

City of Woodland

*City Hall
300 First Street
Woodland, CA 95695*



Meeting Minutes - Final

Tuesday, July 18, 2017

6:00 PM

MINUTES ADOPTED BY COUNCIL

Council Chambers

City Council

**CITY COUNCIL
CLOSED SESSION
5:30 P.M.**

A. CALL TO ORDER

B. CLOSED SESSION

B.1 CONFERENCE WITH REAL PROPERTY NEGOTIATORS,

Pursuant to Section 54956.8

PROPERTY: Approximately 4.7 acres of land located at 1585 East Gibson Road, Woodland, CA 95776, known generally as the District's former Willow Spring School site

AGENCY NEGOTIATOR: City Manager, Community Development Director and City Attorney

NEGOTIATING PARTIES: Woodland Joint Unified School District (WJUSD)

UNDER NEGOTIATIONS: Price and Terms of Payment

JOINT REGULAR CITY COUNCIL/WOODLAND FINANCE AUTHORITY

JULY 18, 2017

6:00 P.M.

A. CALL TO ORDER

B. ROLL CALL

Present: 5 - Mayor Angel Barajas, Mayor Pro Tem Enrique Fernandez, Council Member Marlin Davies, Council Member Xochitl Rodriguez and Council Member Tom Stallard

C. PLEDGE OF ALLEGIANCE

D. COMMUNICATIONS-PUBLIC COMMENT

Marie Perea spoke regarding Sanctuary City.

E. COMMUNICATIONS-COUNCIL/STAFF STATEMENTS AND REQUESTS

Verbal updates provided by Council Members/Staff.

[17-0577](#)

SUBJECT: Long Range Calendar

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

F. PRESENTATIONS

1. [17-0561](#) SUBJECT: Proclamation - Appreciation and Recognition of Rob Sanders

Recommendation for Action: Staff recommends that the City Council recognize retiree Rob Sanders for his many years of service to the City of Woodland and for his efforts in leading and guiding multiple Divisions and Work Groups of Public Works.

On a motion by Council Member Stallard, seconded by Mayor Pro Tem Fernandez and carried unanimously, Council Members presented a Proclamation of Appreciation to retiree Rob Sanders for is many years of service to the City of Woodland.

Ayes: 5 - Mayor Barajas, Mayor Pro Tem Fernandez, Council Member Davies, Council Member Rodriguez and Council Member Stallard

G. CONSENT CALENDAR

2. [17-0566](#) SUBJECT: Community Services Department Quarterly Status Report for the period of April 2017 through June 2017

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

Accepted the Community Service's Department's Quarterly Status Report.

3. [17-0568](#) SUBJECT: Receive Annual Report from the Manufactured Home Fair Practices Commission

Recommendation for Action: Staff recommends that the City Council receive and file the Manufactured Home Fair Practices Commission Annual Report for the 2016 program year and receive a summary update on the 2017 program year.

Received and filed the Manufactured Home Fair Practices Commission Annual Report for the 2016 program year and receive a summary update on the 2017 program year.

4. [17-0550](#) SUBJECT: Approve Contract with Laugenour and Mickle for West Street Water Main Project, CIP 17-08

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, authorizing the City Manager to execute the consultant services agreement with Laugenour and Mickle (L&M) for the West Street Water Main Project, CIP 17-08, for an amount up to \$93,480 and authorize a contingency for design contract amendments up to an additional 10% (9,348).

Adopted Resolution No. 6883, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING AN AGREEMENT WITH LAUGENOUR & MIEKLE FOR ENGINEERING CONSULTING SERVICES.

5. [17-0565](#) SUBJECT: Contract Award - FY2017/18 Annual Cyclical Tree Pruning

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, authorizing the City Manager to execute the FY 2017/18 annual cyclical tree pruning and maintenance service contract to West Coast Arborist (WCA) in the amount not-to-exceed \$179,000.

