

City of Woodland

300 First Street
Woodland, CA 95695

Meeting Minutes – DRAFT – For Approval

Tuesday, May 3, 2011

CLOSED SESSION - 5:00 PM
REGULAR SESSION – 6:00 PM

Council Chambers

City Council

**CITY COUNCIL CHAMBERS
300 FIRST STREET
WOODLAND, CALIFORNIA 965695**

**CLOSED SESSION MINUTES
5:00 P.M.**

A. CALL TO ORDER

B. CLOSED SESSION

- 1 Conference with Real Property Negotiators, pursuant to Section 54956.8 and Anticipated Litigation pursuant to Section 54956.9: Property: APN 041 070 06; Agency Negotiator: City Manager and City Attorney; Negotiating Parties: Mark Deven, Andrew Morris and Forrest Family Trust; Under Negotiations: Price and Terms of Payment

Present: Mayor Art Pimentel, Vice Mayor Skip Davies, Council Members Martie Dote, William Marble, Tom Stallard

Council provided direction to the Property Negotiators

**JOINT REGULAR CITY COUNCIL/WOODLAND FINANCE AUTHORITY/
REDEVELOPMENT AGENCY BOARD MEETING MINUTES
6:00 P.M.**

A. CALL TO ORDER

B. ROLL CALL

Present: 5 Mayor Art Pimentel, Vice Mayor Skip Davies, Council Members Martie Dote, William Marble, Tom Stallard

C. PLEDGE OF ALLEGIANCE

Led by Ana Gonzalez

D. COMMUNICATIONS-PUBLIC COMMENT

Randy Russell, Angie Roddan

E. COMMUNICATIONS–COUNCIL/STAFF STATEMENTS AND REQUESTS

Verbal updates received by City Council Members/Staff

F. WRITTEN COMMUNICATIONS

- 1 SUBJECT: Alcoholic Beverage Control License

Recommendation for Action:

Receive Notice of an On-Sale General License for Big Mac Daddy located at 102 Main Street

Council so received.

- 2 **SUBJECT:** Pacific Gas and Electric

Recommendation for Action:

Receive Notification from Pacific Gas and Electric regarding proposed modifications to the SmartMeter Program

Council so received.

G. PRESENTATIONS

- 1 **SUBJECT:** Youth Shrine Bowl

Recommendation for Action:

Recognize Youth Shrine Bowl Participants

Council so recognized.

- 2 **SUBJECT:** National Military Appreciation

Recommendation for Action:

Proclaim May 1 – June 14, 2011 as National Military Appreciation Month

Council so proclaimed.

G. CONSENT CALENDAR

On a motion by Vice Mayor Davies, seconded by Council Member Marble, and carried unanimously, Council approved the Consent Calendar items 3 through 14 with corrections and discussion as indicated,

- 3 **SUBJECT:** Community Development Status Report

Recommendation for Action:

Receive the Monthly Status Report from Community Development Department

Council so received as per action on the Consent Calendar with corrections.

- 4 **SUBJECT:** Capital Budget Execution Report

Recommendation for Action:

Receive the Capital Budget Execution Report from Community Development Department

Council so received as per action on the Consent Calendar.

5 SUBJECT: Fire Department Status Report

Recommendation for Action:
Receive the Monthly Status Report from the Fire Department

Council so received as per action on the Consent Calendar.

6 SUBJECT: Public Works Status Report

Recommendation for Action:
Receive the Monthly Status Report from Public Works

Council so received as per action on the Consent Calendar.

7 SUBJECT: Mobile Vendors

Recommendation for Action:
Re-adopt Ordinance 1526, “An Ordinance of the City Council of the City of Woodland Amending Section 14-6-9 of and Adding Article XV to Chapter 14 of the Woodland Municipal Code Relating to Mobile Vendors”

Council so re-adopted as per action on the Consent Calendar.

8 SUBJECT: Series Street Lighting, Project 08-06

Recommendation for Action:
Accept as Complete Series Street Lighting Project, Capital Improvement Project 08-06; Authorize Filing of a Notice of Completion

Council so accepted as per action on the Consent Calendar.

9 SUBJECT: Gibson Road and Branigan Avenue Right-of-Way

Recommendation for Action:
Adopt Resolution 5178, “A Resolution of the City of Woodland City Council Approving Summary Vacation of a City-Owned Easement”

Council so adopted as per action on the Consent Calendar.

10 SUBJECT: Sixth and Court Street Right-of-Way

Recommendation for Action:
Adopt Resolution 5179, “A Resolution of the City of Woodland City Council Approving Summary Vacation of Portions of City-Owned Parcels”

Council so adopted as per action on the Consent Calendar.

11 SUBJECT: Pioneer-Parkland Extension, Project 09-27

Recommendation for Action:

Approve Project Design and Bid Package; Authorize Bid Advertisement for Pioneer-Parkland Extension, Capital Improvement Project 09-27

Council so approved as per action on the Consent Calendar.

12 **SUBJECT: Council Meeting Schedule**

Recommendation for Action:

Approve Council Summer Schedule

Council so approved as per action on the Consent Calendar as presented for 2011 scheduled with direction to change schedule in 2012 to mid-July, mid-August hiatus.

13 **SUBJECT: Americans with Disabilities Act Improvements, Project 10-06**

Recommendation for Action:

Approve Project Design and Bid Package; Authorize Bid Advertisement for ADA Improvements, Project No. 10-06

Council so approved as per action on the Consent Calendar.

