



City of Santa Rosa

City Hall, Council Chamber
100 Santa Rosa Avenue
Santa Rosa, CA 95404

City Council Special Meeting Minutes - Final

Monday, October 14, 2019

4:00 PM

SPECIAL JOINT MEETING OF THE CITY COUNCIL/SANTA ROSA CITY SCHOOLS BOARD

1. CALL TO ORDER AND ROLL CALL

Mayor Schwedhelm called the meeting to order at 4:02 p.m.

All councilmembers were present with the exception of Council Member Combs and Council Member Sawyer.

Present: 5 - Mayor Tom Schwedhelm, Vice Mayor Chris Rogers, Council Member Victoria Fleming, Council Member Ernesto Olivares, and Council Member Jack Tibbetts

Absent: 2 - Council Member Julie Combs, and Council Member John Sawyer

Santa Rosa City Schools Board of Directors present: President Klose, Vice President Fong, Director Manieri, Director Sheffield, and Director McCormick. Director De La Cruz and Director Medina were absent.

2. PUBLIC COMMENT (Public Comment will be limited to the items listed on the Special Meeting Agenda) - NONE.

3. STAFF BRIEFINGS

3.1 PARTNERSHIP BETWEEN SANTA ROSA CITY SCHOOL AND THE SANTA ROSA POLICE DEPARTMENT

To provide the Board of Education and the City of Santa Rosa Council information about the partnership between the Santa Rosa Police Department's School Resource Officers and the Santa Rosa City Schools secondary schools. The collaboration with the school district and the support by the officers ensure the safe operation of the schools and the wellbeing of the educational community.

Attachments: [Presentation](#)

Introduced by Dr. Diann Kitamura, Superintendent, Santa Rosa City Schools.

Presented by Steve Mizera, Assistant Superintendent, Santa Rosa City Schools; and Jeneane Kucker, Lieutenant, Santa Rosa Police Department.

This item was received and filed.

4. REPORT ITEMS

4.1 REPORT - AMENDMENT TO MEMORANDUM OF UNDERSTANDING (MOU) BETWEEN THE CITY OF SANTA ROSA AND SANTA ROSA CITY SCHOOLS TO ALLOW ALTERNATIVES TO CONSTRUCTION OF AFFORDABLE HOUSING OR SCHOOL FACILITIES ON FIR RIDGE DRIVE, LOT "F" (APN 173-620-030)

BACKGROUND: The City of Santa Rosa ("City") and Santa Rosa City Schools ("District"), are parties to an Agreement regarding development of the Fir Ridge site ("Site"), located in the City of Santa Rosa (APN 173-620-030). Pursuant to the original subdivision approvals, the Site is designated for development of either an elementary school or low and/or moderate-income housing. In 2016, Council approved a Memorandum of Understanding ("MOU") to extend the term of the Agreement to allow the District to continue working toward developing workforce housing on the Site. However, in the aftermath of the October 2017 Tubbs and Nuns Fires, the area surrounding the Site sustained significant damage which led the Parties to discuss other options of fulfilling the original intent of the Agreement.

During a study session with Council on October 1, 2019, the Council provided direction to allow the District the most flexibility in fulfilling the intent of the original Holding Agreement and to work collaboratively with District staff to revise the conditions and extend the term of the MOU for an additional three years through June 30, 2022, to allow the District sufficient time to fulfill the intent of the Agreement. City and District staff will present the following options in a revised MOU based upon Council's direction: 1) the District may pursue building housing units on the Site as defined in the 2016 MOU, or 2) the District may sell the Site and use the Proceeds towards a) financing the construction or acquisition of housing for District employees, or b) creating a down payment assistance loan program ("Loan Program") for District employees.

RECOMMENDATION: It is recommended by the Planning and Economic Development Department that the Council, by resolution, approve the Memorandum of Understanding (MOU) between the City of Santa Rosa and Santa Rosa City Schools to allow alternatives to construction of affordable housing or school facilities on Fir Ridge Drive, Lot "F" (APN 173-620-030).

Attachments: [Staff Report](#)
[Attachment 1 - Amendment Timeline](#)
[Attachment 2 - Site Map](#)
[Attachment 3 - 2016 MOU](#)
[Resolution](#)
[Exhibit A - First Amendment to MOU](#)
[Presentation](#)

Presented by David Guhin, Assistant City Manager; and Rick Edson, Deputy Superintendent, Santa Rosa City Schools.

A motion was made by Council Member Olivares, seconded by Council Member Tibbetts, to waive reading of the text and adopt:

RESOLUTION RES-2019-155 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA APPROVING A FIRST AMENDMENT TO THE MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF SANTA ROSA AND THE SANTA ROSA CITY SCHOOL DISTRICT TO ALLOW ALTERNATIVES TO CONSTRUCTION OF AFFORDABLE HOUSING OR SCHOOL FACILITIES ON FIR RIDGE DRIVE, LOT (APN 173-620-030)

The motion carried by the following vote:

Yes: 5 - Mayor Schwedhelm, Vice Mayor Rogers, Council Member Fleming, Council Member Olivares, and Council Member Tibbetts

Absent: 2 - Council Member Combs, and Council Member Sawyer

A motion was made by Director Jill McCormick, seconded by Director Ed Sheffield, to approve the first amendment to the Memorandum of Understanding (MOU) between the City of Santa Rosa and Santa Rosa City Schools to allow an alternative to the construction of affordable housing or school facilities on Fir Ridge Ridge Drive, Lot "F" (APN 173-620-030).

The motion passed by the following vote:

Yes: 5 - President Klose, Vice President Fong, Directors Manieri, McCormick, and Sheffield

No: 0

Absent: 2 - Directors De La Cruz and Medina

5. ADJOURNMENT OF MEETING

Mayor Schwedhelm adjourned the meeting at 4:58 p.m.

Approved on: November 5, 2019
/s/ Dina Manis, Acting City Clerk