



**City Council  
Regular Meeting  
AGENDA**

*Register for Ukiah City Council Regular Meeting at:*

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*After registering, you will receive a confirmation email containing information about joining the webinar. Alternatively, you may view the meeting (without participating) by clicking on the name of the meeting at [www.cityofukiah.com/meetings](http://www.cityofukiah.com/meetings).*

**August 18, 2021 - 6:00 PM**

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**1. ROLL CALL**

**2. PLEDGE OF ALLEGIANCE**

- 2.a. A Moment of Silence for Ted Goforth, Former City of Ukiah Public Works Director.

***Recommended Action: Hold a moment of silence for Ted Goforth, a former City of Ukiah Public Works Director.***

Attachments:

1. Photo - Ted Goforth
2. Commendation - September 1, 1993
3. Government Day - February 4, 1992

**3. PROCLAMATIONS/INTRODUCTIONS/PRESENTATIONS**

- 3.a. Proclamation in Honor of the 101st Anniversary of the 19th Amendment to the United States Constitution.

***Recommended Action: Read and Present Proclamation.***

Attachments:

1. Proclamation

- 3.b. Certificate of Recognition for Frank Acosta for his 101 Years of Life Celebration and His Many Years of Service to Our Country and Community.

***Recommended Action: Present certificate to Frank Acosta.***

Attachments:

1. Certificate of Recognition

**4. PETITIONS AND COMMUNICATIONS**

**5. APPROVAL OF MINUTES**

- 5.a. Approval of the Minutes for the July 21, 2021, Regular Meeting.

***Recommended Action: Approve the Minutes of July 21, 2021, a Regular Meeting, as submitted.***

Attachments:

1. 2021-07-21 Draft Minutes

- 5.b. Approval of the Minutes for the August 2, 2021, Special Meeting.

***Recommended Action: Approve the Minutes of August 2, 2021, a Special Meeting, as submitted.***

Attachments:

1. 2021-08-02 Draft Minutes - Special Meeting

## **6. RIGHT TO APPEAL DECISION**

Persons who are dissatisfied with a decision of the City Council may have the right to a review of that decision by a court. The City has adopted Section 1094.6 of the California Code of Civil Procedure, which generally limits to ninety days (90) the time within which the decision of the City Boards and Agencies may be judicially challenged.

## **7. CONSENT CALENDAR**

The following items listed are considered routine and will be enacted by a single motion and roll call vote by the City Council. Items may be removed from the Consent Calendar upon request of a Councilmember or a citizen in which event the item will be considered at the completion of all other items on the agenda. The motion by the City Council on the Consent Calendar will approve and make findings in accordance with Administrative Staff and/or Planning Commission recommendations.

- 7.a. Report of Disbursements for the Month of June 2021.

***Recommended Action: Approve the Report of Disbursements for the Month of June 2021.***

Attachments:

1. June 2021 Summary of Disbursements
2. Account Codes for Reference
3. Object codes for Reference
4. June 2021 Disbursement Detail

- 7.b. Report of Disbursements for the Month of July 2021.

***Recommended Action: Approve the Report of Disbursements for the Month of July 2021.***

Attachments:

1. July 2021 Summary of Disbursements
2. Account Codes for Reference
3. Object codes for Reference
4. July 2021 Disbursement Detail

- 7.c. Approval of Settlement Agreement in the Amount of \$13,391.33 with the Defense Logistics Agency Energy, an Agency within the United States Department of Defense, Related to the Erroneous Charges of Excise and Sales Tax on Department of Defense Fuel Purchases at the Ukiah Regional Airport.

**Recommended Action: Approve settlement agreement in the amount of \$13,391.33 with Defense Logistics Agency Energy, an agency within the United States Department of Defense.**

Attachments:

1. Draft Settlement Agreement - Ukiah Final

- 7.d. Consideration of Adoption of Resolution Approving the Application to the CA Drought, Water, Parks, Climate, Coastal Protection, and Outdoor Access for All Act of 2018 Per Capita Grant Program to Replace the Large Playground Structure at Todd Grove Park.

