



City of Woodland

City Hall
300 First Street
Woodland, CA 95695

Meeting Agenda

City Council

Tuesday, June 20, 2017

6:00 PM

Council Chambers

CITY COUNCIL CLOSED SESSION 5:45 PM

A. CALL TO ORDER

B. CLOSED SESSION

**B.1 CONFERENCE WITH LABOR NEGOTIATORS, Pursuant to
Government Code Section 54957.6**

**Agency Designated Representatives: City Manager and Human Resources
Manager**

Employee Organization(s): Woodland Police Supervisors Association

**B.2 CONFERENCE WITH LABOR NEGOTIATORS, Pursuant to
Government Code Section 54957.6**

**Agency Designated Representatives: City Manager and Human Resources
Manager**

Employee Organization(s): Confidential Unit

JOINT REGULAR CITY COUNCIL/WOODLAND FINANCE AUTHORITY/SUCCESSOR AGENCY

JUNE 20, 2017

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.

[17-0542](#) SUBJECT: Long Range Calendar

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

F. MINUTES

1. [17-0512](#) SUBJECT: Parks & Recreation Commission Meeting Minutes for April 24, 2017

Recommendation for Action: Staff recommends that the City Council receive the April 24, 2017 Parks & Recreation Commission Minutes that were approved on May 22, 2017.

G. PRESENTATIONS

2. [17-0547](#) SUBJECT: Proclamation honoring May 26 - June 24, 2017 as the Month of Ramadan

RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt a proclamation recognizing May 26 - June 24, 2017 as the Month of Ramadan

H. CONSENT CALENDAR

3. [17-0474](#) SUBJECT: Approval of Capital Financing and Debt Management Policy

Recommendation for Action: Staff recommends that the City Council approve the Capital Financing and Debt Management Policy for the City of Woodland.

4. [17-0487](#) SUBJECT: Library Improvement Project, CIP 15-08; Final Acceptance and Notice of Completion

Recommendation for Action: Staff recommends that the City Council approve Resolution No. _____, accepting the Library Improvement Project, CIP 15-08, as complete and authorizing the City Clerk to file a Notice of Completion.

5. [17-0490](#) SUBJECT: Approve Consultant Services Agreement for 2017 Corridor Safety Study Project, CIP 17-17

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, to approve a consultant services agreement for with Fehr & Peers, in the amount of \$148,000 for the 2017 Corridor Safety Study Project and authorize the City Engineer to execute the agreement and amendments, as necessary, up to 20% of the agreement amount.

6. [17-0498](#)

SUBJECT: Summary Vacation of Utility Easements on a Parcel Located at 20 North Cottonwood St.

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, approving summary vacation of utility easements on a parcel located at 20 North Cottonwood St.

7. [17-0500](#)

SUBJECT: Public Works Quarterly Status Report for the period of March through May 2017

Recommendation for Action: Staff recommends that the City Council accept the Public Works Department's Quarterly Status Report.

8. [17-0514](#)

SUBJECT: Second Reading and Adoption of Ordinance approving the Extension of the Development Impact Fee Deferral Program

Recommendation for Action: Staff recommends that the City Council conduct the second reading and adopt Ordinance approving the Extension to the Development Impact Fee Deferral Program.

9. [17-0528](#)

SUBJECT: Oil Payment Program FY17 Budget Increase

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, authorizing an additional FY 2016/17 appropriation of \$2,000 in the Used Oil Payment Program Fund for a total appropriation of \$18,000.

10. [17-0534](#)

SUBJECT: 2017 4th of July Sponsors, Volunteers, and Listing of Events

Recommendation for Action: Staff recommends that the City Council receive a report on the 4th of July sponsors, volunteers and listing of events.

11. [17-0538](#)

SUBJECT: Consultant Services Agreement for West Woodland Safe Routes to School Improvement Project, CIP 17-09

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, to approve a consultant services agreement with Bennett Engineering Services, in an amount not to exceed \$310,000 for the West Woodland Safe Routes to School Improvement Project, CIP 17-09 and authorize the City Manager to

execute the agreement.

