

MINUTES OF THE DAVIS CITY COUNCIL  
Meeting of June 20, 2017

The City Council and Successor Agency to the Redevelopment Agency of the City of Davis met in joint session beginning at 5:30 p.m. in the Community Chambers, 23 Russell Boulevard, Davis, California. The meeting was called to order by Mayor Davis.

Roll Call:

Councilmembers Present: Will Arnold, Lucas Frerichs, Brett Lee, Robb Davis

Councilmembers Absent: Rochelle Swanson

Other Officers Present: City Manager Dirk Brazil, City Attorney Harriet Steiner, City Clerk Zoe Mirabile

Approval of Agenda L. Frerichs moved, seconded by W. Arnold, to approve the agenda. Motion passed unanimously.

Closed Session City Council convened a closed session pursuant to Government Code §54954.5 to discuss the following:

- A. Conference with Legal Counsel — Anticipated Litigation: Significant exposure to litigation pursuant to paragraph (2) of subdivision (d) of Section 54956.9: (2 cases)
- B. Conference with Real Property Negotiators:
  - Property: 950 West Chiles Road (APN 069-060-001)
  - Agency Negotiators: City Attorney Harriet Steiner, City Manager Dirk Brazil, Assistant City Manager Mike Webb, Open Space Manager Tracie Reynolds
  - Negotiating Parties: Wei, Aiping & Hong
  - Under Negotiation: Price and terms of payment

City Council returned to open session at 6:44 p.m. with no reportable action.

Ceremonial Presentation Mayor Davis presented a Proclamation Recognizing the 25<sup>th</sup> Anniversary of TREE Davis.

City Manager Announcements D. Brazil: Recreation programs—changes to day camp programs, moving participants indoors; informing parents. Cooling Centers are open—details provided via city website.

City Council Announcements W. Arnold: Woodland Davis Clean Water Agency Board meeting—Executive Director will be retiring, discussing options for replacement to include potential assumption of duties by city staff.

L. Frerichs: Valley Clean Energy Alliance officially added City of Woodland as newest members of JPA. Special meeting scheduled on June 27 to discuss CEO options.

B. Lee: First meeting of Yolo Subbasin Ground Water Agency—represented City of Davis.

R. Davis: Quarterly meeting with Interim Chancellor and staff—discussed Picnic Day and aftermath, housing issues, cannabis.

Public Comments

- William Kelly, Stephanie Parrera, Kaitlin Bishop, and Connor Gorman spoke regarding the Picnic Day incident. Comments included: Investigation process seems slow. Inappropriate that official police statement contradicts video evidence. Importance of police accountability. Council needs to take action.
- Dr. Murray Morgan: Tree planted in front yard lifted concrete, asked staff to fix because can't afford. Regular item—Protest sewer rate increase. Citizens can't afford salaries for public employees.
- James Mynert: Consent calendar item—Bikebus Pedicab Ordinance. Support. Looking to bring Bikebus business to Davis.
- Matt Williams: Two refinancing issues on agenda. Staff is responding to uncertainties in interest rates. Finance and Budget Commission & Utility Rate Advisory Commission (URAC) will be holding a joint meeting to make recommendations to Council on how to lower interest costs. Request Councilmembers designate a Council liaison to the URAC.
- Richard McCann: URAC discussed issue of low interest debt. Opportunity to look at how to invest funds to help community. Increase city revenues and investment in community organizations/opportunities. Hope to bring recommendation to Council.
- Christopher Roth: Medicinal cannabis patient. Would be nice to have city address renters' rights for growing in Davis model lease.
- Eileen Samitz: Regular item—Oppose Davis Ace Hardware Appeal. More parking is needed downtown. Davis Ace is major downtown store, brings foot traffic to other stores downtown. Hope Council reconsiders decision at some point to install paid parking in downtown lots.