**Recommended Action: Adopt Resolution approving an application to the CA Drought, Water, Parks, Climate, Coastal Protection, and Outdoor Access for All Act of 2018 Per Capita Grant Program to secure funding to replace the large playground structure at Todd Grove Park.**

Attachments:

1. Authorizing Resolution

- 7.e. Consideration of Adoption of Resolution Appointing James Bair to the Paths, Open Space, and Creeks Commission (POSCC).

**Recommended Action: Adopt resolution appointing James Bair to the Paths, Open Space, and Creeks Commission (POSCC).**

Attachments:

1. Policy Resolution No. 2014-48
2. Application
3. Nomination
4. Proposed Resolution

- 7.f. Report of the Purchase of Variable Frequency Drive (VFD) for the High Service Pump Station at the Water Treatment Plant (WTP) from Industrial Technical Services Inc. of La Miranda CA in the Total Amount of \$97,255.41.

**Recommended Action: Report of the purchase of a Variable Frequency Drive for the High Service Pump Station at the Water Treatment Plant from Industrial Technical Services Inc. of La Miranda CA in the total amount of \$97,255.41.**

Attachments:

1. HSP VFD Bid

- 7.g. Approval for the City Manager to Negotiate and Execute a Lease Agreement Between the City of Ukiah and the Ukiah Youth Baseball League Inc., for the Use of a Portion of Riverside Park.

**Recommended Action: Approval for the City Manager to Negotiate and Execute a Lease Agreement Between the City of Ukiah and the Ukiah Youth Baseball League Inc., for the Use of a Portion of Riverside Park.**

Attachments:

1. SULL lease agreement 2021

- 7.h. Approval of Amendment No. 2 to a Professional Services Agreement with PSOMAS for an Amount Not to Exceed \$2,600 to Provide Land Surveying Services Related to the City's Annexation Efforts; and Approval of Corresponding Budget Amendment.  
**Recommended Action: Approve Amendment No. 2 to an existing Professional Services Agreement with PSOMAS for an amount not to exceed \$2,600 for the provision of land surveying services related to the City's reorganization efforts. Also approve corresponding budget amendment.**  
Attachments:
1. COU\_1920-138 - Signed Agreement
  2. COU\_1920-138 - Amendment #1 - Signed Agreement
  3. COU\_1920-138 - Amendment # 2 - Proposed
- 7.i. Adoption of Resolution of the City of Ukiah Establishing Two-Hour and Five-Hour Time Limits on Parking on Designated Streets Pursuant to Ukiah City Code Sections 7160, 7163, and 7164, Thereby Replacing 26 Five-Hour Spaces with Two-Hour Spaces, 11 Ninety-Minute Spaces with Two-Hour Spaces, and 9 Two-Hour Spaces with Five-Hour Spaces.  
**Recommended Action: Adopt a resolution of the City of Ukiah establishing a two-hour and five-hour time limit on parking on designated streets pursuant to Ukiah City Code sections 7160 and 7164, thereby replacing 26 five-hour spaces with two-hour spaces, 11 ninety-minute spaces with two-hour spaces, and 9 two-hour spaces with five-hour spaces.**  
Attachments:
1. 5-Hour 2- Hour Parking Resolution DV
- 7.j. Approval of Lease Agreement Between the City of Ukiah and Judy Chan for Use of Parks Maintenance Facilities at 185 Mason St, Ukiah.  
**Recommended Action: Authorize the City Manager to negotiate and execute a lease agreement between the City of Ukiah and Judy Chan for use of parks maintenance facilities at 185 Mason St, Ukiah.**  
Attachments:
1. Mason St Lease 2021
- 7.k. Approval of Agreement with Moss Adams, LLP for Accounting Review Services of Ukiah Waste Solutions, Inc., and Solid Waste Systems, Inc.  
**Recommended Action: Ratify the signature of, and authorize, the Finance Director to execute agreements with Moss Adams, LLP for accounting review services of Ukiah Waste Solutions, Inc., and Solid Waste Systems Inc.**  
Attachments:
1. City of Ukiah MA Nonattest SWS
  2. City of Ukiah MA Nonattest UWS

