



## AGENDA

SEPTEMBER 19, 2017

REGULAR MEETING  
CITY COUNCIL  
CITY OF YUBA CITY

5:00 PM - CLOSED SESSION: BUTTE ROOM  
6:00 P.M. REGULAR MEETING: COUNCIL CHAMBERS

MAYOR	• Stanley Cleveland, Jr
VICE MAYOR	• Preet Didbal
COUNCILMEMBER	• John Buckland
COUNCILMEMBER	• Manny Cardoza
COUNCILMEMBER	• Shon Harris
CITY MANAGER	• Steven Kroeger
CITY ATTORNEY	• Timothy Hayes

1201 Civic Center Blvd,  
Yuba City CA 95993

*Wheelchair Accessible*



*If you need assistance in order to attend the City Council meeting, or if you require auxiliary aids or services, e.g., hearing aids or signing services to make a presentation to the City Council, the City is happy to assist you. Please contact City offices at (530) 822-4817 at least 72 hours in advance so such aids or services can be arranged. **City Hall TTY: 530-822-4732***

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Materials related to an item on this Agenda submitted to the Council after distribution of the agenda packet are available for public inspection in the City Clerk's office at 1201 Civic Center Blvd., Yuba City, during normal business hours. Such documents are also available on the City of Yuba City's website at [www.yubacity.net](http://www.yubacity.net), subject to staff's availability to post the documents before the meeting.

**Public Comment:**

Any member of the public wishing to address the City Council on any item listed on the closed session agenda will have an opportunity to present testimony to the City Council prior to the City Council convening into closed session. Comments from the public will be limited to three minutes. No member of the public will be allowed to be present once the City Council convenes into closed session. Contact the City Clerk in advance of the closed session either in person at City Hall, by phone 822-4817, or email [cityclerk@yubacity.net](mailto:cityclerk@yubacity.net) to allow for time for testimony.

**Closed Session—Butte Room**

- A. Annual performance evaluation of City Manager pursuant to Government Code § 54957.
- B. Confer with labor negotiators Steven Kroeger and Natalie Springer regarding negotiations with the following associations: Yuba City Police Officers, Police Sergeants, Yuba City Firefighters Local 3793, Yuba City Fire Management, Confidential Employees, Executive Services Employees, First Level Managers, Mid Managers, and Public Employees Local No. 1, pursuant to Section 54957.6 of the Government Code.
- C. Confer with legal counsel regarding existing litigation pursuant to Government Code Section 54956.9(d)(1), California Department Water Resources vs. All persons interested in the matter of the Authorization of California WaterFix Revenue Bonds, et al., Sacramento County Superior Court Case No. 34-2017-00215965

**Regular Meeting—Council Chambers**

Call to Order

Roll Call:       \_\_\_ Mayor Cleveland  
                  \_\_\_ Vice Mayor Didbal  
                  \_\_\_ Councilmember Buckland  
                  \_\_\_ Councilmember Cardoza  
                  \_\_\_ Councilmember Harris

Invocation

Pledge of Allegiance to the Flag

**Presentations & Proclamations**

- 1.     **Retirement Proclamation – Public Works Utilities Mike Paulucci**

## Public Hearings

### **2. Proposed 2016-2017 Consolidated Annual Performance and Evaluation Report (CAPER) for the Community Development Block Grant (CDBG) Program**

- Recommendation:
- A) Conduct a Public Hearing, and after consideration
  - B) Approve the CAPER and authorize staff to submit it to the U.S. Department of Housing and Urban Development (HUD)

### **3. Consideration of General Plan Amendment, Specific Plan Amendment, Rezone, and Tentative Parcel Map to facilitate the development of four single family homes on 1.21 acres located on the east side of Stabler Lane, between Butte Vista Lane and Parc East Drive**

- Recommendation:
- A) Conduct a Public Hearing, and after consideration
  - B) Adopt a Mitigated Negative Declaration that determined that the proposed project will not create any significant environmental impacts
  - C) Adopt a Resolution amending 1.21 acres of the General Plan land use designation from the Neighborhood Commercial Planned Land Use designation to the Low Density Residential designation
  - D) Adopt a Resolution amending the Buttes Vista Neighborhood Plan
  - E) Introduce an Ordinance rezoning 1.21 acres from the C-1 (Neighborhood Convenience Commercial) zone district to R-1/SP/X (One-Family Residential District/Specific Plan/Combining District), and waive the first reading
  - F) Adopt a Resolution approving a Tentative Parcel Map to create four single-family residential lots
  - G) Make necessary tentative parcel map findings as outlined in this staff report