12. [17-0541](#) SUBJECT: Appointment of City Council Representative on the Yolo Sub-Basin Groundwater Agency JPA
- Recommendation for Action: Staff recommends that the City Council formally designate the Council member serving as the representative to the Water Resources Association of Yolo County (WRA) as serve concurrently as the city's representative on the newly-formed Yolo Sub-basin Groundwater Agency (YSGA) Board.
13. [17-0543](#) SUBJECT: Berryessa Snow Mountain National Monument Proclamation
- RECOMMENDATION FOR ACTION: Staff recommends that the City Council adopt a resolution reaffirming their support for the designation of Berryessa Snow Mountain as a National Monument.
14. [17-0544](#) SUBJECT: Waste Management Delinquent Garbage/Refuse Accounts - Call for a Public Hearing
- Recommendation for Action: Staff recommends that the City Council set a Public Hearing for July 18, 2017 to hear and approve the list of Delinquent Refuse Accounts and direct the Tax Collector of Yolo County to assess liens against real property to collect delinquent payments.

I. PUBLIC HEARINGS

15. [17-0515](#) SUBJECT: PUBLIC HEARING - Gibson Ranch Lighting & Landscaping District
- Recommendation for Action: Staff recommends that the City Council (1) conduct a public hearing and (2) adopt Resolution No. _____, approving the fiscal year 2017/2018 annual levy report and order the levy and collection of the assessment within the Gibson Ranch Lighting and Landscaping District.
16. [17-0516](#) SUBJECT: PUBLIC HEARING - North Park Lighting and Landscaping District
- Recommendation for Action: Staff recommends that the City Council (1) conduct a public hearing and (2) adopt Resolution No. _____, approving the fiscal year 2017/2018 annual levy report and order the levy and collection of the assessment within the North Park Lighting and Landscaping District.
17. [17-0517](#) SUBJECT: PUBLIC HEARING - West Wood Lighting and Landscaping District
- Recommendation for Action: Staff recommends that the City Council (1)

conduct a public hearing and (2) adopt Resolution No. _____, approving the fiscal year 2017/2018 annual levy report and order the levy and collection of the assessment within the West Wood Lighting and Landscaping District.

18. [17-0518](#) SUBJECT: PUBLIC HEARING - Streng Pond Landscape Maintenance District

Recommendation for Action: Staff recommends that the City Council (1) conduct a public hearing and (2) adopt Resolution No. _____, approving the fiscal year 2017/2018 annual levy report and order the levy and collection of the assessment within the Streng Pond Landscape Maintenance District.

19. [17-0519](#) SUBJECT: PUBLIC HEARING: Spring Lake Lighting & Landscaping District

Recommendation for Action: Staff recommends that the City Council (1) conduct a public hearing and (2) adopt Resolution No. _____, approving the fiscal year 2017/2018 annual levy report and Resolution No. _____, ordering the levy and collection of the assessment within the Spring Lake Lighting and Landscaping District.

20. [17-0520](#) SUBJECT: PUBLIC HEARING: Gateway Landscaping & Lighting District

Recommendation for Action: Staff recommends that the City Council (1) conduct a public hearing and (2) adopt Resolution No. _____, approving the fiscal year 2017/2018 annual levy report and Resolution No. _____, ordering the levy and collection of the assessment within the Gateway Lighting and Landscaping District.

21. [17-0527](#) SUBJECT: PUBLIC HEARING: Public Hearing for and Adoption of Substantial Amendment to Fiscal Year 2016/17 Community Development Block Grant Action Plan

Recommendation for Action: Staff recommends that the City Council take the following actions:

1. Hold a public hearing to receive community input on the proposed FY 2016/17 Community Development Block Grant (CDBG) Action Plan Amendment; and
2. Adopt Resolution No. _____, approving Amendment #1 to the FY 2016/17 CDBG Action Plan with the funding allocations as recommended by staff; and
3. Direct staff to complete the necessary paperwork to process Amendment #1 to FY 2016/17 Action Plan, as well as any other related documents required by the U.S. Department of Housing and Urban Development (HUD), incorporating the adopted funding allocations along with any public input received during the public comment period

ending on June 20, 2017; and

4. Direct staff to forward the completed Amendment #1 and related documents to HUD once completed; and

5. Authorize the City Manager to execute any agreements, contracts or related/required documents with the appropriate entities to carry out the CDBG funding activities; and

6. Authorize the Finance Officer to make the budget allocations as specified.

These Actions are consistent with the CDBG Consolidated Plan goal of assisting low- and moderate- income persons.

