

CITY OF UKIAH
CITY COUNCIL MINUTES
Regular Meeting
CIVIC CENTER COUNCIL CHAMBERS
300 Seminary Avenue
Ukiah, CA 95482
June 3, 2015
6:00 p.m.

1. **ROLL CALL**

Ukiah City Council met at a Regular Meeting on June 3, 2015, having been legally noticed on May 29, 2015. Mayor Crane called the meeting to order at 6:00 p.m. Roll was taken with the following **Councilmembers Present:** Maureen Mulheren, Kevin Doble, Jim O. Brown, Vice Mayor Scalmanini and Mayor Crane. **Staff Present:** Jane Chambers, City Manager; David Rapport, City Attorney; and Kristine Lawler, City Clerk.

MAYOR CRANE PRESIDING.

2. **PLEDGE OF ALLEGIANCE**

3. **PROCLAMATIONS/INTRODUCTIONS/PRESENTATIONS**

- a. **Proclamation: Honoring Departing City Manager, Jane Chambers.**
Presenter: Mayor Crane.
- b. **Presentation: Berryessa Snow Mountain Campaign.**
Presenter: Robert Miyashiro, Berryessa Snow Mountain Campaign Coordinator.
- c. **Presentation: Airport Day.**
Presenter: Greg Owen, Airport Manager.

4. **PETITIONS AND COMMUNICATIONS**

5. **APPROVAL OF MINUTES**

- a. Minutes of May 18, 2015, a Special Meeting.
- b. Minutes of May 19, 2015, a Special Meeting.
- c. Minutes of May 20, 2015, a Special Meeting.
- d. Minutes of May 20, 2015, a Regular Meeting.
- e. Minutes of May 21, 2015, a Special Meeting.

Motion/Second: Brown/Doble to approve the minutes of May 18, 2015, a Special Meeting; May 19, 2015, a Special Meeting, May 20, 2015, a Special Meeting; May 20, 2015, a Regular Meeting; and May 21, 2015, a Special meeting, as submitted. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

6. **RIGHT TO APPEAL DECISION**

7. **CONSENT CALENDAR**

- a. ~~Award of Contract to Darren Taylor Construction, Inc. in the Amount of \$135,765.55 for ADA Curb Ramps Phase 6b, Specification No. 14-13 and Approve Budget Amendment—Public Works. Pulled by Councilmember Doble and placed as Agenda Item 13e.~~

- b. Authorize Federal Aviation Administration (FAA) Entitlement Fund Transfer – *Airport*.

Motion/Second: Doble/Mulheren to approve Consent Calendar Item 7b, as submitted. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

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

Presenters: Benj Thomas, Richard Cooper, Elizabeth Archer, Linda Ruffing, Todd Crabtree, and Richard Shoemaker.

(Note: All comments given were for agenda item 3a in lieu of no public expression at that time).

9. **COUNCIL REPORTS**

Presenters: Councilmember Mulheren and Vice Mayor Scalmanini.

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

Presenters: Jane Chambers, City Manager and Tim Eriksen, Public Works Director.

11. **PUBLIC HEARINGS**

- a. **Consideration and Possible Adoption of a Mitigated Negative Declaration, Resolution Amending the General Plan, and Introduction of a Planned Development Ordinance/Precise Development Plan for the PEP Affordable Senior Housing Project Located at 517 South Main Street – Planning and Community Development.**

Presenters: Charley Stump, Planning and Community Development Director and Kevin Thompson, Principal Planner.

Applicant Team Presentation: Elizabeth Burkes, LACO Associates Senior Planner; Mary Stompe, PEP Housing Executive Director; Bob Hayes, Robert Hayes & Associates Project Architect; Ann Baker, Ann Baker Landscape Architecture – Project Landscape Architect.

PUBLIC HEARING OPENED AT 7:16 P.M.

Public Comment: Todd Crabtree, Community Development Commission (CDC) of Mendocino County Executive Director and Tom Fletcher,

PUBLIC HEARING CLOSED AT 7:22 P.M.

Motion/Second: Doble/Brown to adopt the Mitigated Negative Declaration. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

Motion/Second: Doble/Brown to adopt the Resolution (2015-18) amending the General Plan. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

Motion/Second: Doble/Brown to introduce Ordinance by title only. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

City Clerk, Kristine Lawler, read the Ordinance title.

