



City of Woodland

300 First Street
Woodland, CA 95695

Meeting Agenda City Council

Tuesday, September 1, 2015

6:00 PM

Council Chambers

CLOSED SESSION 5:30 P.M.

A. CALL TO ORDER

B. CLOSED SESSION

B. 1 Conference with Real Property Negotiators, Pursuant to Gov't Code Section 54956.8

Property: APN 027-360-101 (NW corner of CR102 and Beamer Streets)

Agency Negotiators: City Manager, Community Development Director,
Economic Development Manager, and City Attorney

Negotiating Parties: Gerry Kamilos and Woodland/Spreckels Industrial
Business Park, LLC

Under Negotiation: Price and Terms of Payment

JOINT REGULAR CITY COUNCIL/WOODLAND FINANCE AUTHORITY SEPTEMBER 1, 2015 6:00 P.M.

A. CALL TO ORDER

B. ROLL CALL

C. PLEDGE OF ALLEGIANCE

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.

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.

[16-098](#)

SUBJECT: Long Range Calendar

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

Attachments: [Council Long Range Calendar](#)

F. MINUTES

1. [16-089](#)

SUBJECT: Council Meeting Minutes

Recommendation for Action: Staff recommends that the City Council adopt the minutes of the Joint Regular City Council/Woodland Finance Authority meeting of August 18, 2015.

Attachments: [08-18-15 DRAFT MINUTES FOR APPROVAL](#)

G. PRESENTATIONS

2. [16-094](#)

SUBJECT: Proclamation of Support Prostate Cancer Awareness Month

Recommendation for Action: Staff recommends that the City Council adopt a Proclamation supporting the American Cancer Society Prostate Cancer Awareness Month, September 2015, and encouraging all male citizens to actively play a part in their health by seeking early detection methods.

Attachments: [Proposed Proclamation - 2015-A.doc](#)

[Did you know - 2015, B](#)

3. [16-059](#)

SUBJECT: Planning Commission Annual Report

Recommendation for Action: Staff recommends that the City Council receive the Planning Commission Annual Update including a summary of the 2014 accomplishments and proposed 2015 work plan.

Attachments: [1 - Review of Application Types and Review Authority](#)

[2 - FY 2015-2016 PC Work Program](#)

H. CONSENT CALENDAR

4. [16-079](#)

SUBJECT: Approve Contract with Hatch Mott McDonald for Well #24 and Well #26 Water Main Project, CIP 16-09

Recommendation for Action: Staff recommends that the City Council: (1) approve Resolution No. _____ authorizing the City Manager to execute the consultant services agreement with Hatch Mott McDonald (HMM) for Well #24 and Well #26 Water Main Project, CIP 16-09, for an

amount not to exceed \$189,601, and
(2) reallocate \$250,000 in funding for CIP 16-09 from CIP 11-14, East Transmission Main.

Attachments: [B - Scope of work](#)
[reso HMM](#)

5. [16-093](#) SUBJECT: Final Acceptance and Notice of Completion for Douglas Junior High Sewer Realignment Project, CIP 15-14

Recommendation for Action: Staff recommends that the City Council approve Resolution No. _____, accepting the Douglas Junior High Sewer Realignment Project CIP 15-14 construction contract as complete and authorize the City Clerk to file a Notice of Completion.

Attachments: [A - Resolution](#)

6. [16-080](#) SUBJECT: Budget Appropriation Approval for Legal Services Required for the Review and Processing of an Application Submitted to the Manufactured Home Fair Practices Commission

Recommendation for Action: Staff recommends that the City Council:
1) Approve an appropriation of \$10,000 for required legal services to review and process the net operating income application submitted to the City's Manufactured Home Fair Practices Commission by the owner of the Royal Palm Mobile Home Park; and
2) Approve a transfer of \$4,351.41 from the City's Housing Trust Fund to the General Fund for this purpose, and authorize staff to amend the budget as necessary.

7. [16-097](#) SUBJECT: Treasurer's Investment Report Quarter Ending June 30, 2015

Recommendation for Action: Staff recommends that City Council accept the quarterly Treasurer's Investment Report for the quarter ended June 30, 2015.

Attachments: [Woodland Investment Analysis 06-30-2015](#)
[Q4 FY 2015 Investment Details](#)

8. [16-090](#) SUBJECT: Transportation Development Act Claim

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, authorizing the filing of the annual Transportation Development Act claim with the Sacramento Area Council of Governments.

Attachments: [Proposed Use of Funds](#)
[TDA Resolution](#)

9. [16-086](#) SUBJECT: Appointment to Woodland Recreation Foundation

Recommendation for Action: Staff recommends that the City Council consider and appoint a member of the public to the Woodland Recreation Foundation.

