
23C-14-21	Utility Services -- Recycled Water Service				X Adds a misdemeanor penalty where no penalty had been included.
CHAPTER 27: ELECTIONS					
27-1-3	Elections – Definitions	X			

NUMBER	SUBJECT	CAT 1 corrects, adds or deletes citation	CAT 2 amends for legal compliance &/or clarity	CAT 3 amends to refer to global penalty section	CAT 4 Repeals or adds new section or flagged for future action
27-2-4	Elections – Election of City Council	X			
27-2-5	Elections – Amendment of District Boundaries	X			

PRIOR CODE REFERENCE TABLE

This table provides users with the legislative history and the current disposition of the sections in the prior City code. Thus, prior code Section 1-1-1, derived from Ord. No. 935 § 2, currently appears in the Woodland Municipal Code as Section 1.04.010.

The legislative history information was derived from The Code of the City of Woodland, California, 1955, The General Ordinances of the City, published by order of the City Council, and published by Michie City Publications Company of Los Angeles, effective 1955.

Prior Code Section	Prior Ordinance History	Section Herein
1-1-1	Ord. No. 935 § 2	1.04.010
1-2-1	Ord. No. 935 § 2	1.04.020
1-2-2	Ord. No. 935 § 2	1.04.020
1-2-3	Ord. No. 935 § 2	1.04.020
1-2-4	Ord. No. 935 § 2	1.04.020
1-2-5	Ord. No. 935 § 2	1.04.020
1-2-6	Ord. No. 935 § 2	1.04.020
1-2-7	Ord. No. 935 § 2	1.04.020
1-2-8	Ord. No. 935 § 2	1.04.020
1-2-9	Ord. No. 935 § 2	1.04.020
1-2-10	Ord. No. 935 § 2	1.04.020
1-2-11	Ord. No. 935 § 2	1.04.020
1-2-12	Ord. No. 935 § 2	1.04.020
1-2-13	Ord. No. 935 § 2	1.04.020
1-2-14	Ord. No. 935 § 2	1.04.020
1-2-15	Ord. No. 935 § 2	1.04.020
1-2-16	Ord. No. 935 § 2	1.04.020
1-2-17	Ord. No. 935 § 2	1.04.020
1-2-18	Ord. No. 935 § 2	1.04.020
1-2-19	Ord. No. 935 § 2	1.04.020
1-2-20	Ord. No. 935 § 2	1.04.020
1-2-21	Ord. No. 935 § 2	1.04.020
1-2-22	Ord. No. 935 § 2	1.04.020
1-2-23	Ord. No. 935 § 2	1.04.020
1-2-24	Ord. No. 935 § 2	1.04.020
1-2-25	Ord. No. 935 § 2	1.04.020
1-2-26	Ord. No. 935 § 2	1.04.020
1-2-27	Ord. No. 935 § 2	1.04.020
1-2-28	Ord. No. 935 § 2	1.04.020
1-2-29	Ord. No. 935 § 2	1.04.020
1-2-30	Ord. No. 935 § 2	1.04.020
1-2-31	Ord. No. 935 § 2	1.04.020
1-2-32	Ord. No. 935 § 2	1.04.020
1-2-33	Ord. No. 935 § 2	1.04.020
1-2-34	Ord. No. 935 § 2	1.04.020
1-2-35	Ord. No. 935 § 2	1.04.020
1-3-1	Ord. No. 935 § 2	1.08.010
1-3-2	Ord. No. 935 § 2	1.08.020
1-3-3	Ord. No. 935 § 2	1.08.030
1-3-4	Ord. No. 935 § 2	1.08.040

TABLES

Prior Code Section	Prior Ordinance History	Section Herein
1-3-5	Ord. No. 935 § 2	1.08.050
1-3-6	Ord. No. 935 § 2	1.08.060
1-3-7	Ord. No. 935 § 2; Ord. No. 1542 § 3, 2012	1.08.070
1-3-8	Ord. No. 935 § 2	1.08.080
1-3-9	Ord. No. 935 § 2	1.08.090
1-3-10	Ord. No. 935 § 2	1.08.100
1-3-11	Ord. No. 935 § 2	1.08.110
1-3-12	Ord. No. 935 § 2	1.08.120
1-3-13	Ord. No. 935 § 2	1.08.130
1-3-14	Ord. No. 935 § 2	1.08.140
1-3-15	Ord. No. 935 § 2	1.08.150
1-3-16	Ord. No. 935 § 2	1.08.160
1-3-17	Ord. No. 935 § 2	1.08.170
1-3-18	Ord. No. 935 § 2	1.08.180
1-3-19	Ord. No. 1505 § 5, 2009	1.08.190
1-4-1	Ord. No. 1482 § 3	1.12.010
2-1-1	Ord. No. 1586 § 1, 2015	2.04.010
2-1-2	Ord. No. 1586 § 1, 2015	2.04.020
2-1-3	Ord. No. 1586 § 1, 2015	2.04.030
2-1-4	Ord. No. 1586 § 1, 2015	2.04.040
2-1-5	Ord. No. 1586 § 1, 2015	2.04.050
2-1-6	Ord. No. 1586 § 1, 2015	2.04.060
2-1-7	Ord. No. 1586 § 1, 2015	2.04.070
2-1-8	Ord. No. 1586 § 1, 2015	2.04.080
2-1-9	Ord. No. 1586 § 1, 2015	2.04.090
2-1-10	Ord. No. 1586 § 1, 2015	2.04.090
2-1-11	Ord. No. 1586 § 1, 2015	2.04.100
2-1-12	Ord. No. 1586 § 1, 2015	2.04.110
2-1-13	Ord. No. 1586 § 1, 2015	2.04.120
2-1-14	Ord. No. 1586 § 1, 2015	2.04.120
2-1-15	Ord. No. 1586 § 1, 2015	2.04.130
2-1-16	Ord. No. 1586 § 1, 2015	2.04.140
2-1-17	Ord. No. 1586 § 1, 2015	2.04.140
2-1-18	Ord. No. 1586 § 1, 2015	2.04.150
2-1-19	Ord. No. 1586 § 1, 2015	2.04.150
2-1-20	Ord. No. 1586 § 1, 2015	2.04.150
2-1-21	Ord. No. 1586 § 1, 2015	2.04.150
2-1-22	Ord. No. 1586 § 1, 2015	2.04.150
2-1-23	Ord. No. 1586 § 1, 2015	2.04.160
2-1-24	Ord. No. 1586 § 1, 2015	2.04.170
2-1-25	Ord. No. 1586 § 1, 2015	2.04.180
2-1-26	Ord. No. 1586 § 1, 2015	2.04.190
2-1-27	Ord. No. 1586 § 1, 2015	2.04.200
2-1-32	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.04.210
2-1-33	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.04.220
2-1-34	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.04.230
2-1-35	Ord. No. 935 § 2; Ord. No. 1317 § 2; Ord. No. 1485 § 3	2.04.240
2-1-36	Ord. No. 935 § 2; Ord. No. 1317 § 2; Ord. No. 1519 § 2, 2010	2.04.250

PRIOR CODE REFERENCE TABLE

Prior Code Section	Prior Ordinance History	Section Herein
2-1-37	Ord. No. 1035 § 10; Ord. No. 1298 § 2; Ord. No. 1317 § 2; Ord. No. 1367 § 2; Ord. No. 1412 § 5	2.04.260
2-1-38	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.04.270
2-1-39	Ord. No. 935 § 2; Ord. No. 1035 § 13; Ord. No. 1317 § 2	2.04.280
2-1-40		Repealed by Ord. No. 1035
2-1-41	Ord. No. 935 § 2; Ord. No. 1317 § 2; Ord. No. 1418 § 3	2.04.290
2-1-42	Res. No. 3263 § 1; Ord. No. 1058 § 2; Ord. No. 1317 § 2	2.04.300
2-1-43	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.04.310
2-2-1	Ord. No. 935 § 2; Ord. No. 1197 § 2; Ord. No. 1317 § 2; Ord. No. 1575 § 1, 2015; Ord. No. 1604 § 1, 2016	2.08.010
2-2-2	Ord. No. 935 § 2; Ord. 1197 § 2; Ord. No. 1317 § 2	2.08.020
2-2-3	Ord. No. 935 § 2; Ord. 1197 § 2; Ord. No. 1317 § 2; Ord. No. 1575 § 2, 2015; Ord. No. 1604 § 2, 2016	2.08.030
2-3-1	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.12.010
2-3-2	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.12.020
2-3-3	Ord. No. 935 § 2; Ord. No. 1035 § 1; Ord. No. 1317 § 2	2.12.030
2-3-4	Ord. No. 935 § 2; Ord. No. 1035 § 2; Ord. No. 1317 § 2	2.12.040
2-3-5	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.12.050
2-3-6	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.12.060
2-3-7	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.12.070
2-4-1	Ord. No. 1317 § 2	2.16.010
2-4-2	Ord. No. 1317 § 2	2.16.020
2-4-3	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.16.030
2-4-4	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.16.040
2-4-5	Ord. No. 935 § 2; Ord. No. 1317 § 2	2.16.050
2-5-1	Ord. No. 935 § 2	2.20.010
2-5-2	Ord. No. 935 § 2; Ord. No. 997 § 1	2.20.020
2-5-3	Ord. No. 935 § 2	2.20.030
2-6-1	Ord. No. 935 § 2; Ord. No. 996 § 1; Ord. No. 1327 § 2	2.24.010
2-6-2	Ord. No. 935 § 2; Ord. No. 996 § 1	2.24.020
2-6-3	Ord. No. 935 § 2; Ord. No. 996 § 1; Ord. No. 1497 § 3	2.24.030
2-6-4	Ord. No. 935 § 2; Ord. No. 996 § 1	2.24.040
2-6-5	Ord. No. 996 § 1	2.24.050
2-7-1		Repealed by Ord. No. 1012
2-7-2		Repealed by Ord. No. 1012
2-7-3		Repealed by Ord. No. 1012
2-7-4		Repealed by Ord. No. 1012
2-7-5		Repealed by Ord. No. 1012
2-7-6		Repealed by Ord. No. 1012
2-7-7		Repealed by Ord. No. 1012
2-7-8	Ord. No. 935 § 2	2.28.010
2-7-9	Ord. No. 935 § 2	2.28.010
2-7-10	Ord. No. 935 § 2; Ord. No. 1412 § 3	2.28.010
2-7-11	Ord. No. 935 § 2; Ord. No. 1519 § 3, 2010	2.28.010
2-7-12	Ord. No. 935 § 2	2.28.010
2-7-13	Ord. No. 935 § 2	2.28.010
2-7-14	Ord. No. 935 § 2	2.28.010
2-7-15	Ord. No. 935 § 2	Not codified
2-7-16	Ord. No. 935 § 2	2.28.020

TABLES

Prior Code Section	Prior Ordinance History	Section Herein
2-7-17	Ord. No. 935 § 2	2.28.020
2-7-18	Ord. No. 935 § 2; Ord. No. 1412 § 3	2.28.020
2-7-19	Ord. No. 935 § 2; Ord. No. 1519 § 4, 2010	2.28.020
2-7-20	Ord. No. 935 § 2	2.28.020
2-7-21	Ord. No. 935 § 2	2.28.020
2-7-22	Ord. No. 935 § 2	2.28.020
2-7-23	Ord. No. 935 § 2	2.28.020
2-7-24	Ord. No. 935 § 2; Ord. No. 1281 § 3; Ord. No. 1465 § 3; Ord. No. 1467 § 3	2.28.030
2-7-25	Ord. No. 935 § 2; Ord. No. 1281 § 3; Ord. No. 1412 § 3; Ord. No. 1422 § 3; Ord. No. 1467 § 3	2.28.030
2-7-26	Ord. No. 935 § 2; Ord. No. 1281 § 3; Ord. No. 1412 § 3; Ord. No. 1465 § 3; Ord. No. 1467 § 3	2.28.030
2-7-27	Ord. No. 935 § 2; Ord. No. 1233 § 2; Ord. No. 1281 § 3; Ord. No. 1465 § 3; Ord. No. 1467 § 3; Ord. No. 1517 § 3, 2010	2.28.030
2-7-28	Ord. No. 935 § 2; Ord. No. 1281 § 3; Ord. No. 1412 § 3; Ord. No. 1467 § 3	2.28.030
2-7-29	Ord. No. 935 § 2; Ord. No. 1239 § 2; Ord. No. 1281 § 3; Ord. No. 1412 § 3; Ord. No. 1465 § 3; Ord. No. 1467 § 3	2.28.030
2-7-30	Ord. No. 935 § 2; Ord. No. 1281 § 3; Ord. No. 1465 § 3; Ord. No. 1467 § 3	2.28.030
2-7-31		Repealed by Ord. No. 1412 § 3
2-7-32		Repealed by Ord. No. 1412 § 3
2-7-33		Repealed by Ord. No. 1412 § 3
2-7-34		Repealed by Ord. No. 1412 § 3
2-7-35		Repealed by Ord. No. 1412 § 3
2-7-36		Repealed by Ord. No. 1412 § 3
2-7-37		Repealed by Ord. No. 1230 § 2
2-7-38		Repealed by Ord. No. 1412 § 3
2-7-39	Ord. No. 1139 § 2	2.28.040
2-7-40	Ord. No. 1139 § 2; Ord. No. 1412 § 3	2.28.040
2-7-41	Ord. No. 1139 § 2; Ord. No. 1412 § 3	2.28.040
2-7-42	Ord. No. 1139 § 2	2.28.040
2-7-43	Ord. No. 1139 § 2	2.28.040
2-7-44	Ord. No. 1139 § 2	2.28.040
2-7-45	Ord. No. 1139 § 2	2.28.040
2-7-46	Ord. No. 935 § 2; Ord. No. 1004 § 1	Not codified
2-7-47	Ord. No. 935 § 2	2.28.050
2-7-48	Ord. No. 935 § 2	2.28.050
2-7-49	Ord. No. 935 § 2	2.28.050
2-7-50	Ord. No. 935 § 2	2.28.050
2-7-51	Ord. No. 935 § 2	2.28.050
2-7-52	Ord. No. 935 § 2; Ord. No. 1035 § 7	2.28.050
2-7-53	Ord. No. 935 § 2	2.28.060
2-7-54	Ord. No. 1044 § 2	2.28.060
2-7-55	Ord. No. 1044 § 2	2.28.060
2-7-56	Ord. No. 1044 § 2; Ord. No. 1519 § 5, 2010	2.28.060
2-7-57	Ord. No. 1044 § 2	2.28.060

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2-7-58	Ord. No. 1044 § 2	2.28.060
2-7-59	Ord. No. 1044 § 2	2.28.060
2-7-60	Ord. No. 1044 § 2	2.28.060
2-7-61	Ord. No. 1044 § 2	2.28.060
2-7-62	Ord. No. 1044 § 2	2.28.060
2-7-63	Ord. No. 1044 § 2	2.28.060
2-7-64	Ord. No. 1044 § 2	2.28.060
2-7-65	Ord. No. 1044 § 2	2.28.060
2-7-66	Ord. No. 1044 § 2	2.28.060
2-7-67	Ord. No. 1044 § 2	2.28.060
2-7-68	Ord. No. 1044 § 2	2.28.060
2-7-69	Ord. No. 1044 § 2	2.28.060
2-7-70	Ord. No. 1044 § 2	2.28.060
2-7-71	Ord. No. 1044 § 2	2.28.060
2-7-72	Ord. No. 1044 § 2	2.28.060
2-7-73	Ord. No. 1044 § 2	2.28.060
2-7-74	Ord. No. 1044 § 2	2.28.060
2-7-75	Ord. No. 1044 § 2	2.28.060
2-7-76	Ord. No. 1044 § 2	2.28.060
2-7-77	Ord. No. 1044 § 2	2.28.060
2-7-78	Ord. No. 1044 § 2	2.28.060
2-7-79	Ord. No. 1044 § 2	2.28.060
2-7-80	Ord. No. 1044 § 2	2.28.060
2-7-81	Ord. No. 1035 § 9	2.28.080
2-7-82	Ord. No. 1035 § 9; Ord. No. 1412 § 3	2.28.080
2-7-83	Ord. No. 1035 § 9; Ord. No. 1412 § 3	2.28.080
2-7-84	Ord. No. 1035 § 9	2.28.080
2-7-85	Ord. No. 1035 § 9	2.28.080
2-7-86	Ord. No. 1239 § 2; Ord. No. 1035 § 9	2.28.080
2-7-87	Ord. No. 1035 § 9	2.28.080
2-8-1	Ord. No. 935 § 2	2.28.090
2-9-1	Ord. No. 1013 § 1	2.28.100
2-10-1	Ord. No. 1066 § 1; Ord. No. 1337 § 2	2.28.110
2-11-1		Repealed by Ord. No. 1281 § 2
2-11-2		Repealed by Ord. No. 1281 § 2
2-11-3		Repealed by Ord. No. 1281 § 2
2-11-4		Repealed by Ord. No. 1281 § 2
2-11-5		Repealed by Ord. No. 1281 § 2
2-11-6		Repealed by Ord. No. 1281 § 2
2-11-7		Repealed by Ord. No. 1281 § 2
2-11-8		Repealed by Ord. No. 1281 § 2
2-11-9		Repealed by Ord. No. 1281 § 2
2-11-10		Repealed by Ord. No. 1281 § 2
2-11-11		Repealed by Ord. No. 1281 § 2
2-11-12		Repealed by Ord. No. 1281 § 2
2-11-13		Repealed by Ord. No. 1281 § 2
2-11-14		Repealed by Ord. No. 1281 § 2
2-11-15		Repealed by Ord. No. 1281 § 2

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2-11-16		Repealed by Ord. No. 1281 § 2
2-11-17		Repealed by Ord. No. 1281 § 2
2A-1	Ord. No. 945 § 1	13.56.010
2A-2	Ord. No. 945 § 1	13.56.020
3-1-1	Ord. No. 1206 § 3; Ord. No. 1356 § 5	6.04.010
3-1-2	Ord. No. 1206 § 3; Ord. No. 1356 § 5	6.04.020
3-1-3	Ord. No. 986 § 2; Ord. No. 1356 § 5	6.04.060
3-2-1	Ord. No. 986 § 2	6.04.030
3-3-1	Ord. No. 1109; Ord. No. 1289 § 2	6.04.040
3-3-2	Ord. No. 1109	6.04.040
3-3-4	Ord. No. 1109	6.04.050
3-4-1	Ord. No. 1323	6.08.010
3-4-2	Ord. No. 1323	6.08.020
3-4-3	Ord. No. 1323	6.08.030
3-4-4	Ord. No. 1323	6.08.040
3-4-5	Ord. No. 1323	6.08.050
3-4-6	Ord. No. 1323	6.08.060
3-4-7	Ord. No. 1323	6.08.070
3-4-8	Ord. No. 1323	6.08.080
3-4-9	Ord. No. 1323	6.08.090
3-4-10	Ord. No. 1323	6.08.100
3-4-11	Ord. No. 1323	6.08.110
4.1	Ord. No. 462 § 1	5.32.010
4.2	Ord. No. 462 § 2	5.32.020
4.3	Ord. No. 462 § 4	5.32.030
4.4	Ord. No. 462 § 3	5.32.040
4.5	Ord. No. 462 § 3	5.32.050
4.6	Ord. No. 462 § 5	5.32.060
4.7	Ord. No. 462 § 6	5.32.070
4.8	Ord. No. 462 § 7	5.32.080
4.9	Ord. No. 462 § 8	5.32.090
4.10	Ord. No. 462 § 9	5.32.100
4.11	Ord. No. 462 § 10	5.32.110
4.12	Ord. No. 462 § 11	5.32.120
4.13	Ord. No. 462 § 12	5.32.130
4.14	Ord. No. 462 § 13	5.32.140
5.1	Ord. No. 633 § 1; Ord. No. 1542 § 4, 2012	10.24.010
5.1-1	Ord. No. 839 § 1	10.24.020
5.2	Ord. No. 633 § 1; Ord. No. 717 § 1	Repealed by Ord. No. 1543
5.3	Ord. No. 633 § 1; Ord. No. 647 § 1; Ord. No. 873 § 1	Repealed by Ord. No. 1543
5.4	Ord. No. 633 § 1; Ord. No. 839 § 2; Ord. No. 873 § 1; Ord. No. 881 § 1	Repealed by Ord. No. 1543
5.5	Ord. No. 633 § 1; Ord. No. 873 § 1	Repealed by Ord. No. 1543
5.6	Ord. No. 839 § 3	Repealed by Ord. No. 1543
5.7	Ord. No. 633 § 1; Ord. No. 647 § 1; Ord. No. 858 § 1; Ord. No. 873 § 1	Repealed by Ord. No. 1543
5.8	Ord. No. 633 § 1; Ord. No. 647 § 1; Ord. No. 873 § 1	Repealed by Ord. No. 1543
5.9	Ord. No. 633 § 1	Repealed by Ord. No. 1543

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5.10	Ord. No. 633 § 1	Repealed by Ord. No. 1543
5.11	Ord. No. 633 § 1	10.24.030
5.12	Ord. No. 633 § 1	10.24.040
5.13	Ord. No. 633 § 1	10.24.050
5.14	Ord. No. 633 § 1	10.24.060
5.15	Ord. No. 633 § 1	10.24.070
5.16	Ord. No. 633 § 1; Ord. No. 839 § 4	10.24.080
5.17	Ord. No. 633 § 2	10.24.090
5.18	Ord. No. 633 § 2; Ord. No. 717 § 2	10.24.100
5.19	Ord. No. 633 § 2; Ord. No. 717 § 3	10.24.110
5.20	Ord. No. 717 § 4; Ord. No. 873 § 1; Ord. No. 1543 § 2, 2012	10.24.120
5.21	Ord. No. 839 § 5	10.24.130
5.22	Ord. No. 839 § 5	10.24.140
5.23	Ord. No. 839 § 5	Repealed by Ord. No. 1543
5.24	Ord. No. 839 § 5	10.24.150(A)
5.25	Ord. No. 839 § 5	10.24.150(B)
5.26	Ord. No. 839 § 5	10.24.150(C)
5.27	Ord. No. 839 § 5	10.24.150(D)
5.28	Ord. No. 839 § 5	10.24.150(E)
5.29	Ord. No. 839 § 5	10.24.160
5.30	Ord. No. 839 § 5	10.24.170
5.31	Ord. No. 839 § 6	10.24.180
5A.1	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.010
5A.2	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.020
5A.3	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.030
5A.4	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.040
5A.5	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.050
5A.6	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.060
5A.7	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.070
5A.8	Ord. No. 895 § 2; Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.080
5A.9	Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.090
5A.10	Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.100
5A.11	Ord. No. 1074; Ord. No. 1535 § 3, 2011	5.36.110
5A.12	Ord. No. 895 § 2; Ord. No. 1535 § 3, 2011	5.36.120
5A.13	Ord. No. 895 § 2; Ord. No. 1535 § 3, 2011	5.36.130
5A.14	Ord. No. 895 § 2; Ord. No. 1535 § 3, 2011	5.36.140
5B.1	Ord. No. 1535 § 4, 2011	5.40.010
5B.2	Ord. No. 1535 § 4, 2011	5.40.020
5B.3	Ord. No. 1535 § 4, 2011	5.40.030
5B.4	Ord. No. 1535 § 4, 2011	5.40.040
5B.5	Ord. No. 1535 § 4, 2011	5.40.050
5B.6	Ord. No. 1535 § 4, 2011	5.40.060
5B.7	Ord. No. 1535 § 4, 2011	5.40.070
5B.8	Ord. No. 1535 § 4, 2011	5.40.080
5B.9	Ord. No. 1535 § 4, 2011	5.40.090
5B.10	Ord. No. 1535 § 4, 2011	5.40.100