- 7.l. Approve Contract Amendment with Thomas Hise, Architect, for Architectural Services for the Grace Hudson Museum in the Amount of \$14,163, and Approve Corresponding Budget Amendment.  
**Recommended Action: Approve contract amendment with Thomas Hise, Architect, for architectural services for the Grace Hudson Museum in the amount of \$14,163; and approve corresponding budget amendment.**  
Attachments:
1. GH Billing (62521)
  2. Amendment 5 - Draft
- 7.m. Approval of Change Order #06 to CV Larsen Company in the Amount of \$430,773.04 and Extend the Pressure Zone 2 South Reservoir Replacement Project, Specification No. 20-02 for a Total Revised Contract Amount of \$1,206,724.09.  
**Recommended Action: Approve Change Order #06 to CV Larsen Company in the amount of \$430,773.04 and extend the Pressure Zone 2 South Reservoir Replacement Project, Specification No. 20-02 for a total revised contract amount of \$1,206,724.09.**  
Attachments:
1. February 3, 2021 Agenda Item 7f and Change Order #3
  2. Spec20-02\_CV Larsen COR\_ 04AUG2021
  3. Spec20-02\_CV Larsen COR\_ 09AUG2021
  4. Spec20-02\_CV Larsen COR\_Cost Summary Table
- 7.n. Approval of Purchase of One (1) Set of Genesis Auto Extrication Tools from Municipal Emergency Services in the Amount of \$30,834.41 per the Fiscal Year 2022 Capital Improvement Plan (CIP).  
**Recommended Action: Approve the purchase of one (1) set of Genesis auto extrication tools from Municipal Emergency Services (MES) in the amount of \$30,834.41 as approved in the Fiscal Year 2022 Capital Improvement Plan (CIP).**  
Attachments:
1. Sole Source Agreement MES 2021
  2. MES-Genesis Tool Quote 7 14 21
- 7.o. Approval of Purchase of One (1) Breathing Air Compressor from Bauer Compressors in the Amount of \$55,131.81 per the Fiscal Year 2022 Capital Improvement Plan (CIP).  
**Recommended Action: Approve the purchase of one (1) breathing air compressor from Bauer Compressors in the amount of \$55,131.87 as approved in the Fiscal Year 2022 Capital Improvement Plan (CIP).**  
Attachments:
1. Bauer Quote

- 7.p. Approval of Lease Purchase of Two (2) 2021 North Star 147-1 Type 1 Ambulances from Braun NW Inc., in the Amount of \$382,410.00 Plus Tax per the Fiscal Year 2022 Capital Improvement Plan (CIP) and Approval of Corresponding Budget Amendment(s).

**Recommended Action: Approve the lease purchase of two (2) North Star 147-1 type 1 Ambulances from Braun NW Inc. through the Houston-Galveston Area Council (HGAC) Cooperative Purchasing program, in the Amount of \$382,410.00 plus tax per the Fiscal Year 2022 Capital Improvement Plan (CIP) and approval of corresponding budget amendment(s).**

Attachments:

1. Ukiah Valley FA\_HGAC\_Prop\_6-17-21 from Braun NW

- 7.q. Report of Acquisition from Western Fire Supply in the Amount of \$23,776.04 for a Solo Rescue SCBA-Decon Washer.

**Recommended Action: Receive notification of the purchase of one Solo Rescue Decon Washer for decontamination and sanitation of the Self-Contained Breathing Apparatus (SCBA) in the amount of \$23,776.04 from Western Fire Supply.**

Attachments:

1. SCBA Quotes- E37917 (002) (1)
2. Decon Washer Purchase Order

- 7.r. Notification of Change Order #2 to Coastal Mountain Electric in the Amount of \$15,700.62 for Design Changes due to Unidentified Obstacles with the Electric Service Transfer from Overhead to Underground on State Street, and Approve Corresponding Budget Amendment.