Consent Calendar

Contract for Commercial Real Estate Brokerage Services for the Sale of Historic City Hall at 226 F Street

Approved Resolution No. 17-065 - Authorizing the Executive Director of the Successor Agency to Enter Into a Consultant Services Contract with Turton Commercial Real Estate to Provide Commercial Real Estate Brokerage Services Related to the Sale of the Historic City Hall Building at 226 F Street. (Item acted on by the Successor Agency Board.)

Third Street Improvements – Utility Package, CIP No. 8164

1. Approved Resolution No. 17-066 - Awarding Contract to McGuire and

Hester for Construction of the Third Street Improvements – Utilities Package, CIP No. 8164 and Authorizing City Manager to Execute Contract

2. Approved Resolution No. 17-067 - Approving a Loan in an Amount of \$2,000,000 from the Wastewater Capital Replacement Fund (Fund 532) to the Storm Drain Capital Replacement Fund (Fund 542), and authorizing the City Manager to sign the Promissory Note
3. Approved Budget Adjustment #129 (\$2,581,527) – appropriating Sanitary Sewer and Stormwater Capital Replacement Funds

Organics Processing Facility Feasibility and Solid Waste Rate Studies

1. Approved Resolution No. 17-068 - Authorizing the City Manager to Execute a Consultant Agreement with Clements Environmental Corporation for Organics Processing Facility Feasibility Analysis
2. Approved Resolution No. 17-069 - Authorizing the City Manager to Execute a Consultant Agreement with R3 Consulting Group, Incorporated for Solid Waste Rate Study
3. Approved Budget Adjustment #119 (\$171,800) – allocating Solid Waste Funds

Agreement to Perform Analytical Testing of Wastewater and Pretreatment Monitoring Program for Fiscal Year 17/18

Approved Resolution No. 17-070 - Authorizing the City Manager to Execute an Agreement with Caltest Analytical Laboratory for Analytical Testing of Wastewater and Pretreatment Samples

Extension of Contract for Water Meter Reading Services, Program No. 7523

Approved Resolution No. 17-071 - Authorizing Final Amendment to Contract with Alexander’s Contract Services for Water Meter Reading Services

Amendment to Task Order for L Street Improvements, CIP No. 8256

1. Approved Resolution No. 17-072 - Authorizing the City Manager to Execute Amendment 2 to Task Order 2 of the Master On-Call Agreement with Mark Thomas & Co. Consultants for Design Tasks for L Street Improvements
2. Approved Budget Adjustment #120 (\$54,680) – allocating Water and Sewer Capital Replacement Funds

Rejection of Bids for the 2016 Pavement Rehabilitation Project – Pedestrian and Bike Path Package, CIP No. 8250

Approved Resolution No. 17-073 - Rejecting All Bids for Construction of the 2016 Pavement Rehabilitation Project – Bike Path Package

Co-Sponsored Facility Use Agreement with the Davis Travelaires

Approved Resolution No. 17-074 - Authorizing the City Manager to Enter Into a Co-Sponsored Facility Use Agreement Between the City of Davis and Davis Travelaires

Debt Policy

Approved Resolution No. 17-075 - Adopting a Policy Concerning the Issuance of City Obligations

Interfund Loan Debt Repayments by the City of Davis Water Fund to the City of Davis Wastewater Fund

Approved Resolution No. 17-076 - to Approve the Budget Adjustment to Repay in Full the Outstanding Balance of Two Loans from the Wastewater Capital Replacement Fund (Fund 532) to the Water Capital Replacement and Water Capital Expansion Funds (Funds 512 and 513) (Budget Adjustment #130 \$7,472,336)

Purchase of Beverage Containers for the Recycling and Recovery, Beverage Container Recycling Grant Program

Approved Resolution No 17-077 - Awarding Contract to Clean River for the Purchase of Outdoor Public Recycling Bins and Outdoor Public Compacting Trash/Recycling Bins