J. REPORTS OF THE CITY MANAGER

22. [17-0546](#) SUBJECT: Approval of Loan Commitment for Mutual Housing California's Phase 2 Multi-Family Project

Recommendation for Action: Staff recommends that the City Council take the following actions:

(1) Adopt Resolution No. _____, approving a 57-year term residual receipts loan with Mutual Housing California (Mutual) in the amount of \$1,500,000 with three percent (3%) simple interest for Mutual's Phase 2 multi-family project (39 farmworker units) at the southeast corner of Pioneer Avenue and Farmers Central Road and funding of the loan through the Spring Lake Affordable Housing and Affordable Housing In-Lieu Fee funds;

(2) Approve disbursement of \$1,200,000 in loan proceeds to occur through completion of project construction which is estimated to occur in February 2020; and

(3) Authorize disbursement of the remaining \$300,000 in loan proceeds, contingent upon Mutual satisfying a five-year performance guarantee for funding (estimated to occur in 2025).

(4) The City loan commitment is to be valid for the 2017 Round 2 tax credit application. If Mutual does not receive a tax credit award during Round 2, Mutual would be required to submit a new loan subsidy request to in order to obtain City assistance.

23. [17-0529](#) SUBJECT: Status Report - Update of the Downtown Parking Management Plan

Recommendation for Action: Staff recommends that the City Council:

1) Receive a presentation that describes the latest findings on the status of public parking Downtown and recommendations to balance current and future parking supply and demand; and

2) Provide direction to Staff on initial recommendations to be included in Downtown Parking Master Plan prior to returning to City Council for final approval this Fall: and

3) Introduce and waive first reading of the attached Ordinance amending the City's Parking Ordinance (Municipal Code Chapter 14, Article VII) to add 20 minute, 3-hour, 4-hour parking time zones to the City's Ordinance.

24. [17-0535](#)

SUBJECT: Consultant Services Agreement for W. Main Street Bicycle/Pedestrian Mobility & Safety Improvement Project, CIP 17-16

Recommendation for Action: Staff recommends that the City Council 1) adopt Resolution No. _____, approving a consultant services agreement with Mark Thomas, in an amount not to exceed \$650,000 for the W. Main Street Bicycle/Pedestrian Mobility & Safety Improvement Project, CIP 17-16 and authorize the City Manager to execute the agreement and amendments, as necessary, and 2) Receive a presentation regarding upcoming transportation projects.

25. [17-0533](#)

SUBJECT: Approve Modifications to the Utility Assistance Program

Recommendation for Action: Staff recommends that the City Council modify the Utility Assistance Program to provide a subsidy of \$40/month for up to 12 months in a fiscal year.

26. [17-0526](#)

SUBJECT: Fiscal Year 2017-2018 Budget

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, approving the Fiscal Year (FY) 2017-2018 Annual Budget of \$158.24 million, which includes the budgets for the Capital Improvement Program, the Woodland Finance Authority and the Successor Agency to the former Redevelopment Agency.

27. [17-0545](#)

SUBJECT: Designate Delegate for the Annual League of California Cities Conference

Recommendation for Action: Staff recommends that the City Council designate a voting delegate to represent the City at the Annual Conference of the League of California Cities to be held in Sacramento, September 13 - 15, 2017.

28. [17-0539](#)

SUBJECT: Approve the Sale of the City of Woodland Wastewater Revenue Refunding Bonds, Series 2017

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, approving the Forms of and Authorizing Execution and Delivery of a Bond Issuance Agreement, a Letter Agreement for Purchase, and a First Amendment to the Installment Purchase Contract; Authorizing the Issuance of the City of Woodland

Wastewater Revenue Refunding Bond, Series 2017; and Approving other Actions Related Thereto.

SUCCESSOR AGENCY REGULAR CALENDAR

29. [17-0540](#) SUBJECT: Approve Refunding of the 2007 Tax Allocation Bonds

Recommendation for Action: Staff recommends that the Successor Agency approve Resolution No. _____, authorizing the Issuance of a Refunding Bond to Refund Tax Allocation Bonds of the Redevelopment Agency of the City of Woodland.

K. ADJOURN

I declare under penalty of perjury that the foregoing Agenda for the Joint Regular City Council/Woodland Finance Authority/Successor Agency Regular Meeting of the City of Woodland scheduled for June 20, 2017 was posted on June 16, 2017 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.