Motion/Second: Doble/Brown to introduce the Ordinance amending the official zoning map for the City of Ukiah, California. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

12. UNFINISHED BUSINESS

a. Update on FY 2016 Budget Schedule.

Presenter: Karen Scalabrini, Finance Director.

Report was received.

13. NEW BUSINESS

a. Consideration and Selection of Nominations to the City Selection Committee for Possible Appointment to North Coast Rail Authority Board of Directors and the County Airport Land Use Commission – *Community Services*.

Presenter: Sage Sangiacomo, Assistant City Manager.

Council Consensus to Nominate Councilmember Mulheren to the City Selection Committee for the open seat on the North Coast Railroad Authority.

Council Direction given to the City Attorney to discuss possible conflicts with Mendocino County Counsel for the suggested Airport Land Use Commission nomination of Michael Whetzel.

b. Adoption of Resolution Extending Two Year Interim Agreement Between City of Ukiah and Ukiah Valley Fire District to June 30, 2016 – *Administration*.

Presenter: Jane Chambers, City Manager.

Motion/Second: Scalmanini/Mulheren to adopt Resolution (2015-19) extending two-year interim agreement (COU No. 1314-198-A1) between City of Ukiah and Ukiah Valley Fire District to June 30, 2016. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

c. Appointment of Ad Hoc for Consideration of Shopping Cart Ordinance – *Administration*.

Presenter: Jane Chambers, City Manager.

Motion/Second: Crane/Doble to appoint Councilmembers Mulheren and Brown to be on the Shopping Cart Ordinance Exploration Ad Hoc. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

d. Appointment of City Manager and Approval of an Employment Agreement between the City of Ukiah and Sage Sangiacomo – *Human Resources*.

Presenters: Mayor Crane and Melody Harris, Human Resources Director.

Motion/Second: Brown/Scalmanini to adopt the Resolution (2015-20) which appoints the City Manager and approves the Employment Agreement (COU No. 1415-205) between the City of Ukiah and Sage Sangiacomo. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

- e. **Award of Contract to Darren Taylor Construction, Inc. in the Amount of \$135,765.55 for ADA Curb Ramps Phase 6b, Specification No. 14-13 and Approve Budget Amendment – Public Works – From Consent Calendar Agenda Item 7a.**

Presenters: Tim Eriksen, Public Works Director.

Motion/Second: Doble/Brown to award contract (COU No. 1415-206) in the amount of \$135,765.55 (with designation of funding in the amount of \$13,576.55 for authorized change orders) for ADA Curb Ramps Phase 6B, Specification No. 14-13, to Darren Taylor Construction, Inc., and approve budget amendment. Motion **carried** by the following roll call votes: AYES: Mulheren, Doble, Brown, Scalmanini, and Crane. NOES: None. ABSENT: None. ABSTAIN: None.

THE CITY COUNCIL ADJOURNED TO CLOSED SESSION AT 8:10 P.M.

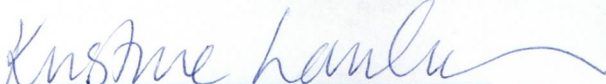
14. CLOSED SESSION

- a. **Conference with Legal Counsel – Pending Litigation**
Initiation of litigation pursuant to Government Code Section 54956.9(d)(4) (1 case)
- b. **Conference with Legal Counsel – Existing Litigation**
(Government Code Section 54956.9(d)(1))
Name of case: Ukiah Valley Sanitation District v. City of Ukiah, Mendocino County Superior Court Case No. SCU-K-CVC-13-63024
- c. **Conference with Real Property Negotiators (\$54956.8)**
Property: APN 184-150-01
Negotiator: Jane Chambers, City Manager
Negotiating Parties: City of Ukiah and Joe Valera
Under Negotiation: Price & Terms
- d. **Conference with Real Property Negotiators (\$54956.8)**
Property: APN Nos. 002-101-19, 20 & 21
Negotiator: Jane Chambers, City Manager
Negotiating Parties: Rural Communities Housing Development Corporation (RCHDC) and City of Ukiah
Under Negotiation: Price & Terms

No action was taken on Closed Session items.

15. ADJOURNMENT

There being no further business, the meeting adjourned at 8:30 p.m.



Kristine Lawler, City Clerk