



City of Santa Rosa

City Hall
100 Santa Rosa Avenue
Santa Rosa, CA 95404

CITY COUNCIL REGULAR MEETING AGENDA AND SUMMARY REPORT MARCH 29, 2016

1:00 P.M. - CLOSED SESSION (MAYOR'S CONFERENCE ROOM)

**1:30 P.M. - JOINT CITY COUNCIL/PLANNING COMMISSION STUDY
SESSION (COUNCIL CHAMBER)**

3:00 P.M. - CITY COUNCIL STUDY SESSION (COUNCIL CHAMBER)

4:00 P.M. - REGULAR SESSION (COUNCIL CHAMBER)

PUBLIC COMMENTS:

Except for public hearing items, comments from the public will be allowed on all agenda items at the time each item is called. Comments on public hearing items may be made when the hearing is opened.

Comments from the public on non-agenda items will be heard under Agenda Items 14 and 18. This is the time when any person may address the Council on matters not listed on this agenda, but which are within the subject matter jurisdiction of the Council. The first public comment period on non-agenda items (Agenda Item 14) will begin no earlier than 5:00 p.m. and will be limited to ten speakers selected randomly by the Mayor. Each speaker will be allowed three minutes. Speakers who do not have an opportunity to speak during this time will be allowed to make public comment under Agenda Item 18.

To address the Council you are requested to complete a yellow Speaker Card and give it to the City Clerk. If you are unable to or do not wish to wait for the public comment portion of the agenda, you are encouraged to contact the Council or City Clerk directly by submitting your comments to 100 Santa Rosa Avenue, Room 10, Santa Rosa 95404 or cityclerk@srcity.org.

1:00 P.M. (MAYOR'S CONFERENCE ROOM, ROOM 10)

1. CALL TO ORDER AND ROLL CALL

Any writings or documents provided to a majority of the City Council prior to this meeting regarding any item on this agenda, excluding closed session items, are available for public review in the City Clerk's Office, Room 10, City Hall, 100 Santa Rosa Ave, during normal business hours.

2. ANNOUNCEMENT OF CLOSED SESSION ITEMS

Following the announcement of Closed Session items and prior to recess into Closed Session, the public may speak up to three minutes on items to be addressed in Closed Session.

2.1 CONFERENCE WITH LABOR NEGOTIATORS (Government Code Section 54957.6)

Agency Designated Representatives: Rhonda McKinnon, Interim Human Resources Director, Paul Carroll, Employee Relations Manager.

Employee Organizations: Santa Rosa Firefighters Association - Local 1401 (representing City Employee Unit 2); Operating Engineers Local 3, Maintenance and Utility System Operators (Employee Units 3 and 16); Santa Rosa City Employees Association (Employee Units 4, 6, 7); Santa Rosa Police Officers Association, (Employee Unit 5); Service Employees International Union Local 1021, (Employee Units 8 and 14); Public Safety Management Association (Employee Unit 9); Santa Rosa City Attorneys' Association (Employee Unit 17), Santa Rosa Management Association (Employee Unit 18).

RECESS CLOSED SESSION(S) AND RECONVENE TO OPEN SESSION IN THE COUNCIL CHAMBER FOR A SPECIAL JOINT MEETING OF THE CITY COUNCIL AND PLANNING COMMISSION

NOTICE IS HEREBY GIVEN that the Council of the City of Santa Rosa will hold a Special Joint Meeting on Tuesday, March 29, 2016, in the City Council Chamber, 100 Santa Rosa Avenue, Santa Rosa, California, at 1:30 p.m. The purpose of this meeting is to hold a Joint Study Session of the City Council and the Planning Commission to discuss the following matter:

1:30 P.M. (CITY COUNCIL CHAMBER)

3. CALL TO ORDER AND ROLL CALL

4. STUDY SESSION

Study Session items are items for in-depth discussion and possible direction

to staff. No action will be taken.