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6-1	Ord. No. 1486; Ord. No. 1522 §§ 8—13, 2010; Ord. No. 1523 § 4, 2010; Ord. No. 1556 § 8, 2013; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.010
6-1-1	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1556 § 8, 2013; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.020
6-1-2	Ord. No. 1486; Ord. No. 1522 § 7, 2010; Ord. No. 1523 § 4, 2010; Ord. No. 1556 § 7, 2013; Ord. No. 1557 § 4, 2013; Ord. No. 1603 § 7, 2016; Ord. No. 1605 § 4, 2016	15.04.030
6-1-3	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.040
6-1-4	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.050
6-1-5	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.060
6-1-6	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.070
6-1-7	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.080
6-1-8	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1557 § 4, 2013; Ord. No. 1605 § 4, 2016	15.04.090
6-1-9	Ord. No. 1486; Ord. No. 1522 § 8, 2010; Ord. No. 1523 § 4, 2010; Ord. No. 1556 § 8, 2013; Ord. No. 1557 § 4, 2013; Ord. No. 1603 § 8, 2016; Ord. No. 1605 § 4, 2016	15.04.100
6-1-10	Ord. No. 1486; Ord. No. 1523 § 4, 2010; Ord. No. 1557 § 4, 2013; Ord. No. 1603 §§ 7, 8, 2016; Ord. No. 1605 § 4, 2016	15.04.110
6-2-1	Ord. No. 1342; Ord. No. 1125	15.08.010
6-2-2	Ord. No. 1342; Ord. No. 1125	15.08.020
6-2-3	Ord. No. 1342; Ord. No. 1125	15.08.030
6-2-4	Ord. No. 1342; Ord. No. 1125	15.08.040
6-2-5	Ord. No. 1342; Ord. No. 1125	15.08.050
6-2-6	Ord. No. 1342; Ord. No. 1125	15.08.060
6-2-7	Ord. No. 1342; Ord. No. 1125	15.08.070
6-2-8	Ord. No. 1342; Ord. No. 1125	15.08.080
6-2-9	Ord. No. 1342; Ord. No. 1125	15.08.090
6-2-10	Ord. No. 1342; Ord. No. 1125	15.08.100
6-2-11	Ord. No. 1342; Ord. No. 1125	15.08.110
6-2-12	Ord. No. 1342; Ord. No. 1125	15.08.120
6-2-13	Ord. No. 1342; Ord. No. 1125	15.08.130
6-2-14	Ord. No. 1342; Ord. No. 1125	15.08.140
6-2-15	Ord. No. 1342; Ord. No. 1125	15.08.150
6-2-16	Ord. No. 1342	15.08.160
6-2-17	Ord. No. 1342	15.08.170
6-2-18	Ord. No. 1342	15.08.180
6-2-19	Ord. No. 1342	15.08.190
6-2-20	Ord. No. 1342	15.08.200
6-2-21	Ord. No. 1342	15.08.210
6-2-22	Ord. No. 1342	15.08.220
6-2-23	Ord. No. 1342	15.08.230

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6-2-24	Ord. No. 1342	15.08.240
6-2-25	Ord. No. 1342	15.08.250
6-3-1	Ord. No. 1353 § 2	15.12.010
6-3-2	Ord. No. 1353 § 2	15.12.020
6-3-3	Ord. No. 1353 § 2	15.12.030
6-3-4	Ord. No. 1353 § 2; Ord. No. 1515 § 2, 2010	15.12.040
6-3-5	Ord. No. 1353 § 2	15.12.050
6-3-6	Ord. No. 1353 § 2	15.12.060
6-3-7	Ord. No. 1353 § 2	15.12.070
6-3-8	Ord. No. 1353 § 2	15.12.080
6-3-9	Ord. No. 1353 § 2	15.12.090
6-3-10	Ord. No. 1353 § 2	15.12.100
6-3-11	Ord. No. 1353 § 2	15.12.110
6-3-12	Ord. No. 1353 § 2	15.12.120
6A-1-10	Ord. No. 1256; Ord. No. 1393 § 3	15.16.010
6A-1-20	Ord. No. 1256; Ord. No. 1393 § 3	15.16.020
6A-2-10	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1633 § 2	15.16.030
6A-3-10	Ord. No. 1256; Ord. No. 1393 § 3	15.16.040
6A-3-20	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1633 § 3	15.16.050
6A-3-25	Ord. No. 1256; Ord. No. 1363	Repealed by Ord. No. 1393
6A-3-30	Ord. No. 1256; Ord. No. 1357; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 §§ 4, 5	15.16.060
6A-3-40	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3	15.16.070
6A-4-10	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 6	15.16.080
6A-4-20	Ord. No. 1256; Ord. No. 1393 § 3	15.16.090
6A-4-30	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 7	15.16.100
6A-4-40	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3	15.16.110
6A-4-50	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1633 § 8	15.16.120
6A-4-60	Ord. No. 1256; Ord. No. 1393 § 3	15.16.130
6A-5-10	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 9	15.16.140
6A-5-20	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3	Repealed by Ord. No. 1633
6A-5-30	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 10	15.16.150
6A-5-40	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 11	15.16.160
6A-5-50	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 12	15.16.170
6A-5-60	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 12	15.16.180
6A-5-70	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1633 § 12	15.16.190
6A-6-10	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1487 § 3; Ord. No. 1633 § 13	15.16.210
6A-6-20	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1633 § 13	15.16.220
6A-6-30	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1633 § 13	15.16.230
6A-6-40	Ord. No. 1256; Ord. No. 1393 § 3; Ord. No. 1633 § 13	15.16.240
6A-7-10	Ord. No. 1633 § 14	15.16.200(A)

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6A-7-20	Ord. No. 1633 § 14	15.16.200(B)
6A-7-30	Ord. No. 1633 § 14	15.16.200(C)
6A-7-40	Ord. No. 1633 § 14	15.16.200(D)
6B-010	Ord. No. 1501 § 5, 2008	15.20.010
6B-020	Ord. No. 1501 § 5, 2008	15.20.020
6B-030	Ord. No. 1501 § 5, 2008	15.20.030
6B-040	Ord. No. 1501 § 5, 2008	15.20.040
6B-050	Ord. No. 1501 § 5, 2008	15.20.050
6B-060	Ord. No. 1501 § 5, 2008	15.20.060
6B-070	Ord. No. 1501 § 5, 2008	15.20.070
6B-080	Ord. No. 1501 § 5, 2008	15.20.080
6B-090	Ord. No. 1501 § 5, 2008	15.20.090
6B-100	Ord. No. 1501 § 5, 2008	15.20.100
6B-110	Ord. No. 1501 § 5, 2008; Ord. No. 1528 § 4, 2011; Ord. No. 1550 § 4, 2013; Ord. No. 1585 § 4, 2015; Ord. No. 1618 § 4	15.20.110
7-1	Ord. No. 1267 § 1	9.48.010
7-2	Ord. No. 1267 § 1; Ord. No. 1590 § 1, 2015	9.48.020
7-3	Ord. No. 1267 § 1; Ord. No. 1590 § 2, 2015	9.48.030
7-4	Ord. No. 1267 § 1; Ord. No. 1590 § 3, 2015	9.48.040
7-5	Ord. No. 1267 § 1	9.48.050
7A-1-1	Ord. No. 1616 § 2, 2017	13.60.010
8-1	Ord. No. 825 § 1	13.52.010
8-2	Ord. No. 825 § 2	13.52.020
8-3	Ord. No. 825 § 3	13.52.030(A)
8-4	Ord. No. 825 § 4	13.52.030(B)
8-5	Ord. No. 825 § 5	13.52.040(A)
8-6	Ord. No. 825 § 6	13.52.040(B)
8-7	Ord. No. 825 § 7	13.52.050
8-8	Ord. No. 825 § 8	13.52.060
8-9	Ord. No. 825 § 9	13.52.070
8-10	Ord. No. 825 § 10	13.52.080
8A.010	Ord. No. 1097 § 1	13.64.010
8A.020	Ord. No. 1097 § 1	13.64.020
8A.030	Ord. No. 1097 § 1	13.64.030
8A.040	Ord. No. 1097 § 1	13.64.040
8A.050	Ord. No. 1097 § 1	13.64.050
8A.060	Ord. No. 1097 § 1	13.64.060
8A.070	Ord. No. 1097 § 1	13.64.070
8A.080	Ord. No. 1097 § 1	13.64.080
8A.090	Ord. No. 1097 § 1	13.64.090
8A.100	Ord. No. 1097 § 1	13.64.100
8A.110	Ord. No. 1097 § 1	13.64.110
8A.120	Ord. No. 1097 § 1	13.64.120
8A.130	Ord. No. 1097 § 1	13.64.130
8A.140	Ord. No. 1097 § 1	13.64.140
8A.150	Ord. No. 1097 § 1	13.64.150
8A.160	Ord. No. 1097 § 1	13.64.160
8A.170	Ord. No. 1097 § 1	13.64.170

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8A.180	Ord. No. 1097 § 1	13.64.180
8A.190	Ord. No. 1097 § 1; Ord. No. 1302 § 1	13.64.190
8A.200	Ord. No. 1097 § 1	13.64.200
8A.210	Ord. No. 1097 § 1	13.64.210
8A.215	Ord. No. 1097 § 1	13.64.215
8A.220	Ord. No. 1097 § 1	13.64.220
8A.230	Ord. No. 1097 § 1	13.64.230
8A.240	Ord. No. 1097 § 1	13.64.240
8A.250	Ord. No. 1097 § 1	13.64.250
8A.260	Ord. No. 1097 § 1	13.64.260
8A.270	Ord. No. 1097 § 1	13.64.270
8A.280	Ord. No. 1097 § 1	13.64.280
8A.290	Ord. No. 1097 § 1	13.64.290
8A.300	Ord. No. 1097 § 1	13.64.300
8A.310	Ord. No. 1097 § 1	13.64.310
8A.320	Ord. No. 1097 § 1	13.64.320
8A.330	Ord. No. 1097 § 1	13.64.330
8A.340	Ord. No. 1097 § 1	13.64.340
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9-7	Ord. No. 1489 § 5; Ord. No. 1522 § 4, 2010; Ord. No. 1556 § 4, 2013, Ord. No. 1603 § 4, 2016	8.20.060
9-8	Ord. No. 1489 § 5; Ord. No. 1522 § 4, 2010; Ord. No. 1556 § 4, 2013, Ord. No. 1603 § 4, 2016	8.20.070
9-9	Ord. No. 1489 § 5; Ord. No. 1522 § 4, 2010; Ord. No. 1556 § 4, 2013, Ord. No. 1603 § 4, 2016	8.20.080
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9-9-20	Ord. No. 1489; Ord. No. 1522	Repealed by Ord. No. 1556
9-9-21	Ord. No. 1489; Ord. No. 1522	Repealed by Ord. No. 1556
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9-9-23	Ord. No. 1489 § 5; Ord. No. 1522 § 4, 2010; Ord. No. 1556 § 4, 2013, Ord. No. 1603 § 4, 2016	8.20.080(J)
9-9-24	Ord. No. 1489 § 5; Ord. No. 1522 § 4, 2010; Ord. No. 1556 § 4, 2013, Ord. No. 1603 § 4, 2016	8.20.080(K)
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13-1-13	Ord. No. 1006 § 2; Ord. No. 1304 § 6	5.04.030
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13-5-12	Ord. No. 1188 § 2	5.16.120
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14-1-19	Ord. No. 938 § 1; Ord. No. 1457 § 3	10.04.030
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14-1-21	Ord. No. 938 § 1; Ord. No. 1457 § 3	10.04.030
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14-6-8	Ord. No. 938 § 1	10.08.090
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14-13-18	Ord. No. 1399 § 3	10.12.180
14-13-19	Ord. No. 1399 § 3	10.12.190
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14-14-3	Ord. No. 1606 § 1, 2016	10.16.030
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14-14-13	Ord. No. 1606 § 1, 2016	10.16.130
14-14-14	Ord. No. 1606 § 1, 2016	10.16.140
14-14-15	Ord. No. 1606 § 1, 2016	10.16.150
14-14-16	Ord. No. 1606 § 1, 2016	10.16.160
14-14-17	Ord. No. 1606 § 1, 2016	10.16.170
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14A-2-3	Ord. No. 1081; Ord. No. 1261 § 2	9.04.070(C)
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14A-3-5	Ord. No. 1081; Ord. No. 1495 § 3; Ord. No. 1632 § 4	9.04.120
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14A-4-3	Ord. No. 1215 § 4	9.08.030
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14A-4-5	Ord. No. 1215 § 4	9.08.050
14A-4-6	Ord. No. 1215 § 4	9.08.060
14A-4-7	Ord. No. 1215 § 4	9.08.070
14A-4-8	Ord. No. 1215 § 4	9.08.080
14A-4-9	Ord. No. 1215 § 4	9.08.090
14A-4-10	Ord. No. 1215 § 4	9.08.100
14A-4-11	Ord. No. 1215 § 4	9.08.110
14A-4-12	Ord. No. 1215 § 4	9.08.120
14A-4-13	Ord. No. 1215 § 4	9.08.130
14A-4-14	Ord. No. 1215 § 4	9.08.140
14A-4-15	Ord. No. 1215 § 4	9.08.150
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14A-5-1	Ord. No. 1435 § 3	9.12.010
14A-5-2	Ord. No. 1435 § 3	9.12.020
14A-5-3	Ord. No. 1435 § 3	9.12.030
14A-5-4	Ord. No. 1435 § 3	9.12.040
14A-5-5	Ord. No. 1435 § 3	9.12.050
14A-5-6	Ord. No. 1435 § 3	9.12.060
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14A-6-2	Ord. No. 1476 § 3	9.16.020
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14A-6-6	Ord. No. 1476 § 3	9.16.060
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14A-7-3	Ord. No. 1443 § 3; Ord. No. 1551 § 4, 2013	9.20.030
14A-7-4	Ord. No. 1443 § 3	9.20.040
14A-7-5	Ord. No. 1443 § 3	9.20.050
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14A-7-7	Ord. No. 1443 § 3	9.20.070
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14A-7-12	Ord. No. 1443 § 3	9.20.120
14A-7-13	Ord. No. 1443 § 3	9.20.130
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14A-8-3	Ord. No. 1492 § 3	9.24.030
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14A-8-9	Ord. No. 1492 § 3	9.24.090
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14B-1-4	Ord. No. 1461 § 3	9.40.040
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14C-1-6	Ord. No. 1341; Ord. No. 1615 § 2	9.44.060
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14C-1-10	Ord. No. 1341; Ord. No. 1615 § 2	9.44.100
14C-1-11	Ord. No. 1341; Ord. No. 1615 § 2	9.44.110
14C-1-12	Ord. No. 1341; Ord. No. 1615 § 2	9.44.120
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14C-1-17	Ord. No. 1341	Repealed by Ord. No. 1615
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14C-1-19	Ord. No. 1341	Repealed by Ord. No. 1615
14C-1-20	Ord. No. 1341; Ord. No. 1615 § 2	Repealed by Ord. No. 1615
14D-01-10	Ord. No. 1364 § 1	9.52.010
14D-02-10	Ord. No. 1364 § 1	9.52.020
14D-02-20	Ord. No. 1364 § 1	9.52.030
14D-02-30	Ord. No. 1364 § 1	9.52.040
14D-03-10	Ord. No. 1364 § 1	9.52.050
14D-03-20	Ord. No. 1364 § 1	9.52.050
14D-03-30	Ord. No. 1364 § 1	9.52.050
14D-03-40	Ord. No. 1364 § 1	9.52.050
14D-03-50	Ord. No. 1364 § 1	9.52.050
14D-03-60	Ord. No. 1364 § 1	9.52.050
14D-03-70	Ord. No. 1364 § 1	9.52.050
14D-04-10	Ord. No. 1364 § 1	9.52.060(A)
14D-04-20	Ord. No. 1364 § 1	9.52.060(B)
14D-05-10	Ord. No. 1364 § 1	9.52.070(A)
14D-05-20	Ord. No. 1364 § 1	9.52.070(B)
14D-06-10	Ord. No. 1364 § 1	9.52.080(A)
14D-06-20	Ord. No. 1364 § 1	9.52.080(B)
14D-06-30	Ord. No. 1364 § 1	9.52.080(C)
14D-06-40	Ord. No. 1364 § 1	9.52.080(D)
14D-06-50	Ord. No. 1364 § 1	9.52.080(E)
14D-07-10	Ord. No. 1364 § 1	9.52.090
14D-08-10	Ord. No. 1364 § 1	9.52.100
15-1	Ord. No. 352 § 1	9.28.010(A)
15-2	Ord. No. 352 § 1	9.28.010(B)
15-3	Ord. No. 57 § 18; Ord. No. 154 § 1	9.28.020
15-4	Ord. No. 226 § 1	9.28.030(A)
15-5	Ord. No. 226 § 2	9.28.030(B)

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15-6	Ord. No. 339 § 6	9.28.040
15-7		Repealed by Ord. No. 1087
15-8	Ord. No. 86 § 1	9.28.050
15-9	Ord. No. 1045 § 1; Ord. No. 1204 § 2(A)	9.28.060
15-10		Repealed by Ord. No. 673
15-11		Repealed by Ord. No. 673
15-12		Repealed by Ord. Nos. 972 and 1001
15-13		Repealed by Ord. No. 1267 § 1
15-14		Repealed by Ord. No. 1267 § 1
15-15	Ord. No. 507 § 2	9.28.070(A)
15-16	Ord. No. 507 § 3	9.28.070(B)
15-17	Ord. No. 507 § 4	9.28.070(C)
15-18	Ord. No. 507 § 6	9.28.070(D)
15-19	Ord. No. 535 § 1; Ord. No. 1122 § 1; Ord. No. 1194 § 2(A)	9.28.080(A), (B)
15-20	Ord. No. 535 § 2; Ord. No. 1194 § 2(B)	9.28.080(C)
15-21	Ord. No. 535 § 3	9.28.080(D)
15-22		Repealed by Ord. No. 1325
15-23	Ord. No. 661 § 1; Ord. No. 1458 § 3	9.28.090(A)
15-24	Ord. No. 661 § 2; Ord. No. 1458 § 3	9.28.090(B)
15-25	Ord. No. 661 § 3; Ord. No. 1458 § 3	9.28.090(C)
15-26	Ord. No. 673 § 1; Ord. No. 1504 § 4	9.28.100
15-27	Ord. No. 688 § 1	9.28.110
15-28	Ord. No. 1231 § 5	9.28.120
15-29	Ord. No. 1231 § 5	9.28.130
15-30	Ord. No. 1133 § 2; Ord. No. 1294 § 2	9.28.140
15-31	Ord. No. 1100	9.28.150
15-32	Ord. No. 927 § 1	9.28.160
15-33	Ord. No. 993 § 1; Ord. No. 1226 § 3; Ord. No. 1502 § 3, 2008	9.28.170
15-34	Ord. No. 993 § 1; Ord. No. 1226 § 3; Ord. No. 1502 § 3, 2008	9.28.180
15-35	Ord. No. 993 § 1	9.28.190
15-36	Ord. No. 993 § 1	9.28.200
15-37	Ord. No. 1021 § 1	9.28.210
15-38	Ord. No. 1027 § 1	9.28.220
15-39	Ord. No. 1118 § 1; Ord. No. 1204 § 2	9.28.230
15-40	Ord. No. 1257 § 2; Ord. No. 1440 § 3; Ord. No. 1514 § 3, 2009; Ord. No. 1567 § 2, 2014	9.28.240
15-41	Ord. No. 1329 § 1; Ord. No. 1567 § 3, 2014	9.28.250
15-42	Ord. No. 1483 § 3; Ord. No. 1567 § 4, 2014	9.28.260
15-43	Ord. No. 1582 § 1, 2015	9.28.270
15-50	Ord. No. 1278 § 2	9.28.280
15-51	Ord. No. 1332 § 3	9.32.010
15-52	Ord. No. 1332 § 4	9.32.020
15-53	Ord. No. 1326 § 2	9.36.010
15-54	Ord. No. 1407 § 3; Ord. No. 1409 § 4	9.36.020
15-55	Ord. No. 1408 § 3	9.28.290

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15-56	Ord. No. 1409 § 3; Ord. No. 1591 § 1, 2015	9.28.300
15A-1-1	Ord. No. 1087; Ord. No. 1552 § 3, 2013	9.56.010
15A-1-2	Ord. No. 1087; Ord. No. 1552 § 3, 2013	9.56.020
15A-1-3	Ord. No. 1087; Ord. No. 1552 § 3, 2013	9.56.030
15A-1-4	Ord. No. 1087; Ord. No. 1264; Ord. No. 1552 § 3, 2013	9.56.040
15A-1-5	Ord. No. 1087; Ord. No. 1410 § 2; Ord. No. 1552 § 3, 2013	9.56.050
15A-1-6	Ord. No. 1087; Ord. No. 1552 § 3, 2013	9.56.060
15A-1-7	Ord. No. 1087; Ord. No. 1552 § 3, 2013	9.56.070
15A-2-1	Ord. No. 1552 § 4, 2013	9.56.080(A)
15A-2-2	Ord. No. 1552 § 4, 2013	9.56.080(B)
15A-2-3	Ord. No. 1552 § 4, 2013	9.56.080(C)
15A-2-4	Ord. No. 1552 § 4, 2013	9.56.080(D)
16-1	Ord. No. 337 § 1; Ord. No. 1490 § 3	5.24.010
16-2	Ord. No. 337 § 1	5.24.020
16-3	Ord. No. 337 § 2	5.24.030
16-4	Ord. No. 337 § 3; Ord. No. 1490 § 3	5.24.040
16-5	Ord. No. 337 § 3	5.24.040
16-6	Ord. No. 337 § 3	5.24.040
16-7	Ord. No. 337 § 3	5.24.040
16-8	Ord. No. 337 § 7; Ord. No. 1490 § 3	5.24.050
16-9	Ord. No. 337 § 7	5.24.060
16-10	Ord. No. 337 § 4; Ord. No. 1490 § 3	5.24.070
16-11	Ord. No. 1490 § 4	5.24.080
16-12	Ord. No. 1490 § 4; Ord. No. 1498 § 3	5.24.090
16-13	Ord. No. 1490 § 4	5.24.100
16-14	Ord. No. 1490 § 4	5.24.110
16A-1-1	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.010
16A-1-2	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.020
16A-1-3	Ord. No. 935 § 2; Ord. No. 1035; Ord. No. 1094 § 1	2.32.030
16A-1-4	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.040
16A-1-5	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.050
16A-1-6	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.060
16A-1-7	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.070
16A-1-8	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.080
16A-1-9	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.090
16A-1-10	Ord. No. 935 § 2; Ord. No. 1094 § 1	2.32.100
16A-1-11	Ord. No. 935 § 2; Ord. No. 1035; Ord. No. 1305 § 2	2.32.110
16A-2-1	Ord. No. 935 § 3	2.32.120
16B-1	Ord. No. 1362 § 1	5.40.010
16B-2	Ord. No. 1362 § 1	5.40.020
16B-3	Ord. No. 1362 § 1	5.40.030
16B-4	Ord. No. 1362 § 1	5.40.040
16B-5	Ord. No. 1362 § 1	5.40.050
16B-6	Ord. No. 1362 § 1	5.40.060
16B-7	Ord. No. 1362 § 1	5.40.070
16B-8	Ord. No. 1362 § 1	5.40.080
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16B-10	Ord. No. 1362 § 1	5.40.100

