

MINUTES OF THE MEETING OF THE DAVIS CITY COUNCIL
JULY 19, 2005

The City Council of the City of Davis met in regular and closed session at 5:30 p.m. in the Community Chambers, 23 Russell Blvd., Davis, California. The meeting was called to order by Mayor Asmundson.

Roll Call: Councilmembers Present: Sue Greenwald, Ted Puntillo, Don Saylor, Stephen Souza, Ruth Asmundson.

Councilmembers Absent: None.

Other Officers Present: City Manager James Antonen, City Attorney Harriet Steiner, Deputy City Clerk Zoe Mirabile.

Approval of Agenda S. Souza moved, seconded by S. Greenwald, approval of the agenda as submitted. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

Closed Session The City Council ordered a closed session of the City Council be held for the purpose of discussing and, if necessary, taking action on the following issue:

- A. Conference with Labor Negotiator. Unrepresented Employee: City Attorney.
- B. Public Employee Performance Evaluation. Title: City Attorney.

Council moved into closed session and upon returning to open session, Mayor Asmundson announced there was no reportable action.

Consent Calendar Resolution Authorizing the City Manager to Execute Consultant Agreement with Blackburn Consulting for Covell Boulevard Subsidence, CIP No. 8143.
Item Removed by S. Souza for further discussion and separate vote.

Resolution No. 05-222 - Authorizing the City Manager to Execute Agreement Between the City of Davis and California Department of Water Resources (DWR) Enabling Implementation of the 2005 Yolo County Subsidence Project, CIP No. 8543; Budget Adjustment #4 (\$55,000).
Approved resolution and budget adjustment #4.

Resolution No. 05-223 - Authorizing the City Manager to Execute Memorandum of Understanding with East Bay Municipal Utility District (EBMUD) to Disburse Grant Funds to Participants of the Weather-Based Irrigation Controller Program; Budget Adjustment #3 (\$19,072).
Approved resolution and budget adjustment #3.

Resolution No. 05-224 - Approving Final Map for Russell Townhomes, Subdivision No. 4713, and Authorizing the City Manager to Execute the Subdivision Agreement (M. Masud Monfared and Teherah S. Monfared).
Approved.

Resolution No. 05-225 - Authorizing the City Manager to Execute Program Supplement Agreement No. 018-M to Administering Agency-State Agreement No. 03-5238 (039) for 2005 Road Rehabilitation, Program No. 7252.
Approved.

Ordinance Amending Section 22.04.010 of the Municipal Code of the City of Davis Relating to the Decrease of Prima Facie Speed Limit – Proposed Speed Limit Increase on Portions of Chiles, John Jones and Pole Line Roads.
Introduced.

Ordinance Amending Section 22.04.010 of the Municipal Code of the City of Davis Relating to the Decrease of Prima Facie Speed Limit – Proposed Speed Limit Reduction on Portions of Covell/Mace and Lake Boulevards.
Introduced.

Resolution No. 05-226 - Authorizing the Re-Appropriation of Unencumbered Appropriations Totaling \$1,808,721 from Fiscal Year 2004-05 to Fiscal Year 2005/06, and Authorizing the Required Amendments to the FY2005-06 Annual Budget.
Approved.

Budget Adjustment #2 (\$15,130) – Allocating Funds to Purchase Radar Speed Boards.
Item Removed by T. Puntillo and S. Souza for further discussion and separate vote.

Proposed Letter in Support of Assembly Bill 1221 Regarding Representation on the California Air Resources Board.
Approved.

Resolution No. 05-227 - Allowing For-Profit Activities to Take Place in Civic Center Field and Allowing for Amplified Noise During CaliforniaMan Triathlon in the City of Davis.
Approved.

Ordinance No. 2213 - Rezoning Four Parcels Located at 901-919 Third Street, 904, 907-911 Fourth Street and 912 Fifth Street from Commercial Service (CS) to Mixed Use (M-U).
Adopted (Introduced 7/12/05).

Second Reading: Ordinance Repealing and Replacing Article 40.15 of the Municipal Code Pertaining to the Mixed Use (M-U) Zoning District.
Item deferred to July 26, 2005.

Second Reading: Ordinance Amending Article 40.15 of the Municipal Code Pertaining to the Mixed Use (M-U) Zoning District.
Item deferred to July 26, 2005.

