

**SANTA ROSA CITY COUNCIL MINUTES
REGULAR MEETING
CITY HALL, 100 SANTA ROSA AVENUE
JULY 19, 2016**

1. CALL TO ORDER AND ROLL CALL

Mayor Sawyer called the meeting to order at 2:35 p.m. Council Members present: Mayor Sawyer, Vice Mayor Schwedhelm, Council Members Carlstrom, Combs, Coursey, Olivares. Council Member Wysocky arrived at 2:46 p.m.

2. ANNOUNCEMENT OF CLOSED SESSION ITEMS

Mayor Sawyer recessed the meeting to closed session at 2:35 p.m. to discuss Item 2.1 as listed on the agenda:

2.1 CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

(Paragraph (1) of subdivision (d) of Government Code Section 54956.9)

Name of Case: City of Santa Rosa v. Villages at Wild Oak Association, et al.

Court Case No. Sonoma County Superior Court Case No. SCV-248544;

Court of Appeal, First Appellate District Case No. A134107.

Mayor Sawyer adjourned closed session at 3:10 p.m. and reconvened the meeting to open session in the Council Chamber at 3:19 p.m.

3. STUDY SESSION

3.1 STUDY FINDINGS REGARDING COOPERATIVE SERVICES BETWEEN SANTA ROSA FIRE DEPARTMENT AND RINCON VALLEY FIRE PROTECTION DISTRICT

This item is provided for Council's information to understand the consultant Emergency Services Consulting International (ESCI of Wilsonville, Oregon) findings as a result of their study regarding cooperative services between the City of Santa Rosa Fire Department (SRFD) and the Rincon Valley Fire Protection District (RVFPD).

Presented by Tony Gossner, Santa Rosa Fire Chief, and Sheldon Gilbert, Emergency Service Consulting International.

4. ANNOUNCEMENT OF ROLL CALL

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

Interim City Attorney Stricker reported that the Council met in closed session regarding Item 2.1 as listed on the agenda and gave direction to staff.

6. PROCLAMATIONS/PRESENTATIONS

6.1 PROCLAMATION - INTERLINK SELF-HELP CENTER'S 20TH ANNIVERSARY

Council Member Coursey read the proclamation and presented it to Sean Kelson, Manager; Geoff Due, Assistant Manager; Mikeal O'Toole, Team Leader; Jennifer Peoples, Dual Diagnosis Counselor.

7. STAFF BRIEFINGS – NONE.

8. CITY MANAGER'S/CITY ATTORNEY'S REPORTS – NONE.

9. STATEMENTS OF ABSTENTION BY COUNCILMEMBERS

Mayor Sawyer announced he will abstain from Item 14.2.

Council Member Wysocky announced he will abstain from Item 11.1.

10. MAYOR'S/COUNCILMEMBERS' REPORTS

The Mayor and Council Members made announcements and reports of interest to the Council.

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

10.1.1 Council Subcommittee Reports – Council Member Olivares provided a brief report on the Subcommittee on Homeless Issues.

10.1.2 Sonoma County Transportation Authority/Regional Climate Protection Authority (SCTA/RCPA) – Council Member Coursey provided a brief report on the Subcommittee of the SMART Board.

10.1.3 Sonoma County Water Agency (SCWA) - Water Advisory Committee – None.

10.1.4 Association of Bay Area Governments (ABAG) – None.

10.1.5 Sonoma County Agricultural Preservation and Open Space District Advisory Committee – None.

10.1.6 Sonoma Clean Power Authority (SCPA) – None.

10.1.7 Sonoma County Waste Management Agency (SCWMA) – None.

10.1.8 Other – None.

11. APPROVAL OF MINUTES

11.1 June 28, 2016, Regular Meeting

Approved as submitted. Council Member Wysocky abstained.

11.2 July 7, 2016, Regular Meeting.

Approved as submitted.

12. CONSENT ITEMS

Mayor Sawyer announced Item 12.1 will be moved to the Report calendar.

13. PUBLIC COMMENT ON NON-AGENDA MATTERS

Lamont Powell spoke on being homeless in Sonoma County.

Duane DeWitt spoke on having to fill out yellow speaker cards for each item he wishes to speak on.