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16B-11	Ord. No. 1362 § 1	5.40.110
16B-12	Ord. No. 1362 § 1	5.40.120
16B-13	Ord. No. 1362 § 1	5.40.130
16B-14	Ord. No. 1362 § 1	5.40.140
16B-15	Ord. No. 1362 § 1	5.40.150
17A-1-1	Ord. No. 935 § 4; Ord. No. 937 § 1; Ord. No. 1219 § 3; Ord. No. 1258 § 2; Ord. No. 1460 § 3	13.68.010
17A-1-2	Ord. No. 935 § 4; Ord. No. 937 § 1; Ord. No. 1219 § 3; Ord. No. 1258 § 2; Ord. No. 1460 § 3	13.68.020
17A-1-3	Ord. No. 1460 § 3	13.68.030
17A-1-4	Ord. No. 1460 § 3	13.68.040
17A-1-5	Ord. No. 1460 § 3	13.68.050
17A-1-6	Ord. No. 1460 § 3	13.68.060
17A-1-7	Ord. No. 1460 § 3	13.68.070
17A-1-8	Ord. No. 1460 § 3	13.68.080
17A-2-1	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-2	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-3	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-4	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-5	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-6	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-7	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-8	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-9	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-10	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-11	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-12	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-13	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-14	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-15	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17A-2-16	Ord. No. 934; Ord. No. 937	Repealed by Ord. No. 1474
17B-010	Ord. No. 1544 § 3, 2012	3.32.010
17B-020	Ord. No. 1544 § 3, 2012	3.32.020
17B-030	Ord. No. 1544 § 3, 2012	3.32.030
17B-040	Ord. No. 1544 § 3, 2012	3.32.040
17B-050	Ord. No. 1544 § 3, 2012	3.32.050
17B-060	Ord. No. 1544 § 3, 2012	3.32.060
17B-070	Ord. No. 1544 § 3, 2012	3.32.070
17B-080	Ord. No. 1544 § 3, 2012; Ord. No. 1565 § 3, 2014	3.32.080
17B-090	Ord. No. 1544 § 3, 2012	3.32.090
17B-100	Ord. No. 1544 § 3, 2012	3.32.100
17B-110	Ord. No. 1544 § 3, 2012	3.32.110
17B-120	Ord. No. 1544 § 3, 2012	3.32.120
17B-130	Ord. No. 1544 § 3, 2012	3.32.130
17B-140	Ord. No. 1544 § 3, 2012	3.32.140
17B-150	Ord. No. 1544 § 3, 2012	3.32.150
18.1	Ord. No. 468 §§ 1, 9	15.28.010
18.2	Ord. No. 468 § 3	15.28.020(A)

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18.3	Ord. No. 468 § 2	15.28.020(B)
18.4	Ord. No. 468 § 4	15.28.020(C)
18.5	Ord. No. 468 § 2	15.28.020(D)
18.6	Ord. No. 468 § 6	15.28.030(A)
18.7	Ord. No. 468 § 6	15.28.030(B)
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18.9	Ord. No. 468 § 6	15.28.040(A)
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18.13	Ord. No. 468 § 7	15.28.040(E)
18.14	Ord. No. 468 § 8	15.28.050
18.15	Ord. No. 468 § 10	15.28.060
19-1-1	Ord. No. 1271 § 1; Ord. No. 1546 § 2, 2013	8.04.010
19-1-2	Ord. No. 1271 § 1; Ord. No. 1546 § 3, 2013	8.04.020
19-1-3	Ord. No. 1271 § 1; Ord. No. 1546 § 4, 2013	8.04.030
19-1-4	Ord. No. 1271 § 1; Ord. No. 1546 § 5, 2013	8.04.040
19-1-5	Ord. No. 1271 § 1	8.04.050
19-1-6	Ord. No. 1271 § 1	8.04.060
19-1-7	Ord. No. 1271 § 1	8.04.070
19-2-1	Ord. No. 1271 § 1; Ord. No. 1286 § 1; Ord. No. 1546 § 6, 2013	8.04.080
19-2-2	Ord. No. 1271 § 1	8.04.090
19-2-3	Ord. No. 1271 § 1	8.04.100
19-2-4	Ord. No. 1271 § 1	8.04.110
19-2-5	Ord. No. 1271 § 1; Ord. No. 1546 § 7, 2013	8.04.120
19-2-6	Ord. No. 1271 § 1	8.04.130
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19-2-8	Ord. No. 1271 § 1	8.04.150
19-2-9	Ord. No. 1271 § 1	8.04.160
19-2-10	Ord. No. 1271 § 1	8.04.170
19-2-11	Ord. No. 1271 § 1; Ord. No. 1546 § 8, 2013	8.04.180
19-2-12	Ord. No. 1271 § 1	8.04.190
19-2-13	Ord. No. 1271 § 1	8.04.200
19-3-1	Ord. No. 1271 § 1	8.04.210
19-3-2	Ord. No. 1271 § 1; Ord. No. 1546 § 9, 2013	8.04.220
19-3-3	Ord. No. 1271 § 1	8.04.230
19-3-4	Ord. No. 1271 § 1; Ord. No. 1546 § 10, 2013	8.04.240
19-4-1	Ord. No. 1271 § 1; Ord. No. 1546 § 11, 2013	8.04.250
19-4-2	Ord. No. 1271 § 1; Ord. No. 1546 § 12, 2013	8.04.260
19-4-3	Ord. No. 1271 § 1	8.04.270
19-4-4	Ord. No. 1271 § 1	8.04.280
19-4-5	Ord. No. 1271 § 1	8.04.290
19-4-6	Ord. No. 1271 § 1; Ord. No. 1546 § 13, 2013	8.04.300
19-4-7	Ord. No. 1271 § 1	8.04.310
19-4-8	Ord. No. 1271 § 1	8.04.320
19-4-9	Ord. No. 1271 § 1	8.04.330
19-4-10	Ord. No. 1271 § 1	8.04.340

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19-4-11	Ord. No. 1271 § 1	8.04.350
19-4-12	Ord. No. 1271 § 1	8.04.360
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19-5-2	Ord. No. 1271 § 1	8.04.390
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19-5-4	Ord. No. 1271 § 1	8.04.410
19-5-5	Ord. No. 1271 § 1; Ord. No. 1546 § 14, 2013	8.04.420
19-5-6	Ord. No. 1271 § 1	8.04.430
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19-5-8	Ord. No. 1271 § 1	8.04.450
19-5-9	Ord. No. 1271 § 1	8.04.460
19-5-10	Ord. No. 1271 § 1	8.04.470
19-5-11	Ord. No. 1271 § 1	8.04.480
19-5-12	Ord. No. 1271 § 1; Ord. No. 1546 § 15, 2013	8.04.490
19-5-13	Ord. No. 1271 § 1	8.04.500
19-5-14	Ord. No. 1271 § 1	8.04.510
19-5-15	Ord. No. 1271 § 1	8.04.520
19-5-16	Ord. No. 1271 § 1	8.04.530
19-6-1	Ord. No. 1271 § 1	8.04.540
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19-6-8	Ord. No. 1271 § 1	8.04.610
19-6-9	Ord. No. 1271 § 1	8.04.620
19-6-10	Ord. No. 1271 § 1	8.04.630
19A-1	Ord. No. 1351 § 1, 2002	9.60.010
19A-2	Ord. No. 1351 § 1, 2002	9.60.020
19A-3	Ord. No. 1351 § 1, 2002	9.60.030
19A-4	Ord. No. 1351 § 1, 2002	9.60.040
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20-1-2	Ord. No. 1201 § 2	12.04.020
20-1-3	Ord. No. 1201 § 2; Ord. No. 1488 § 3; Ord. No. 1499 § 3	12.04.030
20-1-4	Ord. No. 1201 § 2	12.04.040(A)
20-1-5	Ord. No. 1201 § 2; Ord. No. 1499 § 3	12.04.040(B)
20-1-6	Ord. No. 1201 § 2	12.04.040(C)
20-1-7	Ord. No. 1201 § 2	12.04.040(D)
20-1-8	Ord. No. 1201 § 2	12.04.050
20-1-9	Ord. No. 1515 § 3, 2010	12.04.060
20-2-1	Ord. No. 1201 § 2	12.08.010
20-2-2	Ord. No. 1201 § 2	12.08.020
20-2-3	Ord. No. 1201 § 2	12.08.030
20-2-4	Ord. No. 1201 § 2	12.08.040
20-2-5	Ord. No. 1201 § 2	12.08.050
20-2-6	Ord. No. 1201 § 2	12.08.060

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20-2-12	Ord. No. 1201 § 2	12.08.120
20-2-13	Ord. No. 1201 § 2	12.08.130
20-2-14	Ord. No. 1201 § 2	12.08.140
20-2-15	Ord. No. 1201 § 2	12.08.150
20-2-16	Ord. No. 1201 § 2	12.08.160(A)
20-2-17	Ord. No. 1201 § 2	12.08.160(B)
20-2-18	Ord. No. 1201 § 2	12.08.160(C)
20-2-19	Ord. No. 1201 § 2	12.08.160(D)
20-2-20	Ord. No. 1201 § 2	12.08.160(E)
20-2-21	Ord. No. 1201 § 2	12.08.170
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20-2-23	Ord. No. 1201 § 2	12.08.190
20-2-24	Ord. No. 1201 § 2	12.08.200
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20-2-26	Ord. No. 1201 § 2	12.08.220
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20-2-34	Ord. No. 1201 § 2	12.08.300
20-2-35	Ord. No. 1201 § 2	12.08.310
20-2-36	Ord. No. 1201 § 2	12.08.320
20-2-37	Ord. No. 1201 § 2	12.08.330
20-2-38	Ord. No. 1201 § 2	12.08.340
20-2-39	Ord. No. 1201 § 2	12.08.350(A)
20-2-40	Ord. No. 1201 § 2	12.08.350(B)
20-2-41	Ord. No. 1201 § 2	12.08.350(C)
20-2-42	Ord. No. 1201 § 2	12.08.360(A)
20-2-43	Ord. No. 1201 § 2	12.08.360(B)
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20-2-45	Ord. No. 1201 § 2	12.08.370
20-2-46	Ord. No. 1201 § 2	12.08.380
20-2-47	Ord. No. 1201 § 2	12.08.390(A)
20-2-48	Ord. No. 1201 § 2	12.08.390(B)
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20-2-52	Ord. No. 1201 § 2	12.08.410
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20-2-55	Ord. No. 1201 § 2	12.08.440
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20-2-58	Ord. No. 1201 § 2	12.08.470
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20-3-3	Ord. No. 1201 § 2	12.12.030
20-3-4	Ord. No. 1201 § 2	12.12.040
20-3-5	Ord. No. 1201 § 2	12.12.050
20-3-6	Ord. No. 1201 § 2	12.12.060
20-4-1	Ord. No. 1201 § 2	12.16.010
20-4-2	Ord. No. 1201 § 2	12.16.020(A)
20-4-3	Ord. No. 1201 § 2	12.16.020(B)
20-4-4	Ord. No. 1201 § 2	12.16.020(C)
20-4-5	Ord. No. 1201 § 2	12.16.020(D)
20-4-6	Ord. No. 1201 § 2	12.16.030
20-4-7	Ord. No. 1201 § 2	12.16.040
20-4-8	Ord. No. 1201 § 2	12.16.050
20-5-1	Ord. No. 1201 § 2	12.16.060
20-5-2	Ord. No. 1201 § 2	12.16.070
20-5-3	Ord. No. 1201 § 2	12.16.080
20-5-4	Ord. No. 1201 § 2	12.16.090
20-5-5	Ord. No. 1201 § 2	12.16.100
20-5-6	Ord. No. 1201 § 2	12.16.110
20-5-7	Ord. No. 1201 § 2	12.16.120
20-5-8	Ord. No. 1201 § 2	12.16.130
20-5-9	Ord. No. 1201 § 2	12.16.140
20-5-10	Ord. No. 1201 § 2	12.16.150
20-5-11	Ord. No. 1201 § 2	12.16.160
20-5-12	Ord. No. 1201 § 2	12.16.170
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20-5-14	Ord. No. 1201 § 2	12.16.190
20-5-15	Ord. No. 1201 § 2	12.16.200
20-5-16	Ord. No. 1201 § 2	12.16.210
20-5-17	Ord. No. 1201 § 2	12.16.220
20-5-18	Ord. No. 1201 § 2	12.16.230
20-5-19	Ord. No. 1201 § 2	12.16.240
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20-5-21	Ord. No. 1201 § 2	12.16.260
20-5-22	Ord. No. 1201 § 2	12.16.270
20-5-23	Ord. No. 1201 § 2	12.16.280
20-6-1	Ord. No. 1201 § 2	12.20.010
20-6-2	Ord. No. 1201 § 2	12.20.020
20-6-3	Ord. No. 1201 § 2	12.20.030
20-6-4	Ord. No. 1201 § 2	12.20.040
20-6-5	Ord. No. 1201 § 2	12.20.050
20-6-6	Ord. No. 1201 § 2	12.20.060
20-6-7	Ord. No. 1201 § 2	12.20.070

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20-7-2	Ord. No. 1201 § 2	12.24.010(B)
20-7-3	Ord. No. 1201 § 2	12.24.010(C)
20-7-4	Ord. No. 1201 § 2	12.24.010(D)
20-7-5	Ord. No. 1201 § 2	12.24.010(E)
20-7-6	Ord. No. 1201 § 2	12.24.010(F)
20-8-1	Ord. No. 1201 § 2	12.28.010
20-8-2	Ord. No. 1201 § 2	12.28.020
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20-10-3	Ord. No. 1201 § 2	12.36.030
20-10-4	Ord. No. 1201 § 2	12.36.040
20-10-5	Ord. No. 1201 § 2	12.36.050
20-10-6	Ord. No. 1201 § 2	12.36.060
20-10-7	Ord. No. 1201 § 2	12.36.070(A)
20-10-8	Ord. No. 1201 § 2	12.36.070(B)
20-11-1	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.010
20-11-2	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.020
20-11-3	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.030
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20-11-9	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.090
20-11-10	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.100
20-11-11	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.110
20-11-12	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.120
20-11-13	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.130
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20-11-15	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.150
20-11-16	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.160
20-11-17	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.170
20-11-18	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.180
20-11-19	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.190
20-11-20	Ord. No. 1360 § 3; Ord. No. 1436 § 3	12.40.200
20-12-01	Ord. No. 1566 § 2, 2014	12.44.010
20-12-02	Ord. No. 1566 § 2, 2014	12.44.020
20-12-03	Ord. No. 1566 § 2, 2014	12.44.030

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20-12-05	Ord. No. 1566 § 2, 2014	12.44.050
20-12-06	Ord. No. 1566 § 2, 2014	12.44.060
20-12-07	Ord. No. 1566 § 2, 2014	12.44.070
20-12-08	Ord. No. 1566 § 2, 2014	12.44.080
20-12-09	Ord. No. 1566 § 2, 2014	12.44.090
20A-1-010	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.010
20A-1-020	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.020
20A-1-030	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.030
20A-1-040	Ord. No. 1412; Ord. No. 1510	12.48.040
20A-1-050	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.050
20A-1-060	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.060
20A-1-070	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.070
20A-1-080	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.080
20A-1-090	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.090
20A-1-100	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.100
20A-1-110	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.110
20A-1-120	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.120
20A-1-130	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.130
20A-1-140	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.140
20A-1-150	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.150
20A-1-160	Ord. No. 1300; Ord. No. 1412; Ord. No. 1510	12.48.160
21-1-1	Ord. 1500 § 3	16.04.010
21-1-2	Ord. 1500 § 3	16.04.020
21-1-3	Ord. 1500 § 3	16.04.030
21-1-4	Ord. 1500 § 3	16.04.040
21-1-5	Ord. 1500 § 3	16.04.050
21-1-6	Ord. 1500 § 3	16.04.060
21-1-7	Ord. 1500 § 3	16.04.070
21-1-8	Ord. 1500 § 3	16.04.080
21-1-9	Ord. 1500 § 3	16.04.090
21-1-10	Ord. 1500 § 3	16.04.100
21-2-1	Ord. 1500 § 3	16.08.010
21-2-2	Ord. 1500 § 3	16.08.020
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21-3-2	Ord. 1500 § 3	16.12.020
21-3-3	Ord. 1500 § 3	16.12.030
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21-3-5	Ord. 1500 § 3	16.12.050
21-3-6	Ord. 1500 § 3	16.12.060
21-3-7	Ord. 1500 § 3	16.12.070
21-4-1	Ord. 1500 § 3	16.16.010
21-4-2	Ord. 1500 § 3	16.16.020
21-4-3	Ord. 1500 § 3	16.16.030
21-4-4	Ord. 1500 § 3	16.16.040
21-4-5	Ord. 1500 § 3	16.16.050
21-4-6	Ord. 1500 § 3	16.16.060
21-4-7	Ord. 1500 § 3	16.16.070

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21-5-1	Ord. 1500 § 3	16.20.010
21-5-2	Ord. 1500 § 3	16.20.020
21-5-3	Ord. 1500 § 3	16.20.030
21-5-4	Ord. 1500 § 3	16.20.040
21-5-5	Ord. 1500 § 3	16.20.050
21-5-6	Ord. 1500 § 3	16.20.060
21-5-7	Ord. 1500 § 3	16.20.070
21-5-8	Ord. 1500 § 3	16.20.080
21-5-9	Ord. 1500 § 3	16.20.090
21-5-10	Ord. 1500 § 3	16.20.100
21-5-11	Ord. 1500 § 3	16.20.110
21-5-12	Ord. 1500 § 3	16.20.120
21-5-13	Ord. 1500 § 3	16.20.130
21-5-14	Ord. 1500 § 3	16.20.140
21-5-15	Ord. 1500 § 3	16.20.150
21-6-1	Ord. 1500 § 3	16.24.010
21-6-2	Ord. 1500 § 3	16.24.020
21-6-3	Ord. 1500 § 3	16.24.030
21-7-1	Ord. 1500 § 3	16.28.010
21-7-2	Ord. 1500 § 3	16.28.020
21-8-1	Ord. 1500 § 3	16.32.010
21-8-2	Ord. 1500 § 3	16.32.020
21-8-3	Ord. 1500 § 3	16.32.030
21-8-4	Ord. 1500 § 3	16.32.040
21-8-5	Ord. 1500 § 3	16.32.050
21-8-6	Ord. 1500 § 3	16.32.060
21-9-1	Ord. 1500 § 3	16.36.010
21-9-2	Ord. 1500 § 3	16.36.020
21-9-3	Ord. 1500 § 3	16.36.030
21-9-4	Ord. 1500 § 3	16.36.040
21-9-5	Ord. 1500 § 3	16.36.050
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21-9-7	Ord. 1500 § 3	16.36.070
21-9-8	Ord. 1500 § 3	16.36.080
21-9-9	Ord. 1500 § 3	16.36.090
21-9-10	Ord. 1500 § 3	16.36.100
21-10-1	Ord. 1500 § 3	16.40.010
21-10-2	Ord. 1500 § 3	16.40.020
21-10-3	Ord. 1500 § 3	16.40.030
21-10-4	Ord. 1500 § 3	16.40.040
21-10-5	Ord. 1500 § 3	16.40.050
21-10-6	Ord. 1500 § 3	16.40.060
21-10-7	Ord. 1500 § 3	16.40.070
21-11-1	Ord. 1500 § 3	16.44.010
21-11-2	Ord. 1500 § 3	16.44.020
21-11-3	Ord. 1500 § 3	16.44.030

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21-11-4	Ord. 1500 § 3	16.44.040
21-11-5	Ord. 1500 § 3	16.44.050
21-11-6	Ord. 1500 § 3	16.44.060
21-11-7	Ord. 1500 § 3	16.44.070
21-11-8	Ord. 1500 § 3	16.44.080
21-11-9	Ord. 1500 § 3	16.44.090
21-11-10	Ord. 1500 § 3	16.44.100
21-11-11	Ord. 1500 § 3	16.44.110
21-11-12	Ord. 1500 § 3	16.44.120
21-11-13	Ord. 1500 § 3	16.44.130
21-11-14	Ord. 1500 § 3	16.44.140
21-11-15	Ord. 1500 § 3	16.44.150
21-11-16	Ord. 1500 § 3	16.44.1460
21-11-17	Ord. 1500 § 3	16.44.170
21-11-18	Ord. 1500 § 3	16.44.180
21-11-19	Ord. 1500 § 3	16.44.190
21-11-20	Ord. 1500 § 3	16.44.200
21-11-21	Ord. 1500 § 3	16.44.210
21-11-22	Ord. 1500 § 3	16.44.220
21-11-23	Ord. 1500 § 3	16.44.230
21-11-24	Ord. 1500 § 3	16.44.240
21-11-25	Ord. 1500 § 3	16.44.250
21-11-26	Ord. 1500 § 3	16.44.260
21-11-27	Ord. 1500 § 3	16.44.270
21-11-28	Ord. 1500 § 3	16.44.280
21-11-29	Ord. 1500 § 3	16.44.290
21-12-1	Ord. 1500 § 3	16.48.010
21-12-2	Ord. 1500 § 3	16.48.020
21-12-3	Ord. 1500 § 3	16.48.030
21-12-4	Ord. 1500 § 3	16.48.040
21-12-5	Ord. 1500 § 3	16.48.050
21-12-6	Ord. 1500 § 3	16.48.060
21-12-7	Ord. 1500 § 3	16.48.070
21-13-1	Ord. 1500 § 3	16.52.010
21-13-2	Ord. 1500 § 3	16.52.020
21-13-3	Ord. 1500 § 3	16.52.030
21-14-1	Ord. 1500 § 3	16.56.010
21-14-2	Ord. 1500 § 3	16.56.020
21-15-1	Ord. 1500 § 3	16.60.010
21-15-2	Ord. 1500 § 3	16.60.020
21-16-1	Ord. 1500 § 3	16.64.010
21-16-2	Ord. 1500 § 3	16.64.020
21-16-3	Ord. 1500 § 3	16.64.030
21-16-4	Ord. 1500 § 3	16.64.040
21-16-5	Ord. 1500 § 3	16.64.050
21-16-6	Ord. 1500 § 3	16.64.060
21-16-7	Ord. 1500 § 3	16.64.070
21-16-8	Ord. 1500 § 3	16.64.080

