

MINUTES OF THE DAVIS CITY COUNCIL
Meeting of May 20, 2025

The City Council of the City of Davis met in regular meeting session beginning at 6:34 p.m. in the Community Chambers, 23 Russell Boulevard, Davis, California. The meeting was called to order by Mayor Bapu Vaitla.

Roll Call: Councilmembers Present: Josh Chapman, Linda Deos, Donna Neville, Gloria Partida, Bapu Vaitla

Councilmembers Absent: None

Other Officers Present: Interim City Manager Kelly Stachowicz, City Attorney Inder Khalsa, City Clerk Zoe Mirabile

Approval of Agenda L. Deos moved, seconded by D. Neville, to approve the agenda. Motion passed unanimously.

City Manager Announcements Interim City Manager Kelly Stachowicz: May 22—first Davis Collection store opens. Grand opening festivities will be held in the fall when all stores open. May 26—City offices will be closed in observance of Memorial Day.

City Council Announcements and Liaison Reports D. Neville: D. Neville and B. Vaitla are a subcommittee working on amendments to the Investment Policy; work is still ongoing.

D. Neville & G. Partida are a subcommittee working on the Respite Center. Intent to bring a report out on June 17 of neighborhood meeting and practices to put in place at the Center.

Public Comments

- Alan Hirsch: Concern that not enough trees are being planted. Need to examine how and when trees are planted and removed.
- Eric Edwards and Wanda Priscilla-Anilla: Live near bike path near Sycamore Park/Overcrossing. Growing encampment over the past month, have been trying to get response. Understand is Caltrans jurisdiction. Fire occurred today along corridor on Highway 113. City needs to do everything they can to address this issue, more than courteous notice to homeless individuals to move.
- Unnamed individual: Message of gratitude for award given to Night Market. If every city has a Night Market, the world would be a better place.
- Connor Gorman: Saw drone light show in Woodland. Great alternative to fireworks display, shorter show, but enjoyable and entertaining. Many benefits: less impact to environment, animal, people with PTSD, etc. Should pursue to 4th of July event in the future.

Consent Calendar

K. Stachowicz: Consent Calendar Item Memoranda of Understanding (MOU) between the City of Davis and the Davis City Employee Association (DCEA)—technical corrections to MOU. Approval of item will be as amended.

Purchase Two Flygt Submersible Pumps for Bretton Woods Pump Station Upgrade

Approve Resolution No. 25-075 - Authorizing the City Manager to Purchase Stormwater Pumps for Public Works Utilities and Operations Stormwater Drainage Station #7

Professional Services Agreement for Willowgrove Project (formerly Shriners) Fiscal and Economic Impact Analysis

Approve Resolution No. 25-076 - Authorizing the City Manager to Execute a Professional Services Contract with BAE Urban Economics for the Willowgrove Project Fiscal and Economic Impact Analysis

Cool Pavement Project (ET0031) Grant Update and Sub-Recipient Agreement for the Federal Highway Administration Promoting Resilient Operations for Transformative, Efficient, and Cost-Saving Transportation Program (PROTECT) Grant

Approve Resolution No. 25-077 - Authorizing the City Manager to Enter Into an Agreement with Caltrans Designating the City as a Sub-Recipient of the PROTECT Funds

Authorize Unitrans to Act on Behalf of the City for Obtaining and Administering Low Carbon Transit Operations Program (LCTOP) Funding for Unitrans' Phase 2 Bus Electrification and Site Improvements Project

Approve Resolution No. 25-078 - Authorizing the Unitrans General Manager to Act as Authorizing Agent on Behalf of the City of Davis for the Purpose of Obtaining and Administering FY 2024/25 LCTOP Funding, and to Execute All Documents Related Thereto

Transportation Development Act (TDA) Claim for Fiscal Year 2022/23

Approve Resolution No. 25-079 - Authorizing the Finance Director to Execute and Submit the 2022-23 TDA Claim to the Sacramento Area Council of Governments (SACOG) for Local Transportation Funds (LTF) and State Transit Assistance (STA) Funds

Fiscal Year 2025/26 Mello-Roos Community Facilities Districts Tax Assessments

1. Approve Resolution Nos. 25-080 through 25-086 - Fixing Fiscal Year 2025/26 Tax Rates for the following:
 - A. Community Facilities District 1990-1 (East Davis)
 - B. Community Facilities District 1990-2 (East Davis/Mace)
 - C. Community Facilities District 1990-3 (North Central Davis)

