



City Council  
Regular Meeting Minutes - Draft

---

Tuesday, February 22, 2022

1:30 PM

---

**1. CALL TO ORDER AND ROLL CALL**

Mayor Rogers called the meeting to order at 1:30 p.m.

**Present:** 6 - Mayor Chris Rogers, Vice Mayor Eddie Alvarez, Council Member Dianna MacDonald, Council Member Natalie Rogers, Council Member John Sawyer, and Council Member Tom Schwedhelm

**Absent:** 1 - Council Member Victoria Fleming

**2. ANNOUNCEMENT OF CLOSED SESSION ITEMS**

Duane De Witt spoke on Item 2.3 expressing his concern the housing in the area will be lost and asked Council to find a way to replace them, and on his concern not being able to find the property addresses on 3rd Street listed in Item 2.1.

Mayor Rogers recessed the meeting to closed session at 1:38 p.m. to discuss Items 2.1, 2.2, and 2.3 as listed on the agenda.

**2.1 CONFERENCE WITH REAL PROPERTY NEGOTIATOR  
(Government Code Section 54956.8)**

Property: 625 and 637 3rd Street, Santa Rosa APN 009-013-011 & -012  
Agency Negotiator: Jill Scott, Real Property Manager  
Under Negotiations: Price and terms of Sale or Ground Lease.

**This item was received and filed.**

**2.2 CONFERENCE WITH REAL PROPERTY NEGOTIATOR  
(Government Code Section 54956.8)**

Property: APN's 043-191-021; 043-200-010 1130 Hearn Avenue and 0 Pebblecreek, Santa Rosa  
Agency Negotiator: Jill Scott, Real Property Manager  
Negotiating Parties: Judith Peletz Trust, et al.  
Under Negotiations: Price and terms of payment.

**This item was received and filed.**

**2.3 CONFERENCE WITH REAL PROPERTY NEGOTIATOR  
(Government Code Section 54956.8)**

Property: 980 Hearn Avenue, Santa Rosa, CA. APN 043-191-019  
Agency Negotiator: Jill Scott, Real Property Negotiator  
Negotiating Parties: 980 Hearn - Turnkey Deals, LLC  
Under Negotiations: Price and terms of payment.

**This item was received and filed.**

Mayor Rogers adjourned closed session at 3:15 p.m. and reconvened to regular session at 4:00 p.m.

**3. STUDY SESSION - NONE.**

**4. ANNOUNCEMENT OF ROLL CALL**

**Present:** 7 - Mayor Chris Rogers, Vice Mayor Eddie Alvarez, Council Member Victoria Fleming, Council Member Dianna MacDonald, Council Member Natalie Rogers, Council Member John Sawyer, and Council Member Tom Schwedhelm

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

City Attorney Sue Gallagher reported Council met in closed session on Items 2.1, 2.2, and 2.3, gave direction to the Real Property Negotiator, and no action was taken on the items.

**6. PROCLAMATIONS/PRESENTATIONS - NONE.**

**7. STAFF BRIEFINGS**

No public comments were made.

**7.1 COVID-19 RESPONSE UPDATE**

This will be a standing item on the agenda. No action will be taken except for possible direction to staff.

City Manager Maraskeshia Smith reported on local COVID-19 case rates, the Sonoma County Vaccine Campaign reported 80% of the eligible population will be vaccinated this month, masking requirements for most indoor settings was lifted by the Sonoma County Health Officer, with the exception of unvaccinated persons, public transportation, health care, congregate and long-term care,

K-12 and childcare settings will be required to continue to wear masks. City Manager Smith reported Governor Newsom signed a \$1.9 billion package to bolster the state's ongoing emergency response for testing capacity, vaccination efforts, to support front line workers, to strengthen the health care system, and to battle misinformation with a focus on the hardest hit communities. City Manager Smith reported the County of Sonoma paused accepting new applications for the emergency rental assistance program to ensure the nearly 4,000 completed applications will receive funds, with \$25 million of Federal and State funding already distributed to households.

**7.2 GLASS FIRE PUBLIC INFRASTRUCTURE RECOVERY UPDATE  
(CONTINUED FROM THE FEBRUARY 1, 2022 AGENDA)**

Staff will provide an update for City Council on the status of repairs to the public infrastructure from the 2020 Glass Fire.

Assistant City Manager Jason Nutt provided an update on the Glass Fire infrastructure recovery process, the next steps to recovery, and answered questions from Council.

**8. CITY MANAGER'S/CITY ATTORNEY'S REPORTS**

City Manager Smith reported that due to a drop in temperatures expected this week, City staff and Catholic Charities will be setting up a warming center for our shelterless population, the Fire Department will host a First Annual Woman Public Safety Day on March 5 by providing young women ages 15-20 with a hands-on learning experience and showcasing jobs available in the public safety sector.

No public comments were made.

**9. STATEMENTS OF ABSTENTION BY COUNCIL MEMBERS**

Council Member Sawyer announced he would be abstaining from Item 11.1 due to being absent from the meeting.

**10. MAYOR'S/COUNCIL MEMBERS' REPORTS**

Council Member N. Rogers attended the Redistricting Community

Meeting held on February 17 and encouraged the public to use the DistrictR mapping tool on the city's website or drop by City Hall to get a hard copy of a blank map.

## PUBLIC COMMENT

Thomas Ells asked when the next redistricting meeting will be held.

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

#### **10.1.1 Council Subcommittee Reports**

Council Member Fleming attended her first Homeless Ad Hoc meeting.

