

CITY OF UKIAH
CITY COUNCIL MINUTES
Budget Workshop and Regular Meeting
CIVIC CENTER COUNCIL CHAMBERS
300 Seminary Avenue
Ukiah, CA 95482
April 3, 2019
5:15 p.m.

1. **ROLL CALL**

Ukiah City Council met for a Budget Workshop followed by a Regular Meeting on April 3, 2019, having been legally noticed on March 29, 2019. Mayor Mulheren called the meeting to order at 5:19 p.m. Roll was taken with the following **Councilmembers Present:** Juan V. Orozco, Jim O. Brown, Stephen G. Scalmanini, Douglas F. Crane, and Maureen Mulheren. **Staff Present:** Sage Sangiacomo, City Manager; David Rapport, City Attorney (*arriving at 5:44*); Stephanie Abba, Deputy Clerk, and Kristine Lawler, City Clerk.

MAYOR MULHEREN PRESIDING.

2. **PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Dan Buffalo, Finance Director.

5:15 **BUDGET WORKSHOP**

a. **Mid-Year Departmental Budget and Objectives Progress Review for Fiscal Year 18-19 and Review of Draft Objectives for Fiscal Year 19-20.**

b. **Police Department Annual Report Presentation and Review.**

Presenter: Justin Wyatt, Police Chief.

Police department reports were received.

The Human Resources / Risk Management will be scheduled for a future meeting.

RECESS: 5:47 – 6:00 P.M.

6:00 **REGULAR MEETING**

Deputy City Clerk, Stephanie Abba, stated for the record that attendance had not changed.

3. **PROCLAMATIONS/INTRODUCTIONS/PRESENTATIONS**

4. **PETITIONS AND COMMUNICATIONS**

Communications were received from Eileen Mitro and Sean Harmon after the meeting convened.

5. **APPROVAL OF MINUTES**

a. **Approval of the March 20, 2019, Budget Workshop and Regular Meeting Minutes.**

Motion/Second: Crane/Brown to approve Minutes of March 20, 2019, a budget workshop and regular meeting, as submitted. Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

6. **RIGHT TO APPEAL DECISION**

7. **CONSENT CALENDAR**

- a. Report to City Council Regarding Contract (COU No. 1819-168) for Professional Services with North Bay Professional Officials for Adult Basketball Referees – *Community Services*.
- b. Renew and Continue Resolution 2019-09 (new Resolution No. 2019-12) for a Proclamation of a Local Emergency Related to the 2019 Winter Storm Event – *Community Services*.
- c. Approve Contract Amendment (COU No. 1516-143-A2) with Ukiah Waste Solutions for Biosolids Removal at the Wastewater Treatment Plant – *Water Resources*.
- d. Award Bid for a TV Inspection Van Body from Subsite, LLC in the Amount of \$177,850.00, and the Purchase of a New Ford E450 Cutaway Cab and Chassis from Redwood Ford in the amount of \$33,144.28 – *Water Resources*.
- e. Adoption of Ordinance Amending Ukiah City Code Section 5127 to Increase the Time for City Council Review of a Local Emergency Declaration from 14 to 45 Days – *Community Services*.

ORDINANCE No. 1193

ORDINANCE OF THE CITY COUNCIL OF THE CITY OF UKIAH AMENDING SECTION 5127 OF Article 3, CHAPTER 2, DIVISION 6 OF THE UKIAH CITY CODE REQUIRING CITY COUNCIL REVIEW OF LOCAL EMERGENCY DELARATION BY DIRECTOR OF EMERGENCY SERVICES.

- f. Approval and Authorization for the City Manager to Negotiate and Execute Amendment 1 to the Agreement (COU No. 1314-179-A1) with FileTrail – a File Management System, Adding an Organizational Module for Records Retention – *City Clerk*.
- g. Notification to City Council of Contract No. 1819-192 with Gregg Simpson Trucking to Relocate Electrical Infrastructure on Hospital Drive and Perkins Street for the Electric Utility Department in the Amount of \$28,104.00 – *Electric Utility*.
- h. ~~Consideration of Awarding Bid to CAL INC for the Demolition and Removal of Two (2) Dilapidated Buildings, One (1) at 506 Park Boulevard and One (1) at 1970 West Standley Street in the Amount of \$36,777.36, and Approval of Corresponding Budget Amendment – *Community Services*. Pulled by Staff.~~
- i. Receive Report on the Approval of a Professional Services Agreement (COU No. 1819-193) with Northern Circle Indian Housing Authority – *Community Development*.