**Recommended Action: Receive notification of Change Order #2 to Coastal Mountain Electric in the amount of \$15,700.62 for design changes due to unidentified obstacles with the electric service transfer from overhead to underground on State Street, and approve corresponding budget amendment.**

Attachments:

1. Change Order #2

## **8. AUDIENCE COMMENTS ON NON-AGENDA ITEMS**

The City Council welcomes input from the audience. If there is a matter of business on the agenda that you are interested in, you may address the Council when this matter is considered. If you wish to speak on a matter that is not on this agenda, you may do so at this time. In order for everyone to be heard, please limit your comments to three (3) minutes per person and not more than ten (10) minutes per subject. The Brown Act regulations do not allow action to be taken on audience comments in which the subject is not listed on the agenda.

## **9. COUNCIL REPORTS**

## **10. CITY MANAGER/CITY CLERK REPORTS**

## **11. PUBLIC HEARINGS (6:15 PM)**

- 11.a. Consideration and Possible Introduction by Title Only of Proposed Ordinance Amending Division 9, Chapter 2 of the Ukiah Municipal Code to Execute General Plan Housing Element Implementation Tasks and Comply with New State Housing Laws; and Consideration of Adoption of Resolution Approving Initial Study/Negative Declaration and General Plan Amendment No. 21-01 to Allow for Increased Density and Lot Coverage in Compliance with the General Plan Housing Element and State Housing Laws.

**Recommended Action: 1) Decide on the minimum duplex parking requirement of either 1 or 1.5 space(s) per unit; and 2) approve the Initial Study/Negative Declaration (IS/ND); and 3) adopt Resolution approving IS/ND and General Plan Amendment No. 21-01 to allow for increased density and lot coverage in compliance with the General Plan Housing Element and State housing laws; and 4) introduce by title only the draft Ordinance Amending Division 9, Chapter 2 of the Ukiah Municipal Code to Execute General Plan Housing Element Implementation Tasks and comply with new State housing laws.**

Attachments:

1. Draft Ordinance
2. Draft Resolution
3. PC Staff Report and Attachments
4. Draft ISND
5. ISND\_Reduced Duplex Parking
6. Revised Table 1- Summary of Proposed Zoning Code Amendments

## **12. UNFINISHED BUSINESS**

- 12.a. Receive Status Report and Consider Any Action or Direction Related to the Novel Coronavirus (COVID-19) Emergency Including Operational Preparedness and Response; Continuity of City Operations and Services; Community and Business Impacts; and Any Other Related Matters.

**Recommended Action: Receive status report and consider any action or direction related to the Novel Coronavirus (COVID-19) Emergency including operational preparedness and response; continuity of City operations and services; community and business impacts; and any other related matters.**

Attachments: None

## **13. NEW BUSINESS**

- 13.a. Discussion and Consideration of Possible Approval of Sale of C & S Holdings' Stock to Waste Connections US, Inc., and Possible Approval of Sale Agreement, Based on Availability of Information and Staff Recommendations at the time of the August 18th, City Council Meeting.

**Recommended Action: Approve Sale of C & S Holdings' stock to Waste Connections US, Inc., and Approve Sale Agreement, based on Staff recommendations at the time of the August 18th, City Council Meeting.**

Attachments: None

- 13.b. Receive Updates on City Council Committee and Ad Hoc Assignments, and, if Necessary, Consider Modifications to Assignments and/or the Creation/Elimination of Ad Hoc(s).

**Recommended Action: Receive report(s). The Council will consider modifications to committee and ad hoc assignments along with the creation/elimination ad hoc(s).**

Attachments:

1. 2021 City Council Special Assignments

## **14. CLOSED SESSION - CLOSED SESSION MAY BE HELD AT ANY TIME DURING THE MEETING**

- 14.a. **Conference with Legal Counsel—Anticipated Litigation**  
(Government Code Section 54956.9(d)(2)or(4))  
Significant exposure to litigation pursuant to paragraph (2) or (4) of subdivision (d) of Section 54956.9. Consideration of potential litigation arising from emergency drought declaration.  
(Government Code Section 54956.9(e)(2)): (Number of potential cases: 1)  
**Recommended Action: Confer in Closed Session**  
Attachments: None
- 14.b. **Conference with Legal Counsel—Anticipated Litigation**  
(Government Code Section 54956.9(d)(2)or(3))  
Significant exposure to litigation pursuant to paragraph (2) or (3) of subdivision (d) of Section 54956.9: (Number of potential cases: 1)  
**Recommended Action: Confer in Closed Session**  
Attachments: None
- 14.c. **Conference with Legal Counsel—Anticipated Litigation**  
(Government Code Section 54956.9(d)(2)or(3))  
Significant exposure to litigation pursuant to paragraph (2) or (3) of subdivision (d) of Section 54956.9: (1 potential case, involving possible termination of construction contract for cause)  
**Recommended Action: Confer in Closed Session**  
Attachments: None
- 14.d. **Conference with Legal Counsel – Existing Litigation**  
(Government Code Section 54956.9(d)(1))  
Name of case: Vichy Springs Resort v. City of Ukiah, Et Al; Case No. SCUК-CVPT-2018-70200  
**Recommended Action: Confer in Closed Session**  
Attachments: None
- 14.e. **Conference with Legal Counsel – Existing Litigation**  
(Government Code Section 54956.9(d)(1))  
Name of case: Vichy Springs Resort v. City of Ukiah, Et Al; Case No. SCUК-CVPT-20-74612  
**Recommended Action: Confer in Closed Session**  
Attachments: None
- 14.f. **Conference with Legal Counsel – Existing Litigation**  
(Cal. Gov’t Code Section 54956.9(d)(1))  
Name of case: City of Ukiah v. Questex, LTD, et al, Mendocino County Superior Court, Case No. SCUК- CVPT-15-66036  
**Recommended Action: Confer in Closed Session**  
Attachments: None

14.g. **Conference with Real Property Negotiators**

(Cal. Gov't Code Section 54956.8)

Property: APN Nos: 003-500-19; 003-190-08; 057-050-12; 157-050-11; 157-060-003; 001-040-83; 157-050-03, 157-060-02, 157-050-04, 157-050-03, 157-030-02, 157-050-01, 157-050-02, 157-050-10, 157-050-09, 157-070-01, 157-070-02, 003-190-01; 003-181-01; 003-582-38

Negotiator: Sage Sangiacomo, City Manager;

Negotiating Parties: Dave Hull and Ric Piffero

Under Negotiation: Price & Terms of Payment

**Recommended Action: Confer in Closed Session**

Attachments: None

14.h. **Conference with Real Property Negotiators**

(Cal. Gov't Code Section 54956.8)

Property: APN Nos: 184-090-07-00 and 184-100-04-00

Negotiator: Sean White, Water Resources Director and Sage Sangiacomo, City Manager;

Negotiating Parties: Noble Vineyard Management

Under Negotiation: Instruction to negotiator will concern price and terms of payment.

**Recommended Action: Confer in Closed Session**

Attachments: None

14.i. **Conference with Labor Negotiator (54957.6)**

Agency Representative: Sage Sangiacomo, City Manager

Employee Organizations: All Bargaining Units

**Recommended Action: Confer in Closed Session**

Attachments: None

**15. ADJOURNMENT**

Please be advised that the City needs to be notified 72 hours in advance of a meeting if any specific accommodations or interpreter services are needed in order for you to attend. The City complies with ADA requirements and will attempt to reasonably accommodate individuals with disabilities upon request. Materials related to an item on this Agenda submitted to the City Council after distribution of the agenda packet are available for public inspection at the front counter at the Ukiah Civic Center, 300 Seminary Avenue, Ukiah, CA 95482, during normal business hours, Monday through Friday, 8:00 am to 5:00 pm.

I hereby certify under penalty of perjury under the laws of the State of California that the foregoing agenda was posted on the bulletin board at the main entrance of the City of Ukiah City Hall, located at 300 Seminary Avenue, Ukiah, California, not less than 72 hours prior to the meeting set forth on this agenda.

Kristine Lawler, CMC/City Clerk

Dated: 8/13/21