### **4. Consideration of General Plan Amendment, Rezone, and Tentative Parcel Map to facilitate the creation of eight lots for future development with industrial uses on approximately 9.5 acres located at 3142 Colusa Frontage Road**

- Recommendation:
- A) Conduct a Public Hearing, and after consideration
  - B) Adopt a Mitigated Negative Declaration that determined that the proposed project will not create any significant environmental impacts
  - C) Adopt a Resolution amending 9.5 acres of the General Plan land use designation from the Regional Commercial to Business, Technology & Light Industry
  - D) Introduce an Ordinance rezoning 9.5 acres from the C-3 (General Commercial District) zone district to the M-1 (Light Industrial District), and waive the first reading

- E) Adopt a Resolution approving a Tentative Subdivision Map to create eight lots for light industrial use
- F) Make necessary tentative parcel map findings as outlined in this staff report

### **Public Communication**

You are welcome and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Public comment on items not listed on the agenda will be heard at this time. Comments on controversial items may be limited and large groups are encouraged to select representatives to express the opinions of the group.

#### **5. Written Requests**

Members of the public submitting written requests, at least 24 hours prior to the meeting, will be normally allotted five minutes to speak

#### **6. Appearance of Interested Citizens**

Members of the public may address the City Council on items of interest that are within the City's jurisdiction. Individuals addressing general comments are encouraged to limit their statements to three minutes

### **Consent Calendar**

All matters listed under Consent Calendar are considered to be routine and can be enacted in one motion. There will be no separate discussion of these items prior to the time that Council votes on the motion unless members of the City Council, staff or public request specific items to be discussed or removed from the Consent Calendar for individual action.

#### **7. Minutes of September 5, 2017**

Recommendation: Approve the City Council Meeting Minutes of September 5, 2017

#### **8. Underground Utility District No. 12-1, Second Street – Phase 1 – Approval of Construction Management Expenditures (Award Contract)**

Recommendation: Award an Agreement for Professional Services to Dokken Engineering for Archaeological Services related to Underground Utility District No. 12-1, Second Street – Phase 1 in the amount of \$204,284, with the finding that it is in the best interest of the City

#### **9. Blackburn Talley Field Lighting Replacement (Approval of Plans & Specifications)**

Recommendation: A) Adopt a Resolution approving the plans and specifications for the Blackburn Talley Field Lighting Replacement and authorizing advertisement for bids on the project

B) Authorize the Finance Director to utilize \$50,000 of unobligated General Fund monies to advance funding to FY 17-18, from FY 18-19 in CIP Blackburn Talley Field Lighting Replacement project to provide net savings for the project

**10. Valencia Estates Acceptance of Public Improvements**

- Recommendation:
- A) Adopt a Resolution accepting certain street and related improvements pursuant to the Valencia Estates Subdivision Agreement with Interwest Homes Corp and authorizing the developer to file a Notice of Completion. [Subdivision is located north of Bradley Estates Drive, west of Tuly Parkway, and east of Elmer Road]
  - B) Authorize the use of collected Northwest Drainage fees in the amount of \$18,023 from account 701-20951 for payment to Interwest Homes Corp for the City's proportional cost of construction

**11. Addition to 2017/2018 Capital Acquisition Schedule for purchase of City phone system upgrade**

- Recommendation:
- Authorize the purchase of parts and services to update the phone system that spans City Hall, the Police Department, and Corporation Yard from Windstream Inc. of Little Rock Arkansas in the amount of \$25,826.30 with a 10% contingency by finding that it is in the best interest of the City to do so

**12. 2016 Homeland Security Grant Program**

- Recommendation:
- A) Accept the award of the 2016 Homeland Security Grant in the amount of \$38,150
  - B) Approve supplemental budget appropriations to the Police Department's revenue account # 100-43420 in the amount of \$38,150
  - C) Approve supplemental budget appropriations to the Police Department's expenditure account # 2195-69201 in the amount of \$38,150

**General Items**

**13. Refunding the City's 2011 Wastewater Revenue Refunding Bonds**

- Recommendation:
- Adopt a Resolution Authorizing the Issuance and Sale of 2017 Wastewater Revenue Refunding Bonds in the Principal Amount of Not To Exceed \$9,150,000 to Provide Funds to Refinance Outstanding 2011 Wastewater Revenue Refunding Bonds and Approve Related Documents and Actions

**Business from the City Council**

**14. Updated Appointments to City of Yuba City Boards and Committees**

- Recommendation:
- Approve the Mayor's Assignments to Regional Boards and Committees for FY 2016-17

**15. City Council Reports**

- Councilmember Buckland
- Councilmember Cardoza
- Councilmember Harris
- Vice Mayor Didbal
- Mayor Cleveland

**Adjournment**