T. Puntillo moved, seconded by S. Greenwald, approval of the consent calendar as amended. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

Resolution Authorizing Consultant Agreement with Blackburn Consulting for Covell Boulevard Subsidence, CIP No. 8143

S. Souza moved, seconded by T. Puntillo, approval of Resolution No. 05-221 - Authorizing the City Manager to Execute Consultant Agreement with Blackburn Consulting for Covell Boulevard Subsidence, CIP No. 8143. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

Budget Adjustment #2 – Allocating Funds to Purchase Radar Speed Boards T. Puntillo moved, seconded by S. Souza, approval of Budget Adjustment #2 (\$15,130) – Allocating Funds to Purchase Radar Speed Boards. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

Council, City Manager and City Attorney Communications

a. Bicycle Advisory Commission Councilmember Puntillo attended the Bicycle Advisory Commission where discussion included development of commission goals and traffic calming devices obtruding into bike lanes.

b. City-School 2x2/ Senior Citizens Commission Mayor Asmundson and Mayor Pro Tem Greenwald attended the City-School District 2x2 where discussion focused on the maintenance and construction of the Community Park tennis courts and bike path and development of goals for the upcoming school year. In addition, Greenwald attended the Senior Citizens Commission where they elected a new Chair and Vice Chair, namely, Elaine Musser and Romeo Favreau.

c. Unitrans Advisory Committee/Yolo County Habitat JPA Councilmember Souza attended the Unitrans Advisory Committee where they received a report on the state of the agency and discussed pursuit of increased outreach to senior citizens. Souza also attended the Yolo County Habitat/Natural Community Conservation Plan Joint Powers Agency where discussion focused on mitigation fees for swainson's hawk foraging habitat; a consultant will be reviewing Yolo County mitigation fees due to substantial increases by surrounding jurisdictions.

Public Comments Jillian Woodruff spoke in support of Council consideration of choice voting.

Kemble Pope provided details of a charity fundraiser in support of Yolo County SPCA, sponsored by The Agora Project non-profit organization.

Agendize Consideration of Support for The Agora Project T. Puntillo moved, seconded by S. Souza, direct staff to agendize for Council consideration a proclamation or resolution in support of The Agora Project fundraiser to benefit Yolo County SPCA. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

Report on Proposed Recreation Activities Cost Recovery Policy Assistant to the Parks and Community Services Director Michelle Wierschem explained that the proposed recreation activities cost recovery policy was drafted in order to provide a formal structure to develop fees and specific cost recovery goals, ensure appropriate costs are covered according to the type of program and beneficiaries, and to reduce impact on the General Fund. Development of the policy included analyzing current and estimated future cost recovery of recreation programs, reviewing cost recovery policies and goals from other cities and soliciting input from staff and the Recreation and Park Commission.

D. Saylor moved, seconded by T. Puntillo, conceptual approval of recreation activities cost recovery policy pending completion of implementation plan, and direct the Recreation and Park Commission and Finance and Budget Commission to review and provide input. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

Public Hearing: Cesar Chavez Plaza – Specific Plan Amendment, Design Review and Negative Declaration for Construction of an Affordable Housing Complex at 1220 Olive Drive

Assistant Planner Xzandrea Fowler provided details of the affordable housing project consisting of 53 affordable multi-family units and a 2,510 square foot community building on a 2.15 acre parcel at 1220 Olive Drive, and explained the application necessitates amending the land use and zoning for the Gateway/Olive Drive Specific Plan.

Mayor Asmundson opened the public hearing.

Mary McComb, Davis Community Meals, and David Thompson, Neighborhood Partners, spoke in support of the project.

Mayor Asmundson closed the public hearing.

S. Souza moved, seconded by D. Saylor, certification that Negative Declaration #15-04 adequately addresses the environmental impacts. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

S. Greenwald moved, seconded by T. Puntillo, approval of Resolution No. 05-228 - Amending the Gateway/Olive Drive Specific Plan based on findings and conditions. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

T. Puntillo moved, seconded by D. Saylor, approval of Design Review #45-04 based on findings and conditions. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

S. Greenwald moved, seconded by S. Souza, direct staff to return to Council with a preference lottery system for the affordable housing units with the designation of Olive Drive residency as a preference category. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Souza, Asmundson.
NOES: Saylor.