14 **SUBJECT: Sales and Use Tax Records Examination**

Recommendation for Action:

Adopt Resolution 5180, “A Resolution of the City Council of the City of Woodland Designating a City Consultant as the Authorized City Representative to Examine Sales and Use Tax Records” with Muni-Services

Council so adopted as per action on the Consent Calendar.

I. PUBLIC HEARING

15 **SUBJECT: Matmor Road/Sports Park Drive**

Recommendation for Action:

Conduct Public Hearing; Adopt Resolution 5181, “A Resolution of Necessity by the City Council of the City of Woodland, Declaring that Acquisition of Fee, Temporary Construction and Permanent Utility Easement Interests in a Portion of Certain Real Property Located in the City of Woodland, Yolo County, California, More Particularly Described as Assessor Parcel Number 041-070-006, by Eminent Domain, as Necessary for the Purpose of Extending Matmor Road, Constructing Sports Park Drive from East Street, and the Relocation of an Existing Utility Power Line, in the City of Woodland, Yolo County, California”

On a motion by Council Member Stallard, seconded by Council Member Dote and carried unanimously, Council adopted the Resolution and associated actions with amendments as identified by the City Attorney.

J. REPORTS OF THE CITY MANAGER

16 SUBJECT: Water Quality Report

Recommendation for Action:
Receive 2010 Annual Water Quality Report

Council so received.

17 SUBJECT: Surface Water Project Financing

Recommendation for Action:

- (1) Adopt City of Woodland Resolution 5182, a “Resolution of the City Council of the City of Woodland Approving the Issuance by the Woodland Finance Authority of Not-to-Exceed \$38,000,000 Aggregate Principal Amount of Woodland Finance Authority Commercial Paper Notes; Approving the Forms of and Authorizing Execution and Delivery of a Second Supplemental Installment Purchase Contract, a Dealer Agreement, a Reimbursement Agreement, a Fee Letter, and a Continuing Disclosure Certification Connection with Certain Water System Improvements; and Authorizing Related Actions and Matters”;
- (2) Woodland Finance Authority Resolution 11-05, a “ Resolution Approving the Forms of and Authorizing Execution and Delivery of the Second Supplemental Installment Purchase Contract, the Trust Indenture, the Issuing and Paying Agency Agreement, the Dealer Agreement, the Reimbursement Agreement, and the Fee Letter Authorizing the Issuance of Commercial Paper Notes; Approving the Form of the Offering Memorandum and the Distribution Thereof, and Approving other Actions Related to the Woodland Finance Authority Water Revenue Commercial Paper Notes”

On a motion by Board/Council Member Marble, Board Vice Chair/Vice Mayor Davies and carried unanimously, the Board and the Council so adopted the Resolutions as presented:

18 SUBJECT: Branigan Avenue Sink Hole

Recommendation for Action:
Adopt Resolution 5183, a “Resolution of the City Council of the City of Woodland Proclaiming the Existence of Emergency Conditions and Ratifying Implementation of the Emergency Procurement Authority”

On a motion by Council Member Dote, seconded by Council Member Stallard and carried unanimously, Council so adopted the Resolution as presented.

K. REDEVELOPMENT REPORT

20. SUBJECT: Casa del Sol Subordination

Recommendation for Action:

Adopt Agency Resolution 11-07, a “Resolution of the Redevelopment Agency of the City of Woodland Approving an Increase in the Amount of Senior Debt Financing Allowed Under the Participation Agreement for the Casa Del Sol Project”

On a motion by Board Member Dote, seconded by Board Vice Chair Davies and carried unanimously, the Agency Board adopted the Resolution as presented.

L. ORDINANCE

21 SUBJECT: Development Impact Fee Deferral

Recommendation for Action:

Introduce, Waive First Reading and Read by Title Only Ordinance 1528, “An Ordinance of the City Council of the City of Woodland, California, Amending Section 6B-110 of the Woodland Municipal Code Relating to the Deferral of Certain Development Impact Fees”

Bruce Jacks spoke on this issue.

On a motion by Council Member Dote, seconded by Council Member Marble, and carried unanimously, Council introduced said Ordinance as presented.

K. REDEVELOPMENT AGENCY REPORT (CONTINUED)

19 SUBJECT: Jackson Building and Hoblit Dealership

Board Member Stallard recused himself and left the Chambers due to a possible conflict of interest regarding this item.

Recommendation for Action:

Adopt Agency Resolution 11-06, a “Resolution of the Redevelopment Agency of the City of Woodland approving the Execution of the Owner Participation Agreement for the Jackson Building Interior Renovation and Relocation Agreement for the Hoblit Dealership Relocation and direction to Evaluation the Woodland Historic Train Depot Project”

Comments were received from Ron Caceres, Mike Adams, BJ Ford, Christina Hayes, Mark Ullrich, Jim Bohon, and Anita Long.

On a motion by Board Member Dote, seconded by Board Member Marble and carried unanimously by the Members present, the Board adopted the recommended action as presented with the amendment that the Hoblit item to return to the May 17, 2011 meeting. Staff to evaluate the Train Depot, Hoblit, and address parking issues at the Depot site.

M. ADJOURN

The meeting of the Council was adjourned at 7:51PM

Respectfully submitted,

Ana Gonzalez
City Clerk