Intent to Vacate Right-of-Way at 525 Oxford Circle: Planning Application #17-21 for ROW Vacation #01-17

Approved Resolution No. 17-078 - of Intent to Vacate Right-of-Way and Retain a Public Utility, Parking, Bicycle and Pedestrian Easement Over Approximately 0.161 Acres Located in Front of 525 Oxford Circle

Fiscal Year 2017-18 Park Maintenance and Open Space Protection Special Taxes

1. Approved Resolution No. 17-079 - Requesting Collection of Charges on Tax Roll for Park Maintenance Special Tax
  - i. Approved Resolution No. 17-080 – Requesting Collection of Charges on Tax Roll for Open Space Protection Special Tax
2. Authorized Mayor to sign Certifications of Special Tax

Fiscal Year 2017-18 Mello-Roos Community Facilities Tax Assessments

1. Approved Resolutions Fixing Fiscal Year 2017-18 Tax Rates for the following:
  - A. Resolution No. 17-081 - Community Facilities District 1990-1 (East Davis)
  - B. Resolution No. 17-082 - Community Facilities District 1990-2 (East Davis/Mace)
  - C. Resolution No. 17-083 - Community Facilities District 1990-3 (North Central Davis)
  - D. Resolution No. 17-084 - Community Facilities District 1990-4 (South Davis)
  - E. Resolution No. 17-085 - Community Facilities District 1990-5 (West Davis)

- F. Resolution No. 17-086 - Community Facilities District 1991-2 (East Davis/Mace)
  - G. Resolution No. 17-087 - Community Facilities District 2007-2 (East Davis/Mace Ranch II)
  - H. Resolution No. 17-088 - Community Facilities District 2015-1 (Can-nery)
2. Approved Resolutions Requesting Collection of Charges on Tax Rolls for Fiscal Year 2017-18 for the following:
    - A. Resolution No. 17-089 - Community Facilities District Series 2009 Special Tax
    - B. Resolution No. 17-090 - Community Facilities District 1991-2 (East Davis-Mace Ranch Area) Series 2007 Special Tax
    - C. Resolution No. 17-091 - Community Facilities District 2007-2 (East Davis Mace Ranch Area II) Series 2007 Special Tax
    - D. Resolution No. 17-092 - Community Facilities District 2015-1 (Can-nery) 2015 Special Tax
  3. Authorized Mayor to sign Certifications of Special Tax

Proposed Bikebus Pedicabs Ordinance

Introduced Ordinance Adding Article 22.17 to Chapter 22 of the Davis Municipal Code to Establish Permitting of Certain Bikebus Pedicabs in the City

Increase Interest Portion of Debt Service on the 2013 Wells Fargo Water Bonds and WDCWA 2015 Water Revenue Bonds

Approved Budget Adjustment #112 (\$162,478) – allocating Water Capital Replacement Reserve Funds for increase in variable interest rate

Authorize Debt Service Expenditure for the Refinance of the Community Facilities District No. 2007-2 (East Davis Mace Ranch Area II) Special Tax Bonds

Approved Budget Adjustment #113 (\$4,746,971) – appropriating funds to record the activity for the refinancing of the Community Facilities District No. 2007-2 Special Tax Bonds

Funding for Construction Related Expenses – Davis Woodland Water Supply Project, CIP No. 8543

Approved Budget Adjustment #121 (\$1,700,000) – transferring funding from State Revolving Fund loan proceeds to the project to increase the budget for the Davis Woodland Water Supply Project

Update on Integrated Pest Management (IPM) Policy Revision Process  
Informational

University Research Park Excess Special Assessment Reserve  
Informational

Commission Minutes:

1. Bicycling, Transportation & Street Safety Commission Meeting of April 13, 2017
2. Open Space & Habitat Commission Meeting of May 1, 2017  
Informational

W. Arnold moved, seconded by L. Frerichs, to approve the consent calendar as listed above. Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis  
NOES: None  
ABSENT: Swanson

Removed from  
Consent Calendar:

Item removed by B. Lee.