4.1 JOINT STUDY SESSION - ANNUAL REVIEW OF THE GENERAL PLAN AND GROWTH MANAGEMENT AND HOUSING ALLOCATION PLAN ORDINANCES

Each year, the Planning Commission and City Council review the General Plan, consistent with state planning and zoning law. The study session will allow time to cover General Plan actions in 2015, housing needs information, as well as to review the operation of the Growth Management program and the Housing Allocation Plan over the last year.

Attachments [Staff Report](#)
[Attachment 1 - Annual Report 2015](#)
[Presentation](#)

ADJOURN SPECIAL JOINT MEETING OF THE CITY COUNCIL AND PLANNING COMMISSION AND CONVENE CITY COUNCIL REGULAR MEETING

3:00 P.M. (CITY COUNCIL CHAMBER)

4.2 OPEN GOVERNMENT ORDINANCE (SUNSHINE ORDINANCE)

In December 2014, the Open Government Task force submitted a report to the City Council with a number of recommendations to improve openness and transparency in Santa Rosa. The recommendations included a recommendation to adopt a "Sunshine Ordinance." A draft of this ordinance was prepared by the former City Clerk and the City Attorney for the Council to consider.

The Community Engagement Director is currently in the process of obtaining community input regarding the proposed draft ordinance as well as input from several interest groups including former Open Government Task Force members. This is an opportunity for the council to provide comments and any additional direction regarding community outreach.

City Council

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Attachments [Staff Report](#)
[Attachment 1](#)
[Attachment 2](#)
[Presentation](#)

4:00 P.M. (CITY COUNCIL CHAMBER)

5. ANNOUNCEMENT OF ROLL CALL

6. REPORT, IF ANY, ON STUDY AND CLOSED SESSIONS

7. PROCLAMATIONS/PRESENTATIONS - NONE

9. CITY MANAGER'S/CITY ATTORNEY'S REPORTS

10. STATEMENTS OF ABSTENTION BY COUNCILMEMBERS

11. MAYOR'S/COUNCILMEMBERS' REPORTS

**11.1 MAYOR'S/COUNCILMEMBERS' SUBCOMMITTEE AND LIAISON
REPORTS (AND POSSIBLE COUNCIL DIRECTION TO BOARD
REPRESENTATIVE ON PENDING ISSUES, IF NEEDED)**

11.1.1 Council Subcommittee Reports

**11.1.2 Sonoma County Transportation Authority/Regional Climate
Protection Authority (SCTA/RCPA)**

**11.1.3 Sonoma County Water Agency (SCWA) - Water Advisory
Committee**

11.1.4 Association of Bay Area Governments (ABAG)

**11.1.5 Sonoma County Agricultural Preservation and Open Space
District Advisory Committee**

11.1.6 Sonoma Clean Power Authority (SCPA)

11.1.7 Sonoma County Waste Management Agency (SCWMA)

11.1.8 Other

12. APPROVAL OF MINUTES

12.1 February 2, 2016, Regular Meeting.

Attachments [Draft Minutes](#)

13. CONSENT ITEMS

13.1 MOTION - CONTRACT SECOND AMENDMENT - SUNGARD PUBLIC SECTOR, LLC

RECOMMENDATION: It is recommended by the Finance and IT Departments that the Council, by motion, approve the Second Amendment to Contract 08-8901 with SunGard Public Sector, LLC, Lake Mary, Florida, that includes an upgrade to existing software in the amount of \$149,050, along with an extension of the term for the maintenance and support of that software for an additional seven (7) years in the amount of \$922,497, which will increase the total compensation payable by the City under the Original Agreement for maintenance fees to a total cumulative amount not to exceed One Million Six Hundred Three Thousand Three Hundred Sixty Five Dollars and Forty Cents (\$1,603,365.40), for a total contract amount not to exceed Three Million Eight Hundred Nineteen Thousand One Hundred Ninety One Dollars and Forty Cents (\$3,819,191.40).