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21-17-1	Ord. 1500 § 3	16.68.010
21-17-2	Ord. 1500 § 3	16.68.020
21-17-3	Ord. 1500 § 3	16.68.030
21-18-1	Ord. 1500 § 3	16.72.010
21-18-2	Ord. 1500 § 3	16.72.020
21-18-3	Ord. 1500 § 3	16.72.030
21-19-1	Ord. 1500 § 3	16.76.010
21-19-2	Ord. 1500 § 3	16.76.020
21-19-3	Ord. 1500 § 3	16.76.030
21-19-4	Ord. 1500 § 3	16.76.040
21-19-5	Ord. 1500 § 3	16.76.050
21-19-6	Ord. 1500 § 3	16.76.060
21-19-7	Ord. 1500 § 3	16.76.070
21-20-1	Ord. 1500 § 3	16.80.010
21-20-2	Ord. 1500 § 3	16.80.020
21-20-3	Ord. 1500 § 3	16.80.030
22-1-10	Ord. No. 1637 § 2	15.32.010
22-1-20	Ord. No. 1637 § 2	15.32.020
22-1-30	Ord. No. 1637 § 2	15.32.030
22-1-40	Ord. No. 1637 § 2	15.32.040
22-1-50	Ord. No. 1637 § 2	15.32.050
22-1-60	Ord. No. 1637 § 2	15.32.060
22-1-70	Ord. No. 1637 § 2	15.32.070
22-1-80	Ord. No. 1637 § 2	15.32.080
22-1-90	Ord. No. 1637 § 2	15.32.090
22-1-100	Ord. No. 1637 § 2	15.32.100
23-1	Ord. No. 307 § 6	3.04.010
23-2	Ord. No. 307 § 33	3.04.020
23-3		Repealed by Ord. No. 638
23-4		Repealed by Ord. No. 638
23-5		Repealed by Ord. No. 638
23-6		Repealed by Ord. No. 638
23-7		Repealed by Ord. No. 638
23-8		Repealed by Ord. No. 638
23-9		Repealed by Ord. No. 638
23-10		Repealed by Ord. No. 638
23-11		Repealed by Ord. No. 638
23-12		Repealed by Ord. No. 638
23-13		Repealed by Ord. No. 638
23-14		Repealed by Ord. No. 638
23-15		Repealed by Ord. No. 638
23-16		Repealed by Ord. No. 638
23-17		Repealed by Ord. No. 638
23-18		Repealed by Ord. No. 638
23-19		Repealed by Ord. No. 638
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23-26		Repealed by Ord. No. 638
23-27		Repealed by Ord. No. 638
23-28		Repealed by Ord. No. 638
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23-30		Repealed by Ord. No. 638
23-31		Repealed by Ord. No. 638
23-32		Repealed by Ord. No. 638
23-33		Repealed by Ord. No. 638
23-34		Repealed by Ord. No. 638
23-35		Repealed by Ord. No. 638
23-36		Repealed by Ord. No. 638
23-37		Repealed by Ord. No. 638
23-38		Repealed by Ord. No. 638
23-38-1	Ord. No. 658 § 2; Ord. No. 1046 § 1	3.04.030
23-38-2	Ord. No. 658 § 3	3.04.040
23-39	Ord. No. 844 § 1	3.08.010
23-40	Ord. No. 844 § 2	3.08.020
23-41	Ord. No. 844 § 3	3.08.030
23-42	Ord. No. 844 § 4	3.08.040
23-43	Ord. No. 844 § 5	3.08.050
23-44	Ord. No. 844 § 6	3.08.060
23-45	Ord. No. 844 § 7	3.08.070
23-46	Ord. No. 844 § 8	3.08.080
23-46-1	Ord. No. 844 § 9	3.08.080
23-46-2	Ord. No. 844 § 10	3.08.090
23-46-3	Ord. No. 844 § 11; Ord. No. 1042 § 1	3.08.100
23-46-4	Ord. No. 844 § 12; Ord. No. 1042 § 2	3.08.110
23-46-5	Ord. No. 844 § 13; Ord. No. 1042 §§ 3, 4	3.08.120
23-46-6	Ord. No. 844 § 14	3.08.130
23-46-7	Ord. No. 844 § 15	3.08.140
23-46-8	Ord. No. 844 § 16	3.08.150
23-46-9	Ord. No. 844 § 18	3.08.160
23-47	Ord. No. 669 § 1	3.12.010
23-48	Ord. No. 669 § 2	3.12.020
23-49	Ord. No. 669 § 3; Ord. 753 § 1; Ord. 1209 § 2	3.12.030
23-50	Ord. No. 669 § 4; Ord. 680 § 1	3.12.040
23-51	Ord. No. 669 § 5	3.12.050
23-52	Ord. No. 669 § 6	3.12.060
23-53	Ord. No. 669 § 7	3.12.070
23-54	Ord. No. 669 § 8; Ord. No. 1426 § 3	3.12.080
23-55	Ord. No. 669 § 9	3.12.090
23-56	Ord. No. 669 § 10	3.12.100
23-57	Ord. No. 669 § 11	3.12.110
23-58	Ord. No. 669 § 12	3.12.120
23-59	Ord. No. 669 § 13	3.12.130

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23-62	Ord. No. 732 § 2; Ord. No. 1210 § 2; Ord. No. 1619 § 1	3.16.020
23-63	Ord. No. 732 § 3	3.16.030
23-64	Ord. No. 732 § 4	3.16.040
23-65	Ord. No. 732 § 5	3.16.050
23-66	Ord. No. 732 § 6	3.16.060
23-67	Ord. No. 732 § 7	3.16.070
23-68	Ord. No. 732 § 8	3.16.080
23-69	Ord. No. 732 § 9	3.16.090
23-70	Ord. No. 732 § 10	3.16.100
23-71	Ord. No. 732 § 11	3.16.110
23-72		Repealed by Ord. No. 1451 § 2
23-73	Ord. No. 1451 § 3; Ord. No. 1599 § 2, 2016	3.20.010
23-74	Ord. No. 1451 § 3; Ord. No. 1516 § 3, 2010	3.20.020
23-75	Ord. No. 1451 § 3	3.20.030
23-76	Ord. No. 1451 § 3	3.20.040
23-77	Ord. No. 1451 § 3	3.20.050
23-78	Ord. No. 1451 § 3	3.20.060
23-79	Ord. No. 1451 § 3	3.20.070
23-80	Ord. No. 1451 § 3	3.20.070
23-81	Ord. No. 1451 § 3	3.20.080
23-82	Ord. No. 1451 § 3	3.20.090
23-83	Ord. No. 1451 § 3	3.20.100
23-84	Ord. No. 1451 § 3	3.20.110
23-85	Ord. No. 1451 § 3	3.20.120
23-86	Ord. No. 1404 § 4	3.24.010
23-87	Ord. No. 1404 § 4	3.24.020
23-88	Ord. No. 1404 § 4	3.24.030
23-89	Ord. No. 1404 § 4	3.24.040
23-90	Ord. No. 1404 § 4	3.24.050
23-91	Ord. No. 1404 § 4	3.24.060
23-92	Ord. No. 1404 § 4; Ord. No. 1568 § 3, 2014	3.24.070
23-93	Ord. No. 1404 § 4; Ord. No. 1426 § 4	3.24.080
23-94	Ord. No. 1404 § 4	3.24.090
23-95	Ord. No. 1404 § 4	3.24.100
23-96	Ord. No. 1404 § 4	3.24.110
23-97	Ord. No. 1404 § 4	3.24.120
23-98	Ord. No. 1404 § 4	3.24.130
23-99	Ord. No. 1516 § 2, 2010	3.28.010
23-100	Ord. No. 1516 § 2, 2010; Ord. No. 1558 § 2, 2014	3.28.020
23-101	Ord. No. 1516 § 2, 2010	3.28.030
23-102	Ord. No. 1516 § 2, 2010	3.28.040
23-103	Ord. No. 1516 § 2, 2010	3.28.050
23-104	Ord. No. 1516 § 2, 2010	3.28.060
23-105	Ord. No. 1516 § 2, 2010	3.28.070
23-106	Ord. No. 1516 § 2, 2010	3.28.080
23-107	Ord. No. 1516 § 2, 2010	3.28.080

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23-108	Ord. No. 1516 § 2, 2010	3.28.100
23-109	Ord. No. 1516 § 2, 2010	3.28.110
23-110	Ord. No. 1516 § 2, 2010	3.28.120
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23B.1	Ord. No. 713 § 2	13.48.010
23B.2	Ord. No. 713 § 2	13.48.020
23B.3	Ord. No. 713 § 2	13.48.030
23B.4	Ord. No. 713 § 2	13.48.040
23B.5	Ord. No. 713 § 2	13.48.050
23B.6	Ord. No. 742 § 1	13.48.060
23B.7	Ord. No. 975 § 2; Ord. No. 742 § 2	13.48.070
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23B.13	Ord. No. 742 § 8	13.48.130
23B.14	Ord. No. 742 § 9	13.48.140
23B.15	Ord. No. 742 § 10	13.48.150
23B.16	Ord. No. 742 § 11	13.48.160
23B.17	Ord. No. 742 § 12	13.48.170
23C-1-1	Ord. No. 1038 § 1	13.04.010
23C-1-2	Ord. No. 1038 § 1	13.04.020
23C-1-3	Ord. No. 1038 § 1	13.04.030
23C-1-4	Ord. No. 1038 § 1	13.04.030
23C-1-5	Ord. No. 1038 § 1	13.04.030
23C-1-6	Ord. No. 1038 § 1	13.04.030
23C-1-7	Ord. No. 1038 § 1	13.04.030
23C-1-8	Ord. No. 1038 § 1	13.04.030
23C-1-9	Ord. No. 1038 § 1	13.04.030
23C-1-10	Ord. No. 1038 § 1	13.04.030
23C-1-11	Ord. No. 1038 § 1	13.04.030
23C-1-12	Ord. No. 1038 § 1	13.04.030
23C-1-13	Ord. No. 1038 § 1	13.04.030
23C-1-14	Ord. No. 1038 § 1	13.04.030
23C-1-15	Ord. No. 1038 § 1	13.04.030
23C-1-16	Ord. No. 1038 § 1	13.04.030
23C-1-17	Ord. No. 1038 § 1	13.04.030
23C-1-18	Ord. No. 1038 § 1	13.04.030
23C-1-19	Ord. No. 1038 § 1	13.04.030
23C-1-20	Ord. No. 1038 § 1	13.04.030
23C-1-21	Ord. No. 1038 § 1	13.04.030
23C-1-22	Ord. No. 1038 § 1	13.04.030
23C-1-23	Ord. No. 1038 § 1	13.04.030
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23C-1-31	Ord. No. 1038 § 1	13.04.030
23C-1-32	Ord. No. 1038 § 1	13.04.030
23C-1-33	Ord. No. 1038 § 1	13.04.030
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23C-1-41	Ord. No. 1038 § 1	13.04.030
23C-1-42	Ord. No. 1038 § 1	13.04.030
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23C-1-47	Ord. No. 1038 § 1	13.04.030
23C-1-48	Ord. No. 1038 § 1	13.04.030
23C-1-49	Ord. No. 1038 § 1	13.04.030
23C-1-50	Ord. No. 1038 § 1	13.04.030
23C-2-1	Ord. No. 952 § 2	13.04.040
23C-2-2	Ord. No. 952 § 2	13.04.050
23C-2-3	Ord. No. 952 § 2	13.04.060
23C-2-4	Ord. No. 952 § 2	13.04.070
23C-2-5	Ord. No. 952 § 2	13.04.080
23C-2-6	Ord. No. 952 § 2; Ord. No. 1503 § 5, 2009	13.04.090
23C-2-7	Ord. No. 952 § 2	13.04.100
23C-2-8	Ord. No. 952 § 2	13.04.110
23C-3-1	Ord. No. 952 § 2; Ord. No. 1503 § 5, 2009	13.04.120
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23C-3-4	Ord. No. 952 § 2	13.04.150
23C-3-5	Ord. No. 952 § 2	13.04.160
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23C-3-7	Ord. No. 952 § 2; Ord. No. 1038 § 2	13.04.180
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23C-4-1	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.010
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23C-4-3	Ord. No. 952 § 2; Ord. No. 1038 § 3; Ord. No. 1114	13.08.030
23C-4-4	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.040
23C-4-5	Ord. No. 952 § 2; Ord. No. 1038 § 3; Ord. No. 1536 § 2, 2011	13.08.050
23C-4-6	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.060
23C-4-7	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.070

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23C-4-8	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.080
23C-4-9	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.090
23C-4-10	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.100
23C-4-11	Ord. No. 952 § 2; Ord. No. 1038 § 3	13.08.110
23C-4-12	Ord. No. 952 § 2; Ord. No. 1038 § 3; Ord. No. 1114; Ord. No. 1503 § 5, 2009	13.08.120
23C-4-13	Ord. No. 952 § 2; Ord. No. 1038 § 3; Ord. No. 1114	13.08.130
23C-4-14	Ord. No. 952 § 2; Ord. No. 1472 § 3; Ord. No. 1479 § 3	13.08.140
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23C-4-16	Ord. No. 1479 § 4	13.08.160
23C-5-1	Ord. No. 1242 § 2	13.12.010
23C-6-1	Ord. No. 952 § 2	13.12.020
23C-6-2	Ord. No. 952 § 2	13.12.030
23C-6-3	Ord. No. 952 § 2	13.12.040
23C-6-4	Ord. No. 952 § 2	13.12.050
23C-6-5	Ord. No. 952 § 2	13.12.060
23C-6-6	Ord. No. 952 § 2; Ord. No. 1193 § 4(a)	13.12.070
23C-6-7	Ord. No. 952 § 2	13.12.080
23C-6-8	Ord. No. 952 § 2	Repealed by Ord. No. 1272
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23C-6-10	Ord. No. 952 § 2	13.12.090
23C-6-11	Ord. No. 952 § 2	13.12.100
23C-6-12	Ord. No. 952 § 2; Ord. No. 1031 § 1	13.12.110
23C-6-13	Ord. No. 952 § 2	Repealed by Ord. No. 1272
23C-6-14	Ord. No. 952 § 2	Repealed by Ord. No. 1272
23C-6-15	Ord. No. 1031 § 1	13.12.120
23C-7-1	Ord. No. 1113 § 1	13.16.010
23C-7-2	Ord. No. 952 § 2	13.16.020
23C-7-3	Ord. No. 952 § 2; Ord. No. 1529 § 2, 2010	13.16.030
23C-7-4	Ord. No. 952 § 2; Ord. No. 1511 § 5, 2009	13.16.040
23C-7-5	Ord. No. 952 § 2	13.16.050
23C-7-6	Ord. No. 952 § 2	13.16.060
23C-7-7	Ord. No. 952 § 2	13.16.070
23C-7-8	Ord. No. 952 § 2	13.16.080
23C-7-9	Ord. No. 952 § 2	13.16.090
23C-7-10	Ord. No. 952 § 2; Ord. No. 1113 § 2; Ord. No. 1564 § 2, 2014	13.16.100
23C-7-10.1	Ord. No. 1564 § 2, 2014	13.16.110
23C-7-10.2	Ord. No. 1564 § 2, 2014	13.16.120
23C-7-10.3	Ord. No. 1564 § 2, 2014	13.16.130
23C-7-10.4	Ord. No. 1564 § 2, 2014	13.16.140
23C-7-10.5	Ord. No. 1564 § 2, 2014	13.16.150
23C-7-11	Ord. No. 952 § 2	13.16.160
23C-7-12	Ord. No. 952 § 2	13.16.170
23C-7-13	Ord. No. 952 § 2	13.16.180
23C-7-14	Ord. No. 952 § 2	13.16.190
23C-8-1	Ord. No. 1113 § 3	13.20.010
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23C-9-1	Ord. No. 1113 § 4	13.24.010
23C-9-2	Ord. No. 1113 § 4	13.24.020
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23C-9-4	Ord. No. 1113 § 4	13.24.040
23C-10-1	Ord. No. 1113 § 5	13.28.010
23C-10-2	Ord. No. 1113 § 5; Ord. No. 1511 § 4, 2009	13.28.020
23C-11-1	Ord. No. 1564 § 2, 2014	13.32.010
23C-11-2	Ord. No. 1564 § 2, 2014	13.32.020
23C-11-3	Ord. No. 1564 § 2, 2014	13.32.030
23C-11-4	Ord. No. 1564 § 2, 2014	13.32.040
23C-11-5	Ord. No. 1564 § 2, 2014	13.32.050
23C-11-6	Ord. No. 1564 § 2, 2014	13.32.060
23C-11-7	Ord. No. 1564 § 2, 2014	13.32.070
23C-12-1	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.010
23C-12-2	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.020
23C-12-3	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.030
23C-12-4	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.040
23C-12-5	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.050
23C-12-6	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.060
23C-12-7	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.070
23C-12-8	Ord. 1208 § 3; Ord. 1536 § 3, 2011; Ord. No. 1541 § 3, 2012	13.36.080
23C-13-1	Ord. No. 1469 § 3; Ord. No. 1608 § 3, 2016	13.40.010
23C-13-2	Ord. No. 1469 § 3; Ord. No. 1608 § 3, 2016	13.40.020
23C-13-3	Ord. No. 1469 § 3; Ord. No. 1608 § 3, 2016	13.40.030
23C-13-4	Ord. No. 1469 § 3	13.40.040
23C-13-5	Ord. No. 1469 § 3; Ord. No. 1608 § 3, 2016	13.40.050
23C-13-6	Ord. No. 1469 § 3; Ord. No. 1608 § 3, 2016	13.40.060
23C-13-7	Ord. No. 1469 § 3	13.40.070
23C-13-8	Ord. No. 1469 § 3; Ord. No. 1608 § 3, 2016	13.40.080
23C-13-9	Ord. No. 1469 § 3; Ord. No. 1608 § 3, 2016	13.40.090
23C-13-10	Ord. No. 1469 § 3	13.40.100
23C-14-1	Ord. No. 1580 § 2, 2015	13.44.010
23C-14-2	Ord. No. 1580 § 2, 2015	13.44.020
23C-14-3	Ord. No. 1580 § 2, 2015; Ord. No. 1592 § 2, 2015	13.44.030
23C-14-4	Ord. No. 1580 § 2, 2015	13.44.040
23C-14-5	Ord. No. 1580 § 2, 2015	13.44.050
23C-14-6	Ord. No. 1580 § 2, 2015	13.44.060
23C-14-7	Ord. No. 1580 § 2, 2015	13.44.070
23C-14-8	Ord. No. 1580 § 2, 2015	13.44.080
23C-14-9	Ord. No. 1580 § 2, 2015	13.44.090
23C-14-10	Ord. No. 1580 § 2, 2015	13.44.100
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23C-14-13	Ord. No. 1580 § 2, 2015	13.44.130
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23C-14-15	Ord. No. 1580 § 2, 2015	13.44.150
23C-14-16	Ord. No. 1580 § 2, 2015	13.44.160
23C-14-17	Ord. No. 1580 § 2, 2015	13.44.170
23C-14-18	Ord. No. 1580 § 2, 2015	13.44.180
23C-14-19	Ord. No. 1592 § 3, 2015	13.44.190
23C-14-20	Ord. No. 1580 § 2, 2015; Ord. No. 1592 § 3, 2015	13.44.200
23D-1-10	Ord. No. 1577 § 6, 2015	8.08.010
23D-1-20	Ord. No. 1577 § 6, 2015	8.08.020
23D-1-30	Ord. No. 1577 § 6, 2015	8.08.030
23D-1-40	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-50	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-60	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-70	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-80	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-90	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-100	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-110	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-120	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-130	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-140	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-150	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-160	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-170	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-180	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-190	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-200	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-210	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-220	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-230	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-240	Ord. No. 1577 § 6, 2015	8.08.040
23D-1-250	Ord. No. 1577 § 6, 2015	8.08.040
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23D-1-280	Ord. No. 1577 § 6, 2015	8.08.040
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23D-3-20	Ord. No. 1577 § 6, 2015	8.08.060
23D-3-30	Ord. No. 1577 § 6, 2015	8.08.060
23D-3-40	Ord. No. 1577 § 6, 2015	8.08.060
23D-3-50	Ord. No. 1577 § 6, 2015	8.08.060
23D-4-10	Ord. No. 1577 § 6, 2015	8.08.070
23D-4-20	Ord. No. 1577 § 6, 2015	8.08.070
23D-4-30	Ord. No. 1577 § 6, 2015	8.08.070
23D-5-10	Ord. No. 1577 § 6, 2015	8.08.080
23D-6-10	Ord. No. 1577 § 6, 2015	8.08.090
23D-7-10	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-20	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-30	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-40	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-50	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-60	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-70	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-80	Ord. No. 1577 § 6, 2015	8.08.100
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23D-7-100	Ord. No. 1577 § 6, 2015	8.08.100
23D-7-110	Ord. No. 1577 § 6, 2015	8.08.100
24-1-10	Ord. No. 1218 § 3	2.36.010
24-2-10	Ord. No. 1218 § 3	2.36.020
24-3-10	Ord. No. 1218 § 3; Ord. No. 1244 § 1	2.36.030
24-3-20	Ord. No. 1218 § 3	2.36.040
24-4-10	Ord. No. 1218 § 3	2.36.050
24-5-10	Ord. No. 1218 § 3	2.36.060
24-5-20	Ord. No. 1218 § 3	2.36.070
24-6-10	Ord. No. 1218 § 3	2.36.080
24A-1-10	Ord. No. 1295	17.156.010
24A-1-20	Ord. No. 1295	17.156.020
24A-1-30	Ord. No. 1295	17.156.030
24A-1-40	Ord. No. 1295	17.156.040
24A-2-10	Ord. No. 1295	17.156.050
24A-2-20	Ord. No. 1295	17.156.060
24A-2-30	Ord. No. 1295	17.156.070
24A-2-40	Ord. No. 1295	17.156.080
24A-2-50	Ord. No. 1295	17.156.090
24A-2-60	Ord. No. 1295	17.156.100
24A-3-10	Ord. No. 1295	17.156.110
24A-3-20	Ord. No. 1295	17.156.120
24A-3-30	Ord. No. 1295	17.156.130
24A-3-40	Ord. No. 1295	17.156.140
24A-3-50	Ord. No. 1295	17.156.150
24A-3-60	Ord. No. 1295	17.156.160
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24A-3-110	Ord. No. 1295	17.156.210
25-1-10	Amended during the March 2009 supplement	17.04.010
25-1-20	Amended during the March 2009 supplement	17.04.020
25-1-30	Amended during the March 2009 supplement	17.04.030
25-1-40	Amended during the March 2009 supplement	17.04.040
25-1-50	Amended during the March 2009 supplement	17.04.050
25-1-60	Amended during the March 2009 supplement	17.04.060
25-2-10	Amended during the March 2009 supplement	17.08.010
25-2-20	Amended during the March 2009 supplement	17.08.020
25-2-30	Amended during the March 2009 supplement	17.08.030
25-2-40	Amended during the March 2009 supplement ; Ord. No. 1513 § 4, 2009; Ord. No. 1577 § 2, 2015	17.08.040
25-2-50	Amended during the March 2009 supplement	17.08.050
25-3-10	Amended during the March 2009 supplement ; Ord. No. 1547 § 4, 2013; Ord. No. 1569 § 2, 2014	17.12.010.
25-3-20	Amended during the March 2009 supplement	17.12.020
25-4-01	Amended during the March 2009 supplement	17.16.010
25-4-10	Ord. No. 1513 § 5, 2009; Ord. No. 1547 § 5, 2013; Ord. No. 1569 § 2, 2014	17.16.020
25-4-20	Amended during the March 2009 supplement ; Ord. No. 1547 § 5, 2013; Ord. No. 1569 § 2, 2014	17.16.030
25-5-10	Amended during the March 2009 supplement	17.20.010
25-5-20	Amended during the March 2009 supplement	17.20.020
25-5-30	Amended during the March 2009 supplement	17.20.030
25-5-40	Amended during the March 2009 supplement	17.20.040
25-5-50	Amended during the March 2009 supplement	17.20.050
25-6-01	Amended during the March 2009 supplement; Ord. No. 1577 § 3, 2015	17.24.010
25-6-10	Amended during the March 2009 supplement	17.24.020
25-6-20	Amended during the March 2009 supplement	17.24.030
25-6-30	Amended during the March 2009 supplement	17.24.040
25-6-40	Amended during the March 2009 supplement	17.24.050
25-6.5-01	Amended during the March 2009 supplement	17.28.010
25-6.5-10	Amended during the March 2009 supplement	17.28.020
25-6.5-20	Amended during the March 2009 supplement	17.28.030
25-6.5-30	Amended during the March 2009 supplement	17.28.040
25-6.5-40	Amended during the March 2009 supplement	17.28.050
25-7-01	Amended during the March 2009 supplement	17.32.010
25-7-10	Amended during the March 2009 supplement	17.32.020
25-7-20	Amended during the March 2009 supplement	17.32.030
25-7-30	Amended during the March 2009 supplement	17.32.040
25-7-40	Amended during the March 2009 supplement	17.32.050
25-8-01	Amended during the March 2009 supplement	17.36.010
25-8-10	Amended during the March 2009 supplement	17.36.020
25-8-20	Amended during the March 2009 supplement	17.36.030
25-8-30	Amended during the March 2009 supplement	17.36.040

