

CITY OF FOLSOM
SPECIAL CITY COUNCIL MEETING MINUTES
JANUARY 23, 2007

CALL TO ORDER: The special meeting of the Folsom City Council was called to order at 6:00 p.m. in City Council Chambers, 50 Natoma Street, Folsom, with Mayor Morin presiding.

ROLL CALL:

Council Members Present:	Howell, Miklos, Starsky, Morin
Council Members Absent:	King
Staff Present:	City Manager Kerry Miller
	City Attorney Bruce Cline
	City Clerk Christa Schmidt

ADJOURNMENT TO CLOSED SESSION FOR THE FOLLOWING PURPOSES:

3a. Conference with Real Property Negotiator - Pursuant to Government Code section 54956.8:

- i. Property: 1301 Bidwell Street; APN: 071-0181-003
- Negotiating Parties: City Manager Kerry L. Miller on behalf of the City of Folsom
- Under Negotiation: Price and terms of sale

Motion by Council Member Howell, second by Council Member Miklos to adjourn to Closed Session for the above-referenced items. Motion carried with the following roll call vote:

AYES:	Council Members:	Howell, Miklos, Starsky, Morin
NOES:	Council Members:	None
ABSENT:	Council Members:	King
ABSTAIN:	Council Members:	None

Vice Mayor King arrived during Closed Session.

RECONVENE:

Mayor Morin reconvened the special meeting at 6:33 p.m.

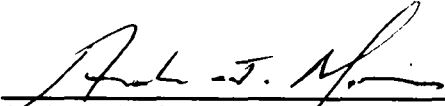
City Attorney Cline announced that no final action was taken during Closed Session.

ADJOURNMENT:

There being no further business to come before the Folsom City Council, the special meeting was adjourned at 6:33 p.m.


Christa Schmidt, City Clerk

ATTEST:


Andrew J. Morin, Mayor

Approved: February 13, 2007

CITY OF FOLSOM
REGULAR CITY COUNCIL MEETING MINUTES
JANUARY 23, 2007

CALL TO ORDER: The regular meeting of the Folsom City Council was called to order at 6:34 p.m. in City Council Chambers, 50 Natoma Street, Folsom, with Mayor Morin presiding.

<u>ROLL CALL:</u>	Council Members Present:	Howell, King, Miklos, Starsky, Morin
	Council Members Absent:	None
	Staff Present:	City Manager Kerry Miller City Attorney Bruce Cline City Clerk Christa Schmidt

PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance was recited.

AGENDA UPDATE:

Assistant City Manager/Chief Financial Officer Gill reported that staff report item 7c omitted a reference to the resolution number in the staff report, item 10b(i) has additional information, item 11b(i) should be amended to reflect approval of minutes for January 9, 2007, not January 23, 2007, and noted the change in the order of items for the City Council to hear, item 10b(i) will be heard earlier in the evening.

City Manager Miller introduced new Community Development Director David Miller.

SCHEDULED PRESENTATIONS:

5a. Mayor's State of the City Address

Mayor Morin presented the State of the City address.

BUSINESS FROM THE FLOOR:

Speaker Heidi Bonnett addressed the City Council regarding the proposed Mercy housing project on Bidwell Street.

Speaker Alexis Barkley addressed the City Council regarding YouthWorks program in Sacramento.

CONSENT CALENDAR:

- 7a. Approval of the January 9, 2007 Special/Regular Meeting Minutes
- 7b. Approval of the City of Folsom's Federal Funding Requests for Federal Fiscal Year 2008
- 7c. Resolution No. 7974 - A Resolution Ratifying Amendment No. 2 to the Lease with the Chamber of Commerce and Transferring the City's Interest in and Lease of the Southern Pacific Depot Property to the Folsom Redevelopment Agency
- 7d. Resolution No. 7975 - A Resolution Authorizing a Transfer of Police Special Revenue Trust Funds to the Police Department Operating Budget and Appropriation of Funds