Attachments [Staff Report](#)
[Attachment 1](#)
[Presentation](#)

13.2 RESOLUTION - TRANSPORTATION DEVELOPMENT ACT (TDA) ARTICLE IV AND STATE TRANSIT ASSISTANCE (STA) CLAIM SUBMITTAL

RECOMMENDATION: It is recommended by the Transportation and Public Works Department that the Council, by resolution, authorize the Director of Transportation and Public Works to submit a claim for TDA Article IV and STA funds to the Metropolitan Transportation Commission

(MTC) for Fiscal Year 2016/2017 in the estimated amount of \$7,264,740.

Attachments [Staff Report](#)
[Attachment 1](#)
[Resolution](#)
[Presentation](#)

13.3 RESOLUTION - ANNUAL REVIEW OF THE GENERAL PLAN AND GROWTH MANAGEMENT AND HOUSING ALLOCATION PLAN ORDINANCES

RECOMMENDATION: It is recommended by the Planning and Economic Development Department that the Council, by resolution, receive a report regarding the Annual Review of the General Plan and the Growth Management and Housing Allocation Plan Ordinances.

Attachments [Staff Report](#)
[Attachment 1 - Annual Report 2015](#)
[Resolution](#)
[Exhibit A](#)
[Presentation](#)

14. PUBLIC COMMENT ON NON-AGENDA MATTERS

This is the time when any person may address the Council on matters not listed on this agenda, but which are within the subject matter jurisdiction of the Council. This public comment period will begin no earlier than 5:00 p.m. and will be limited to ten speakers selected randomly by the Mayor. Each speaker will be allowed three minutes. Speakers who do not have an opportunity to speak during this time will be allowed to make public comment under Agenda Item 18.

15. REPORT ITEMS

15.1 REPORT - SONOMA COUNTY WATER AGENCY 2016/17 WATER TRANSMISSION BUDGET AND WATER RATE INCREASE

BACKGROUND: The City of Santa Rosa purchases approximately 90% of the water supplied to our customers from the Sonoma County Water Agency (SCWA). The SCWA is proposing to raise the wholesale rate of

water by 5.98% from \$761.05 to \$806.59 per acre foot. This increase is 'passed through' to Santa Rosa customers and would result in an average increase to the water usage charge of 2.6%.

There is a Water Advisory Committee (WAC) made up of elected officials of each of the contractors to the Sonoma County Water Agency's (SCWA) wholesale water. The WAC is an advisory committee to the SCWA Board of Directors. On April 4, 2016, the WAC is scheduled to vote on whether or not to recommend the SCWA budget and proposed rate increase for approval of the SCWA Board of Directors. The City Council may advise their representative to the Water Advisory Committee (WAC) prior to a WAC vote. Ultimately, the SCWA Board of Directors will have final authority to approve the proposed rate increase.

RECOMMENDATION: It is recommended by the Water Department and the Board of Public Utilities that the Council consider the SCWA budget and proposed water rate increase and, by motion, make a recommendation to the Council's Water Advisory Committee representative for the Water Advisory Committee vote on April 4, 2016.

Attachments [Staff Report](#)
[Attachment 1](#)
[Presentation](#)

15.2 REPORT - 30-DAY EXTENSION FOR EMERGENCY WINTER SHELTER BED PROGRAM AND COMMUNITY HOMELESS ASSISTANCE PILOT PROGRAM FROM APRIL 1, 2016 TO APRIL 30, 2016

BACKGROUND: The City desires to extend by thirty (30) days from April 1, 2016 to April 30, 2016, the winter shelter bed program at Samuel L. Jones Hall Homeless Shelter, which provides 50 beds in the gymnasium portion of the shelter during the winter months (November 1, 2015 to March 31, 2016); and the Community Homeless Assistance Pilot Program (CHAPP), which allows owners to use their properties or facilities, which meet Zoning Code requirements, for safe parking, the placement of portable toilets, and temporary shelter, also during the winter months (November 1, 2015 to March 31, 2016).

RECOMMENDATION: It is recommended by the Department of Housing

and Community Services that the Council, by two (2) separate resolutions, approve a 30-day extension to the winter shelter bed program at the Samuel L. Jones Hall Homeless Shelter and the Community Homeless Assistance Pilot Program (CHAPP) from April 1, 2016 to April 30, 2016.