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Prior Code Section	Prior Ordinance History	Section Herein
25-8-40	Amended during the March 2009 supplement	17.36.050
25-9-01	Amended during the March 2009 supplement	17.40.010
25-9-10	Amended during the March 2009 supplement	17.40.020
25-9-20	Amended during the March 2009 supplement	17.40.030
25-9-30	Amended during the March 2009 supplement	17.40.040
25-9-40	Amended during the March 2009 supplement	17.40.050
25-10-01	Amended during the March 2009 supplement	17.44.010
25-10-10	Amended during the March 2009 supplement	17.44.020
25-10-20	Amended during the March 2009 supplement	17.44.030
25-10-30	Amended during the March 2009 supplement	17.44.040
25-10-40	Amended during the March 2009 supplement	17.44.050
25-10-50	Amended during the March 2009 supplement	17.44.060
25-10-60	Amended during the March 2009 supplement	17.44.070
25-11-01	Amended during the March 2009 supplement	17.48.010
25-11-10	Amended during the March 2009 supplement	17.48.020
25-11-20	Amended during the March 2009 supplement	17.48.030
25-11-30	Amended during the March 2009 supplement	17.48.040
25-11-40	Amended during the March 2009 supplement	17.48.050
25-12-01	Amended during the March 2009 supplement	17.52.010
25-12-10	Amended during the March 2009 supplement	17.52.020
25-12-20	Amended during the March 2009 supplement	17.52.030
25-12-30	Amended during the March 2009 supplement	17.52.040
25-12-40	Amended during the March 2009 supplement	17.52.050
25-12-50	Amended during the March 2009 supplement	17.52.060
25-12-60	Amended during the March 2009 supplement	17.52.070
25-12-70	Amended during the March 2009 supplement	17.52.080
25-12-80	Amended during the March 2009 supplement	17.52.090
25-12-90	Amended during the March 2009 supplement	17.52.100
25-12.5-01	Amended during the March 2009 supplement	17.56.010
25-12.5-02	Amended during the March 2009 supplement	17.56.020
25-12.5-03	Amended during the March 2009 supplement	17.56.030
25-12.5-20	Amended during the March 2009 supplement	17.56.040
25-12.5-30	Amended during the March 2009 supplement	17.56.050
25-12.5-40	Amended during the March 2009 supplement	17.56.060
25-13-01	Amended during the March 2009 supplement	17.60.010
25-13-10	Ord. No. 1513 § 6, 2009; Ord. No. 1547 § 6, 2013	17.60.020
25-13-20	Ord. No. 1513 § 6, 2009	17.60.030
25-13-30	Amended during the March 2009 supplement	17.60.040
25-13-40	Amended during the March 2009 supplement	17.60.050
25-14-01	Amended during the March 2009 supplement	17.64.010
25-14-10	Amended during the March 2009 supplement	17.64.020
25-14-20	Amended during the March 2009 supplement	17.64.030
25-14-30	Amended during the March 2009 supplement	17.64.040
25-14-40	Amended during the March 2009 supplement	17.64.050
25-14.5-01	Amended during the March 2009 supplement	17.68.010
25-14.5-10	Amended during the March 2009 supplement	17.68.020
25-14.5-20	Amended during the March 2009 supplement	17.68.030
25-14.5-30	Amended during the March 2009 supplement	17.68.040

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Prior Code Section	Prior Ordinance History	Section Herein
25-14.5-40	Amended during the March 2009 supplement	17.68.050
25-15-01	Amended during the March 2009 supplement	17.72.010
25-15-10	Amended during the March 2009 supplement	17.72.020
25-15-20	Amended during the March 2009 supplement	17.72.030
25-15-30	Amended during the March 2009 supplement	17.72.040
25-15-40	Amended during the March 2009 supplement	17.72.050
25-15-50	Amended during the March 2009 supplement	17.72.060
25-15.5-01	Amended during the March 2009 supplement	17.76.010
25-15.5-10	Amended during the March 2009 supplement	17.76.020
25-15.5-20	Amended during the March 2009 supplement	17.76.030
25-15.5-30	Amended during the March 2009 supplement	17.76.040
25-15.5-40	Amended during the March 2009 supplement	17.76.050
25-16-01	Amended during the March 2009 supplement	17.80.010
25-16-10	Amended during the March 2009 supplement	17.80.020
25-16-20	Amended during the March 2009 supplement	17.80.030
25-16-30	Amended during the March 2009 supplement	17.80.040
25-16-40	Amended during the March 2009 supplement	17.80.050
25-16-50	Amended during the March 2009 supplement	17.80.060
25-17-01	Amended during the March 2009 supplement	17.84.010
25-17-10	Amended during the March 2009 supplement	17.84.020
25-17-20	Amended during the March 2009 supplement	17.84.030
25-17-30	Amended during the March 2009 supplement	17.84.040
25-17-40	Amended during the March 2009 supplement	17.84.050
25-17-50	Amended during the March 2009 supplement	17.84.060
25-17.5-01	Amended during the March 2009 supplement	17.88.010
25-17.5-10	Amended during the March 2009 supplement	17.88.020
25-17.5-20	Amended during the March 2009 supplement	17.88.030
25-17.5-30	Amended during the March 2009 supplement	17.88.040
25-17.5-40	Amended during the March 2009 supplement	17.88.050
25-17.5-50	Amended during the March 2009 supplement	17.88.060
25-18-01	Amended during the March 2009 supplement	17.92.010
25-18-10	Amended during the March 2009 supplement ; Ord. No. 1560 § 1, 2014	17.92.020
25-18-20	Amended during the March 2009 supplement	17.92.030
25-18-30	Amended during the March 2009 supplement	17.92.040
25-18-40	Amended during the March 2009 supplement	17.92.050
25-18-50	Amended during the March 2009 supplement	17.92.060
25-18-60	Amended during the March 2009 supplement	17.92.070
25-19-01	Amended during the March 2009 supplement	17.96.010
25-19-10	Amended during the March 2009 supplement	17.96.020
25-19-20	Amended during the March 2009 supplement	17.96.030
25-19-30	Amended during the March 2009 supplement	17.96.040
25-19-40	Amended during the March 2009 supplement	17.96.050
25-19-50	Amended during the March 2009 supplement	17.96.060
25-20-01	Amended during the March 2009 supplement	17.100.010
25-20-10	Amended during the March 2009 supplement	17.100.020
25-20-20	Amended during the March 2009 supplement	17.100.030
25-20-30	Amended during the March 2009 supplement	17.100.040

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Prior Code Section	Prior Ordinance History	Section Herein
25-20-40	Amended during the March 2009 supplement	17.100.050
25-21-10	Ord. No. 1437, 2005; Amended during the March 2009 supplement	17.104.010
25-21-15	Amended during the March 2009 supplement	17.104.020
25-21-20	Amended during the March 2009 supplement	17.104.030
25-21-23	Ord. No. 1589 § 2, 2015	17.104.040
25-21-25	Amended during the March 2009 supplement	17.104.050
25-21-30	Amended during the March 2009 supplement	17.104.060
25-21-35	Amended during the March 2009 supplement	17.104.070
25-21-40	Ord. No. 1365, 2003; Amended during the March 2009 supplement	17.104.080
25-21-45	Amended during the March 2009 supplement ; Ord. No. 1569 § 2, 2014	17.104.090
25-21-50	Amended during the March 2009 supplement	17.104.100
25-21-55	Amended during the March 2009 supplement	17.104.110
25-21-60	Amended during the March 2009 supplement	17.104.120
25-21-65	Amended during the March 2009 supplement	17.104.130
25-21-70	Amended during the March 2009 supplement	17.104.140
25-21-75	Amended during the March 2009 supplement	17.104.150
25-21-80	Amended during the March 2009 supplement ; Ord. No. 1562 § 2, 2014	17.104.160
25-21-85	Amended during the March 2009 supplement	17.104.170
25-21.5-10	Ord. No. 1539 § 3, 2012; Ord. No. 1597 § 2, 2016	17.108.010
25-21.5-20	Ord. No. 1539 § 3, 2012	17.108.020
25-21.5-30	Ord. No. 1539 § 3, 2012; Ord. No. 1597 § 2, 2016	17.108.030
25-21.5-40	Ord. No. 1539 § 3, 2012; Ord. No. 1597 § 2, 2016	17.108.040
25-21.5-50	Ord. No. 1539 § 3, 2012; Ord. No. 1597 § 2, 2016	17.108.050
25-21.5-60	Ord. No. 1539 § 3, 2012; Ord. No. 1597 § 2, 2016	17.108.060
25-21.5-70	Ord. No. 1539 § 3, 2012	17.108.070
25-21.5-80	Ord. No. 1539 § 3, 2012	17.108.080
25-22-01	Amended during the March 2009 supplement	17.112.010
25-22-10	Amended during the March 2009 supplement; Ord. No. 1577 § 4, 2015	17.112.020
25-22-20	Amended during the March 2009 supplement; Ord. No. 1577 § 5, 2015	17.112.030
25-22-30	Amended during the March 2009 supplement	17.112.040
25-22-40	Amended during the March 2009 supplement	17.112.050
25-22-50	Amended during the March 2009 supplement	17.112.060
25-23-01	Amended during the March 2009 supplement	17.116.010
25-23-10	Amended during the March 2009 supplement	17.116.020
25-23-15	Ord. No. 1493 § 4	17.116.030
25-23-20	Amended during the March 2009 supplement	17.116.040
25-23-30	Amended during the March 2009 supplement	17.116.050
25-23-40	Amended during the March 2009 supplement	17.116.060
25-23-50	Amended during the March 2009 supplement	17.116.070
25-23-60	Amended during the March 2009 supplement	17.116.080
25-24-10	Amended during the March 2009 supplement	17.120.010
25-24-15	Amended during the March 2009 supplement; Ord. No. 1594, § 2, 2015	17.120.020

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Prior Code Section	Prior Ordinance History	Section Herein
25-24-20	Amended during the March 2009 supplement; Ord. No. 1594 § 2, 2015	17.120.030
25-24-30	Amended during the March 2009 supplement; Ord. No. 1594 §§ 3, 4, 2015	17.120.040
25-24-40	Amended during the March 2009 supplement	17.120.050
25-24-50	Amended during the March 2009 supplement	17.120.060
25-24-60	Amended during the March 2009 supplement	17.120.070
25-24-70	Amended during the March 2009 supplement	17.120.080
25-24-80	Ord. No. 1518 § 2, 2010	17.120.090
25-25-01	Amended during the March 2009 supplement	17.124.010
25-25-10	Amended during the March 2009 supplement	17.124.020
25-25-20	Amended during the March 2009 supplement	17.124.030
25-25-30	Amended during the March 2009 supplement	17.124.040
25-26-01	Amended during the March 2009 supplement	17.128.010
25-26-10	Amended during the March 2009 supplement	17.128.020
25-26-20	Amended during the March 2009 supplement	17.128.030
25-26-30	Amended during the March 2009 supplement	17.128.040
25-27-01	Amended during the March 2009 supplement	17.132.010
25-27-10	Amended during the March 2009 supplement	17.132.020
25-27-20	Amended during the March 2009 supplement	17.132.030
25-27-30	Amended during the March 2009 supplement	17.132.040
25-27-40	Amended during the March 2009 supplement	17.132.050
25-27-50	Amended during the March 2009 supplement	17.132.060
25-27-60	Amended during the March 2009 supplement	17.132.070
25-27-70	Amended during the March 2009 supplement	17.132.080
25-27-80	Amended during the March 2009 supplement	17.132.090
25-27-90	Amended during the March 2009 supplement	17.132.100
25-28-01	Amended during the March 2009 supplement	17.136.010
25-28-10	Amended during the March 2009 supplement	17.136.020
25-28-20	Amended during the March 2009 supplement	17.136.030
25-28-30	Amended during the March 2009 supplement	17.136.040
25-28-40	Amended during the March 2009 supplement	17.136.050
25-28-45	Amended during the March 2009 supplement	17.136.060
25-28-50	Amended during the March 2009 supplement	17.136.070
25-28-60	Amended during the March 2009 supplement	17.136.080
25-29-01	Amended during the March 2009 supplement	17.140.010
25-29-05	Amended during the March 2009 supplement	17.140.020
25-29-10	Amended during the March 2009 supplement	17.140.030
25-29-20	Amended during the March 2009 supplement	17.140.040
25-29-30	Amended during the March 2009 supplement	17.140.050
25-29-40	Amended during the March 2009 supplement	17.140.060
25-30-10	Amended during the March 2009 supplement	17.144.010
25-30-20	Amended during the March 2009 supplement	17.144.020
25-30-30	Amended during the March 2009 supplement	17.144.030
25-30-40	Amended during the March 2009 supplement	17.144.040
25-31-10	Amended during the March 2009 supplement	17.148.010
25-31-20	Amended during the March 2009 supplement	17.148.020
25-31-30	Amended during the March 2009 supplement	17.148.030

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Prior Code Section	Prior Ordinance History	Section Herein
25-31-40	Amended during the March 2009 supplement	17.148.040
25-31-45	Amended during the March 2009 supplement	17.148.050
25-31-50	Amended during the March 2009 supplement	17.148.060
25-32-10	Ord. No. 1547 § 8, 2013	17.152.010
25-32-20	Ord. No. 1547 § 8, 2013	17.152.020
25-32-30	Ord. No. 1547 § 8, 2013	17.152.030
25-32-40	Ord. No. 1547 § 8, 2013	17.152.040
26-1-10	Ord. No. 1343, § 3	17.160.220
26-1-20	Ord. No. 1343, § 3	17.160.230
26-1-30	Ord. No. 1343, § 3	17.160.240
26-1-40	Ord. No. 1343, § 3	17.160.250
26-2-10	Ord. No. 1343, § 3	17.160.260
26-2-20	Ord. No. 1343, § 3; Ord. No. 1396 § 1	17.160.280
26-2-25	Ord. No. 1548 § 2, 2013	17.160.290
26-2-30	Ord. No. 1343, § 3	17.160.290
26-2-40	Ord. No. 1343, § 3; Ord. No. 1521 § 2, 2010	17.160.300
26-2-50	Ord. No. 1343, § 3	17.160.310
26-2-60	Ord. No. 1343, § 3	17.160.320
26-2-70	Ord. No. 1521 § 3, 2010	17.160.330
26-3-10	Ord. No. 1343, § 3	17.160.340
26-3-20	Ord. No. 1343, § 3	17.160.350
26-3-30	Ord. No. 1343, § 3	17.160.360
26-3-40	Ord. No. 1343, § 3	17.160.370
26-4-10	Ord. No. 1343, § 3	17.160.380
26-4-20	Ord. No. 1343, § 3; Ord. No. 1548 § 3, 2013	17.160.390
26-4-30	Ord. No. 1343, § 3; Ord. No. 1548 § 4, 2013	17.160.400
26-4-40	Ord. No. 1343, § 3	17.160.410
26-5-10	Ord. No. 1343, § 3	17.160.420
26-5-11	Ord. No. 1343, § 3	17.160.430
26-5-12	Ord. No. 1343, § 3	17.160.440
26-6-10	Ord. No. 1343, § 3	17.160.450
26-7-5	Ord. No. 1548 § 5, 2013	17.160.460
26-7-10	Ord. No. 1343, § 3	17.160.470
27-1-1	Ord. No. 1377 § 3	1.16.010
27-1-2	Ord. No. 1377 § 3	1.16.020
27-1-3	Ord. No. 1377 § 3; Ord. No. 1428 § 3	1.16.030
27-1-4	Ord. No. 1377 § 3	1.16.040
27-1-5	Ord. No. 1377 § 3; Ord. No. 1428 § 4	1.16.050
27-1-6	Ord. No. 1377 § 3; Ord. No. 1428 § 5	1.16.060
27-1-7	Ord. No. 1377 § 3	1.16.070
27-1-8	Ord. No. 1377 § 3	1.16.080
27-2-1	Ord. No. 1561 § 1, 2014	1.16.090
27-2-2	Ord. No. 1561 § 1, 2014	1.16.100
27-2-3	Ord. No. 1561 § 1, 2014	1.16.110
27-2-4	Ord. No. 1561 § 1, 2014	1.16.120
27-2-5	Ord. No. 1561 § 1, 2014	1.16.130
27-2-6	Ord. No. 1561 § 1, 2014	1.16.140
27-2-7	Ord. No. 1574 § 1, 2015	1.16.150

ORDINANCE NO. _____

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
WOODLAND AMENDING AND RECODIFYING THE MUNICIPAL
CODE OF THE CITY OF WOODLAND**

WHEREAS, the City of Woodland engaged Quality Code Publishing (“QCP”) to conduct a technical review of Woodland’s Municipal Code, which included among other things recommending amendatory actions for provisions that are obsolete or conflicting, that lack clarity, or that are out of compliance with current law; and

WHEREAS, the City’s Municipal Code has expanded in volume and complexity since its adoption and, accordingly, the City requested QCP create a Code Structural Plan for the arrangement of code sections and ordinances into more logical categories and titles with an expandable numbering system that more easily accommodates new subject matter; and

WHEREAS, no amendments were recommended for Chapter 24A (Specific Plan), Chapter 25 (Zoning Code) and Chapter 26 (Spring Lake Specific Plan Building Unit Allocation Program) pending reconciliation of these chapters with the City’s uncodified interim zoning ordinance;

WHEREAS, Chapters 24A, 25, and 26 will be renumbered pursuant to the Code Structural Plan but no other amendments are made pursuant to this Ordinance; and

WHEREAS, this Ordinance contains the amendatory actions needed to update the City’s Municipal Code and approve a Code Structural Plan for the City’s Municipal Code both of which will be reflected in the City’s reprinted 2019 edition; and

WHEREAS, Government Code Sections 50022.1 through 50022.10 provide for the codification, compilation, recodification, and publication of the permanent and general ordinances of the City.

NOW, THEREFORE, the City Council of the City of Woodland does hereby ordain as follows:

SECTION 1. Recodification and adoption. There is hereby codified and adopted the Woodland Municipal Code as revised, reformatted, indexed, codified, compiled, edited, updated, and republished by the Quality Code Corporation including new Titles 1 through 17 inclusive, together with those secondary codes adopted by reference as authorized by the California State Legislature, save and except those portions of the secondary code as are deleted, modified, or amended by the provisions of the Woodland Municipal Code. Three copies of the Code are on file in the office of the City Clerk and are open for public inspection. The Woodland Municipal Code and the secondary codes adopted by reference in the Woodland Municipal Code are adopted by reference under the provisions of Government Code §§ 50022.1 to 50022.10.

SECTION 2. **Effect of recodification, republication, and repeal.** The adoption of the Woodland Municipal Code and the repeal of the prior Code as specified in this Ordinance is not intended to affect or disrupt the continuity of the City’s business and administration of its law, including but not limited to the following:

1. Actions and proceedings that began before the effective date of this Ordinance;
2. Prosecution for ordinance violations committed before the effective date of this Ordinance;
3. The amount, or collection, of license, fee, penalty debt, forfeiture, or obligations due and unpaid as of the effective date of this Ordinance;
4. Bonds and cash deposits required to be posted, filed, or deposited pursuant to any ordinance, resolution, or regulation;
5. Matters of record that refer to or are connected with a provision of the prior Code as amended and which references shall be construed to apply to the corresponding provisions of the Woodland Municipal Code;
6. Woodland Municipal Code sections cited on signage within the City shall, until updated if and as required, be deemed to be citations to the counterpart sections in the new Woodland Municipal Code for purposes of notice and enforcement.

SECTION 3. **Continuation of existing law.** The recodification and adoption of the Woodland Municipal Code is intended by the City Council to be a continuation of existing provisions of the Woodland Municipal Code, and nothing is intended to modify or enact any new laws or new taxes. To the extent the provisions of the Woodland Municipal Code are substantially the same as existing law, the provisions of the Woodland Municipal Code shall be considered a continuation of existing law and not new enactments.

SECTION 4. **Repeal of existing ordinances.** Except as otherwise provided in this Ordinance or in the Woodland Municipal Code, all provisions of the prior Woodland Municipal Code are hereby repealed on the effective date of this Ordinance. This Section does not revive an ordinance that was repealed before the adoption of this Code.

SECTION 5. **Exclusions from code.** Every ordinance governing the following subject matter is excluded from the Municipal Code and is not affected by the repeal provisions of it:

1. Alteration of city boundaries;
2. Contracts to which the city is a party;
3. Elections to which the city is a party;
4. Fixing the rate and making a levy of city taxes;
5. Granting, altering or withdrawing a franchise;

6. Land use classifications of specific property;
7. Naming roads and streets.

SECTION 6. **Maintenance and distribution of the code.** Not less than one copy of the Municipal Code certified by the City Clerk shall be kept on file in the office of the Clerk for examination and by the public. Amendments to this Code shall be noted, by ordinance number, on the appropriate pages of the Code, and complete files of amendatory ordinances, indexed for ready reference, shall be maintained in the office of the clerk for use and examination by the public.

SECTION 7. **Additional Findings.** The City Council finds and determines that the amendments to, and recodification of, the Woodland Municipal Code proposed by this Ordinance are:

1. Consistent with all the applicable objectives, policies, general land uses, programs, and actions of applicable elements in the general plan;
2. Not detrimental to the public convenience, health, safety, or general welfare of the City; and
3. Internally consistent.

SECTION 8. **Code Structural Plan.** The City Council approves and adopts the Code Restructuring Plan including re-numbering system as shown on **ATTACHMENT A** hereto, which the publisher in consultation with the city attorney may adjust as needed for accuracy, completeness, and consistency.

SECTION 9. **Editorial Guidance.** Numerous amendments to the Municipal Code of Woodland are set forth in this Ordinance. In order to facilitate reading and understanding the changes, the following non-substantive editorial style is used: Words that are underlined are additions; words with a ~~line-through~~ are deleted; and words [in brackets] provide guidance to the publisher and will not be included in the Code. In most cases, when only a part of a section is amended, guidance is provided to the publisher not to change the remaining parts. In the event of any confusion due to this direction or lack of it, the publisher is directed to work with the city attorney to resolve any ambiguity.

SECTION 10. Section 1-2-18 of Article II (Rules of Construction) of Chapter 1 (General Provisions) of the Woodland Municipal Code is amended to read, as follows:

Sec. 1-2-18. Or, and.

~~“Or” may be read “and,” and “and” may be read “or,” if the sense requires it. “Or, and.”~~ The word “or” may be read as “and,” and the word “and” may be read as “or,” if the context requires it.

SECTION 11. Section 1-3-7 (General penalty; continuing violations; aiding or abetting) of Article III (Rules of Construction) of Chapter 1 (General Provisions) of the Woodland Municipal Code is amended to read, as follows:

Sec. 1-3-7. General penalty; continuing violations; aiding or abetting.

(a) Whenever in this code or in any other ordinance of the city or in any rule or regulation promulgated pursuant thereto any act is prohibited or is made or declared to be unlawful, or the doing of any act is required or the failure to do any act is declared to be unlawful, any person violating such provisions or failing to comply with the requirements of this code shall be guilty of a misdemeanor, unless such violation is specifically designated in this code as constituting an infraction. Notwithstanding the foregoing, where the city attorney or other prosecutor determines that such action would be in the interests of justice, the city attorney or other prosecutor may prosecute and/or cite any such offense as an infraction. In the event a notice to appear is prepared as a misdemeanor, the city attorney or other prosecutor may nonetheless prosecute any such offense as an infraction. The fines and penalties for such offenses shall be as established by applicable law. Except where a different punishment is prescribed, every offense declared to be a misdemeanor is punishable by imprisonment in the county jail not exceeding six months, or by a fine not exceeding one thousand dollars (\$1,000) or by both. Such violations also may be redressed by civil action.

(b) A violation that is an infraction is punishable by: (i) A fine not exceeding one hundred dollars (\$100) for a first violation; (ii) a fine not exceeding two hundred dollars (\$200) for a second violation of the same ordinance within one year; (iii) a fine not exceeding five hundred dollars (\$500) for each additional violation of the same ordinance within one year. Notwithstanding any other provision of law, a violation of a building or safety code determined to be an infraction is punishable by: (i) a fine not exceeding one hundred dollars (\$100) for a first violation; (ii) a fine not exceeding five hundred dollars (\$500) for a second violation of the same ordinance within one year; (iii) a fine not exceeding one thousand dollars (\$1,000) for each additional violation of the same ordinance within one year of the first violation.

(c) In addition to the penalties hereinabove provided, the City may address any violations of this code through the issuance of administrative citations, as authorized by California Government Code Section 53069.4, and as set forth in Article VII of Chapter 14A (Nuisances) of this Code.

~~(b)~~(d) Every day a violation of this code or any other ordinance of the city or any such rule or regulation occurs shall constitute a separate offense.

~~(c)~~(e) In addition to the penalties hereinabove provided, any condition caused or permitted to exist in violation of any of the provisions of this code shall be deemed a public nuisance and shall be deemed a new and separate offense for each day such condition continues.

~~(d)~~(f) Whenever in this code any act or omission is made unlawful, it shall include causing, permitting, aiding, abetting, suffering or concealing the fact of such act or omission.