Report on Proposed Howatt Ranch Recreation Complex

Community Partnership Coordinator Anne Brunette provided details on the proposed Howatt Ranch Recreation Complex, phased development of a 100-acre recreation complex to accommodate youth soccer, softball and baseball located at the northwest corner of Road 105 and 32A. The conceptual plan for implementation and maintenance of the complex entails the City entering into an agreement with a sports foundation.

City Manager Jim Antonen explained staff is considering drafting a proposal for a public safety training facility to be located at the Howatt Ranch appropriately distanced from the sports complex, with the prospect of consolidating infrastructure costs and grant opportunities.

One individual and representatives from American Youth Soccer Organization, Davis Sports Foundation, Davis Little League, Davis Youth Soccer League, Davis Lacrosse Association and Davis Youth Softball Association spoke in support of the proposed recreation complex. Reasons cited include the following: demand exceeds capacity

of current facilities; proposed complex will accommodate all sports groups; competitive use fields should be located collectively, especially for revenue generating tournament play; and practice fields will continue to be located within neighborhood fields.

Three individuals spoke in opposition to the proposed recreation complex. Reasons cited include the following: proposed location is beyond the biking capability of young children, youth sports should remain at centrally located fields and increased traffic.

Lou Fox, Davis Aeromodelers, requested Council consider designating a usable space at the recreation complex for the Aeromodelers.

Steve Greenfield requested Council consider supporting an inclusion of sports fields in any proposal for redevelopment of the Hunt Wesson location.

T. Puntillo moved, seconded by S. Souza, direction to staff to (1) obtain comments and input from the Recreation and Park Commission and return to Council for further direction; and (2) begin discussions at the City/County 2x2 to ensure formal communication with Yolo County including entitlement processing and city participation in the County's plans to improve Road 32A. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

T. Puntillo moved, seconded by D. Saylor, direction to staff to develop a parallel planning procedure to include a public safety training facility at the Howatt Ranch site in addition to the recreation complex.

S. Greenwald moved substitute motion direction to staff to determine through community outreach public sentiment regarding a public safety training facility at the Howatt Ranch site. No second.

Original motion passed by the following vote:

AYES: Puntillo, Saylor, Souza, Asmundson.
NOES: Greenwald.

Adjournment

The meeting adjourned at 10:12 p.m. to the next regularly scheduled meeting.

Respectfully submitted,

ZOE S. MIRABILE
Deputy City Clerk

MINUTES OF THE DAVIS REDEVELOPMENT AGENCY
July 19, 2005

The Davis Redevelopment Agency of the City of Davis met in regular and closed session at 5:00 p.m. in the Community Chambers, 23 Russell Boulevard, Davis, California. The meeting was called to order by Chair Ruth Asmundson.

Roll Call. Present: Sue Greenwald, Ted Puntillo, Don Saylor, Stephen Souza, Ruth Asmundson.

Absent: None.

Other Officers Present: Executive Director James Antonen, RDA Counsel Harriet Steiner, Secretary Zoe Mirabile.

Approval of Agenda. S. Souza moved, seconded by S. Greenwald, approval of the agenda as submitted. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza, Asmundson.
NOES: None.

Real Estate Negotiations. Property: APN 070-312-14, 15. Agency Negotiator: Jim Antonen, Executive Director. Negotiating Parties: City of Davis Redevelopment Agency and Estate of Patricia Loomis. Under Negotiation: Purchase price and terms of payment.

Public Comments. None.

Resolution Authorizing Second Amendment to Lease for 226 F Street with Bistro 33 Davis Limited Partnership

Chair Asmundson recused herself due to a conflict of interest as she previously owned property within 500 feet of this project.

Community Partnership Coordinator Anne Brunette explained the proposed amendments modify the insurance requirements and extend the term commencement date by six weeks to account for unforeseen delays.

D. Saylor moved, seconded by T. Puntillo, approval of Resolution No. 1174 – Authorizing the Redevelopment Agency Director to Enter Into the Second Amendment to the Lease for 226 F Street with Bistro 33 Davis Limited Partnership. The motion passed by the following vote:

AYES: Greenwald, Puntillo, Saylor, Souza.
NOES: None.
ABSTAIN: Asmundson.

Adjournment. The meeting adjourned at 10:12 p.m. to the next regularly scheduled meeting.

Respectfully submitted,

ZOE S. MIRABILE, Secretary