Attachments [Staff Report](#)
[Resolution 1](#)
[Resolution 2](#)
[Presentation](#)

16. PUBLIC HEARINGS

Public Hearing matters will begin no earlier than 5:00 p.m. or as soon thereafter as the matters are reached on the agenda.

- **16.1** PUBLIC HEARING - APPEAL OF THE PLANNING COMMISSION'S DECISION TO APPROVE A CONDITIONAL USE PERMIT FOR THE OAKMONT CENTRAL PARK EXPANSION, LOCATED AT 6633 OAKMONT DRIVE - FILE NO. MNP14-014 (This item was continued from the March 8, 2016, Regular Meeting)

BACKGROUND: On December 10, 2015, the Planning Commission approved, with a vote of 5-0-1-1 (Commissioner Crocker being absent and Vice-Chair Stanley recusing himself), Resolution No. 11742, the Oakmont Central Park Expansion project. The project includes the addition of four multi-use sport courts and a parking reduction. On December 18, 2015, the City Clerk received a request for Appeal. The purpose of this meeting is for the Council to consider the expansion of recreational use and either grant the appeal or deny the appeal and approve the Conditional Use Permit.

RECOMMENDATION: It is recommended by the Planning Commission and the Planning and Economic Development Department that the Council, by resolution, deny the appeal and approve a Minor Conditional Use Permit to allow the expansion of the recreation area, including the construction of four multi-purpose sport courts and a parking reduction, at 6633 Oakmont Drive.

Attachments [Staff Report](#)

[Attachment 1- Disclosure Form](#)

[Attachment 2 - Location Map](#)

[Attachment 3A - Planning Commission Packet](#)

[Attachment 3B - Planning Commission Packet](#)

[Attachment 3C - Planning Commission Packet](#)

[Attachment 3D - Planning Commission Packet](#)

[Attachment 3E - Planning Commission Packet](#)

[Attachment 3F - Planning Commission Packet](#)

[Attachment 3G - Planning Commission Packet](#)

[Attachment 3H - Planning Commission Packet](#)

[Attachment 4 - PC Reso No. 11742 and Minutes](#)

[Attachment 5 - Appeal Form](#)

[Attachment 6 - Applicant response to appeal](#)

[Attachment 7 - Project History](#)

[Attachment 8 - Memo to Planning Commissioners](#)

[Attachment 9 - Applicant Binder Materials](#)

[Resolution](#)

[Exhibit A](#)

[Presentation - Staff](#)

[Presentation - Appellant](#)

- 16.2** PUBLIC HEARING - SPRING 2016 GENERAL PLAN AMENDMENT PACKAGE: 1) DUTTON AVENUE INDUSTRIAL BUILDINGS GENERAL PLAN AMENDMENT AND 2) MARLOW ROAD DEVELOPMENT ADOPTION OF NEGATIVE DECLARATION, GENERAL PLAN AMENDMENT AND REZONING

BACKGROUND: General Plan Amendments are considered three times per year in accordance with General Plan policy. This General Plan Amendment package includes two amendments to the General Plan Land Use Diagram:

1. Dutton Avenue Industrial Buildings. On January 28, 2016, the Planning Commission approved, by Resolution No. 11744, a

recommendation that the Council approve a General Plan Amendment for property located at 2960-2970 Dutton Avenue, Assessor's Parcel Number 043-134-053.

The proposed project includes a General Plan Amendment to change the existing land use designation from General Industry to Light Industry for the property located at 2960 and 2970 Dutton Avenue. The proposal would create consistency between the current zoning classification of Light Industrial and the proposed land use designation of Light Industry. The General Plan Amendment is in anticipation of constructing two industrial buildings, although no formal development applications have been received to date.

2. Marlow Road Development. On January 28, 2016, the Planning Commission approved, by Resolution Nos. 11745-11747, a recommendation that Council adopt/approve a Negative Declaration, Amendment to the General Plan land use diagram, and a Rezoning for the Marlow Road Development project (Project). The Project includes four parcels, Assessor's Parcel Nos. 036-061-028, 036-061-068, 036-061-069 & 036-061-064.