Approved: February 13, 2007

- 7e. Resolution No. 7976 - A Resolution Authorizing the City Manager to Execute Amendment No. 1 to the Agreement with BCB Construction Services for Construction Management and Inspection Services for the Water Treatment Plant Pump Station Improvement Project
- 7f. Resolution No. 7977 - A Resolution Authorizing the Mayor to Appoint a Representative and Alternate to the Elk Grove-Rancho Cordova-El Dorado Connector Joint Powers Authority Board of Directors
- 7g. Resolution No. 7978 - A Resolution Authorizing the City Manager to Execute a Grant of Easement from Sacramento County for Environmental Mitigation for the New Bridge Below the Dam Project No. 2319
- 7h. Resolution No. 7981 - A Resolution Authorizing the City Manager to Execute Change Order #2 With C&C Construction for Additional Work Associated with the Blue Ravine Road Bike/Pedestrian Undercrossing Retrofit Project
- 7i. Resolution No. 7982 - A Resolution Authorizing the City Manager to Execute a Conservation Easement Agreement on Portions of Lot C Willow Creek Estates South Unit 10
- 7j. Resolution No. 7983 - A Resolution Enacting the 2006 Inflation Adjustment to the Park Construction Capital Impact Fee and the Humbug-Willow Creek Impact Fee and Rescinding Resolution Nos. 7578 and 7730
- 7k. Resolution No. 7985 - A Resolution Authorizing the Police Department to Apply for a Traffic Grant in the Amount of \$23,890.80 from the State of California Office of Traffic Safety for the Seatbelt and Child Safety Seat Enforcement Program

Motion by Council Member Howell, second by Council Member Starsky to approve the Consent Calendar, with the revision noted to Item 7c. Motion carried by the following roll call vote:

AYES:	Council Members:	Howell, King, Miklos, Starsky, Morin
NOES:	Council Members:	None
ABSENT:	Council Members:	None
ABSTAIN:	Council Members:	None

CONVENE REDEVELOPMENT AGENCY MEETING:

The City Council adjourned to the special Redevelopment Agency meeting at 7:13 p.m.

RECONVENE CITY COUNCIL MEETING:

The regular City Council meeting reconvened from the Special Redevelopment Agency meeting at 7:27 p.m.

PUBLIC HEARING:

- 9a. D & L Property Management (Syblon-Reid) General Plan Amendment and Rezone - West of 1130 Sibley Street (PN 06-393)
 - i. Resolution No. 7984 - A Resolution to Amend the General Plan Land Use Designation for a 2.68-Acre Area of a Larger 10.34-Acre Parcel (APN: 071-0020-

Approved: February 13, 2007

- 057) From Multi-Family High Density (MHD) to Industrial/Office Park (IND) and to Adopt a Mitigated Negative Declaration and Mitigation Monitoring Program for the D & L Property Management (Syblon-Reid) Project
- ii. Ordinance No. 1070 - An Uncodified Ordinance to Amend the Zoning Designation for a 2.68-Acre Area of a Larger 10.34-acre Parcel (APN: 071-0020-057) From General Apartment, Planned Development District (R-4 PD) to Light Industrial District (M-1) for the D & L Property Management (Syblon-Reid) Project (First Reading)

Community Development Director Miller introduced the item, and Associate Planner Banks made the presentation and responded to questions from the City Council.

Mayor Morin opened the Public Hearing at 7:32 p.m. Hearing no speakers, the Public Hearing was closed.

Motion by Council Member Starsky, second by Council Member Howell to continue Resolution No. 7984 and to introduce Ordinance No. 1070. Motion carried by the following roll call vote:

AYES:	Council Members:	Howell, King, Miklos, Starsky, Morin
NOES:	Council Members:	None
ABSENT:	Council Members:	None
ABSTAIN:	Council Members:	None

CONVENE JOINT CITY COUNCIL/REDEVELOPMENT AGENCY MEETING:

The City Council adjourned to the special joint City Council/ Redevelopment Agency meeting at 7:33 p.m.