Sale of The Alhambra Apartments at 4500 Alhambra Drive

B. Lee: Interested in information about buyer. In future, request staff review financial stability. Not able to discern who or what entity is purchasing property.

L. Frerichs: Suggest postponing to next meeting.

Assistant City Manager Kelly Stachowicz: Attempting to close on transaction prior to next Council meeting. Suggest deferring to end of meeting; staff will attempt to determine more information about buyer.

By consensus, item was postponed to end of the meeting.

Adoption of  
Fiscal Year  
2017-2018 Annual Budget

Finance Administrator Kelly Fletcher: Provided general overview of budget. Finance and Budget Commission reviewed and provided input: Concern that 2017-18 budget level is not sustainable into future. Budget forecast needs to be updated throughout the year. Look at funding gap and infrastructure needs. Suggest full tax rate of 10% for cannabis.

Public comment:

- Dan Carson, Finance and Budget Commission: Challenges ahead. Should think broadly about fiscal strategy to address unmet needs—cost containment, revenues, leveraging city assets. Suggestions related to short-term actions.
- Connor Gorman: Suggest subsidizing a community center. Police auditor should be replaced as soon as possible. Funding homeless camp cleanup is wasteful unless proposing to actively re-house people.
- Matt Williams: Employee pensions will go up over \$1.5 million in next few years. Probably \$1 million for retiree medical. Not sustainable.
- Stephanie Parrera: More money should be allocated for police auditor. Not support spending money to displace homeless.

R. Davis: Interested in Finance and Budget Commission recommendations and discussing whether process engineering should be solely funded out of General

Fund. Request discussion about funds that were established by policy, not statutory. Re-analyze and determine whether that is the best way going forward. Possibly discuss during mid-year.

L. Frerichs: Support discussion. Look at enterprise funds.

L. Frerichs moved, seconded by W. Arnold, to adopt Urgency Ordinance No. 2505 - Approving and Adopting Final Budget of the City of Davis and for the Former Davis Redevelopment Agency for the Fiscal Year 2017-2018, Providing for the Post-Auditing of Paid Demands Certified or Approved as Conforming to Such Approved Budget and Determining the Appropriations Limit of the City of Davis Pursuant to Article XIII-B of the State Constitution.

B. Lee proposed a friendly amendment to the motion: Allocate \$10,000 for downtown cleaning/beautification projects, in conjunction with Davis Downtown Business Association with some level of matching funds from them. Accepted y mover and second.

Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis

NOES: None

ABSENT: Swanson

Public Hearing: Assistant Public Works Director Stan Gryczko: Revenue collection will not increase. Cost allocation adjustment amongst user classes, largely due to the upgrade Wastewater Rates Effective October 1, 2017 to the wastewater treatment facilities and processes. Rates not anticipated to change for next 5 years. To date, 14 protests have been received.

Mayor Davis opened the public hearing, and after no comments, closed the public hearing.

L. Frerichs moved, seconded B. Lee, to introduce Ordinance Amending Chapter 33 of the Municipal Code Relating to Sewer Rates, consistent with the rates published in the Proposition 218 Notice of Public Hearing. Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis

NOES: None

ABSENT: Swanson

City Council recessed at 7:57 p.m. and reconvened at 8:06 p.m.

Discussion of Cannabis Non-Retail Regulations, Taxation and Next Steps: Assistant City Manager Mike Webb: To operate cannabis business: Must have Conditional Use Permit/Administrative Use Permit, business license (Measure C) and business permit (regulatory).

Assistant City Manager Kelly Stachowicz: Cannabis business permit overview and proposed rate (percent of gross receipts) for different business types.