The Project is proposing to change the General Plan land use designation from Low Density Residential (2-8 units per acre) to Medium Density Residential (8-18 units per acre) for three of the four subject parcels, and to Rezone all four parcels from the RR-40 (Rural Residential) and R-1-6 (Single-family Residential) zoning districts to the R-3-18 (Multi-family) zoning district.

RECOMMENDATION: It is recommended by the Planning Commission and the Planning and Economic Development Department that the Council, by resolution, approve the General Plan Amendment to change the land use designation from General Industry to Light Industry for the property located at 2960 and 2970 Dutton Avenue.

It is further recommended by the Planning Commission and the Planning and Economic Development Department that the Council, by two resolutions, adopt a Negative Declaration and approve an Amendment to the General Plan Land Use Diagram, and introduce an ordinance to Rezone Assessor's Parcel Nos. 036-061-028, 036-061-068,

036-061-069 (2199 Marlow Road) & 036-061-064 (2045 Guerneville Road).

Attachments [Staff Report](#)

[Attachment 1-Disclosure Form](#)

[Attachment 2-Location Map](#)

[Attachment 3-Map and Plans](#)

[Attachment 4-Initial Study_MND_Appendices](#)

[Resolution](#)

[Presentation](#)

[Staff Report](#)

[Attachment 1 - Disclosure Form](#)

[Attachment 2- Location Map](#)

[Attachment 3 - Neighborhood Context Map](#)

[Attachment 4 - Existing Conditions](#)

[Attachment 5 - Initial Study_Negative Declaration](#)

[Attachment 6 - Plans and Maps](#)

[Attachment 7 - Project Narrative](#)

[Attachment 8 - Engineering Development Services Exhibit](#)

[Attachment 9 - Resolution Nos. 11745-11747 and minutes](#)

[Attachment 10 - Public Correspondence](#)

[Resolution - Neg Dec](#)

[Exhibit A](#)

[Resolution - GPAM](#)

[Ordinance](#)

[Presentation](#)

17. WRITTEN COMMUNICATIONS (AND POSSIBLE COUNCIL ACTION)

- 17.1** COMPREHENSIVE ANNUAL FINANCIAL REPORT FOR JUNE 30, 2015. Provided for information.

Attachments [Memorandum](#)

[Attachment 1](#)

[Attachment 2](#)

[Attachment 3](#)

[Attachment 4](#)

- 17.2** LETTER OF SUPPORT FOR SB1030 - SONOMA CLIMATE PROTECTION. Provided for information.

Attachments [Letter](#)

18. PUBLIC COMMENTS ON NON-AGENDA MATTERS

This is the time when any person may address the Council on matters not listed on this agenda, but which are within the subject matter jurisdiction of the Council. Each speaker will be allowed three minutes.

19. ANNOUNCEMENT OF CONTINUED CLOSED SESSION ITEMS, RECESS TO CLOSED SESSION IN THE MAYOR'S CONFERENCE ROOM, RECONVENE TO OPEN SESSION, AND ANNOUNCEMENTS [IF NEEDED]

20. ADJOURNMENT OF MEETING

21. UPCOMING MEETINGS

This schedule is tentative and subject to change pending final publication and posting of the City Council Meeting Agenda.

21.1 UPCOMING MEETINGS LIST

Attachments [List](#)

***Did not appear on the preliminary agenda.**

****Quasi-judicial or adjudicative action.**



The City of Santa Rosa does not discriminate on the basis of disability in the admissions or access to, or treatment of or employment in, its programs or activities. Disability-related aids or services, including printed information in alternate formats, to enable persons with disabilities to participate in public meetings are available by contacting the City Clerk's Office at 543-3015 or cityclerk@srcity.org 48 hours prior to the meeting. TDD 543-3063
Meeting information can also be accessed via the internet at <http://srcity.org>