14. REPORT ITEMS

12.1 MOTION - CONTRACT AWARDS - NEIGHBORHOOD STREETS INITIATIVE 2016

MOTIONS TO APPROVE THE PROJECTS AND AWARD: (1) CONTRACT NO. C02070, NEIGHBORHOOD STREETS INITIATIVE 2016 OVERLAY, IN THE AMOUNT OF \$1,761,140.00 TO THE LOWEST RESPONSIBLE BIDDER, GHILOTTI CONSTRUCTION COMPANY OF SANTA ROSA, CA, APPROVE A 10% CONTRACT

CONTINGENCY, AND AUTHORIZE A TOTAL CONTRACT AMOUNT OF \$1,937,254.00. FUNDING FOR THIS PROJECT HAS BEEN APPROPRIATED TO ACCOUNT NO.17565. THE SOURCE OF FUNDS IS GENERAL FUND; AND (2) CONTRACT NO. C02071, NEIGHBORHOOD STREETS INITIATIVE 2016 SLURRY SEAL, IN THE AMOUNT OF \$571,195.00 TO THE LOWEST RESPONSIBLE BIDDER, CALIFORNIA PAVEMENT MAINTENANCE COMPANY OF SACRAMENTO, CA, APPROVE A 10% CONTRACT CONTINGENCY, AND AUTHORIZE A TOTAL CONTRACT AMOUNT OF \$628,314.50.

Presented by Jason Nutt, Director of Transportation and Public Works.

Duane DeWitt asked the Council to reopen the bidding process to solicit lower bids.

Thomas Ells spoke on the method of slurry sealing roads not being the best method to preserve roads.

MOVED by Vice Mayor Schwedhelm, seconded by Council Member Combs, and **CARRIED** unanimously (Mayor Sawyer, Vice Mayor Schwedhelm, Council Members Carlstrom, Combs, Coursey, Olivares, Wysocky voting yes) to approve Item 12.1

MOTION TO APPROVE THE PROJECTS AND AWARD: (1) CONTRACT NO. C02070, NEIGHBORHOOD STREETS INITIATIVE 2016 OVERLAY, IN THE AMOUNT OF \$1,761,140.00 TO THE LOWEST RESPONSIBLE BIDDER, GHILOTTI CONSTRUCTION COMPANY OF SANTA ROSA, CA, APPROVE A 10% CONTRACT CONTINGENCY, AND AUTHORIZE A TOTAL CONTRACT AMOUNT OF \$1,937,254.00. FUNDING FOR THIS PROJECT HAS BEEN APPROPRIATED TO ACCOUNT NO.17565. THE SOURCE OF FUNDS IS GENERAL FUND; AND (2) CONTRACT NO. C02071, NEIGHBORHOOD STREETS INITIATIVE 2016 SLURRY SEAL, IN THE AMOUNT OF \$571,195.00 TO THE LOWEST RESPONSIBLE BIDDER, CALIFORNIA PAVEMENT MAINTENANCE COMPANY OF SACRAMENTO, CA, APPROVE A 10% CONTRACT CONTINGENCY, AND AUTHORIZE A TOTAL CONTRACT AMOUNT OF \$628,314.50

14.1 REPORT - URGENCY ORDINANCE - CORRECTING CLERICAL ERRORS IN ORDINANCE NO. 4067, A NINETY (90) DAY MORATORIUM ORDINANCE ON CERTAIN RESIDENTIAL RENT INCREASES

BACKGROUND: On July 7, 2016, the City Council adopted Ordinance No. 4067 imposing a ninety (90) day moratorium on rent increases for certain residential property within the City of Santa Rosa that superseded Ordinance No. 4063.

It was subsequently discovered that due to a drafting error, the ordinance failed to include an exception for duplexes and an exception for triplexes where one of the units is occupied by the owner from the rent restrictions that were included in Ordinance No. 4063.

RECOMMENDATION: It is recommended that the Council adopt an urgency ordinance correcting clerical errors in Ordinance No. 4067, a ninety day moratorium on certain residential rent increases in the City of Santa Rosa.

Presented by Teresa Stricker, Interim City Attorney.

PUBLIC COMMENT

Anita LaFollette spoke in support of readopting this ordinance.

Thomas Ells spoke in favor of the moratorium.