Adopted Resolution No. 6884, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND AUTHORIZATION THE CITY MANAGER TO EXECUTE THE FY2017/18 CONTRACT WITH WEST COAST ARBORISTS IN THE AMOUNT OF ONE HUNDRED SEVENTY EIGHT THOUSAND FOUR HUNDRED SEVENTY FOUR DOLLARS.

6. [17-0555](#) SUBJECT: Award Construction Contract with Euro Style Management, Inc. to Provide Construction Services for the WPCF Clarifier Coating Project, CIP 17-20, and Appropriate Project Funding

Recommendation for Action: Staff recommends that the City Council:

- 1) Adopt Resolution No. _____, authorizing the City Manager to:
- 2) Create a new capital project, the WPCF Clarifier Coating Project, CIP 17-20; and
- 3) Appropriate \$270,000 from CIP 14-02, Water Pollution Asset Replacement Project, to CIP 17-20; and
- 4) Award a construction contract with Euro Style Management, Inc. for construction services in the not-to-exceed amount of \$173,500 for the WPCF Clarifier Coating Project; and
- 5) Approve construction contract change order(s) for construction contingencies of up to an additional 10% of the contract award amount (\$17,350).

Adopted Resolution No. 6885, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A CONSTRUCTION CONTRACT WITH EURO STYLE MANAGEMENT, INC. IN THE NOT-TO-EXCEED AMOUNT OF \$173,500 WITH A TEN PERCENT (10%) CONTINGENCY FOR CIP 17-20, WPCF CLARIFIER COATING PROJECT.

7. [17-0554](#) SUBJECT: Memorandum of Understanding with the Woodland Police Supervisor Association, covering the period from July 1, 2017 through June 30, 2021

Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, ratifying a four (4) year, Memorandum of Understanding with the Woodland Police Supervisor Association, covering the period from July 1, 2017 through June 30, 2021.

Adopted Resolution No. 6886, MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF WOODLAND AND THE WOODLAND POLICE SUPERVISORS ASSOCIATION - July 1, 2017– June 30, 2021.

8. [17-253](#) SUBJECT: Memorandum of Understanding with the Woodland Police Officers' Association, covering the period from July 1, 2017 through June 30, 2021.

Recommendation for Action: Staff recommends that the City Council Adopt Resolution No. _____, ratifying a four-year, Memorandum of Understanding with the Woodland Police Officers' Association, covering the period from July 1, 2017 through June 30, 2021.

Adopted Resolution No. 6887, MEMORANDUM OF UNDERSTANDING BETWEEN THE WOODLAND POLICE OFFICERS' ASSOCIATION OF THE CITY OF WOODLAND.

9. [17-0563](#) SUBJECT: Memorandum of Understanding with the Woodland Police Mid-Management Association, covering the period from July 1, 2017 through June 30, 2020

Recommendation for Action: Staff recommends that the City Council Adopt Resolution No. _____, ratifying a three-year, Memorandum of Understanding with the Woodland Police Mid-Management Association, covering the period from July 1, 2017 through June 30, 2020.

Adopted Resolution No. 6888, MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF WOODLAND AND THE WOODLAND POLICE MID-MANAGEMENT UNIT - July 1, 2017 to June 30, 2020.

10. [17-0570](#) SUBJECT: Annexation of Property into the Community Facilities District 2004-1 (Spring Lake) and into the Spring Lake Maintenance Community Facilities District

Recommendation for Action: Staff recommends that the City Council:
(1) adopt Resolution No. _____, declaring its intent to annex property into Community Facilities District 2004-1 (Spring Lake) and setting a public hearing for August 22, 2017; and
(2) adopt Resolution No. _____, declaring its intent to annex property into the Spring Lake Maintenance Community Facilities District and setting a public hearing for August 22, 2017.

Adopted Resolution No. 6889, A RESOLUTION OF INTENTION TO ANNEX TERRITORY TO COMMUNITY FACILITIES DISTRICT 2004-1 (SPRING LAKE) AND TO LEVY A SPECIAL TAX TO PAY FOR CERTAIN PUBLIC FACILITIES - Annexation No. 2 and Resolution No. 6890, A RESOLUTION OF INTENTION TO ANNEX TERRITORY TO THE SPRING LAKE MAINTENANCE COMMUNITY FACILITIES DISTRICT AND TO LEVY A SPECIAL TAX TO PAY FOR CERTAIN MAINTENANCE SERVICES - Annexation No. 2.