CALL TO ORDER: The special joint meeting of the City Council / Redevelopment Agency was called to order at 7:33 p.m. in City Council Chambers, 50 Natoma Street, with Mayor/Chair Morin presiding.

<u>ROLL CALL:</u>	Council / Board Members Present:	Howell, King, Miklos, Starsky, Morin
	Council / Board Members Absent:	None
	Staff Present:	City Manager / Executive Director Kerry Miller
		City Attorney Bruce Cline
		City Clerk/Secretary Christa Schmidt

NEW BUSINESS:

- 10b(i). Transitional Housing Policy - Powerhouse Ministries Proposal and Request for Funding to Purchase Property at 1301 Bidwell Street for the Operation of a Transitional Housing Facility or Providing Financial Assistance for Transitional Housing

Neighborhood Services Director Feagans made a presentation. She and Assistant City Manager/Chief Financial Officer Gill responded to questions from the City Council.

Applicant representative Kent Carlson and Nancy Atchley, Powerhouse Board Members, addressed the City Council. Tina Polley, Chair of Advisory Committee on Homelessness, provided supplemental information. Jonathan Lew, Powerhouse Board Member, provided additional comments.

Police Captain Saunders provided information in response to questions from the City Council.

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The following speakers addressed the City Council regarding the proposed transitional housing project:

1. Darien Pohl
2. Diane Hensley
3. Judy Sabuan
4. Jon Ingram
5. Colleen Gray
6. LoriAnn Bach
7. Stephanie Carr
8. Brad Franklin
9. Dick Laine
10. Andy Evans
11. Gary Figueroa
12. Mike Blank
13. Travis Carr
14. Rob Quider
15. Patty Record
16. Lu Auslam
17. Carl Johnson
18. Bob Mange
19. Deino Trotta
20. Reina Belford
21. Steve Grendahl
22. Dennis Mandigo
23. Donna Madeira
24. John Greenalch
25. Dean Bullock

Mayor Morin called a recess at 9:09 p.m., and reconvened the meeting at 9:17 p.m.

26. Bryan Malone
27. Teresa Strickland
28. Claudia Coffey
29. Bill Kellogg
30. Catherine Stephens
31. Paul Kerfeld
32. Allison Carlos
33. Tim Blackman
34. Ron Henry

Assistant City Manager/Chief Financial Officer Gill and City Attorney Cline responded to questions from the City Council.

The Board/Council Members discussed alternatives and options.

Motion by Council/Board Member Starsky, second by Council/Board Member Howell directing staff to begin negotiations for acquisition of the property for the purpose of leasing it to Powerhouse Ministries for the purpose of a transitional housing or other affordable housing purpose (with conditions of approval), which would include draft transitional housing ordinance and a plan submitted by Powerhouse Ministries regarding their operations.

Approved: February 13, 2007

The Board/Council Members discussed additional alternatives and options.

Motion by Council Member Howell, second by Council Member Miklos to waive the 10:30 p.m. rule. Motion carried by the following roll call vote.

AYES:	Council/Board Members:	Howell, King, Miklos, Starsky, Morin
NOES:	Council/Board Members:	None
ABSENT:	Council/Board Members:	None
ABSTAIN:	Council/Board Members:	None

Following additional discussion by the Council/Board Members, City Manager Miller requested clarification and confirmation that Council's direction to staff was:

- Staff will enter into negotiations for possible acquisition of 1301 Bidwell Street; negotiations will include request for an updated property appraisal (estimated to take at least 30 days);
- Negotiation of a buy/sell agreement (estimated to take at least 60 days);
Concurrent with those negotiations,
- Staff will conduct an in-house site analysis on this and other potential sites;
- Staff will work concurrently on the development of a transitional housing ordinance (estimated to take at least 60 days).
- Plans for operation of the transitional housing facility can be best addressed in the draft lease agreement, including the development of performance thresholds, plan specifications, business parameters, objectives and timetables.
- Draft lease agreement to come back to the Council/Board;
- If a buy/sell agreement is agreed to and determined that the Bidwell site is the optimal site for the facility, staff could possibly implement certain traffic circulation improvements and seek additional grant options to address neighboring residents' concerns regarding traffic impacts.