MOVED by Council Member Coursey, seconded by Council Member Combs, and **CARRIED** 5-2 (Mayor Sawyer, Council Members Carlstrom, Combs, Coursey, Wysocky voting yes; Vice Mayor Schwedhelm and Council Member Olivares voting no) to waive reading of the text and adopt:

ORDINANCE NO. 4069 ENTITLED: AN URGENCY ORDINANCE OF THE COUNCIL OF THE CITY OF SANTA ROSA CORRECTING CLERICAL ERRORS IN ORDINANCE NO. 4067, A NINETY (90 DAY) MORATORIUM ON CERTAIN RESIDENTIAL RENT INCREASES IN THE CITY OF SANTA ROSA

14.2 REPORT - CONSIDERATION FOR ADOPTION OF AN URGENCY ORDINANCE REQUIRING JUST CAUSE FOR TENANT EVICTIONS IN THE CITY OF SANTA ROSA, OR ALTERNATIVELY, INTRODUCTION OF AN ORDINANCE REQUIRING JUST CAUSE FOR TENANT EVICTIONS IN THE CITY OF SANTA ROSA

BACKGROUND: On May 3, 2016, the City Council directed City staff to present to the Council just cause requirements for evictions and a rent stabilization ordinance limiting annual rent increases. On May 17, 2016, the City Council adopted a moratorium on certain residential rent increases to not more than 3% in a cumulative twelve month period. On July 7, 2016, the City Council adopted an urgency ninety (90) day moratorium on certain residential rent increases. In order to protect tenants from evictions made to avoid the effect of the rent increase moratorium, staff is proposing that the City Council consider the adoption of a just cause for tenant evictions in the City of Santa Rosa.

RECOMMENDATION: It is recommended that the Council adopt an urgency ordinance requiring just cause for tenant evictions in the City of Santa Rosa that would take effect immediately upon adoption, or alternatively, that the City Council introduce an ordinance requiring just cause for tenant evictions in the City of Santa Rosa.

Presented by Gloria Hurtado, Deputy City Manager.

Mayor Sawyer abstained from this item and left the Chamber at 5:10 p.m.

PUBLIC COMMENT

Anne O'Mallon spoke in support of just cause eviction, Michaela Village and other camps like it.

Lisa Brown spoke on excluding of single family homes from the ordinance.

Mikeal O'Toole spoke on needing to protect Santa Rosa citizens and support of just cause for eviction.

Beth Streets asked council to reconsider this ordinance because she has not heard on how the ordinance would be governed.

Steve Elliott spoke on recently being evicted from his apartment and his experience about being homeless.

Davin Cardenas, North Bay Organizing Project, spoke in support of the just cause for eviction ordinance.

David Sullivan spoke in support of the just cause for eviction ordinance.

Edie Sussman spoke on the celebration of life for David Grabill and in support of the just cause for eviction ordinance.

Gail Outlaw spoke in support of the just cause for eviction ordinance.

Enrique Yarce spoke in support of the just cause for eviction ordinance.

Ronit Rubinoff, Legal Aide of Sonoma County, spoke on the increase of clients receiving eviction notices and in support of the just cause for eviction ordinance.

Dave Ranson spoke in support of the just cause for eviction ordinance.

Dr. Michael Hale, SRJC teacher, spoke on the pride he has for his students and in support of the just cause for eviction ordinance.

Dorothy Beattie spoke on getting a just and reasonable return on property she owns and wants a process in place for landlords to come before them and asked for due process.

Daniel Sanchez spoke on a property that would be eligible for just cause for eviction and providing exemptions for single family homes and in opposition of the just cause eviction ordinance.

Carolyn Epple spoke on protections for people being able to keep their homes and in support of the just cause for eviction ordinance.

Thomas Ells spoke in support of the just cause for eviction ordinance.

Mallori Spiller, California Apartment Association, spoke in opposition of the just cause for eviction ordinance.

Sharon Zimmerman spoke in opposition of the just cause for eviction ordinance.

Clayton Engstrom spoke in opposition of just cause for eviction.

Brian Ling, Sonoma County Alliance, spoke in opposition of the just cause for eviction ordinance.

Lisa Maldonado, spoke in support of the just cause for eviction ordinance.