Public comments:

- Andy Vasquez: Support proposed regulations
- Dave Carlson: Suggest aggressive tax structure. 10% for indoor cultivation will deter that type of business coming to town. Suggest add 2% rate for sales exceeding \$150,000 per month. Volatile manufacturing makes Davis unique. May be able to capture parts of other manufacturing businesses.
- Johnathon Hoggander, Blessed Extracts: Consider business expenses for real estate, licensing fee and taxes. Permitting fee in Oregon is \$250 non-refundable and \$5,500 after licensing. Taxation is big concern for bigger companies looking to expand in new locations. Over \$250,000 per month, consider 1%.
- Alan Hirsch: Need to vet the operators, look at felony convictions. Code violation fees are low, consider tough review and compliance. Need to have right to non-noticed inspections. Concerned about tracking City costs such as police calls and maintenance. Need to recover costs.
- Eric Gudz, Students for Sensible Drug Policy & Integrate Cal Community Partners: Support separate cannabis business permit. Community relations, benefit plans and neighborhood responsibility plans are favorable. Concern with volume of work placed on Police Department, many jurisdictions have hired additional staff to manage. Should not automatically bar people from application process due to misdemeanor and felony convictions. Support sliding scale for taxes. Incentivizing testing, R&D and manufacturing is good strategy.
- Connor Gorman: Requirements around prior convictions could be discriminatory. Fees should sufficiently cover city cost. Higher gross receipts should have a higher tax rate. Support general community development and engagement from businesses.
- Tobias Pockett, C3 Labs: Interested in moving business closer to home. Consider low taxation rate considering cost of running business is high. 10% proposed taxation rate is a non-starter.
- Dan Carson: Finance and Budget Commission interested in looking at potential new revenues as well as to reflect new costs. City taking on risk because at federal level cannabis is still illegal, support moving toward 10% maximum. Acknowledge circumstances where charging less could generate more business. Recommend going slow in terms of proposals for new spending programs, should address fiscal gap.
- Kimberly Carlisle, A Therapeutic Alternative: Anticipate applying for license in Davis. Concern about 32.25% total tax on retail sales. Should start low and go slow. Concerned placing burden on Police Department to administer program, consider hiring additional staff.

Councilmember comments included:

B. Lee: Initially understand why administered by Police Department, but over time suggest moving program to Community Development & Sustainability Department/Finance. Propose Council make final determination on applications, not



Planning Commission. Support initial application fee, then higher fee for successful application processing. Applicants criminal record may be relevant, oppose not inquiring. Do not have enough information to analyze externalities of businesses.

W. Arnold: Interested in models of oversight managed through other departments. Sacramento has staffed full-time person to process applications. Would like to lock fees in for 2 years. Council should review applications. Agree with lower initial fee. Urge caution with prohibiting business based on prior criminal convictions.

L. Frerichs: Support Council being final determination on Conditional Use Permits (CUP) initially. Unsure about Police Chief serving as primary oversight role. May require more staff to process. Council already supportive of ban the box and not asking about criminal background. Support inquiring on applicants criminal background and make a determination on case by case basis.

R. Davis: B. Lee/L. Frerichs/W. Arnold made indications that prefer Council review land use permitting on initial basis.

M. Webb: Current adopted cannabis regulation provides for traditional review process by Planning Commission. If Council desires for CUP to automatically come to City Council with Planning Commission as advisory, would need to adopt revision to ordinance.

R. Davis: Request item be brought back to consider amendment to ordinance. Request Council be informed of CUPs when under review.

B. Lee: Proactively provide information to Council. Email application and supporting documents.

M. Webb: Can structure a more formalized notification structure. Council can signal if they are interested in seeing a proposal in a timely manner.

R. Davis summarized comments: Consider moving beyond narrow role of Police in reviewing permits going forward. Analyze as go forward. Interested in structuring fees in steps. Natural breaks in process. Consideration of criminal background is not off the table, but not as means to exclude people from operating business.

R. Davis: Learning opportunity—bring in fiscal and economic analysis experts. Schedule for review by Finance and Budget Commission and others. Learn about costs, community benefits, elasticity of businesses. Need structured learning approach.