SECTION 12. Section 1-3-12 of Article III (Rules of Construction) of Chapter 1 (General Provisions) of the Woodland Municipal Code is repealed in its entirety.

SECTION 13. Sections 1-3-20 (References to state code or law) and 1-3-21 (Amending supplementing, and/or re-publishing code) are added to Article III (Rules of Construction) of Chapter 1 (General Provisions) of the Woodland Municipal Code to read, as follows:

Sec. 1-3-20. – References to state code or law.

California Codes. Any reference to the codified statutes of the state, such as the Government Code or Civil Code, are to such codes as adopted and now or hereafter amended. Any reference to a state law or state act by title is to such law or act as now or hereafter amended.

Sec. 1-3-21. Amending code, supplementing, recodifying, and/or re-publishing code.

(a) The provisions appearing in this code, so far as they are the same in substance as those of ordinances existing at the time of the effective date of this code, shall be considered as continuations thereof and not as new enactments.

(b) When amending, supplementing, recodifying, and/or republishing this code, the codifier, meaning the city attorney or the person, agency, or organization authorized to do so, may make formal, non-substantive changes in ordinances and parts of ordinances, insofar as it is necessary to do so to embody them into a unified code. In addition, the codifier may make other non-substantive changes such as spelling corrections to preserve the original meaning of the ordinance sections inserted into the code, but in no case shall the codifier make any change in the meaning or effect of ordinance material already embodied in the code.

SECTION 14. Section 2-1-2 (Special meetings and emergency meetings) of Article I (City Council) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows:

Sec. 2-1-2. - Special meetings and emergency meetings

Special meetings, including study sessions for the purpose of considering particular issues in depth, may be called at any time by the mayor, or by three or more council members, by delivering written notice to each council member and to each local newspaper of general circulation, radio or television station requesting notice in writing and by posting notice pursuant to Section 1-3-12 of this code. Notice shall be provided in accordance with Government Code Section 54956, as it may be amended from time to time. Emergency meetings may only be called pursuant to, and after following the noticing procedures set forth in, Government Code Section 54956.5. and by posting notice on the city's internet website, and as further provided in Government Code Section 54956. The call and notice shall be posted at least 24 hours prior to the special meeting in a location that is freely accessible to members of the public. Emergency meetings may only be called pursuant to,

and after following the noticing procedures set forth in, California Government Code Section 54956.5.

SECTION 15. Section 2-1-4 (Agenda) of Article I (City Council) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows:

Section 2-1-4.- Agenda

The city manager or the city clerk, under the direction of the city manager, shall prepare the agenda. The agenda shall be delivered to council members and the general public no later than the Friday preceding the regular Tuesday council meeting to which it pertains- in accordance with California Government Code Sections 54954.2 and 54956.

SECTION 16. Section 2-1-5 (Council correspondence) of Article I (City Council) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows

Sec. 2-1-5. - Council correspondence.

(a) Public Records. Correspondence addressed to the city council, including electronic mail, is subject to disclosure under the Public Records Act (Government Code Sections 6250, et. seq.) unless an exception permitting non-disclosure applies.

[The remainder of this section remains unchanged].

SECTION 17. Section 2-2-3 (Mayor pro tempore) of Article II (Mayor and Mayor Pro Tempore) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows:

Sec. 2-2-3. - Mayor pro tempore.

At the same meeting at which the mayor is selected in accordance with Section 2-2-1(a), the city council shall also designate one of its members as mayor pro tempore, who shall perform the duties of the mayor during the mayor's absence or temporary disability. The mayor pro tempore shall be selected from among the council members on a rotating basis in accordance with their district numbers. The mayor pro tempore shall serve in this capacity for one year and shall serve at the pleasure of the city council.

SECTION 18. Section 2-3-6 (City manager pro tempore) tempore) of Article II (Mayor and Mayor Pro Tempore) of Chapter 2 (Administration) of The Woodland Municipal Code is amended to read, as follows

Sec. 2-3-6. - City manager pro tempore.

The city manager, subject to veto of a particular designation by majority vote of the council, shall designate one of the other officers of the city to serve as city manager pro tempore during his absence or temporary disability. During the absence or disability of the city manager, the city manager pro tempore shall have the same powers and duties as the city manager.

SECTION 19. Section 2-7-12 (Jurisdiction) of Article VII (Boards, Committees and Commissions) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows:

Sec. 2-7-12. - Jurisdiction.

The board of building appeals shall hear and act upon an appeals from a final determinations by the city building officials concerning the suitability of alternate materials and methods of construction and questions of interpretation ~~arising under the Uniform Building Code, the Uniform Mechanical Code, the Uniform Electrical Code, the Uniform Plumbing Code and the Uniform Fire Code, as these codes may be amended from time to time.~~ relating to the application of the City's building standards.

SECTION 20. Section 2-7-13 (Powers and duties) of Article VII (Boards, Committees and Commissions) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows:

Sec. 2-7-13. - Powers and duties.

The board of building appeals shall ~~have such powers and duties set forth in the Uniform Building Code, the Uniform Mechanical Code, the Uniform Electrical Code, the Uniform Plumbing Code and the Uniform Fire Code, as amended from time to time~~ hear appeals from an order or determination by the building official relating to the application of the City's building standards, and may also recommend to the council such new legislation as is consistent therewith. Actions of the board in the execution of such powers and duties shall be reviewable by the city council, which reserves the right to affirm, reverse or modify any such act of the board as the council may deem just or equitable. The board shall inform the planning commission of actions which may affect the planning program of that commission. In addition, during April of each year, a board representative shall appear before the city council to report on work accomplished in the past year and to outline work to be done in the coming year. Such report, at the discretion of the council, also may be required in writing.

SECTION 21. Section 2-7-48 (Composition) of Article VII (Boards, Committees and Commissions) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows:

Sec. 2-7-48. - Composition. [of Undergrounding Utility Commission]

The committee shall consist of eight members, and shall include the city manager, the city attorney, the director of public works, the director of community development, two members of the planning commission, a representative of the Pacific Bell Telephone Company doing business as AT&T, and a representative of the Pacific Gas and Electric Company.

SECTION 22. Section 2-7-56 (Term of office and compensation) of Article VII (Boards, Committees and Commissions) of Chapter 2 (Administration) of the Woodland Municipal Code is amended to read, as follows:

Sec. 2-7-56. - Term of office and compensation.

Each trustee shall hold office for three years beginning July 1st and ending on June 30th., ~~or when a trustee's successor is appointed and qualified, whichever occurs last. The members of the first board so appointed shall so classify themselves by lot that one of their number shall go out [of] office at the end of the current fiscal year, two at the end of one year thereafter, and three at the end of two years thereafter.~~ The appointments shall be made such that two appointments shall expire in even-numbered years and three appointments shall expire in odd-numbered years. Each trustee shall serve without compensation unless the city council, by ordinance, otherwise provides for compensation which shall not exceed fifty dollars per month.

SECTION 23. Section 2-7-60 (Special meetings) of Article VII (Boards, Committees and Commissions) of Chapter 2 (Administration) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 2-7-60. - Special meetings.

Special meetings may be called at any time by three trustees, ~~by written notice served upon each member at least three hours before the time specified for the proposed meeting, by complying with the requirements for special meetings set forth in Section 2-1-2 (special meetings and emergency meetings) except that the board of library trustees calls for the meeting and receives notice instead of council members.~~

SECTION 24. Chapter 4 (Auction Sales of Jewelry) of the Woodland Municipal Code is hereby repealed in its entirety.

SECTION 25. Chapter 5B (Remote Caller Bingo) of the Woodland Municipal Code is hereby repealed in its entirety.

SECTION 26. Subsection (c)(2) of Section 6-1-2 (Amendments to the California Building Code) of Article I (General Provisions) of Chapter 6 (Building Codes) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 6-1-2. Amendments to the California Building Code.

The provisions of this Section 6-1-2 shall constitute local amendments to the cross-referenced provisions of the 2016 edition of the California Building Code, and shall be deemed to replace the cross-referenced section in said code with the respective provisions set forth in this Section 6-1-2.

[Subsections (a) and (b) inclusive remain unchanged].

(c) Section 109.2 is amended by adding at the end of the text of that section, a new paragraph to read as follows:

“Permit fees for each permit shall be as set forth in the “The City of Woodland Comprehensive Fee Schedule,” except for permits issued covering work performed on buildings or structures owned, leased, or operated by any City, County, State, Federal government agency, or any public agency or district.

In addition, Capital Improvement Facilities Fees shall be as set forth below.

(1) Facilities Fees.

(i) Capital improvement facilities fees are hereby established as a condition of the issuance of building permits in the city. In addition to the citywide capital improvement facilities fee (the major projects financing plan fee or “MPFP”), the Spring Lake infrastructure fee (“SLIF”) is hereby established as a condition of the issuance of building permits in the Spring Lake specific plan area. The City Council shall, by separate resolutions, set forth the specific amounts of the MPFP and the SLIF, identify the specific public improvements to be financed thereby, describe the estimated costs of these facilities, describe the reasonable relationship between such facilities and the various types of new developments, and describe the relationship between the need for the public facility and the various types of new developments.

(ii) Facilities fees shall be paid by each applicant concurrent with the issuance of a building permit.

(c)(2) Limited Use of Facilities Fees. The revenues raised by payment of these facilities fees shall be placed in separate and special accounts, and such revenues, along with any interest earnings on each account, shall be used solely to:

(i) Pay for the City's future construction of each category of facilities described in the resolution enacted pursuant to ~~Section 108.2(1)(i)~~ Section 109.2 (Schedule of permit fees) or to reimburse the city for those facilities identified in the resolution which have been constructed by the city with funds advanced from other sources;

(ii) Reimburse developers who have installed such identified facilities which are oversized with supplemental size, length, or capacity; or

(iii) Allow temporary borrowing between categories of facilities fee accounts, consistent with Government Code Section 66006(a).

[The remainder of the section remains unchanged.]

SECTION 27. Section 6-2-15 (Duties and responsibilities of floodplain administrator) of Article II (Floodplain Management Regulations) of Chapter 6 (Building Codes) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 6-2-15. Duties and responsibilities of the floodplain administrator.

The duties and responsibilities of the floodplain administrator shall include, but not be limited to:

[Subsections (1) – (3) inclusive remain unchanged.]

(4) Documentation of floodplain development. Obtain and maintain for public inspection and make available as needed the following:

- (A) Certification required in Section 6-2-17(3)(A), lowest floor elevations,
- (B) Certification required in Section 6-2-17(3)(B), elevation or floodproofing of nonresidential structures,
- (C) Certification required in Section 6-2-17(3)(C), wet floodproofing standards,
- (D) Certification of elevation required in Section ~~6-2-19(2)~~, 6-2-19(b) subdivision standards, and
- (E) Certification required in Section 6-2-22(1), floodway encroachments.

[The remainder of this section remains unchanged.]

SECTION 28. Section 6-2-20 (Standards for manufactured homes) of Article II (Floodplain Management Regulations) of Chapter 6 (Building Codes) (of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 6-2-20. - Standards for manufactured homes.

[Subsection (a) remains unchanged.]

(b) All manufactured homes to be placed or substantially improved on sites in an existing manufactured home park or subdivision within Zones A1-30, AH, and AE, on the community's Flood Insurance Rate Map that are not subject to the provisions of ~~Section 6-2-20(1)~~ Section 6-2-20(b)(1) will be securely fastened to an adequately anchored

foundation system to resist flotation collapse and lateral movement, and be elevated so that either the:

- (1) Lowest floor of the manufactured home is at or above the base flood elevation, or
- (2) Manufactured home chassis is supported by reinforced piers or other foundation elements of at least equivalent strength that are no less than thirty-six inches in height above grade.

[This is the end of the section.]

SECTION 29. Section 6-2-21 (Standards for recreational vehicles) of Article II (Floodplain Management Regulations) of Chapter 6 (Building Codes) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 6-2-21 - Standards for recreational vehicles.

(a) All recreational vehicles placed on sites within Zones A1-30, AH, and AE on the community's Flood Insurance Rate Map will either:

- (1) Be on site for fewer than one hundred eighty consecutive days, and be fully licensed and ready for highway use; a recreational vehicle is ready for highway use if it is on its wheels or jacking system, is attached to the site only by quick disconnect type utilities and security devices, and has no permanently attached additions; or
- (2) Meet the permit requirements of Part D of this article anchoring requirements for manufactured homes in ~~Section 6-2-20(1)~~ Section 6-2-20(b).

SECTION 30. Section 6-2-25 (Conditions for variances) of Article II (Floodplain Management Regulations) of Chapter 6 (Building Codes) of the Woodland Municipal Code are hereby amended to read, as follows:

Sec. 6-2-25. Conditions for variances.

[Subsections (a) through (e) inclusive remain unchanged.]

(f) Variances may be issued for new construction, substantial improvement, and other proposed new development necessary for the conduct of a functionally dependent use provided that the provisions of ~~Sections 6-2-5(1) through 6-2-25(5)~~ Section 6-2-25(e)(1) through (e)(3) inclusive are satisfied and that the structure or other development is protected by methods that minimize flood damages during the base flood and does not result in additional threats to public safety and does not create a public nuisance.

(g) Upon consideration of the factors of ~~Section 6-2-24(1)~~ Section 6-2-24(a) and the purpose of this article, the city council may attach such conditions to the granting of variances as it deems necessary to further the purposes of this article.

SECTION 31. Section 6-3-3 (General Provisions) of Article III (Grading Regulations and Permitting Procedures) of Chapter 6 (Building Codes) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 6-3-3. - General provisions.

Sec. 6-3-3-1 Severability. If any provision of this article or the application thereof to any person or circumstances is held invalid, such invalidity shall not affect other provisions or applications of the article which can be given effect without the invalid provision or application, and to this end, the provisions of this article are severable. The city council hereby declares that it would have adopted this article irrespective of the invalidity of any particular portion thereof. [This section remains unchanged.]

**Sec. 6-3-3-2 Adoption of California Building Code Appendix J ~~Chapter 33;~~
Continuity of Regulations.**

~~Appendix Chapter 33~~ entitled "Excavation and Grading" of the California Building Code ("California Building Code") ~~Appendix J~~ entitled "Grading" of the California Building Code 2016 is hereby adopted by reference. All grading shall be performed in conformance with the California Building Code Appendix ~~Chapter 33 J~~ and the city of Woodland standard improvement specifications and details. If there is a conflict between requirements of this article and the standard improvements specifications and details, the more restrictive requirements shall prevail.

Nothing in this article is intended to repeal or replace requirements of the California Building Code as adopted by the city of Woodland. In the case of conflict between this article and the California Building Code, the more restrictive requirements shall prevail.

SECTION 32. Section 8-10 (unlawful acts; penalty) of Chapter 8 (Emergency Services) of the Woodland Municipal is amended to read, as follows:

Sec. 8-10. Unlawful acts; penalty.

It shall be a misdemeanor, and upon conviction punishable ~~by a fine of not to exceed five hundred dollars or by imprisonment for not to exceed six months, or both, in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting)~~ for any person, during an emergency, to: [the remainder of the section remains unchanged].

SECTION 33. Sections 8A.010 (Definitions) through and including 8A.620 (Applicability of chapter to state video services franchisees) of Chapter 8A (Cable Communication System) of the Woodland Municipal are repealed in their entirety.

[Sections 8A.620 (Applicability of chapter to state video service franchise) through the remainder of the Chapter remain unchanged and have also been modified by Ordinances Numbers 611 and 612.]

SECTION 34. Section 11-1-14 (Violations) of Chapter 11 (Underground Storage of Hazardous Substances) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 11-1-14. Violations.

(a) Any operator of an underground storage tank shall be liable for a civil penalty of not less than five hundred dollars or more than five thousand dollars per day for any of the following:

- (1) Operates an underground storage tank which has not been issued a permit;
- (2) Fails to monitor the underground storage tank, as required by the permit;
- (3) Fails to maintain records, as required by this chapter;
- (4) Fails to report an unauthorized release, as required by Section 11-1-16;
- (5) Fails to properly close an underground storage tank, as required by ~~Section 11-1-6~~ Section 11-1-5.

[The remainder of the section remains unchanged].

SECTION 35. Section 11-1-19 (Appeal Hearing) of Chapter 11 (Underground Storage of Hazardous Substances) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 11-1-19. Appeal hearing

(a) Not later than fifteen days following the date of filing an appeal within the time and in the manner prescribed by ~~Section 11-1-6~~ Section 11-1-18, the hearing authority shall conduct a hearing for the purpose of determining whether the appeal should be granted. Written notice of the time, date and place of the hearing shall be served upon the appellant not later than ten days preceding the date of the hearing.

[The remainder of the section remains unchanged].

SECTION 36. The Editor's notes to Chapter 12 (Gas Code) are hereby deleted.

SECTION 37. Section 12A-2-4 (Terms of Members) of Article II (Historical Preservation Commission) of Chapter 12 A (Historical Landmarks, Districts and Resources) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 12A-2-4. Terms of members.

The term of office for each member shall be for four years beginning July 1st and ending on June 30th. ~~or when his successor is appointed and qualified, whichever occurs last. In order to establish staggered terms of office for members first appointed, three members shall be appointed for a two-year term and four members shall be appointed for four-year terms, and upon expiration of such designated terms their successors shall be appointed for full four-~~

~~year terms as provided above. The appointments shall be made such that two appointments shall expire in even-numbered years and three appointments shall expire in odd-numbered years.~~ If a member of the commission is absent without cause for three successive regular meetings of the commission, the office becomes vacant automatically and the commission immediately shall notify the council hereof.

SECTION 38. Section 13-1-17 (Evidence of doing business) of Article I (Business License) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-1-17. Evidence of doing business.

When any person shall by use of signs, circulars, cards, telephone book or newspapers, advertise, internet presence, bank accounts, letterhead, hold out or represent that he is in business in the city, or when any person holds an active license or permit issued by a governmental agency indicating that he is in business in the city, and such person fails to deny by a sworn statement given to the collector that he is conducting a business in the city, after being requested to do so by the collector, then these facts shall be considered prima facie evidence that such person is conducting a business in the city.

SECTION 39. Section 13-2-2 (Licenses) of Article II (Gaming Clubs) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-2-2. Licenses.

No person, as defined by ~~Section 19802(e)~~ Section 19805(ae) of the Business and Professions Code, shall operate a gaming club without first obtaining a valid registration from the state of California Attorney General and maintaining the same during all times of operation and, subject thereto, next obtaining prior to such operation a business license therefor from the city and maintaining the same during all times of operation. Such business license shall issue subject to the following terms and conditions and, if issued, each licensee shall comply with the same as follows: [The remainder of the section remain unchanged.]

SECTION 40. Section 13-2-3 (Exclusion or ejection) of Article II (Gaming Clubs) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-2-3. Exclusion or ejection.

Pursuant to ~~Section 19820~~ Section 19844 of the Business and Professions Code, the chief of police may exclude or eject from any or all gaming clubs any individual or person, as defined in ~~Section 19802~~ Section 19805(ae) of the Business and Professions Code, including an employee, of the gaming club who has engaged in or been convicted of bookmaking, sale of controlled substances or illegal gambling activities, or whose presence in or about gaming clubs would be inimical to the interests of legitimate

gaming, under the following conditions: [The remainder of the ordinance remain unchanged.]

SECTION 41. Section 13-2-5 (Entry by excluded or ejected individual) of Article II (Gaming Clubs) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-2-5. Entry by excluded or ejected individual

It is unlawful for any individual to enter a gaming club after the date of application for which he has received a written notice of exclusion or ejection. It is unlawful for any person, as defined in ~~Section 19802(c)~~ 19805 (ae) of the Business and Professions Code, including the owner, operator or person in charge of a gaming club to allow any individual who has been excluded or ejected from the club to remain in the club after receiving written notice from the police chief.

SECTION 42. Section 13-2-6 (Penalty for violation) of Article II (Gaming Clubs) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-2-6. Penalty for violation.

A violation of any section of this article is a misdemeanor and shall be punished according to the penalties set forth in WMC Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 43. Section 13-6-3 (Definitions) of Article VI (Massage Establishments) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-6-3. Definitions.

For the purposes of this article, unless otherwise apparent from the context, certain words and phrases used in this article are defined as follows:

[Definitions except those below remain unchanged – for example, “Applicant” through and including “Person” remain unchanged.]

"Recognized school" means any school or institution of learning which has for its purpose the teaching of the theory, method, profession, or work of massage, which school requires a resident course of study of not less than one hundred thirty hours to be given in not more than six calendar months before the student shall be furnished with a diploma or certificate of graduation from such school or institution of learning following the successful completion of such course of study or learning, and which ~~school has been approved pursuant to Chapter 3 (commencing with Section 94300 of Part 59) of the Education Code of the state.~~ school or institution of learning that is recognized as an “Approved School” pursuant to California Business and Professions Code Section 4601.

SECTION 44. Section 13-6-10 (Massage technician permit – Education requirement) of Article VI (Massage Establishments) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-6-10. Massage technician permit—Education requirement.

Applicant must furnish a diploma or certificate of graduation from a recognized school or other institution of learning wherein the method, profession, or work of massage technician or therapist is taught. The term "recognized school" means ~~and includes any school or institution of learning approved by the California State Board of Education, as set forth in Section 13-6-3 (Definitions) herein.~~

which has for its purpose the teaching of the theory, method, profession, or work of massage technician, which school requires a resident course of study of not less than one hundred thirty hours to be given in not less than six calendar months before the student shall be furnished with a diploma or certificate of graduation from such school or institution of learning showing the successful completion of such study or learning. Schools offering correspondence courses and not requiring actual class attendance shall not be deemed "recognized schools." The chief of police shall confirm an applicant has actually attended classes and matriculated in a "recognized school."

SECTION 45. Section 13-6-17 (Facilities and operations requirements) of Chapter 13 (Licenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 13-6-17. Facilities and operations requirements.

No permit to conduct a massage establishment shall be issued unless an inspection by the city reveals that the establishment complies with each of the following minimum requirements:

(A) Facilities.

[Subsections (1) through (7) inclusive remain unchanged.]

(8) Doors. All front, reception, hallway or front exterior doors (except back or exterior doors used solely for employee entrance to and exit from the massage establishment) shall be unlocked during business hours, except as may be permitted by applicable law (such as the Uniform Fire Code) which allow for safety doors which may be opened from the inside when locked, unless such business meets the requirements of a sole proprietorship pursuant to Section 13-6-18 (B) with no employees. No massage may be given within any cubicle, room, enclosure or any area within a massage establishment which is fitted with a lock of any kind (such as a locking door knob, padlock, dead bolt, sliding bar or similar device), unless the only door is an exterior door. [The remainder of the ordinance remains unchanged.]

SECTION 46. Section 14-1-20 (Parking district) of Article I (Definitions) of Chapter 14 (Motor Vehicles and Traffic) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 14-1-20. Parking district.

"Parking district" means each district established for parking purposes pursuant to the Parking District Law of 1951, Part 4, comprising ~~Sections 3500 through 35706~~ Sections 35100 through 35708 inclusive, of Division 18 of the California Streets and Highways Code, ~~as may be amended from time to time.~~

SECTION 47. Section 14-3-12 (Penalty for violation of chapter) of Article III (Enforcement and Obedience to Traffic Regulations) of Chapter 14 (Motor Vehicles and Traffic) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 14-3-12. Penalty for violation of chapter.

Except as otherwise provided in Division 17 of the California Vehicle Code entitled "Offenses and Prosecution" (California Vehicle Code Section 40000.1, et seq.) and Division 18 of the California Vehicle Code entitled "Penalties and Disposition of Fees, Fines and Forfeitures" (California Vehicle Code Section 42000, et seq.), as the same may be amended from time to time, it is unlawful and constitutes an infraction for any person to violate, or fail to comply with any provision of this chapter. Each infraction is punishable by: in accordance with the penalties set forth in Subsection (b) of Section 1-3-7 (General penalty; continuing violations; aiding or abetting)

~~(1) A fine not exceeding fifty dollars for the first violation;~~

~~(2) A fine not exceeding one hundred dollars for the second violation of the same section of this chapter within one year;~~

~~(3) A fine not exceeding two hundred fifty dollars for each additional violation of the same section of this chapter within one year.~~

SECTION 48. Section Sec. 14-4-4 (Application of certain vehicle code sections to privately owned streets and roads) of Article IV (Miscellaneous Driving Rules) of Chapter 14 (Motor Vehicles and Traffic) is hereby amended to read, as follows:

Sec. 14-4-4. Application of certain vehicle code sections to privately owned streets and roads.