MOVED by Council Member Combs, seconded by Council Member Carlstrom, to introduce and waive further reading of the text:

ORDINANCE ENTITLED: AN URGENCY ORDINANCE OF THE COUNCIL OF THE CITY OF SANTA ROSA REQUIREING JUST CAUSE FOR TENANT EVICTIONS IN THE CITY OF SANTA ROSA

Council Member Wysocky requested a friendly amendment to the ordinance to add language to make it consistent with the moratorium on rent ordinance recently adopted by Council. Council Member Combs did not accept the friendly amendment.

This item required a 5/7 vote so the **MOTION FAILED** by a 4-2-0-1 vote (Council Members Carlstrom, Combs, Coursey, Wysocky voting yes; Vice Mayor Schwedhelm, Council Member Olivares voting no; Mayor Sawyer abstain/recused).

MOVED by Council Member Combs, seconded by Council Member Carlstrom, to introduce and waive further reading of the text:

ORDINANCE ENTITLED: AN ORDINANCE OF THE COUNCIL OF THE CITY OF SANTA ROSA REQUIRING JUST CAUSE FOR TENANT EVICTIONS IN THE CITY OF SANTA ROSA

MOTION FAILED by a 3-3-0-1 vote (Council Members Carlstrom, Combs, Coursey, voting yes, Vice Mayor Schwedhelm, Council Members Olivares, Wysocky voting no; Mayor Sawyer abstain/recused).

MOVED by Council Member Wysocky, seconded by Council Member Coursey, **MOTION FAILED** by a 3-3-0-1 vote (Council Members Carlstrom, Coursey, Wysocky voting yes; Vice Mayor Schwedhelm, Council Members Olivares, Combs voting no; Mayor Sawyer abstain/recused) to amend Section 5 (h) to add an additional exclusion on any unit that is exempt from the moratorium on certain residential rent increases under Ordinance No. 4067 as amended by the urgency ordinance adopted on July 19, 2016.

MOVED by Council Member Combs, seconded by Council Member Carlstrom, **MOTION FAILED** by a 3-3-0-1 vote (Council Members Carlstrom, Combs, Coursey voting yes; Vice Mayor Schwedhelm, Council Members Olivares, Wysocky voting no; Mayor Sawyer abstain/recused) to reconsider her earlier motion introducing a non-urgency ordinance requiring just cause for tenant evictions.

MOVED BY Council Member Wysocky, seconded by Council Member Combs, to reconsider his motion to add an amendment to include new Section 5 (h) of the non-urgency ordinance that any unit exempt from the moratorium as passed under Ordinance No. 4067 as amended by urgency ordinance adopted on July 19, 2016, **CARRIED 4-2-0-1** (Council Members Carlstrom, Combs, Coursey, Wysocky voting yes; Vice Mayor Schwedhelm, Council Member Olivares voting no; Mayor Sawyer abstain/recused).

MOVED by Council Member Wysocky, seconded by Council Member Combs, **CARRIED 4-2-0-1** (Council Members Carlstrom, Combs, Coursey, Wysocky voting yes; Vice Mayor Schwedhelm, Council Member Olivares voting no; Mayor Sawyer abstain/recused) adding provision Section 5 (h) of the non-urgency ordinance that any unit exempt from the moratorium as passed under Ordinance No. 4067 as amended by urgency ordinance adopted on July 19, 2016.

Vice Mayor Schwedhelm recessed the meeting at 6:55 p.m. and Mayor Sawyer reconvened the meeting at 7:20 p.m.

14.3 REPORT - OPTIONS FOR EMERGENCY DECLARATIONS CONCERNING HOMELESSNESS

BACKGROUND: On May 16, 2016, the City Council Homeless Subcommittee received a report from staff outlining options for extending the Community Homeless Assistance Pilot Program (CHAPP) to a year-round program, which included options for a safe camping component, the declaration of shelter emergency to allow for the use of City facilities, and other alternatives. At the May 16 meeting, the subcommittee requested that the report be added to a future Council agenda for consideration by the full Council. Staff has prepared a detailed outline of three options for emergency declarations concerning homelessness, including declaration of shelter crisis, declaration of local emergency, and request for gubernatorial state of emergency proclamation, and is seeking Council's interest in pursuing these options. CHAPP is covered under a separate agenda item.