Council/Board Member Starsky asked for an update in Closed Session in about 30 days regarding negotiations.

Mayor/Chair Morin called for a vote on Council Member Starsky's motion, with the concurrence with City Manager Miller's clarification of direction to staff.

Motion passed by the following vote:

AYES:	Council/Board Members:	Howell, King, Miklos, Starsky, Morin
NOES:	Council/Board Members:	None
ABSENT:	Council/Board Members:	None
ABSTAIN:	Council/Board Members:	None

ADJOURNMENT:

There being no further business to come before the City Council/Redevelopment Agency, the special joint meeting was adjourned to the regular City Council meeting at 11:13 p.m.

RECONVENE CITY COUNCIL MEETING:

The regular City Council meeting reconvened from the Special Joint City Council/Redevelopment Agency meeting at 11:13 p.m.

Approved: February 13, 2007

OLD BUSINESS:

- 8a. Update on Standards of Response Cover Study Recommended Response Times, Additional Engine Company and New East Area Fire Station
- i. Resolution No. 7979 - A Resolution Adopting Revised Emergency Fire and Medical Response Time Standards
 - ii. Resolution No. 7980 - A Resolution Approving an Increase in the Number of Authorized Fire Captain and Fire Engineer Positions for Improved Service Levels

Fire Chief Dutton made a presentation and responded to questions from the City Council.

Motion by Council Member Miklos, second by Vice Mayor King to adopt Resolution Nos. 7979 and 7980. Motion carried by the following roll call vote:

AYES:	Council Members:	Howell, King, Miklos, Starsky, Morin
NOES:	Council Members:	None
ABSENT:	Council Members:	None
ABSTAIN:	Council Members:	None

NEW BUSINESS:

- 13a. Appointment of At-Large Member (Business Owner Within the Sutter Street Subarea) to the Folsom Historic District Commission

Motion by Council Member Howell to appoint Glenn Riley. Nomination was approved by the following roll call vote.

AYES:	Council Members:	Howell, King, Miklos, Starsky, Morin
NOES:	Council Members:	None
ABSENT:	Council Members:	None
ABSTAIN:	Council Members:	None

CITY MANAGER REPORTS:

City Manager Miller welcomed new Community Development Director David Miller, and commended Chief Spiegel on emergency preparedness training during the week of January 15, 2007. City Manager Miller announced the results of the library evaluation, which indicated the need to fill the library director position.

COUNCIL COMMENTS:

Council Member Starsky welcomed new Community Development Director David Miller, and commended Police Chief Spiegel for the community meeting regarding police protection.

Council Member Howell urged residents to drive carefully.

Council Member Miklos requested regular updates on issues associated with light rail. Mr. Miklos welcomed new Community Development Director David Miller

Approved: February 13, 2007

Vice Mayor King welcomed new Community Development Director David Miller, and asked staff about planning the annual emergency preparedness event. Mr. King asked if the planned February 13, 2007 Council discussion regarding streetscape improvements in the Historic District could be moved to February 27, 2007, as he will be out of the country for the February 13 Council meeting.

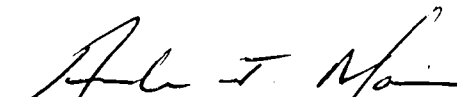
Mayor Morin welcomed new Community Development Director David Miller.

ADJOURNMENT:

There being no further business to come before the Folsom City Council, the regular meeting was adjourned at 11:38 p.m.


Christa Schmidt, City Clerk

ATTEST:


Andrew J. Morin, Mayor

Approved: February 13, 2007