

CITY OF UKIAH  
CITY COUNCIL MINUTES  
Regular Meeting  
CIVIC CENTER COUNCIL CHAMBERS  
300 Seminary Avenue  
Ukiah, CA 95482  
May 15, 2019  
6:00 p.m.

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1. **ROLL CALL**

2. **PLEDGE OF ALLEGIANCE**

Ukiah City Council met at a Regular Meeting on May 15, 2019, having been legally noticed on May 10, 2019. Mayor Mulheren called the meeting to order at 6:00 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; and Kristine Lawler, City Clerk.

*MAYOR MULHEREN PRESIDING.*

*The Pledge of Allegiance was led by Councilmember Brown.*

3. **PROCLAMATIONS/INTRODUCTIONS/PRESENTATIONS**

**a. Proclamation Recognizing May 12th –18th as Police Week in the City of Ukiah.**

**Presenter:** Mayor Mulheren.

*Proclamation was received by Justin Wyatt, Police Chief.*

**b. Presentation of the PFM Group on an Update to the City Council on the City's Investment Portfolio.**

**Presenter:** Allison Kaune, PFM Asset Management, LLC, Senior Managing Consultant.

*Presentation was received.*

4. **PETITIONS AND COMMUNICATIONS**

5. **APPROVAL OF MINUTES**

**a. Approval of the May 1, 2019, Regular Meeting Minutes**

**Motion/Second:** Brown/Orozco to approve Minutes of May 1, 2019, a 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 of Disbursements for the Month of April 2019 – *Finance*.

b. Adoption of Resolution (2019-22) to Extend the Declaration of a Local Emergency Related to the 2019 Winter Storm Event – *Community Services*.

- c. Report of Contract Amendment (*COU No. 1819-201-A1*) with Johnson Controls for Fire System Maintenance at the Civic Center – *Community Services*.
- d. Adoption of Resolution (*2019-23*) Making Reappointment of Megan Parker Prout to the Paths, Open Space, and Creeks Commission – *City Clerk*.
- e. Approve Rejection of Bids for Converting an Existing AVGAS Storage Container to Jet A Storage – *Airport*.
- f. Approval of Execution of Contract Amendment No. 1 (*COU No. 1718-155-A1*) to the Agreement with Community Development Services in an Amount not to Exceed \$10,000 for Additional CDBG Business Assistance Loan Underwriting Services; and Approve Corresponding Budget Amendment – *Community Development*.
- g. Approve Amendment No. 2 (*COU No. 1516-155-A2*) of Contract No.1516-155 with Evergreen Job and Safety Training, Inc. – *Electric Utility*.
- h. Award Contract (*COU No. 1819-216*) for Specification No. 18-06 Gutter and Downspout Replacement at the Civic Center Annex to Ferranti Construction Inc. in the Amount of \$197,070.18, and Approve Corresponding Budget Amendment – *Community Services*.
- i. Approval of Budget Amendments to Fund 305 - Riverside Park Fund, and Fund 315 – Advanced Planning Fund – *Finance*.

**Motion/Second:** Crane/Brown to approve Consent Calendar Items 7a-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:** Victoria Kelly and Kate Napp, Childhood Trauma Action Team Inland and Redwood Community Services – Child Abuse Prevention Month and Foster Care Awareness Month.

## **9. COUNCIL REPORTS**

**Presenters:** Councilmembers Brown and Scalmanini.

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

**Presenter:** Sage Sangiacomo, City Manager.

**Council Consensus** to modify the budget hearing schedule as follows:

- June 5 - 5:15 p.m. – Finance Overview
- June 11 - 3:00 p.m. – Departmental Presentations
- June 19 or 26 (TBD) – Consideration of Budget Adoption

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

## **12. UNFINISHED BUSINESS**

- a. **Update on Emergency Repair of Backwash Basins at Water Treatment Plant and Determine that Emergency Conditions Continue to Require the Repair of the Backwash Basins.**

**Presenter:** Sean White, Water Resources Director.

**Motion/Second:** Crane/Scalmanini to determine that emergency conditions continue to require the repair of the backwash basins without competitive bidding. Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

**b. 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**

**Presenters:** Tami Bartolomei, Community Services Administrator and Mary Horger, Procurement Manager.

**Motion/Second:** Brown/Crane to approve staff's determination that these projects are categorically exempt from environmental analysis under the California Environmental Quality Act (CEQA). Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

**Motion/Second:** Brown/Scalmanini to award the bid for demolition and removal of two (2) buildings to CAL INC in the amount of \$36,777.36, and approve corresponding budget amendment. Motion **carried** by the following roll call votes: AYES: Orozco, Brown, Scalmanini, Crane, and Mulheren. NOES: None. ABSENT: None. ABSTAIN: None.

**c. Award of Contract for Gobbi Street Underground District No. 3, Specification No. 19-03 to Team Ghilotti in the Amount of \$2,175,711.68, and Approve Budget Amendment**

*This item was pulled by the Department.*

**Motion/Second:** Crane/Brown to continue this item to the June 5, 2019, regular Council meeting. 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).**

*No reports were received.*

*THE CITY COUNCIL ADJOURNED TO CLOSED SESSION AT 7:05 P.M.*

**14. CLOSED SESSION**

**a. Conference With Legal Counsel—Anticipated Litigation**

(Government Code Section 54956.9(d))

A. Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Government Code Section 54956.9: (Number of potential cases: 1.)

B. Significant exposure to litigation pursuant to paragraph (2) or (3) of subdivision (d) of Section 54956.9: (Number of potential cases: 1)

**b. 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. SCUJ-CVPT-2018-70200*

**c. 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

**d. 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

**e. 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

**f. Conference with Real Property Negotiators**

(Cal. Gov't Code Section 54956.8)

Property: APN Nos: 002-192-14-00 (280 E. Standley)

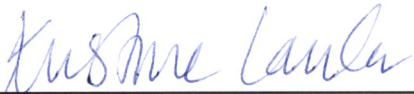
Negotiator: Sage Sangiacomo, City Manager;

Negotiating Parties: Onetgether Solutions

Under Negotiation: Price & Terms of Payment

**15. ADJOURNMENT**

There being no further business, the meeting adjourned at 7:40 p.m.



Kristine Lawler, City Clerk