RECOMMENDATION: It is recommended by the Housing and Community Services Department that the Council, by motion, direct staff regarding Council's interest to declare a homelessness emergency and, if so, identify the preferred action for doing so

based on the following options - declaration of shelter crisis, declaration of local emergency, and request for gubernatorial state of emergency proclamation.

Presented by Kelli Kuykendall, Program Specialist.

PUBLIC COMMENT

Mikeal O'Toole spoke on homeless being more prevalent in the community and in support of the declaration.

Lela Jones invited the Council to visit Camp Michaela and in support of the declaration.

Tom Robertson spoke on being a downtown property owner and in support of the emergency declaration on homelessness.

Enrique Yarce spoke in support of the emergency declaration on homelessness.

Dave Ransom spoke in support of the emergency declaration on homelessness.

Dr. Michael Hale, English teacher at SRJC, spoke in support of the emergency declaration on homelessness.

Carolyn Epple spoke in support of the emergency declaration on homelessness.

Caitlin Childs, Communications Manager for S.A.Y., spoke in support of the emergency declaration on homelessness.

Michael Sweeden spoke on being homeless and the effect it has had on being able to keep a job, and in support of the emergency declaration on homelessness.

Cat Svengros spoke in support of the emergency declaration on homelessness.

Sharon Zimmerman spoke in support of the efforts being made for the homeless having conditions tied to it for people to get the help they need.

Gerard Giudice spoke in support of the emergency declaration on homelessness.

Rev. Tim Carnahan, Faith Lutheran Church, spoke in support of the emergency declaration on homelessness.

Thomas Ells spoke in support of the emergency declaration on homelessness.

Gregory Fearon spoke in support of the emergency declaration on homelessness and asking the community for help.

Duane DeWitt spoke in support of the emergency declaration on homelessness.

Anne O'Mallon spoke in support of the emergency declaration on homelessness.

Gerry LaLonde-Berg, spoke in support of the emergency declaration on homelessness and if there is something in place when the emergency is over; and decriminalizing homelessness.

Gil Gerand spoke in support of Camp Michaela and in support of the emergency declaration on homelessness.

MOVED by Council Member Olivares, seconded by Council Member Combs, and **CARRIED** unanimously (Mayor Sawyer, Vice Mayor Schwedhelm, Council Members Carlstrom, Combs, Coursey, Olivares, Wysocky voting yes):

MOTION TO DECLARE A HOMELESSNESS EMERGENCY AND, IF SO, IDENTIFY THE PREFERRED ACTION FOR DOING SO BASED ON THE FOLLOWING OPTIONS - DECLARATION OF SHELTER CRISIS, DECLARATION OF LOCAL

EMERGENCY, AND REQUEST FOR GUBERNATORIAL HOMELESS STATE OF
EMERGENCY PROCLAMATION

Council Member Carlstrom left the meeting at 8:30 p.m.

**14.4 REPORT - EXPANDED YEAR-ROUND COMMUNITY HOMELESS ASSISTANCE
PROGRAM (CHAP)**

BACKGROUND: On May 16, 2016, the City Council Homeless Subcommittee received a report from staff outlining options for extending the Community Homeless Assistance Pilot Program (CHAPP) to a year-round program, which included options for a safe camping component, the declaration of shelter emergency to allow for the use of City facilities, and other alternatives. At the May 16 meeting, the subcommittee requested that the report be added to a future Council agenda for consideration by the full Council. Staff is seeking direction regarding Council's desire to expand the initial pilot (CHAPP) to operate as a new year-round program, the Community Homeless Assistance Program (CHAP), and to give direction as to the scope of activities to be permitted under the general operation of CHAP, potentially to include safe parking, the placement and maintenance of portable toilets, provision of temporary overnight shelter, a safe camping program (tents and other temporary structures), and other short-term measures such as increasing availability of bathroom facilities, or storage for personal belongings. The topic of emergency declaration is covered under a separate item.

