

City of Woodland

City Hall
300 First Street
Woodland, CA 95695



Regular Meeting Minutes

Tuesday, March 6, 2018

6:00 PM
Council Chambers
City Council

**CITY COUNCIL
CLOSED SESSION**

5:30 PM

A. CALL TO ORDER

B. CLOSED SESSION

B.1 CONFERENCE WITH REAL PROPERTY NEGOTIATORS - Pursuant to Government Code Section 54956.8

CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Gov. Code § 54956.8)

Properties: Yolo County Assessor's Parcel Numbers 066-270-055 and 042-580-019

Agency Negotiators: City Manager, Assistant City Manager, City Engineer, Fire Chief, Community Services Director, City Attorney

Negotiating Parties: Woodland Joint Unified School District

Under Negotiation: Price and terms of payment

JOINT MEETING CITY COUNCIL/WOODLAND FINANCE AUTHORITY

March 6, 2018

6:00 PM

A. CALL TO ORDER

Meeting called to order at 6:05 PM.

B. ROLL CALL

All Council Members Present.

Present: Barajas, Davies, Fernandez, Rodriguez and Stallard

C. PLEDGE OF ALLEGIANCE

Pledge of Allegiance led by Marcus Miller.

D. COMMUNICATIONS-PUBLIC COMMENT

Mark Aulman introduced Marcus Miller, Woodland High School Senior and Vice President of Woodland Key Club, to speak about a Hands to Heart in collaboration with Woodland Kiwanis Club, Woodland Fire Department and Woodland School District.

E. COMMUNICATIONS-COUNCIL/STAFF STATEMENTS AND REQUESTS

Verbal updates provided by Council Members/Staff.

- 1. Long Range Calendar**

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

F. MINUTES

2. City Council Meeting Minutes of February 6, 2018 and February 20, 2018
Staff recommends that the City Council adopt the minutes of the Joint Regular City Council/Woodland Finance Authority meeting of February 6, 2018 and February 20, 2018.
3. Commission on Aging Minutes for January 18, 2018
Staff recommends that the City Council receive the January 18, 2018 Commission on Aging meeting minutes that were approved on February 15, 2018.
4. Parks & Recreation Commission Meeting Minutes for January 22, 2018
Staff recommends that the City Council receive the January 22, 2018 Parks & Recreation Commission Minutes that were approved on February 26, 2018.

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 February 6, 2018 and February 20, 2018; received the Commission on Aging meeting minutes of January 18, 2018 and the Parks & Recreation Commission meeting minutes of January 22, 2018.

Ayes: Barajas, Fernandez, Davies, Rodriguez, Stallard

G. PRESENTATIONS

5. Winter Family Homeless Shelter Pilot Program Update and Recognition of Volunteers and Host Site
Staff recommends that the City Council receive an update on the winter family shelter pilot program and recognize the volunteers and host site that participated in the program.

Received an update from Alex Halcon, Community Services Department Administrative Assistant on the Winter Family Homeless Shelter Program. Council Members recognized volunteers and host site that participated in the program.

6. Summer at City Hall
Staff recommends that the City Council receive a presentation on planning for the "Summer at City Hall" program, a new collaboration between the City of Woodland

and the Woodland Joint Unified School District.

Received presentation from Christine Engel, Community Services Director and Christine Lambie with the Woodland Joint Unified School District on planning for the "Summer at City Hall" program, a new collaboration between the City of Woodland and Woodland School District.

H. CONSENT CALENDAR

7. Approval of Major Projects Financing Plan Fee Deferral Agreement for Mutual at Spring Lake Apartments Phase 2 Project

Staff recommends that the City Council take the following actions:

1. Adopt Resolution No. ____, approving the deferral of \$530,141 in Major Projects Financing Plan (MPFP) fees until the property owner (Phase 2 Spring Lake Mutual Housing Associates, L.P.) requests a certificate of occupancy for the Mutual at Spring Lake Apartments Phase 2 project or December 31, 2019, whichever occurs first.
2. Direct the City Manager to execute the attached deferral agreement in substantially the same form with Phase 2 Spring Lake Mutual Housing Associates, L.P. or another entity established by Mutual Housing to own the Mutual at Spring Lake Apartments Phase 2 project.

Adopted Resolution No. 7016, RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND TO APPROVE THE DEFERRAL OF MPFP FEES UNTIL CERTIFICATE OF OCCUPANCY ISSUANCE FOR THE MUTUAL AT SPRING LAKE APARTMENTS PHASE 2 PROJECT.

8. Approve and implement new four (4) year agreement with the Woodland Mid-Management Professional Association (MMPA)

Adopt Resolution No. ____ to implement a four (4) year agreement (July 1, 2018 to June 30, 2022) with the Mid Management Professional Association (MMPA) as described herein.

Adopted Resolution No. 7017, MEMORANDUM OF UNDERSTANDING CONCERNING MID-MANAGEMENT UNIT EMPLOYEES OF THE CITY OF WOODLAND.

9. Award Construction Contract for 2018 ADA Improvement Project, CIP 18-03

Staff recommends that the City Council Adopt Resolution No. _____, to award the construction contract in the amount of \$119,287.00 for the base bid plus Alternates B and C to B&M Builders, Inc. for the 2018 ADA Improvement Project, CIP 18-03, authorize a contract contingency up to 15%, and authorize the City Manager to execute the construction contract and change orders.