- D. Community Facilities District 1990-4 (South Davis)
- E. Community Facilities District 1990-5 (West Davis)
- F. Community Facilities District 2007-2 (East Davis/Mace Ranch II)
- G. Community Facilities District 2015-1 (Cannery)
- 2. Approve Resolution Nos. 25-087 through 25-089 - Requesting Collection of Charges on Tax Rolls for Fiscal Year 2025/26 for the following:
 - A. Community Facilities District 2009 (Citywide Mello-Roos)
 - B. Community Facilities District 2007-2 (East Davis Mace Ranch Area II)
 - C. Community Facilities District 2015-1 (Cannery)
- 3. Authorize Mayor to sign Certifications of Special Tax

Fiscal Year 2025/26 Open Space Protection and Park Maintenance Special Taxes

- 1. Approve Resolution Nos. 25-090 and 25-091 - Requesting Collection of Charges on Tax Roll for Open Space Protection and Park Maintenance Special Taxes for FY 25/26
- 2. Authorize Mayor to sign Certifications of Special Tax

Memoranda of Understanding (MOU) between the City of Davis and the Davis City Employee Association (DCEA)

Approve Resolution No. 25-092 - Adopting MOU with DCEA

Approving Wages and Benefits for Unrepresented Executive Management Employees

Approve Resolution No. 25-093 - Approving Wages and Benefits of Unrepresented Executive Management Employees

City of Davis Investment Policy for Fiscal Year 2025/26

Approve Resolution No. 25-094 - Adopting Investment Policy

City Manager Purchasing and Approval Authorization During Council Break – Summary of Actions

Informational. Receive accounting of actions taken by City Manager with additional approval authority granted via Resolution 25-060 during the April 16-May 12 Council break.

Commission Minutes: Transportation Commission Meeting of March 10, 2025

Informational

J. Chapman moved, seconded by L. Deos, to approve the consent calendar. Motion passed unanimously.

SYMVCD
Presentation:
Current Is-
sues and
Challenges
Related to
Mosquito
Control

Sacramento-Yolo Mosquito & Vector Control District Manager Gary Goodman: District goal is to protect public health and suppress abundance of mosquitoes; efforts to test and control mosquitoes through integrated mosquito management approach. Late spring rain and very warm temperatures create many mosquito breeding sources. West Nile threat continues and concern for Dengue Fever is growing.

Public Hear-
ing: Fiscal
Year 2025/26
Proposed
Changes to
Fees and
Charges

Finance Manager Kiran Sanghera: Summarized changes for each department's fees and charges.

Mayor Vaitla opened the public hearing.

- Connor Gorman: Understandable to increase costs for services. Need to increase Development Impact Fees to reflect increased impacts. Should consider development impact fee for non-residential development to fund housing for low income workers.

Mayor Vaitla closed the public hearing.

D. Neville moved, seconded by G. Partida, as follows:

1. Approve Resolution No. 25-095 - Approving Changes to Certain Fees and Charges for the Provision of Services by City Departments
2. Approve Resolution No. 25-096 - Approving Changes to Certain Fees and Charges for the Provision of Services by the Department of Community Development Planning Division and Public Works Developer Fees

Motion passed unanimously.

Fiscal Year
2025/26 and
2026/27 Pro-
posed Budget

Interim City Manager Kelly Stachowicz: Proposed budget focuses on maintaining existing services, rather than increased programs or services. Over the next year, will explore ways to increase the General Fund reserve to 15%.

Finance Director Elena Adair: Summarized anticipated citywide revenue and expenditures. General Fund will maintain 10% reserve.

New General Fund funding requests include: expand tree program funding to assess trees in high occupancy zones, additional parks irrigation costs, additional funding for homelessness-related activities, continue inclusive parks programming started in past budget cycle, ongoing regulatory site cleanup at 5th and G Streets, miscellaneous contractual increases.

General tax revenue assumptions: Property tax increase 3.5% increase in FY26 and 3.8% in FY27. Sales and use tax increase 1% in FY26 and 2.7% in FY27. Transactions and use tax estimated at \$24 million, 1% in FY26 and 2.7% in FY27. Transiency occupancy tax increase 3% each year.