RECOMMENDATION: It is recommended by the Housing and Community Services Department that the Council, by motion, direct staff to prepare appropriate ordinance amendments to allow the initial Community Homeless Assistance Pilot Program (CHAPP) to operate as a new year-round program, the Community Homeless Assistance Program (CHAP), and to give direction as to the scope of activities to be permitted under the general operation of CHAP, potentially to include safe parking, the placement and maintenance of portable toilets, provision of temporary overnight shelter, a safe camping program, and other short-term measures.

Presented by Kelli Kuykendall, Program Specialist.

PUBLIC COMMENT

Ramon Meraz spoke in support of CHAP and having the faith based organizations

Christi Civil, SRJC advocate for homeless students, spoke on finding creative ways to address homelessness and in support of expansion of the CHAP.

Kalani Raposa, President of the SRJC Advocacy Group, spoke on how Camp Michaela has helped him and in support of expansion of the CHAP.

Carolyn Epple spoke in support of expansion of the CHAP.

Gerry LaLonde-Berg spoke in support of expansion of the CHAP and safe parking sites, personal storage for homeless people, and re-create The Living Room for men.

JennieLynn Holms thanked the Council for the work they do and the program design for CHAP.

Thomas Ells spoke in support of expansion of the CHAP.

Chirley Cheal thanked the Council for all the work they have been doing on this issue and the program needing to be 24/7.

Duane DeWitt spoke in support of expansion of the CHAP and safe parking and asked Council to take up of safe parking for their students.

MOVED by Council Member Olivares, seconded by Council Member Combs, and **CARRIED** 6-0-1 (Mayor Sawyer, Vice Mayor Schwedhelm, Council Members Carlstrom, Combs, Coursey, Olivares, Wysocky voting yes; Council Member Carlstrom absent):

MOTION DIRECTING STAFF WORK WITH COUNCIL SUBCOMMITTEE ON HOMELESSNESS TO PREPARE APPROPRIATE ORDINANCE AMENDMENTS TO ALLOW THE INITIAL COMMUNITY HOMELESS ASSISTANCE PILOT PROGRAM (CHAPP) TO OPERATE AS A NEW YEAR-ROUND PROGRAM, THE COMMUNITY HOMELESS ASSISTANCE PROGRAM (CHAP), AND TO GIVE DIRECTION AS TO THE SCOPE OF ACTIVITIES TO BE PERMITTED UNDER THE GENERAL OPERATION OF CHAP, POTENTIALLY TO INCLUDE SAFE PARKING, THE PLACEMENT AND MAINTENANCE OF PORTABLE TOILETS, PROVISION OF TEMPORARY OVERNIGHT SHELTER, A SAFE CAMPING PROGRAM, AND OTHER SHORT-TERM MEASURES

Mayor Sawyer announced he would be taking Public Hearing Item 15.1 before Report Item 14.5.

Mayor Sawyer recessed the meeting at 9:30 p.m. and reconvened the meeting at 9:44 p.m.

15. PUBLIC HEARINGS

15.1 PUBLIC HEARING - TEFRA - CROSSINGS ON ASTON, LOCATED AT 706-708 ASTON AVENUE

BACKGROUND: Crossings on Aston is an approved development that will provide 26 low-income duplex units, one management unit and one unit to be used as a community room within 14 two-story duplex buildings on an approximate 1.86 acre site. The development will include 24 3-bedroom units and three 1-bedroom units targeted to families earning between 30% and 60% of area median income. The financing for the approximately \$13 million project includes Housing Authority loan funds, tax credit financing, a deferred developer fee and loan proceeds from tax-exempt bonds. The issuance of tax-exempt bonds must be approved by the Council following a public hearing for which a public notice is published at least 14 days in advance. All financial obligations of the bond issuance are the responsibility of the borrower.

RECOMMENDATION: It is recommended by the Housing and Community Services Department that the Council, by resolution, (1) declare its official intention to issue tax-exempt revenue bonds in an amount not to exceed \$8 million for the purpose of financing Crossings on Aston, a 27-unit affordable rental housing development located at 706-708 Aston Avenue; (2) reimburse certain expenditures relating to the development from proceeds of the bonds; (3) authorize an application to the California Debt Limit Allocation Committee to permit the issuance of the bonds; and (4) determine that it is appropriate for the City to issue the bonds in accordance with section 147(f) of the Internal Revenue Code, subject to certain conditions.