12. [17-0572](#) SUBJECT: Approve Plans and Specifications and Authorize Bid Advertisement for Harter Avenue Sewer Rehabilitation, CIP 08-21
- Recommendation for Action: Staff recommends that the City Council approve Resolution No. _____, approving the plans and specifications and authorize bid advertisement for the Harter Avenue Sewer Rehabilitation, CIP #08-21.
- Adopted Resolution No. 6892, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO APPROVE THE PLANS AND SPECIFICATIONS AND AUTHORIZE BID ADVERTISEMENT FOR THE HARTER AVENUE SEWER REHABILITATION PROJECT, CIP #08-21.**
13. [17-0551](#) SUBJECT: Approve Plans & Specifications, and Authorize Bid Advertisement for Destroy Old Wells (Well #10, Well #17, and Well #20), CIP #11-10
- Recommendation for Action: Staff recommends that the City Council adopt Resolution No. _____, approving the plans and specifications and authorize bid advertisement for the Destroy Old Wells (Well #10, Well #17, and Well #20) Project, CIP #11-10.
- Adopted Resolution No. 6893, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO APPROVE THE PLANS AND SPECIFICATIONS AND AUTHORIZE BID ADVERTISEMENT FOR THE DESTROY OLD WELLS (WELL #10, WELL #17, AND WELL #20) PROJECT, CIP #11-10.**
14. [17-0578](#) SUBJECT: Approve the Sale of the City of Woodland Wastewater Revenue Refunding Bonds, Series 2017
- Recommendation for Action: Staff recommends that the City Council, as the Board of the Woodland Finance Authority, adopt Resolution No. _____, approving the Form of and Authorizing Execution and Delivery of the Escrow Agreement and the First Amendment to the Installment Purchase Contract Related to the Refunding of the Woodland Finance Authority Wastewater Revenue Bonds (Second Senior Lien), Series 2009.
- Adopted Resolution No. 17-08-FA, RESOLUTION APPROVING THE FORM OF AND AUTHORIZING EXECUTION AND DELIVERY OF THE ESCROW AGREEMENT AND THE FIRST AMENDMENT TO INSTALLMENT PURCHASE CONTRACT RELATED TO THE REFUNDING OF THE WOODLAND FINANCE AUTHORITY WASTEWATER REVENUE BONDS (SECOND SENIOR LIEN) SERIES 2009.**
15. [17-0579](#) SUBJECT: Cooperation and Administrative Services Agreement with Valley Clean Energy Alliance
- Recommendation for Action: Staff recommends that the City Council approve the Cooperation and Administrative Services Agreement with

Valley Clean Energy Alliance (VCEA).

Adopted Resolution No. 6894, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A COOPERATION AND ADMINISTRATIVE SERVICES AGREEMENT WITH THE VALLEY CLEAN ENERGY ALLIANCE.

16. [17-0580](#)

SUBJECT: Second Reading and Adoption of Ordinance Amending Section 23-62 of the Woodland Municipal Code Related to the Documentary Transfer Tax

Recommendation for Action: Staff recommends that the City Council adopt Ordinance No. _____, amending Section 23-62 of the Woodland Municipal Code Related to the Documentary Transfer Tax

Adopted Ordinance No. 1619, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOODLAND AMENDING SECTION 23-62 OF THE WOODLAND MUNICIPAL CODE RELATED TO THE DOCUMENTARY TRANSFER TAX.

17. [17-0581](#)

SUBJECT: Second Reading and Adoption of Ordinance amending the City's Parking Ordinance

Recommendation for Action: Staff recommends that the City Council adopt Ordinance No. _____, 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.

Council Member Davies asked that this item be pulled for discussion. Stephen Coyle addressed his concerns.