K. Stachowicz: Have been considering consultants to help structure fees. Can expand conversations to look at market, etc. Felony and misdemeanor checks—required part of information. Leaves discretion to determine whether that is relevant.

M. Webb: Provision in ordinance allows inspection of businesses

Cannabis Non-Retail Regulations

W. Arnold moved, seconded by L. Frerichs, to introduce Ordinance Adding Chapter 21 to the Davis Municipal Code to Establish Permitting and Regulatory Requirements for Operation of Commercial Cannabis Businesses (not including dispensaries, retailers and commercial cultivation). Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis  
NOES: None  
ABSENT: Swanson

B. Lee: Request workshop on cannabis economics and business models

Cannabis Taxation—Measure C

L. Frerichs moved, seconded by B. Lee, to approve Resolution No. 17-093 - Setting the Business License Tax Rates for Cannabis Businesses. Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis  
NOES: None  
ABSENT: Swanson

Cannabis Dispensaries, Mobile Delivery Services & Commercial Cultivation

Assistant City Manager Mike Webb: Overview of commercial cannabis land use matrix. Presented options for Council consideration: number of dispensaries, locations, drive-through, review process, proposed criteria, mobile and commercial. Summarized timeline and next steps.

Public comments:

- Tsu: Suggest potential applicants be allowed to operate as medical dispensary until January 2018. Implementing software and other processes takes time.
- Kimberly Carlisle: Invitation to tour facility. In 8 years of operation, have not had any incidents of crime or children going to business. 1,000 ft. between dispensaries limits available properties. Lack of regulations for deliveries, should be zoned in commercial and highly regulated. If not in operation by January 2018 date, cannot start until state license is approved. Could be a year until state is able to process all licenses.
- Eric Gudz: Suggest effort to preserve a spot for medical-only dispensary to prevent all dispensaries being adult use. Consider 600 ft. barrier between dispensaries. Need to try to make January 2018 deadline. Can significantly delay operations.
- Connor Gorman: Proposed one dispensary per 15,000 residents does not account for students. Support outdoor cultivation.
- Anthony Vasquez: Importance of timelines. Differentiate between medical and adult use. May want to allow up to 6 dispensaries depending on what market is served.

Council comments included:

B. Lee: 2-4 is a reasonable number of dispensaries. All applications should come to Council as part of process. Open to idea of not requiring 600 or 1,000 ft. limits

between dispensaries. Look at best practices from other communities regarding distances. Would like more information on buffer from schools.

W. Arnold: Support idea of 600 ft. from parks/schools and 600 ft. between dispensaries

R. Davis: Interested in slowing process down so that there is ample time for meaningful discussions

B. Lee: Support not permitting commercial cultivation at this point

W. Arnold: Agree

B. Lee: Interested in excluding mobile delivery services at this time

W. Arnold: Agree with putting off mobile delivery

L. Frerichs: Concerns with mobile delivery

R. Davis: Council discussion on July 18—Focus on dispensaries. Further analysis of state trailer bill. More on criteria/ranking.

D. Brazil: Request Council submit questions in writing. Staff will address in staff report.

City Council recessed at 11:00 p.m. and reconvened at 11:09 p.m.

Public Hearing:  
815 3<sup>rd</sup> Street  
Demolition and  
Replacement  
Project Appeal  
of Actions to  
Permit Onsite  
At-Grade Park-  
ing Lot at Davis  
Ace Hardware

Assistant City Manager Mike Webb: Appeal of Planning Commission decision on a proposal to integrate a private parking lot at the Davis Ace Hardware site on 3<sup>rd</sup> Street. Surface parking lots are conditionally allowed downtown.

Jennifer Anderson, Davis Ace Hardware: Revised plan based on changing retail conditions and cost of construction. Small scale, allows for changes in the future. Need for parking. Plan uses existing driveways and asphalt and exits onto 3<sup>rd</sup> St.