Additions to Enterprise and other non-General Fund areas: public safety radio operational costs, IT license agreement for cost recovery fee study, police in-car radios, increased biosolids disposal, two specialized vehicles for water division, continued old landfill site cleanup. Revenues for water and storm drainage funds stable; revenues for wastewater fund improves with approved 5% rate increase, conservative revenue budgeted for Development Impact Fees funds and Building Admin and Permits Fund due to delays in development and building activities.

Capital Improvement Program: FY25-27 \$36 million in new 2-year funding for pavement maintenance, Cool Pavement Project, Cowell Blvd Improvements, Elevated 8th St Water Tank Replacement, Water Main Replacement, Water Well 30 Mn Treatment, Community Park Restroom Revitalization, Russell Blvd at Anderson Rd Traffic Study.

Public comments:

- Ron Glick: Request more information regarding creation of down payment assistance program and new sales tax spending allocations.
- Brett Lee: Representing Davis Downtown Business Association, thank Council for including downtown based police officer position, will assist with general safety and security downtown. Representing Natalie Corona Committee—thank Council for including aquatic maintenance technician. Amenity will be highly attractive and highly used.
- Elaine Roberts-Musser: General Fund reserve of 10% reserve is not adequate, needs to be at 15%. Concern regarding excessive spending on employee contracts, no catch up on unfunded retiree health contracts, and inadequate funding for pavement maintenance. Should not add additional programs such as down payment assistance and additional homeless services.
- Alan Hirsch: Support increase in tree funds. Need downtown tree plan. Need additional metrics for accountability in budget.

City Council recessed at 7:45 p.m. and reconvened at 7:52 p.m.

D. Neville and B. Vaitla, Budget Subcommittee: Budget clearly states current status. Ok with 10% reserve this year, challenging to get to 15%. Cost increases were beyond what was envisioned. Very tight budget. Council had priorities that we can't get to.

G. Partida and L. Deos, Pavement Subcommittee: Increased costs for services. Subcommittee considered prioritization of street segments vs bike paths, different treatments, ways to increase CPI. Subcommittee will continue work on decision tree for pavement maintenance. Budget does not front load pavement budget to the extent that we need – would like to go back and see if we can increase amount. Clear community interest in better pavement maintenance.

Councilmembers provided individual feedback, including:

G. Partida: Interested in analyzing if there are more efficient and effective ways to provide homeless services.

L. Deos: Interested in more information and exploring possibilities on city or maintained sidewalks and trees, consider whether to transfer ownership back. Would like to look at duplication of services. Consider opportunities to reduce services if provided by outside parties.

K. Stachowicz: Would like to have a broader discussion with Council to talk about urban forestry program overall and what our goals and objectives are. Target August meeting.

J. Chapman: Interested in more information about 2 time limited accountant positions and potential options to reduce liability insurance costs. Should talk about Respite Center before we allocate funds in budget, timing issue.

D. Neville: Important to homeless services spending, consider duplication of effort. Support discussion of urban forest. Interested in understanding transfer of ownership of trees and sidewalks. Would like to explore other possibilities than limited term accountants and find more money for pavement. Should reallocate Crisis Now funds for another purpose since program will not be actualized. Interested in future discussions about department cost savings, consider zero based budgeting. Define baseline requirements.

B. Vaitla: Support two policy areas for deeper discussions in the fall: homelessness and urban forest. Would like more information on Downtown Streets Team contracts. Need to take a look at department budgets and requests, consider if we can do things differently. When development impact fees revenues come in, would like to have a discussion about allocating to affordable housing. Crisis Now funds, if reallocated, should be for mental health services. Makes sense to front load pavement maintenance.

K. Stachowicz: Clarification: Development Impact Fees are restricted for specific purposes. Would need to create a DIF for affordable housing if Council interested.

AB 1234 Reporting

None

Long Range Calendar

K. Stachowicz: May 27—Meeting next week budget workshop.

B. Vaitla: Add to long range calendar policy discussion about homelessness and urban forest, Crisis Now funding, and review of voluntary electrification.

Public comments:

- Alan Hirsch: Oppose privatization of trees. Should manage Davis urban forest as collective.

Adjournment

Meeting was adjourned at 8:42 p.m.

Zoe Mirabile
City Clerk