Adopted Ordinance No. 1620, AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOODLAND AMENDING SECTION 14-7-1 OF AND ADDING SECTION 14-7-8 TO THE CITY OF WOODLAND MUNICIPAL CODE RELATED TO STOPPING, STANDING, OR PARKING RESTRICTIONS AND ESTABLISHING ADDITIONAL DOWNTOWN PARKING TIME ZONES IN THE CITY OF WOODLAND.

Consent Calendar Item No. 11 was pulled from the Consent Calendar and moved to the end of the Regular Calendar for discussion.

On a motion by Council Member Davies, seconded by Council Member Stallard and carried unanimously, Council Members approved Consent Calendar Items No. 2 through 17, minus Item No. 11 which was moved to Reports of the City Manager.

Ayes: 5 - Mayor Barajas, Mayor Pro Tem Fernandez, Council Member Davies, Council Member Rodriguez and Council Member Barajas

H. PUBLIC HEARINGS

18. [17-0575](#)

SUBJECT: PUBLIC HEARING - Waste Management Liens

Recommendation for Action: Staff recommends that the City Council conduct a Public Hearing to receive input from property owners and

adopt Resolution No. _____, "A Resolution Requesting Collection of Charges on Tax Roll".

On a motion by Council Member Stallard, seconded by Council Member Rodriguez and carried unanimously, Council Members adopted Resolution No. 6895, A RESOLUTION REQUESTING COLLECTION OF CHARGES ON TAX ROLL.

Ayes: 5 - Mayor Barajas, Mayor Pro Tem Fernandez, Council Member Davies, Council Member Rodriguez and Council Member Stallard

19. [17-0567](#)

SUBJECT: PUBLIC HEARING - Fiscal Year 2017/18 Community Development Block Grant Action Plan and Authorization of Submittal of Action Plan

Recommendation for Action: Staff recommends that the City Council hold a public hearing and approve the 2017/18 Community Development Block Grant Annual Action Plan. The City Council's approval is based on taking the following actions:

1. Hold a public hearing to receive community input on the Fiscal Year (FY) 2017/18 Community Development Block Grant (CDBG) Action Plan (Attachment A); and
2. Adopt a Resolution to approve the Fiscal Year FY 2017/18 CDBG Action Plan with the funding allocations as recommended by the CDBG Review Panel and staff (Attachment C); and
3. Direct staff to complete the FY 2017/18 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; and
4. Direct staff to forward the completed FY 2017/18 Action Plan 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 funded activities; and
6. Authorize the Finance Officer to make the budget allocations as specified.

These Actions are consistent with the 2015-2019 CDBG Consolidated Plan goals to reduce slum and blight conditions and assisting low and moderate income people.

On a motion by Council Member Stallard, seconded by Mayor Pro Tem Fernandez and carried unanimously, Council Members adopted Resolution No. 6896, RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO HOLD A PUBLIC HEARING TO RECEIVE COMMUNITY INPUT ON THE FISCAL YEAR 2017/18 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) ACTION PLAN AND APPROVE THE ACTION PLAN.

20. [17-0576](#)

SUBJECT: PUBLIC HEARING - Extension of an Urgency Interim Ordinance Establishing a Moratorium on Mini-Storage/ Warehouse

Facilities in All Zoning Districts

Recommendation for Action: Staff recommends that the City Council:

- 1) Hold a public hearing to receive a staff report regarding the Interim Urgency Ordinance adopted by the City Council on June 6, 2017;
- 2) Issue a Report on the Measures Taken to Study Mini-Storage and Warehouse Uses and appropriate zoning for such uses; and
- 3) Adopt Ordinance No. _____, by a Four-Fifths Vote Extending Ordinance No. 1617 that Imposed a 45-day Moratorium on the Establishment of Mini-Storage/Warehouse Facilities in all Zones within the City of Woodland.