10. [16-095](#) SUBJECT: Award construction contract for WPCF 2015 Phase III Improvement Project-Pond System Enhancements, CIP 10-11

Recommendation for Action: Staff recommends that the City Council:

1. Adopt Resolution No. _____, approving a construction contract in the amount of \$2,015,572, which includes the base bid plus additive alternate A2, to Teichert Construction for CIP 10-11, Water Pollution Control Facility (WPCF) 2015 Phase III Improvement Project-Pond System Enhancements, and authorize a contract contingency of up to 8% (\$161,246); and
2. Approve appropriation of an additional \$550,000 for FY15/16 from Fund 220, Sewer Enterprise Fund; and
3. Approve Contract Amendment #1 with Nexgen Utility Management, Inc. to add construction services in an amount not to exceed \$18,200.

Attachments: [A - Resolution](#)

[B - Contract Amendment #1](#)

I. PUBLIC HEARINGS

11. [16-099](#) SUBJECT: PUBLIC HEARING - Spring Lake Specific Plan - Turn of the Century (PLNG15-00036) General Plan and Specific Plan Amendments and Development Agreement Amendments

This item will be opened and continued to the September 15, 2015 Council meeting.

12. [16-064](#) SUBJECT: PUBLIC HEARING - Adopt an Ordinance of the City Council of the City of Woodland, adding Section 25-21-23 to the Woodland Municipal Code regarding solar energy systems

Recommendation for Action: Staff recommends that the City Council:

- 1) Hold a public hearing; and
- 2) Adopt Ordinance No. _____, adding Section 25-21-23 to the City of Woodland Municipal Code to create expedited, streamlined permitting procedures for small residential rooftop solar systems, as mandated by State Assembly Bill No. 2188 (September 21, 2014) codified in Section 658505.5 of the California Government Code.

Attachments: [A - Ordinance](#)

13. [16-084](#) SUBJECT: PUBLIC HEARING - First reading of proposed ordinance amending Article XIV to Chapter 23C of the Woodland Municipal Code Related to Recycled Water Service to establish incentives and encourage the use of recycled water

Recommendation for Action: Staff recommends that the City Council:

- (1) Adopt Resolution No. _____, approving the amendments to Article XIV to Chapter 23C of the Woodland Municipal Code Related to Recycled Water Service; and
- (2) Waive the first reading and read by title only an Ordinance of the City Council of the City of Woodland, California Amending Sections 23C-14-3 and 23C-14-19 of Article XIV of Chapter 23C of the Woodland Municipal Code to Establish Incentives and Encourage the Use of Recycled Water."

Attachments: [A - Proposed Ord. to be Added to the Municipal Code Related to Recycle Water](#)
[B - Summary of Proposed Water Ordinance](#)

J. REPORTS OF THE CITY MANAGER

14. [16-096](#) SUBJECT: Report from Council Homeless Ad Hoc Sub-Committee

Recommendation for Action: Staff recommends that the City Council receive a report from its recently-formed Homeless Ad Hoc Sub-committee and consider the following actions:

- 1) Adopt a position in support of a "Housing First" model for coordinated approach to addressing homelessness,
- 2) Introduce and waive first reading of Ordinance No. _____, amending Sections 7-2, 7-3, and 7-4 of the Municipal Code related to camping on city property and private property,
- 3) Introduce and waive first reading of Ordinance No. _____, amending Section 15-56 of the Municipal Code related to Prohibited Activities in City Parks, and
- 4) Provide feedback on next steps to guide ongoing sub-committee and staff efforts to address issues related to homelessness.

Attachments: [Woodland Amended Camping Ordinance - Track Changes](#)
[WOODLAND Ordinance Amending Storage Activities in City Parks - Track Changes](#)
[Attachment A 2015 Homeless Count Report](#)
[Attachment B Homeless Services Inventory](#)
[Attachment C Homeless 10 year plan revision](#)

15. [16-058](#) SUBJECT: Letter expressing support for the U.S. Army Corps of Engineers to study additional alternatives for the Lower Cache Creek Feasibility Study

Recommendation for Action: Staff recommends that the Council authorize the City Manager to sign a letter to the U.S. Army Corps of Engineers (Corps) to express support for the Corps to study a Locally Preferred Plan (LPP) for the Lower Cache Creek Feasibility Study, CIP #09-15.

Attachments: [A - Draft LCCFS Letter to Corps](#)

K. ADJOURN

I declare under penalty of perjury that the foregoing Agenda for the Joint Regular City Council/Woodland Finance Authority Regular Meeting of the City of Woodland scheduled for September 1, 2015 was posted on August 28, 2015 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 request 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.