Adopted Resolution No. 7018, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A CONSTRUCTION CONTRACT FOR THE

2018 ADA IMPROVEMENT PROJECT, CIP 18-03.

10. Award Construction Contract for 2018 Road Maintenance Project, CIP 18-02

Staff recommends that the City Council:

1. Adopt Resolution No. _____, to award the construction contract in the amount of \$728,861.29 for the base bid plus Alternate B to Pavement Coatings Company for the 2018 Road Maintenance Project, CIP 18-02, authorize a contract contingency up to 15%, and authorize the City Manager to execute the construction contract and change orders; and
2. Approve a consultant services agreement for construction management and inspection services with Associated Engineering Consultants, Inc., in the amount of \$125,072.00 for the Project and authorize the City Manager to execute the agreement and amendments up to 10%.

Mayor Fernandez commented on Consent Calendar Item No. 7 and 9 - City Council is committed to Affordable Housing and Council responded to ADA Parking at the Community and Senior Center and will be completed by the end of this summer.

Council Member Stallard voiced a concern regarding Consent Calendar Item No. 10 - Associated Engineering Consultants were authorized to spend \$214,500 at last Council meeting to supervise construction management inspection services for improvements on the Pioneer Park Avenue Widening. Concerned that large numbers are being approved without a "true bidding" process and that the City be totally transparent and equitable about these expenditures. Make sure that whatever steps can be taken to make sure we are getting good value for these services be exercised.

On a motion by Mayor Pro Tem Rodriguez, seconded by Council Member Stallard and carried unanimously, Adopted Resolution No. 7019, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING A CONSTRUCTION CONTRACT AND CONSULTANT AGREEMENT FOR THE 2018 ROAD MAINTENANCE PROJECT, CIP 18-02.

I. REPORTS OF THE CITY MANAGER

11. West Woodland Safe Routes to School Improvement Project, CIP 17-09; Approve Plans and Specifications and Authorize Bid Advertisement

Staff recommends that the City Council approve Resolution No. _____, approving the project plans and specifications and authorizing bid advertisement for the West Woodland Safe Routes to School Project, CIP 17-09.

On a motion by Council Member Davies, seconded by Council Member Barajas and carried unanimously, Adopted Resolution No. 7020, A

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
APPROVING THE PLANS AND SPECIFICATIONS FOR THE WEST WOODLAND
SAFE ROUTES TO SCHOOL PROJECT, CIP 17-09, AND AUTHORIZING BID
ADVERTISEMENT.**

Ayes: Barajas, Fernandez, Davies, Rodriguez, Stallard

12. Conceptual Buildout of the Sports Park

Staff recommends that the City Council:

1. Receive and provide feedback on an updated Woodland Community Sports Park Draft Master Plan for buildout of the Sports Park
2. Receive information related to the cost to design, construct, operate, and maintain new facilities at the Sports Park
3. Adopt Resolution No. _____, approving an additional \$30,000 of Measure E funding for CIP #18-04, Park/Recreation Facility Planning, for continued design and project management assistance with planning the proposed facilities.

On a motion by Council Member Davies, seconded by Mayor Pro Tem Rodriguez and carried unanimously, Adopted Resolution No. 7021, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND APPROVING AN APPROPRIATION OF MEASURE E FUNDS FOR CIP # 18-04, PARK/RECREATION FACILITY PLANNING.

Ayes: Barajas, Fernandez, Davies, Rodriguez, Stallard

13. Southeast Area Pool Feasibility Study

Staff recommends that the City Council:

- 1) Receive a report related to the need for a second City pool complex to meet community needs,
- 2) Provide feedback on the preferred location identified by the City Council/Parks & Recreation Commission Recreation Facilities Subcommittee as WJUSD property adjacent to Pioneer High School,
- 3) Provide direction to staff related to completion of the feasibility study to include, a layout of the proposed pool site, options for pool design and features, and further development of project cost estimates,
- 4) Direct staff to proceed with discussions with WJUSD on an agreement to secure the property for a future pool complex to include provisions for joint use of the facility.

14. Renaming of Southland Park

Staff recommends that the City Council adopt Resolution No. _____, approving the renaming of Southland Park to Gracie Hiddleson Park.

On a motion by Council Member Davies, seconded by Mayor Pro Tem Rodriguez and carried unanimously, Adopted Resolution No. 7022, A

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
APPROVING THE RENAMING OF SOUTHLAND PARK TO GRACIE HIDDLESON
PARK.**

Ayes: Barajas, Fernandez, Davies, Rodriguez, Stallard

15. Fiscal Year 2017/18 Mid-Year Budget Update
Information purposes only; no action required.
16. Fiscal Year 2017/18 Mid-Year Budget Amendments
Staff recommends that the City Council adopt Resolution No._____,
authorizing the amendments to the Fiscal Year 2017/18 Budget totaling
\$3,319,325.

**On a motion by Council Member Stallard, seconded by Council Member
Barajas and carried unanimously, Adopted Resolution No. 7023, A
RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WOODLAND
APPROVING AMENDMENTS TO THE FISCAL YEAR 2017-2018 ANNUAL
BUDGET.**

Ayes: Barajas, Fernandez, Davies, Rodriguez, Stallard

J. ADJOURN

Meeting adjourned at 8:56PM in honor of Ken Nardinelli.

Respectfully submitted,

/S/ Ana B. Gonzalez, City Clerk

Adopted by Council: May 1, 2018