On a motion by Council Member Davies, seconded by Council Member Rodriguez and carried unanimously, Council Members adopted Ordinance No. 1621, AN URGENCY INTERIM ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WOODLAND PURSUANT TO GOVERNMENT CODE SECTION 65858 EXTENDING INTERIM URGENCY ORDINANCE NO. 1617 FOR AN ADDITIONAL FIVE MONTHS AND TWELVE DAYS TO CONTINUE DURING THIS PERIOD THE TEMPORARY MORATORIUM ON THE ESTABLISHMENT OF NEW, OR EXPANSION OF, EXISTING MINI-STORAGE/WAREHOUSE FACILITIES.

Ayes: 5 - Mayor Barajas, Mayor Pro Tem Fernandez, Council Member Davies, Council Member Rodriguez and Council Member Stallard

I. REPORTS OF THE CITY MANAGER

21. [17-0573](#)

SUBJECT: Receive General Plan and Housing Element Annual Progress Report for the Period of January 1 - December 31, 2016

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

1. Receive a report concerning the Housing Element Annual Progress Report, required by the State of California; and
2. Accept the Housing Element Annual Progress Report and direct staff to transmit the report to the Governor's Office of Planning and Research (OPR) and the State Department of Housing and Community Development (HCD) for filing.

Received and accepted a report regarding the Housing Element Annual Progress Report, required by the State of California; and directed staff to transmit the report to the Governor's Office of Planning and Research (OPR) and the State Department of Housing and Community Development (HCD) for filing.

Ayes: 5 - Mayor Barajas, Mayor Pro Tem Fernandez, Council Member Davies, Council Member Rodriguez and Council Member Stallard

22. [17-0571](#)

SUBJECT: Receive Fiscal Year 2016/17 Report on Affordable Housing Loan Portfolio

Recommendation for Action: Staff recommends that the City Council receive the Fiscal Year 2016/17 report on the City's affordable housing loan portfolio.

Received the Fiscal Year 2016/17 report on the City's affordable housing loan portfolio.

11. [17-0569](#)

SUBJECT: Approve Plans & Specifications, and Authorize Bid Advertisement for WPCF Pond #7 Biosolids Drying and Removal Project, CIP #18-06

Recommendation for Action: Staff recommends that the City Council:

- a. Adopt Resolution No. _____, approving the plans & specifications and authorize bid advertisement; and
- b. Create CIP 18-06 into the Capital Improvement Program FY 17/18 budget year; and
- c. Authorize the City Manager to execute the construction contract to the lowest, responsive, responsible bidder at an amount not to exceed \$325,000, plus a contingency in the amount of 20% of the contract amount for the WPCF Pond #7 Biosolids Drying and Removal Project, CIP #18-06; and
- d. Authorize City Manager to approve a Purchase Order with the Yolo County Landfill for an amount not to exceed \$200,000 for the WPCF Pond #7 Biosolids Drying and Removal Project, CIP #18-06; and
- e. Approve the allocation of \$575,000 of Sewer Enterprise Funds from Treatment Plant Exp-Biosolids, CIP 10-11 to WPCF Pond #7 Biosolids Drying and Removal Project, CIP #18-06 to provide for the total project budget.

On a motion by Council Member Stallard, seconded by Council Member Davies and carried on a 4-1 vote, Council Members adopted Resolution No. 6891, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO APPROVE THE PLANS AND SPECIFICATIONS AND AUTHORIZE BID ADVERTISEMENT FOR THE WPCF POND #7 BIOSOLIDS DRYING AND REMOVAL PROJECT, CIP #18-06 AND AUTHORIZE THE CITY MANAGER TO EXECUTE A CONSTRUCTION CONTRACT TO THE LOWEST RESPONSIVE & RESPONSIBLE BIDDER, AND REALLOCATE FUNDS FROM CIP #10-11 TO CIP 18-06.

The resolution was amended to change \$325,000 to \$525,000 in two (2) places, delete the recital and Section No. 5.

Ayes: 4 - Mayor Barajas, Council Member Davies, Council Member Rodriguez and Council Member Stallard

Abstain: 1 - Mayor Pro Tem Fernandez

J. ADJOURNED AT 7:40PM

Respectfully submitted,

/S/ Ana B. Gonzalez, City Clerk

Adopted by Council: August 22, 2017