Presented by Frank Kasimov, Program Specialist.

PUBLIC HEARING

Mayor Sawyer opened the public hearing at 9:47 p.m.

Duane DeWitt made comment on making sure the 55-year regulatory agreement is in place.

Seeing no one else wishing to speak, Mayor Sawyer closed the public hearing at 9:48 p.m.

MOVED by Council Member Wysocky, seconded by Council Member Olivares, and **CARRIED** 6-0-1 (Mayor Sawyer, Vice Mayor Schwedhelm, Council Members Combs, Coursey, Olivares, Wysocky voting yes; Council Member Carlstrom absent) to waive reading of the text and adopt:

RESOLUTION NO. 28818 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA DECLARING ITS OFFICIAL INTENTION TO ISSUE TAX-EXEMPT REVENUE BONDS FOR THE PURPOSE OF FINANCING AN AFFORDABLE RENTAL HOUSING FACILITY IN THE CITY, AND TO REIMBURSE CERTAIN EXPENDITURES RELATING TO THE DEVELOPMENT OF SUCH FACILITY FROM PROCEEDS OF SAID BONDS; AUTHORIZING AN APPLICATION TO THE CALIFORNIA DEBT LIMIT ALLOCATION COMMITTEE TO PERMIT THE ISSUANCE OF SAID BONDS; AND APPROVING THE ISSUANCE OF SAID BONDS IN ACCORDANCE WITH SECTION 147(f) OF THE INTERNAL REVENUE CODE

14.5 REPORT - BALLOT MEASURES FOR CONSIDERATION FOR NOVEMBER 2016 ELECTION

BACKGROUND: The City Council held a Study Session on June 28, 2016 at which they received an analysis of the results from polling our community. Based on the information provided at the Study Session, one or more ballot measures could be added to the November 2016 ballot. Staff is looking for direction on the ballot measure(s) the Council would like to include in the election.

RECOMMENDATION: It is recommended by the City Manager and Chief Financial Officer that the Council, by motion, select one or more ballot measures and direct staff to draft the required ordinance(s) for Council consideration and approval on July 26, 2016, in order to meet the deadlines for inclusion on the November 2016 ballot.

Presented by Deborah Lauchner, Chief Financial Officer.

PUBLIC COMMENT

Anne Seeley, Concerned Citizens for Santa Rosa, asked the Council to be fiscally responsible and ensure the Measure O baseline formula is changed.

Duane DeWitt spoke in support of Measure O and Measure P both being on the ballot.

Brian Ling, Sonoma County Alliance, spoke on his concerns of the number of ballot measures being on the ballot in November between the State, County, and the City and urged education for the citizens.

Terry Price spoke on the unintended funding defect of Measure O and the need to revise the Measure and urged Council to put both Measure O and Measure P on the ballot in November in a single ballot measure.

City Manager McGlynn will work with the polling consultant to pursue an opportunity to conduct further polling over the weekend and bring back to Council options to select either one or two measures to be placed on the ballot.

- 16. WRITTEN COMMUNICATIONS (AND POSSIBLE COUNCIL ACTION)**
- 16.1 INCREASE IN MINOR CONSTRUCTION CONTRACT THRESHOLD TO \$291,000.00.**
Provided for information only.
- 16.2 LETTER IN OPPOSITION OF AB 2586, LOCAL PARKING REGULATIONS.**
Provided for information.
- 16.3 LETTER OF OPPOSITION OF AB 2788, WIRELESS TELECOMMUNICATIONS FACILITIES.** Provided for information.
- 17. PUBLIC COMMENTS ON NON-AGENDA MATTERS**
- 18. ANNOUNCEMENT OF CONTINUED CLOSED SESSION ITEMS, RECESS TO CLOSED SESSION IN THE MAYOR'S CONFERENCE ROOM, RECONVENE TO OPEN SESSION, AND ANNOUNCEMENTS – NONE.**
- 19. ADJOURNMENT OF MEETING**

Hearing no further business, Mayor Sawyer adjourned the meeting at 11:01 p.m. The next regularly scheduled meeting will take place on August 2, 2016, at a time to be set by the Mayor.

Approved on: September 13, 2016

/s/ Stephanie A. Williams, Interim City Clerk