Motion/Second: Crane/Brown to approve Consent Calendar Items 7a-7g and 7i, as submitted. Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

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

Public Comment: Lydia Lopez - Sexual Awareness Month.

9. **COUNCIL REPORTS**

Presenters: Councilmember Brown and Mayor Mulheren.

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

Presenters: Sage Sangiacomo, City Manager and Craig Schlatter, Community Development Director.

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

12. **UNFINISHED BUSINESS**

a. Receive Presentation from the Complete Count Committee, and Approve Resolution in Support of the Census 2020 to Help Ensure a Complete, Fair, and Accurate Count of All Californians, Including the Residents of the City of Ukiah.

Presenters: Sage Sangiacomo, City Manager; Paula Cohen, Community Foundation of Mendocino County; and Julie Beardsley, Health and Human Services Agency Public Health.

Motion/Second: Brown/Orozco to adopt the resolution (2019-13) in support of the Census 2020. Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

b. Authorization for the City Manager to Negotiate and Execute the Agreement for the Acquisition of Approximately 2.4 Acres of Property Located at 210 East Gobbi Street (APNs 003-040-077, -078, and -079) for the Development of a Mixed-Use Project in an Amount not to Exceed \$1.5 Million Plus Closing Costs; Authorize City Manager to Negotiate and Execute the Exclusive Negotiating Agreement for the Development of Said Project with Danco Communities.

Presenter: Shannon Riley, Deputy City Manager.

Public Comment: Miles Gordon, Sarah Marshall, Lucy Kramer, Tarney Sheldon, Genaro Vega, Lydia Lopez, Josefina Diexjas, Ellen Bartholomeu, John McCowen, Jess Pierce, (*inaudible first name*) Mendoza, Daniel Ryburg, Mayhew Caldwell, Keith (*No surname given*), John Johns, Angie Boone, and Keith Weathers.

Motion/Second: Crane/Brown to authorize the City Manager to negotiate and execute the agreement (*COU No. 1819-194*) for the acquisition of approximately 2.4 acres located on East Gobbi Street at Village Circle, utilizing Ukiah Housing Trust Fund monies, in an amount not to exceed \$1.5 million plus closing costs; also, authorize City Manager to negotiate and execute an Exclusive Negotiating Agreement (*COU No. 1819-195*) with Danco Communities for the development of a mixed-use project to include commercial and market-rate or a combination of market-rate and affordable (low-income) residential units. Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

RECESS 8:12 – 8:24 P.M.

c. Adoption of Resolution to Adopt Aesthetic Guidelines for Wireless Telecommunication Facilities in the City of Ukiah.

Presenter: Darcy Vaughn, Assistant City Attorney.

Motion/Second: Crane/Brown to Adopt a Resolution (2019-14) of the City Council of the City of Ukiah adopting aesthetic guidelines for wireless telecommunications facilities in the City of Ukiah. Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

13. NEW BUSINESS

- a. 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).**

Presenters: Councilmember Orozco and Sage Sangiacomo, City Manager

Reports were received.

CITY COUNCIL ADJOURNED TO CLOSED SESSION AT 8:45 P.M.

14. CLOSED SESSION

- a. 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. SCUk-CVPT-2018-70200*

- b. Conference with Real Property Negotiators**

(Cal. Gov't Code Section 54956.8)

Property: APN Nos: 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

Negotiator: Sage Sangiacomo, City Manager;

Negotiating Parties: Dave Hull and Ric Piffero

Under Negotiation: Price & Terms of Payment

- c. Conference with Real Property Negotiators**

(Cal. Gov't Code Section 54956.8)

Property: APN Nos: 003-040-77; 003-040-78; 003-040-79

Negotiator: Sage Sangiacomo, City Manager;

Negotiating Parties: Shapiro/Danco

Under Negotiation: Price & Terms of Payment

- d. Conference with Real Property Negotiators**

(Cal. Gov't Code Section 54956.8)

Property: APN Nos: 002-273-19-00 and 002-273-30-00

Negotiator: Sage Sangiacomo, City Manager;

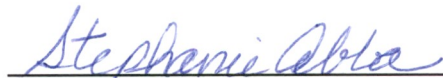
Negotiating Parties: Bank of America

Under Negotiation: Price & Terms of Payment

No Closed Session was held.

15. ADJOURNMENT

There being no further business, the meeting adjourned at 9:10 p.m.



Stephanie Abba, Deputy Clerk