(a) By resolution the city council, pursuant to Section ~~22107.5~~ 21107.7 of the Vehicle Code, as it may be amended from time to time, may find and declare that certain privately owned and maintained roads as described in such resolution are within the city and are

generally held open for use of the public for purposes of vehicular travel and so connect with highways that the public cannot determine that such roadways are not highways.

[The remainder of the section remains unchanged.]

SECTION 49. Section 14-8-7 (Regulation of cruising) of Article VIII (Restricted Use of Certain Streets) of Chapter 14 (Motor Vehicles and Traffic) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 14-8-7. Regulation of cruising.

[Subsections (a) through (e) of Section 14-8-7 remain unchanged.]

(f) Penalty for Violation. Violation of this article is an infraction. The minimum penalty is as set forth in Section 1-3-7 (General penalty; continuing violations; aiding or abetting) ~~for a first conviction of cruising is a one hundred dollar fine; for a second conviction within one year, the minimum penalty is a two hundred dollar fine; for a third or subsequent conviction within one year, the minimum penalty is a two hundred fifty dollar fine.~~

SECTION 50. Section 14A-1-3 (Acts constituting a nuisance) of Article I (Nuisance) of Chapter 14A (Nuisances) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 14A-1-3. Acts constituting a nuisance.

[Subsections (a) and (b)(1) through (b)(6) inclusive remain unchanged.]

(b)(7) Any act, omission or condition in violation of Chapters 6, 7, 9, 20, ~~33~~, 24, and 25 ~~and 34~~ of this code;

[Subsection (b)(8) remains unchanged.]

(b)(9) ~~Any condition in violation of Section 6-5.602 of the Yolo County Code relating to private sewage disposition;~~

[Subsections (b)(10) through (b)(15) shall be renumbered (b)(9) through (b)(14).]

SECTION 51. Section 14A-2-2 (Hearing) of Chapter 14A (Nuisances) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec, 14A-2-2. Hearing.

[Subsections (a) and (b)(1) through (b)(2) inclusive remain unchanged.]

The proceedings at the hearing shall be ~~reported by a phonographic recorder~~ recorded by a digital voice recorder;

[The remainder of the section remains unchanged.]

SECTION 52. Section 14A-8-3 (Definitions) of Article VIII (Community Safety) of Chapter 14A (Nuisances) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 14A-8-3. Definitions.

[All other definitions remains unchanged.]

“Hearing officer” means any person appointed ~~pursuant to Section 14A-7-14 of the Woodland Municipal Code by the City Manager~~ to preside over the administrative hearings pursuant to this article.

SECTION 53. Section 14B-2-1 (Removal of graffiti) of Section Article II (Abatement, Notice, Hearing, Appeals) of Chapter 14B (Graffiti Control) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 14B-2-1. Removal of graffiti.

Any person applying graffiti within the city shall have the duty to remove the same within twenty-four hours after notice by the city or the public or private owner of the property involved. Failure of any person to so remove graffiti shall constitute a separate infraction and, upon conviction thereof, shall be punished ~~by a fine not exceeding fifty dollars for a first violation, one hundred dollars for a second violation within one year, and two hundred fifty dollars for each additional conviction within one year.~~ in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting). Every day that said graffiti is not removed after notice shall constitute a separate offense.

[The remainder of the section remains unchanged.]

SECTION 54. Section 15-1 (Drunkenness – In public places) of Chapter 15 (Offenses – Miscellaneous) is hereby amended to read, as follows:

Sec. 15-1. Drunkenness – In public places.

It shall be unlawful for any person in an intoxicated condition to appear or be in or upon any public highway, street, alley, square or public place in the city. For the purposes of this section, “intoxicated” means a person under the influence of intoxicating liquor, any drug, controlled substance, toluene, or any combination of any intoxicating liquor, drug, controlled substance, or toluene, in a condition that he or she is unable to exercise care for his or her own safety or the safety of others.

Editor's note: "Intoxicated" is defined as in Cal. Penal Code Section 647(f) regarding disorderly conduct.

SECTION 55. Section 15-2 (Same – On private premises) of Chapter 15 (Offenses -- Miscellaneous) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-2. Same – On private premises.

It shall be unlawful for any person in an intoxicated condition to intrude upon or be in or remain in or upon the premises or property of another, without the express permission and consent of the person lawfully in the possession of such premises or property. For the purposes of this section, "intoxicated" means a person who is under the influence of intoxicating liquor, any drug, controlled substance, toluene, or any combination of any intoxicating liquor, drug, controlled substance, or toluene, in a condition that he or she is unable to exercise care for his or her own safety or the safety of others.

Editor's note: "Intoxicated" is defined as per Cal. Penal Code Section 647(f) regarding disorderly conduct.

SECTION 56. Section 15-3 (Firearms – Discharge) of Chapter 15 (Offenses -- Miscellaneous) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-3. Firearms—Discharge.

It shall be unlawful for any person to unnecessarily discharge any firearms of any nature whatsoever within the limits of the city, without first procuring a written permit to do so from the chief of police. The foregoing provisions as to the use of firearms shall not apply to:

1. Peace officers or soldiers in the discharge of their official duties and while in the exercise of reasonable care;

2. A person using firearms in necessary self-defense;

3. Persons conducting a shooting gallery who have first procured a license therefor in accordance with the license ordinance of the city; and

4. Shooting clubs where such shooting clubs are properly licensed by the city.

~~State Law reference — Deadly weapons generally, Pen. C., § 3024; licenses for firearms, Appendix to Pen. C., pp. 774 to 783.~~

SECTION 57. Section 15-8 (Immoral and lewd conduct – Maintaining house, room, etc., where conduct is permitted) of Chapter 15 (Offenses -- Miscellaneous) of the Woodland Municipal Code is repealed in its entirety.

SECTION 58. The following sections of Chapter 15 (Offenses – Miscellaneous) of the Woodland Municipal Code are deleted in their entirety: Section 15-15 (Yolo County Ordinance Number 200- Written notice to appear in court for violation); Section 15-16 (Same-Same-Delivery of copy of notice to arrested person; duplicate copy to be signed); Section 15-17 (Same—Same—Filing duplicate copy of notice); and Section 15-18 (Same—Same—Failure to appear in court).

SECTION 59. Section 15-21 (Same –Same __ Fine and imprisonment) of Chapter 15 (Offenses – miscellaneous) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-21. Same—Same—Fine and imprisonment.

Any person or persons, who shall violate any of the provisions of the two preceding sections, Section 15-19 (Rifles, pistols, etc., propelled by air, gas, etc.; bows and arrows) and Section 20 (Same—Violation—Forfeiture and destruction of rifle, pistol, bow, etc.), shall be guilty of a misdemeanor and upon conviction thereof shall be punished ~~by a fine not exceeding three hundred dollars or by imprisonment in the county jail for a period not exceeding six months or by both such fine and imprisonment in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting) of this Code.~~

SECTION 60. Subsections (5) and (7) of Section 15-31 (Restricted use of bicycles, coasters, rollerskates, skateboards or similar devices) of Chapter 15 (Offenses – miscellaneous) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-31. Restricted use of bicycles, coasters, rollerskates, skateboards or similar devices.

(5) Posting Notice. The city manager is authorized to post or erect or cause to be posted or erected signs, at owner's expense, prohibiting the riding of coasters, bicycles, or similar devices at such places where request has been made to, and approved by, the police chief under subsection ~~(e)~~ (4)(e) of this section.

...

(7) Enforcement. It shall be the duty of the Woodland police department to enforce this section upon city property and the police department may enforce it upon the above-designated private property when the violation occurred in the officer's presence or the private property owner has requested enforcement or ~~filed~~ filed a complaint.

[All other parts of this section including (1) through (4) and (6) inclusive are unchanged.]

SECTION 61. Section 15-38 (Prohibition against loitering in a no-cruising zone) of Chapter 15 (Offenses – miscellaneous) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-38. Prohibition against loitering in no-cruising zone.

[The preceding subsections remain unchanged.]

(f) Violation of this section is an infraction and shall be punished in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting) of this Code.

~~. The minimum penalty for a first conviction hereunder is a one hundred dollar fine; for a second conviction within one year, the minimum penalty is a two hundred dollar fine; for a third or subsequent conviction within one year, the minimum penalty is a two hundred fifty dollar fine.~~

SECTION 62. Section 15-39 (Public places – Alcoholic beverages) of Chapter 15 (Offenses – miscellaneous) of the Woodland Municipal Code is hereby amended to read. as follows:

Sec. 15-39. Public places—Alcoholic beverages.

(a) No person shall consume any alcoholic beverage, as defined in Business and Professions Code Section 23004, on any public parking lot, on any private parking lot held open to the public, on any public street, sidewalk, alley or walkway, or in any place held open to the public within two hundred fifty feet of any establishment selling alcoholic beverages.

~~(b) This section shall not apply to any property covered by municipal code Section 15-22.~~

[The remainder of the section remains unchanged except for re-lettering.]

SECTION 63. Section 15-40 (Smoking) of Chapter 15 (Offenses – Miscellaneous) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-40. Smoking.

[Subsections 15(a) through (g)(3) inclusive remains unchanged.]

These penalties are in addition to those which may be imposed pursuant to ~~Health and Safety Code Section 25249.5 et seq.~~ state law.

SECTION 64. Subsection (b)(8) of Section 15-41 (Limitations to access to tobacco products and e-cigarettes) of Chapter 15 (Offenses – Miscellaneous) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 15-41. Limitations to access to tobacco products and e-cigarettes.

[Subsections (a) through (b)(7) inclusive remain unchanged.]

(b)(8) ~~California Health and Safety Code Section 119405~~ State law prohibits the sale of e-cigarettes to minors.

[Subsections (b)(9) through (10) inclusive remain unchanged.]

SECTION 65. The following definitions contained in subsection (c) of Section 15-41 (Limitations to access to tobacco products and e-cigarettes) of Chapter 15 (Offenses – Miscellaneous) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-41. Limitations to access to tobacco products and e-cigarettes.

~~"E-cigarette" means any electronic oral device, such as one composed of a heating element, battery, and/or electronic circuit, which provides a vapor of nicotine or any other substances, and the use or inhalation of which simulates smoking. The term shall include any such device, whether manufactured, distributed, marketed or sold as an e-cigarette, e-cigar, e-pipe, hookah pen or under any other product name or descriptor.~~

~~"Minor" means any person under eighteen years of age~~ twenty-one years of age.

~~"Tobacco product" means any tobacco cigarette, cigar, pipe tobacco, smokeless tobacco or any other form of tobacco or tobacco product which may be used for smoking, chewing, inhalation or other means of ingestion.~~

(1) A product containing, made from, or derived from tobacco or nicotine that is intended for human consumption, whether smoked, heated, chewed, absorbed, dissolved, inhaled, snorted, sniffed, or ingested by any other means, including, but not limited to, cigarettes, cigars, little cigars, chewing tobacco, pipe tobacco, or snuff.

(2) An electronic device that delivers nicotine or other vaporized liquids to the person inhaling from the device, including, but not limited to, an electronic cigarette, cigar, pipe, or hookah.

(3) Any component, part, or accessory of a tobacco product, whether or not sold separately.

(4) Tobacco Products do not include products approved by the U.S. Food and Drug Administration for sale as a tobacco cessation product or for other therapeutic purposes where the product is marketed and sold solely for such an approved purpose.

[All other definitions remain unchanged.]

SECTION 66. The following definitions contained in Subsection (b) of Section 15-42 (Tobacco-free and e-cigarette-free zones at city parks and recreation facilities) of Chapter 15 (Offenses – Miscellaneous) of the Woodland Municipal Code are hereby amended to read, as follows:

Sec. 15-42. Tobacco-free and e-cigarette-free zones at city parks and recreation facilities.

~~"E-cigarette" means any electronic oral device, such as one composed of a heating element, battery and/or electronic circuit, which provides a vapor of nicotine or any other substances, and the use or inhalation of which simulates smoking. The term shall include any such device, whether manufactured, distributed, marketed, or sold as an e-cigarette, e-cigar, e-pipe, hookah pen or under any other product name or descriptor.~~

~~"Minor, child, or children" means any individual or individuals who is/are less than eighteen years old. person under twenty-one years of age.~~

~~"Tobacco product" means: any substance containing tobacco leaf, including but not limited to cigarettes, cigars, pipe tobacco, snuff, chewing tobacco, dipping tobacco, or any other preparation of tobacco, including Indian cigarettes called "bidis," which may be utilized for smoking, chewing, inhaling or other manner of ingestion.~~

~~(1) A product containing, made from, or derived from tobacco or nicotine that is intended for human consumption, whether smoked, heated, chewed, absorbed, dissolved, inhaled, snorted, sniffed, or ingested by any other means, including, but not limited to, cigarettes, cigars, little cigars, chewing tobacco, pipe tobacco, or snuff.~~

~~(2) An electronic device that delivers nicotine or other vaporized liquids to the person inhaling from the device, including, but not limited to, an electronic cigarette, cigar, pipe, or hookah.~~

~~(3) Any component, part, or accessory of a tobacco product, whether or not sold separately.~~

~~(4) Tobacco Products do not include products approved by the U.S. Food and Drug Administration for sale as a tobacco cessation product or for other therapeutic purposes where the product is marketed and sold solely for such an approved purpose.~~

[All other language in this section remain unchanged.]

SECTION 67. Section 15-50 of Chapter 15 (Offenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-50. Regulation of use of Woodland Cemetery.

[Sections (a) through (c) inclusive remain unchanged.]

(d) Violation—Penalty. Any violation of any provision of this section shall constitute an infraction, and upon conviction thereof, shall be punished ~~by a fine not to exceed fifty dollars for a first violation, one hundred dollars for a second violation within one year, and two hundred fifty dollars for each additional violation within one year~~ as set

forth in Subsection (b) of Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 68. Section 15-51 of Chapter 15 (Offenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-51. Filming permits.

[Sections (a) through (o) inclusive remain unchanged.]

(n) Enforcement. A violation of the provisions of this chapter shall be a misdemeanor and may be punishable ~~by a fine of five hundred dollars, or imprisonment for six months in the county jail, or by both such fine and imprisonment.~~ in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 69. Section 15-52 (Disruption of motion picture or television productions) of Chapter 15 (Offenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-52. Disruption of motion picture or television productions.

[Subsections (a) through (b) inclusive remain unchanged.]

(n) A violation of the provisions of this chapter shall be a misdemeanor and may be punishable ~~by a fine of five hundred dollars, or imprisonment for six months in the county jail, or by both such fine and imprisonment.~~ in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

[Subsection (d) remains unchanged.]

SECTION 70. Section 15-53 (Closure of walkway between Cottonwood and Ashley Streets) of Chapter 15 (Offenses) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 15-53. Closure of walkway between Cottonwood and Ashley Streets.

[Sections (a) remains unchanged.]

(d) Violation—Penalty. Any violation of any provision of this section shall constitute an infraction, and upon conviction thereof, shall be punished ~~by a fine not to exceed fifty dollars for a first violation, one hundred dollars for a second violation within one year, and two hundred fifty dollars for each additional violation within one year in~~ accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 71. Section 15-55 (Prohibition on public urination and defecation) of Chapter 15 (Offenses) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15-55. Prohibition on public urination and defecation.

(a) It shall be unlawful and a misdemeanor for any person to urinate or defecate in or upon any street, sidewalk, alley, plaza, park, public building, publicly maintained facility, or any place open to the public or exposed to public view. This section shall not be construed to prohibit the use for urination or defecation of lawfully constructed restroom facilities designed for the sanitary disposal of human waste.

(b) Violations. Any person who violates this section shall be guilty of a misdemeanor and ~~fined one hundred dollars for the first violation and two hundred dollars for each subsequent violation.~~ upon conviction shall be punished in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 72. Section 15A-1-7 (Violations, penalty) of Chapter 15A (Peddlers and Solicitors) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15A-1-7. Violations, penalty. .

Any person violating the provisions of this chapter shall be deemed guilty of a misdemeanor and, upon conviction, shall be punished in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 73. The following definition in Subsection (1) of Section 15A-2-3 (All solicitation prohibited at specified locations) of Chapter 15A (Peddlers and Solicitors) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15A-2-3. All solicitation prohibited at specified locations.

"Savings and loan association" means ~~any federal savings and loan association and any "insured institution" as defined in Section 401 of the National Housing Act, as amended, and any federal credit union as defined in Section 2 of the Federal Credit Union Act.~~ any financial institution that engages in accepting savings, deposits, and making loans.
[All other definitions remain unchanged.]

SECTION 74. Section 15A-2-4 (Penalty) of Chapter 15A (Peddlers and Solicitors) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 15A-2-4. Penalty.

Any person violating the provisions of this chapter shall be deemed guilty of a misdemeanor and, upon conviction, shall be ~~fin~~ed in an amount not to exceed five hundred dollars, or by imprisonment in the county jail for a period of not more than six months, or by both such fine and imprisonment, punished in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting). Nothing in this article shall limit or preclude the enforcement of other applicable laws.

SECTION 75. To the extent editorial publisher comments are retained in the new edition, the editorial comment following Section 16-4 (Record book – Information on purchases*) of Chapter 16 (Pawnbrokers, Junk and Secondhand Dealers) is amended to read, as follows:

For state law as to records to be kept by junk dealers, see B. & P. C., §§ ~~26105 to 21609~~
21605 and following.

SECTION 76. Section 16-14 (Penalty) of Chapter 16 (Pawnbrokers, Junk and Secondhand Dealers) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 16-14. Penalty.

Any person violating any provision of this chapter shall be guilty of a misdemeanor and ~~subject to a fine of not more than five hundred dollars or imprisonment in the county jail for not more than six months, or both such fine and imprisonment. upon conviction shall be~~
punished in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 77. Section 17B-010 (Purchasing System Definitions) of Chapter 17B (Purchasing System) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 17B-010. Definitions

(e) “City Manager” means the City Manager or his or her designee or person designated by the City Manager to perform all or some of the duties prescribed in this Chapter.

[The remainder of this section remains unchanged.]

SECTION 78. Section 17B-040 (General purchasing regulations, policies and procedures) of Chapter 17B (Purchasing System) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 17B-040. General purchasing regulations, policies and procedures

(i) *Purchase Orders; Contract and Agreement Forms:* The Purchasing Officer shall

require (1) all purchases for materials, supplies, services (professional, consulting, public works, maintenance and other general services) or equipment of ~~more than~~ one thousand dollars (\$1,000) or more to be made with ~~an appropriate~~ a purchase order and (2) all purchases for materials, supplies, services (professional, consulting, public works, maintenance and other general services) or equipment equal to or more than seven thousand five hundred dollars (\$7,500) to be made with a purchase order and on an appropriate contract or agreement, the form of which shall be approved by the City Attorney. The City Attorney shall not need to review and approve as to form each executed contract or agreement; provided a City model approved as to form by the City Attorney is used without substantive modification.

[The remainder of this section remains unchanged.]

SECTION 79. Section 17B-050 (Bidding requirements – Public projects) of Chapter 17B (Purchasing System) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 17B-050. Bidding requirements—Public projects.

- (a) ~~Sixty Forty Five~~ Thousand Dollars or Less. Public projects of ~~sixty forty five~~ thousand dollars or less may be awarded by the director of the department responsible for the project, or his or her designee pursuant to Section 17B-040, by any alternative procedure.
- (b) ~~Sixty Forty Five~~ Thousand One Dollars Through ~~One Hundred Seventy Five~~ Thousand Dollars. Public projects of more than ~~sixty forty five~~ thousand dollars, but less than or equal to one hundred ~~seventy five~~ thousand dollars may, except as otherwise provided in this chapter or the Act, be awarded by the community development director or the public works director pursuant to the public project informal bidding procedure.
- (c) ~~One Hundred Seventy Five~~ Thousand One Dollars Through ~~Two One Hundred Seventy Five~~ Thousand Dollars. Public projects of more than one hundred ~~seventy five~~ thousand dollars, but less than or equal to two ~~one hundred seventy five~~ thousand dollars shall, except as otherwise provided in this chapter or the Act, be awarded by the city manager pursuant to the public project informal bidding procedure. If all bids received are over two ~~one hundred seventy five~~ thousand dollars, the city council may, with the approval of a four-fifths vote of those members present and without following the public project formal bidding procedure, award the contract in an amount not exceeding two one hundred twelve eighty seven thousand five hundred dollars to the lowest responsive and responsible bidder, so long as the city council also determines that the city's cost estimate for the project was reasonable.
- (d) More Than ~~Two One Hundred Seventy Five~~ Thousand Dollars. Public projects of more than two ~~one hundred seventy five~~ thousand dollars shall, except as otherwise provided in this chapter or the Act, be awarded by the city council pursuant to the public project formal bidding procedure.

SECTION 80. Section 17B-060 (Bidding requirements – maintenance and general services) of Chapter 17B (Purchasing System) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 17B-060 Bidding requirements – maintenance and general services.

(a) ~~\$1525,000~~ or less: Maintenance work and other general services projects of ~~fifteen~~ twenty-five thousand dollars (~~\$1525,000~~) or less may be awarded by the director of the department responsible for the project, or his or her designee pursuant to Section 17B-040, by any alternative procedure.

(b) ~~\$1525,001 - \$50,000~~: Maintenance work and other general services projects of more than ~~fifteen~~ twenty-five thousand dollars (~~\$1525,000~~), but less than or equal to fifty thousand dollars (\$50,000) may, except as otherwise provided in this chapter or the Act, be awarded by the City Manager pursuant to the non-public project informal bidding procedure.

[The remainder of this section remains unchanged.]

SECTION 81. Section 17B-070 (Bidding requirements – professional services) of Chapter 17B (Purchasing System) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 17B-070 Bidding requirements – professional services.

(a) ~~\$1525,000~~ or less: Professional services contracts of ~~fifteen~~ twenty-five thousand dollars (~~\$1525,000~~) or less may be awarded by the director of the department responsible for the project, or his or her designee pursuant to Section 17B-040, by an alternative procedure.

(b) ~~\$1525,001 - \$50,000~~: Professional services contracts of more than ~~fifteen~~ twenty five thousand dollars (~~\$1525,000~~), but less than or equal to fifty thousand dollars (\$50,000) may, except as otherwise provided in this chapter or the Act, be awarded by the City Manager pursuant to the non-public project informal bidding procedure.

[The remainder of this section remains unchanged.]

SECTION 82. Section 17B-080 (Bidding requirements – materials, supplies and equipment) of Chapter 17B (Purchasing System) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 17B-080 Bidding requirements – materials, supplies and equipment.

(a) ~~\$1525,000~~ or less: Purchases of materials, supplies and equipment of ~~fifteen~~ twenty-five thousand dollars (~~\$1525,000~~) or less may be awarded by the Purchasing Officer or the director of the department responsible for the purchase, or his or her designee pursuant to Section 17B-040, by any alternative procedure.

(b) ~~\$1525,001 - \$50,000~~: Purchases of materials, supplies and equipment of more than ~~fifteen~~ twenty-five thousand dollars (~~\$1525,000~~), but less than or equal to fifty thousand dollars

(\$50,000) may, except as otherwise provided in this chapter or the Act, be awarded by the City Manager pursuant to the non-public project informal bidding procedure.

[The remainder of this section remains unchanged.]

SECTION 83. Section 19A-3 (Regulations for use) of Chapter 19A (Skateboarding and Skating Areas) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 19A-3. Regulations for use.