Mark West, appellant: Existing building is being demolished and replaced by private parking lot. Against spirit of downtown plans, dramatic change. Decision should be made by Council, not by staff or Planning Commission. Make decision on future of downtown and whether vision is appropriate.

Mayor Davis opened the public hearing.

- Dorte Jensen, Jason Taormino, Julie Barrett, Alan Miller, Lynn Yackzan, Steve Boutan, Ron Glick, Matt Williams, Eric Gudz, Rhonda Reed, Greg Harrington, Colin Walsh, and Elaine Roberts-Musser spoke in opposition to the appeal. Comments included: Support Ace Hardware project. Need to support and protect downtown business. Need for accessible, free on-site parking is required for survival of business. Most bicycles are not able to accommodate hardware store purchases, often heavy or bulky items.

- Michael Bisch, Davis Commercial Properties; Diane Swann; and Alan Hirsch spoke in support of the appeal. Comments included: Plenty of parking spaces available if people know where to find them. Not consistent with General Plan, Core Area Specific Plan, Downtown Parking Management Plan or Downtown guidelines. Parking lot does not accommodate bikes. Should deny project until downtown revitalization plan is reviewed. Economic development is not provided through variances for on-site private parking.
- Connor Gorman: Could be more productive use for existing space.

Mayor Davis closed the public hearing.

L. Frerichs moved, seconded by W. Arnold, to deny Appeal #01-17, thereby upholding the Planning Commission approval of modified Planning Application #16-10 for Demolition #02-16, Design Review #2-16 and Conditional Use Permit #1-16, to allow at grade parking lot with solar shade at 815 3rd Street.

L. Frerichs: Ask applicant to consider mural or other art on building. Request additional bike parking on 3<sup>rd</sup> St.

Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee  
 NOES: Davis  
 ABSENT: Swanson

L. Frerichs moved, seconded by W. Arnold, to extend the meeting. Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis  
 NOES: None  
 ABSENT: Swanson

Refinancing of Community Facilities District 1991-2 (Mace Ranch)

Assistant City Manager Kelly Stachowicz: Refinancing would save property owners approximately 13%.

W. Arnold moved, seconded by B. Lee, to approve Resolution No. 17-094 - Authorizing the Issuance of Bonds of a Community Facilities District Designated 2017 Special Tax Refunding Bonds for the Purpose of Defeating and Refunding the Outstanding Bonds of Said Districts, Appointing Fiscal Agent and Escrow Agent, Approving the Placement of Bonds Upon Receipt of an Offer to Purchase and Certain Other Actions. Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis  
 NOES: None  
 ABSENT: Swanson

Sale of The Alhambra Apartments at 4500 Alhambra Drive

Continued from earlier (removed from consent calendar):

K. Stachowicz: Two buyers; one is current owner and second is organization Open Path Investments, purpose is socially responsible financial investments. Several thousand units across Wester U.S., experience with income restricted apartments.

B. Lee moved, seconded by L. Frerichs, to approve Resolution No. 17-095 - Authorizing Sale of and Subordination Agreement for the Alhambra Apartments at 4500 Alhambra Drive, maintaining the City’s subordinate position in financing. Motion passed by the following vote:

AYES: Arnold, Frerichs, Lee, Davis  
NOES: None  
ABSENT: Swanson

Long Range Calendar

D. Brazil: Added meeting on July 18. July 11—banking services Request For Proposal added.

L. Frerichs: Internet rentals. Is that an action item?  
D. Brazil: Staff will confer

B. Lee: Request update from Police Chief on regulations, status of addressing concerns surrounding shopping carts

L. Frerichs: Green waste update. Implementation.  
B. Lee: Check in regarding green waste containerization/claw frequency

Adjournment

Meeting was adjourned at 12:39 a.m.

Zoe Mirabile  
City Clerk