The following regulations shall apply within the skateboarding and skating areas designated by this chapter:

(a) No person shall use, or permit a minor for whom he or she is responsible to use, a designated skateboarding and skating area unless the person or minor, while in possession of a skateboard or skates, is wearing proper safety equipment including at least a helmet, elbow pads, and knee pads. A minor means a person under the age of eighteen.

[The remainder of this section remains unchanged.]

SECTION 84. Section 20-7-4 (Same—Permits required –Issuance) of Article VII (Address Numbers on Curbs) of Chapter 20 (Streets and Sidewalks) of the Woodland Municipal Code is hereby amended to read as follows:

Sec. 20-7-4. Same—Permits required—Issuance.

Any person engaging in the business of painting address numbers on curbs shall obtain an encroachment permit from the director of public works prior to the painting of any property address on the face of any street curb within the city. This permit may be revoked pursuant to the procedure set forth in Chapter 13, Part G of Article I (Licenses) of the Municipal Code.

SECTION 85. Subsection 20-12-02 (Definitions) of Article XII (Banners Promoting Special Events or Resources) Chapter 20 (Streets and Sidewalks) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 20-12-02. Definitions.

"Banner sign" means a strip of cloth or other flexible material meeting the design specifications included in Section ~~20-12-03~~ 20-12-04 on which a sign or message is painted calling attention to the city, its natural advantages, resources, enterprises, attractions, climate, facilities, business and community.

[All other parts of this section remain unchanged.]

SECTION 86. Subsection 21-2-2 (Definitions) of Article 2 (Definitions) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-2-2. Definitions.

"Subdivision" means the division, by any subdivider, of any unit or units of improved or unimproved land, or any portion thereof, shown on the latest equalized county assessment roll as a unit or as contiguous units, for the purpose of sale, lease or financing, whether immediate or future. Property shall be considered as contiguous units, even if it is separated by roads, streets, utility easement or railroad rights-of-way. ~~Subdivision includes a condominium project, as defined in Civil Code Section 1351(f), a community apartment project, as defined in Civil Code Section 1351(d), or the conversion of five or more existing dwelling units to a stock cooperative, as defined in Civil Code Section 1315(m).~~ Subdivision includes a condominium project, as defined in Section 4125 or 6542 of the Civil Code, a community apartment project, as defined in Section 4105 of the Civil Code, or the conversion of five or more existing dwelling units to a stock cooperative, as defined in Section 4190 or 6566 of the Civil Code.

[All other definitions remain unchanged.]

SECTION 87. Subsection 21-3-4 (Waiver of parcel map requirements) of Article 3 (Map Requirements) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-3-4. Waiver of parcel map requirements.

(d) Upon the waiver of the parcel map requirement, or the tentative and final map requirement, pursuant to this section, the city engineer shall file with the county recorder a certificate of compliance for the land to be divided, in accordance with Section 21-3-7, and a plat map showing the division. The certificate shall include a certificate by the county tax collector in accordance with ~~Section 21-9-5(d).~~ Section 21-9-5 (4).

[All other parts of this section remain unchanged both before and after (d).]

SECTION 88. Section 21-8-2 (Filing and processing) of Article 8 (Vesting) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-8-2. Filing and processing.

(a)(9) [Subsection (a) and (a)(1) through (8) remain unchanged.]

Final design package approved by the planning commission including but not limited to: the design package building elevations, material identification, color schemes, floor

plans, lot layouts, Global Warming Solutions Act of 2006 (also known as AB 32) requirements, energy conservation and efficiency components, solar availability and compatible layouts, photo voltaic energy generation designs, insulation calculations, on site landscape plans for each parcel with plant selection, maximum shading diagram.

[The remainder remain unchanged.]

SECTION 89. Section 21-9-5 (Information to be submitted with parcel and final maps) of Article 9 (Final Map and Parcel Map) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-9-5. Information to be submitted with parcel and final maps.

[Subsections (1) – (10) remain unchanged.]

(11) The submittal of the final map or parcel map for a common interest development within the meaning of Civil Code Section ~~1350 et seq.,~~ 4000, et seq., shall include the proposed declaration of covenants, conditions and restrictions in ~~containing the provisions described in Civil Code Section 1353,~~ 4250 and all other governing documents for the subdivision as are appropriate pursuant to ~~Section 1363 of the Civil Code.~~ Civil Code Section 4800, et seq. The submittal of the final map or parcel map for all subdivisions other than a common interest development shall include any declaration of covenants, conditions and restrictions proposed in connection therewith. All documents shall be subject to review and approval by the city engineer and city attorney.

SECTION 90. Section 21-9-6 (Parcel map preparation) of Article 9 (Final Map and Parcel Map) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-9-6. Parcel map preparation.

A parcel map may be compiled from data shown on final maps, records of survey and parcel maps only if such filed or recorded maps were based upon field surveys and were recorded within the last fifteen years. Data from a filed survey made within the last fifteen years and filed with the city engineer, county surveyor or county recorder may also be used. The fifteen-year time limit may be waived by the city engineer if it is shown that record monumentation exists and that existing angles and distances on the ground measure within the required limits of record angles and distances. Parcel maps compiled from filed or recorded data shall conform to the requirements of the Subdivision Map Act. All other parcel maps shall be based on a field survey made in conformity with the Professional Land Surveyor's Act (Cal. Bus. & Prof. Code 8700, et seq.) and shall conform to the requirements of the Subdivision Map Act (Cal. Gov. Code 66410, et seq.).

SECTION 91. Section 21-10-1 (Reversions to acreage by final map or parcel map – Owner participation) of Article 10 (Reversion to Acreage by Final Map or Parcel Map) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-10-1. Reversions to acreage by final map or parcel map—Owner petition.

Property previously subdivided by final map or parcel map may be reverted to acreage by final map or parcel map pursuant to the provisions of the Subdivision Map Act and of this chapter. Proceedings to revert subdivided property to acreage may be initiated by petition of all of the owners of record of the property. The petition shall contain the following information and such other information as required by the public works department:

[Subsections (1) through (2)(C) inclusive remain unchanged.]

(3) A tentative map in the form prescribed by ~~Section 21-3-7(a)~~ Article 4 (Filing of Tentative Map) of this chapter.

[The remainder of the subsection remains unchanged.]

SECTION 92. Section 21-11-8 (Approval of improvement plans) of Article 11 (Dedication and Improvement Regulations) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-11-8. Approval of improvement plans.

[Subsection (a) remains unchanged.]

Upon determination that the improvement plans fully comply with the requirements of the Subdivision Map Act, this code and the "Standard Specifications and Details," as amended from time to time, and substantially comply with the tentative map, the city engineer shall sign the statement provided for in ~~Section 21-9-9~~ 21-9-8 of this chapter.

SECTION 93. Section 21-13-3 (Release if improvement security) of Article 13 (Improvement Security) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-13-3. Release of improvement security.

The security furnished by the subdivider may be reduced in whole or in part in the following manner:

(1) Security given for faithful performance of any act or agreement may be released upon the performance of the act or final completion and acceptance of the required work. The city engineer may earlier authorize partial release of the security upon the corresponding partial

performance of the act or the acceptance of the work as it progresses, consistent with the provisions of Section 66499.7 of the Subdivision Map Act.

(2) After passage of the time within which claims of lien are required to be recorded pursuant to Civil Code Section ~~3114 et seq.~~ 8000. et seq., security securing payment to the contractor, his or her subcontractors and to persons furnishing labor, materials or equipment shall be reduced to an amount equal to the total claimed by all claimants for whom claims of lien have been recorded and notice thereof given in writing to the city council. If no claims have been recorded, the security shall be released in full. Such release shall not apply to any required guarantee and warrant period nor to the amount of the security deemed necessary by the city for such guarantee and warranty period nor to costs and reasonable expenses and fees, including reasonable attorneys' fees, as set forth in the Section 21-13-2.

SECTION 94. Section 21-16-3 (Monument data, filing procedure and availability to public) of Article 16 (Coordinated Positions and Digital Submission of Maps and Plans) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-16-3. Monument data, filing procedure and availability to public.

All data pertaining to these monuments shall be filed in accordance with the requirements of the Professional Land Surveyor's Act (Cal. Bus. & Prof. Code Section 8700, et. seq.), and made readily available to the general public.

SECTION 95. Section 21-17-1 (Map requirements) of Article 17 (Condominiums, Community Apartments and Stock Cooperatives) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-17-1. Map requirements.

For the purposes of this article, subdivisions that include a condominium project, as defined in Civil Code Sections ~~783 and 1351(f),~~ 4125 or 6542, a community apartment project, defined in Civil Code Section ~~1351(d),~~ 4105, or a stock cooperative project as defined in Civil Code Section ~~1351(m),~~ 4190 or 6566 shall be subject to the requirements of this chapter for tentative subdivision and final maps. Maps of such projects need not show the buildings or the manner in which the buildings or the airspace above the property shown on the map are to be divided, nor need individual parcels front on a dedicated and accepted county road, city street, or state highway as required by Section 21-5-2; provided, however, that each unit has access over an area of common ownership to the required dedicated and accepted thoroughfare. Fees for condominium maps shall be in accordance with the city fee schedule as adopted and revised by the city council from time to time.

SECTION 96. Subsection 21-17-2 (Application contents) of Article (Condominiums, Community Apartments and Stock Cooperatives) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-17-2. Application contents.

Applications for condominiums, community apartments and stock cooperatives shall be in accordance with the procedure established in Section 21-3-7(a) of this chapter. In addition, the subdivider shall:

[Subsection (1)(A) remains unchanged.]

(1)(B) Failure by a subdivider or his or her agent to give the notice required herein shall not be grounds to deny the conversion. However, if the subdivider or his or her agent fails to give notice pursuant to this section, he or she shall pay to each prospective tenant who becomes a tenant and who was entitled to such notice, and who does not purchase his or her unit pursuant to Section ~~21-17-3(d)~~ 21-17-3(4) an amount equal to the sum of the following:

[The remainder of the subsection remains unchanged.]

SECTION 97. Section 21-18-3 (Action on lot line adjustments) of Article 18 (Lot Line Adjustments) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-18-3. Action on lot line adjustments.

[Subsection (a) through (b) inclusive remains unchanged.]

(c) Planning Commission Action. If the community development director transfers the lot line adjustment application to the planning commission, the commission shall hold a public hearing and, upon the conclusion thereof, approve, conditionally approve or disapprove the application based on the above findings within the time limits prescribed by the Permit Streamlining Act (Gov't Code Section 65920, et. seq.).

[The remainder of the subsection remains unchanged.]

SECTION 98. Subsection 21-19-1 (Purpose) of Article 19 (Merger) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-19-1. Purpose.

The purpose of this article is to provide a simplified procedure to allow for the removal of previously approved parcel lines and the merger of contiguous parcels under common ownership at the request of the property owner, pursuant to Gov't Code Sections ~~66499.20~~ 3/4 66499.20.1, 6649.20.2, and 6649.20.3 of the Subdivision Map Act. Nothing stated herein shall be construed to prevent an applicant from filing a tentative subdivision map, a final map or a parcel map for any merger.

SECTION 99. Subsection 21-19-2 (Merger of parcels authorized) of Article 19 (Merger) of Chapter 21 (Subdivisions) of the Woodland Municipal Code is hereby amended to read, as follows:

Sec. 21-19-2. Merger of parcels authorized.

Pursuant to Gov't Code Sections 66499.20 3/4 66499.20 3/4 66499.20.1, 6649.20.2, and 6649.20.3 of the Subdivision Map Act, the community development director is authorized to approve or conditionally approve a merger requested by the property owner of contiguous parcels under common ownership without reversion to acreage, upon making the findings and utilizing the procedures set forth in this article. At the community development director's discretion, the planning commission may take final action on a merger application after a public hearing.

SECTION 100. The asterisks following the title and the editorial note following Subsection 23-1 (Tax rate)* of Article I (In General) of Chapter 23 (Taxation) of the Woodland Municipal Code is deleted as outdated, as follows:

Sec. 23-1. Tax rate.

The city council must on or before the eighth day of September of each year fix the rate of city taxes designating the number of cents on each one hundred dollars of property levied for each fund, and must then levy such city taxes as may be necessary to raise revenue for the maintenance of the city and the several departments during the ensuing fiscal year.

~~* For state law as to maximum annual property tax, see Gov. C., § 43068.~~

SECTION 101. Section 23-38-1 (Transfer of city tax functions to county) of Article I (In General) of Chapter 23 (Taxation) of the Woodland Municipal Code is amended, as follows:

Sec. 23-38-1. Transfer of city tax functions to county.

All assessment and tax collection duties including collection of assessments levied for municipal improvements shall be performed by the assessor and tax collector of Yolo County for purposes of assessing and collecting ad valorem property taxes that become a lien after adoption of this section and for collecting assessments for municipal improvements. Further, Yolo County is designated as the city's agent for service of process for any and all actions brought against the city for a refund of such taxes and, pursuant to Revenue and Taxation Code Section ~~5149, as it may be amended from time to time, 5146,~~ the city reserves the right to request that the Yolo County counsel defend the city against such actions.

SECTION 102. Section 23-46-8 (Penalty for violation of article) of Article II (Sales and Use Tax) of Chapter 23 (Taxation) of the Woodland Municipal Code is amended to read, as follows:

Sec. 23-46-8. Penalty for violation of article.

Any person violating any of the provisions of this article shall be deemed guilty of a misdemeanor, and upon conviction thereof shall be punishable ~~by a fine of not more than five hundred dollars or by imprisonment for a period of not more than six months, or by both such fine and imprisonment.~~ in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 103. Section 23-60 (Violations of article a misdemeanor; penalties) of Article III (Taxation) of Chapter23 (Taxation) of the Woodland Municipal Code is amended to read, as follows:

Sec. 23-60. Violation of article a misdemeanor; penalties.

Any person violating any of the provisions of this article shall be guilty of a misdemeanor and shall be punishable ~~therefor by a fine of not more than five hundred dollars or by imprisonment in the city jail for a period of not more than six months or by both such fine and imprisonment.~~ in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

[The remainder of this subsection remains unchanged.]

SECTION 104. Section 23-66 (Same – Plans of reorganization or adjustment) of Article IV (Real Property Transfer Tax) of Chapter23 (Taxation) of the Woodland Municipal Code amended to read, as follows:

Sec. 23-66. Same—Plans of reorganization or adjustment.

Any tax imposed pursuant to this article shall not apply to the making, delivering or filing of conveyances to make effective any plan of reorganization or adjustment:

- a. Confirmed under the Federal Bankruptcy Act, as amended;
- b. Approved in an equity receivership proceeding in a court involving a railroad corporation, as defined in subdivision ~~(m) of Section 205 44~~(m) of Title 11 of the United States Code, as amended;
- c. Approved in an equity receivership proceeding in a court involving a corporation, as defined in subdivision ~~(3) of Section 506 9~~of Title 11 of the United States Code, as amended; or
- d. Whereby a mere change in identity, form or place of organization is effected.

Subdivisions a to d, inclusive, of this section shall only apply if the making, delivery or filling of instruments of transfer or conveyances occurs within five years from the date of such confirmation, approval or change.

SECTION 105. 23-68 (Same – Partnerships) of Article IV (Real Property Transfer Tax) of Chapter23 (Taxation) of the Woodland Municipal Code amended to read, as follows:

Sec. 23-68. Same—Partnerships.

In the case of any realty held by a partnership, no levy shall be imposed pursuant to this article by reason of any transfer of an interest in a partnership or otherwise, if:

(1) Such partnership (or another partnership) is considered a continuing partnership within the meaning of section 708 of the Internal Revenue Code ~~of 1954~~ of 1986 (26 U.S.C.A. Section 708); and

(2) Such continuing partnership continues to hold the realty concerned.

b. If there is a termination of any partnership within the meaning of section 708 of the Internal Revenue Code ~~of 1954 (26 U.S.C.A. Section 708)~~ of 1986 (26 U.S.C.A. Section 708), for purposes of this article, such partnership shall be treated as having executed an instrument whereby there was conveyed, for fair market value (exclusive of the value of any lien or encumbrance remaining thereon), all realty held by such partnership at the time of such termination.

c. Not more than one tax shall be imposed pursuant to this article by reason of a termination described in subdivision (b), and any transfer pursuant thereto, with respect to the realty held by such partnership at the time of such termination.

SECTION 106. Section 23B.5 (Penalty for violations of article) of Article I (Subdivisions) of Chapter 23B (Underground Utilities) of the Woodland Municipal Code amended to read, as follows:

Sec. 23B.5. Penalty for violation of article.

Any person violating any provision of this article shall, upon conviction, be guilty of a misdemeanor and punished by a fine not to exceed five hundred dollars or by imprisonment in the county jail not to exceed six months, or by both such fine and imprisonment in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 107. Section 23B.17 (Penalty for violation of article) of Article II (Underground Utility Districts) of Chapter 23B of the Woodland Municipal Code amended to read, as follows:

Sec. 23B.17. Penalty for violation of article.

It shall be unlawful for any person to violate any provision or to fail to comply with any of the requirements of this article. Any person violating any provision of this article or failing to comply with any of its requirements shall be deemed guilty of a misdemeanor and upon conviction thereof shall be punished ~~by a fine not exceeding five hundred dollars or by imprisonment not exceeding six months, or by both such fine and imprisonment. Each such person shall be deemed guilty of a separate offense for each day during any portion of which any violation of any of the provisions of this article is committed, continued or permitted by such person, and shall be punishable therefor as~~

~~provided for in this article, in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).~~

SECTION 108. Section 23C-6-4 (Persons authorized to perform work) of Article IV (Sewage Service) of Chapter 23C (Utility Services) of the Woodland Municipal Code amended to read, as follows:

Sec. 23C-6-4. Persons authorized to perform work.

Permits shall be issued only to contractors as said contractors are defined in Section ~~23C-1-16~~ 23C-1-18 (Contractor) of this chapter. Applicants for sewer permits shall provide plans, specifications, or other information considered pertinent in the judgment of the city.

SECTION 109. Section 23C-9-3 (Regulations) of Article IX (Cross-Connection Control and Backflow Prevention) of Chapter 23C (Utility Services) of the Woodland Municipal Code amended to read, as follows:

Sec. 23C-9-3. Regulations.

(a) No water service connection to any premises shall be installed or maintained by the city unless the water supply is protected as required by ~~Sections 7583 through 7605 of Title 17 of the California Administrative Code (1984)~~ Article 1 and Article 2 of Title 17 of the California Code of Regulations, or other relevant state laws and regulations. The city shall discontinue service of water to any premises in the following situations: if a backflow prevention device required by this code is not installed, tested and maintained; if a backflow prevention device has been removed or by-passed; or if an unprotected cross-connection exists on the premises. Service will not be restored until such conditions or defects are corrected.

[The remainder of the section remains unchanged.]

SECTION 110. Section 23C-14-21 is added to Article XIV (Recycled Water Service) of Section 23C-14 (Recycled Water Service) of Chapter 23C (Utility Services) of the Woodland Municipal Code, to read as follows:

Sec. 23C-14-21. Penalty.

Any person violating any of the provisions of this article shall be deemed guilty of a misdemeanor, and upon conviction thereof shall be punishable in accordance with Section 1-3-7 (General penalty; continuing violations; aiding or abetting).

SECTION 111. The definition of “City website” in Section 27-1-3 (Definitions) of Article I (Disclosure of Campaign Contributions) of Chapter 27 (Elections) of the Woodland Municipal Code amended to read, as follows:

Sec. 27-1-3. Definitions.

"City website" means the website owned, operated and maintained by the city of Woodland, California at the following address: ~~http://www.ci.woodland.ca.us/~~ <http://www.cityofwoodland.org/>.

[All other parts of this section remain unchanged.]

SECTION 112. Section 27-2-4 (Election of City Council) of Article II (Election of City Council) of Chapter 27 (Elections) of the Woodland Municipal Code amended to read, as follows:

Sec. 27-2-4. Election of City Council.

Members of the City Council shall be elected "by districts" as provided in California Government Code sections ~~34881 through 34833, as such sections may be amended~~ 34881 through 34883. Each district shall elect one Council member. Except as provided in Section 27-2-6, a Council member of each district must live in that district and must be a registered voter in that district to be eligible to hold office for that district. Only voters who live in a district shall be eligible to vote in the election for Council member of that district.

SECTION 113. Section 27-2-5 (Amendment of District Boundaries) of Article II (Election of City Council) of Chapter 27 (Elections) of the Woodland Municipal Code amended to read, as follows:

Sec. 27-2-5. Amendment of District Boundaries.

Pursuant to Elections Code section 21601, as it may be amended, the City Council shall adjust the boundaries of any or all of the districts following each decennial federal census. Using the census as a basis, the City Council shall adjust the boundaries so that the districts shall be as nearly equal in population as practicable and in compliance with all applicable provisions of law. Any adjustment of district boundaries shall be made by ordinance adopted by the City Council before the first day of November of the year following the year in which each decennial federal census is taken. Prior to the public hearing approving the adjustment of the district boundaries, the City Council shall hold a public hearing on the proposed district boundaries as required by Elections Code section ~~21601.1~~. 21607.

[The remainder of the section remains unchanged.]

SECTION 114. California Environmental Quality Act (CEQA). The City Council finds and determines that adoption of this Ordinance does not have any potential for causing a significant effect on the environment because it does not change the existing regulatory scheme except to correct citation errors, clarify existing law, or repeal laws, and therefore does not constitute a "project" pursuant to Section 21065 of the Public Resource Code.

SECTION 115. Severability. If any provision, clause, sentence, or paragraph of this Ordinance or the application thereof to any person or circumstances shall be held invalid, such invalidity shall not affect the other provisions of this Ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this Ordinance are declared to be severable.

SECTION 116. Publication The City Clerk shall certify to the adoption of this Ordinance and shall cause a summary thereof to be published in the Daily Democrat, a newspaper of general circulation, printed and published in the City of Woodland and County of Yolo, at least five (5) days prior to the meeting at which the proposed ordinance is to be adopted and shall post a certified copy of the proposed ordinance in the office of the City Clerk, and within fifteen (15) days of its adoption, shall cause a summary of it to be published, including the vote for and against the same, and shall post a certified copy of the adopted ordinance in the office of the City Clerk, in accordance with California Government Code section 36933. This Ordinance shall take effect thirty (30) days after its adoption. In addition, this ordinance amends, recodifies, and authorizes republication with a new structural plan pursuant to Government Code sections 50022.1-50022.10, and accordingly, publication of notice has occurred pursuant to Government Code section 6066. To the extent possible, publication has occurred or will occur simultaneously to satisfy the requirements of both Government Code sections 36933 and 6066.

PASSED AND ADOPTED by the City Council of the City of Woodland on this _____ day of _____, 2019, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Xochitl Rodriguez, Mayor

ATTEST:

Ana B. Gonzalez, City Clerk

APPROVED AS TO FORM:

Kara K. Ueda, City Attorney

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- 17.160.350 Criteria—Class A priority. (Prior code § 26-3-20)
- 17.160.360 Criteria—Class B priority. (Prior code § 26-3-30)
- 17.160.370 Criteria—Class C priority. (Prior code § 26-3-40)

Article 4. Assignment of Building Unit Allocations

- 17.160.380 Assignment procedure—First release BUAs. (Prior code § 26-4-10)
- 17.160.390 Assignment procedure—Second release BUAs. (Prior code § 26-4-20)
- 17.160.400 Assignment procedure—Third release BUAs. (Prior code § 26-4-30)
- 17.160.410 Excess BUAs. (Prior code § 26-4-40)

Article 5. Transfer or Exchange

- 17.160.420 Transfer or exchange by landowner—Approval required. (Prior code § 26-5-10)
- 17.160.430 Assuring plan area achieves densities intended by the specific plan. (Prior code § 26-5-11)
- 17.160.440 BUAs allocated in excess of BUAs utilized—Not transferable. (Prior code § 26-5-12)

Article 6. Registry of BUA Holders

- 17.160.450 BUA holders—Registry required. (Prior code § 26-6-10)

Article 7. Building Permits

17.160.460 Payment of financial obligation. (Prior code § 26-7-5)

17.160.470 Application—Evidence required. (Prior code § 26-7-10)