Council Member Schwedhelm provided a brief report on the Homeless and Housing Ad Hoc meeting.

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

#### **10.1.3 Sonoma County Water Agency (SCWA) - Water Advisory Committee**

#### **10.1.4 Association of Bay Area Governments (ABAG)**

#### **10.1.5 Sonoma County Agricultural Preservation and Open Space District Advisory Committee**

#### **10.1.6 Sonoma Clean Power Authority (SCPA)**

#### **10.1.7 Zero Waste Sonoma (formerly known as Sonoma County Waste Management Agency (SCWMA))**

#### **10.1.8 Groundwater Sustainability Agency (GSA)**

#### **10.1.9 Home Sonoma County (HSC)**

#### **10.1.10 Renewal Enterprise District (RED)**

Council Member Fleming provided a brief report.

Council Member Schwedhelm announced he was appointed

as Vice Chair.

#### **10.1.11 Public Safety Subcommittee**

Council Member Fleming provided a brief report.

#### **10.1.12 Other**

Mayor Rogers provided a brief report on the Mayors' & Councilmembers' Legislative Committee meeting.

### **11. APPROVAL OF MINUTES**

No public comments were made.

11.1 January 25, 2022, Regular Meeting.

**Approved as submitted with Council Member Sawyer and Council Member MacDonald abstaining due to not being present at the meeting.**

11.2 February 8, 2022, Special Meeting.

**Approved as submitted with Council Member MacDonald abstaining due to not being present at the meeting.**

### **12. CONSENT ITEMS**

No public comments were made.

#### **Approval of the Consent Agenda**

**A motion was made by Vice Mayor Alvarez, seconded by Council Member MacDonald, to waive reading of the text and adopt Consent Items 12.1 and 12.2. The motion carried by the following vote:**

**Yes:** 7 - Mayor Rogers, Vice Mayor Alvarez, Council Member Fleming, Council Member MacDonald, Council Member Rogers, Council Member Sawyer, and Council Member Schwedhelm

12.1 MOTION - AUTHORITY TO ISSUE DESIGN-BUILD REQUEST FOR PROPOSALS FOR THE FIRE DAMAGED ROADWAY RESILIENCY IMPROVEMENTS PROJECT

RECOMMENDATION: It is recommended by the Transportation and Public Works Department that the Council, by motion, approve the use of the Design-Build procurement method as in the best interest of the City and authorizing issuance of a Request for Proposals for the Fire Damaged Roadway Resiliency Improvements Project.

**This Consent - Motion was approved.**

**12.2 RESOLUTION - CONTRACT AWARD - SIX FIRE DAMAGED PARKS - RECOVERY**

RECOMMENDATION: It is recommended by the Transportation and Public Works Department that the Council, by resolution: 1) award Contract No. C02248., Six Fire Damaged Parks - Recovery, in the amount of \$1,471,254.00 to the lowest responsible bidder, Oak Grove Construction Co., Inc., of Petaluma, California; 2) approve a 10% contract contingency, and authorize a total contract amount not to exceed \$1,618,379.40; and 3) authorize the appropriation of \$1,675,000.00 from the General Fund reserves for the Six Fire Damaged Parks - Recovery project, and increase General Fund federal and state grant revenue by a total of \$1,675,000.

**This Consent - Resolution was adopted.**

**RESOLUTION NO. RES-2022-032 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA AWARDING A CONTRACT FOR THE SIX FIRE DAMAGED PARKS RECOVERY PROJECT AND AUTHORIZING APPROPRIATIONS FROM THE GENERAL FUND FOR THE PROJECT**

The time not yet being 5:00 p.m. to take Item 13 - Public Comment on Non-Agenda Items, Mayor Rogers moved on to Report Item 14.1.

**14. REPORT ITEMS**

**14.1 REPORT - RECOMMENDATIONS FOR HOMELESS SERVICES PROVIDERS AND OPERATOR OF THE SAMUEL L. JONES HALL HOMELESS SHELTER FOR FISCAL YEAR 2022/2023**

BACKGROUND: Following a study session on November 9, 2021, Council directed staff to issue a Request for Proposals (RFP) for the provision of homeless services. The RFP was released on November 15, 2021 with a due date of December 20, 2021 and sought proposals from qualified and experienced organizations to provide homeless services and for operation of the City-owned Samuel L. Jones Hall Homeless Shelter (SJH) for the upcoming Fiscal Year 2022/2023. A total of seven proposals were received: three for SJH (competitive) and four for homeless services from providers which currently contract with

the City (non-competitive). Based on the review and scoring of the proposals by an evaluation committee, the proposal submitted by Catholic Charities of the Diocese of Santa Rosa (Catholic Charities) for operation of SJH was the highest scoring. The evaluation committee also reviewed and scored the four proposals for homeless services (3 proposals from Catholic Charities and 1 from YWCA Sonoma County) and recommends that the City continue with these providers. Subject to Council direction, staff will return with agreements for these programs for Council consideration prior to the start of Fiscal Year 2022/2023 to include a budget, scope of work, and reporting requirements. Funding recommendations will not be made as part of this agenda item.

**RECOMMENDATION:** It is recommended by the City Manager's Office that the Council, by resolution: 1) approve Catholic Charities of the Diocese of Santa Rosa for the provision of City-sponsored homeless services for the following programs - Homeless Services Center, Family Support Center, and Homeless Outreach Services Team; 2) approve YWCA Sonoma County for the provision of City-sponsored homeless services via operation of its Safe House Shelter program; 3) approve Catholic Charities of the Diocese of Santa as the operator of the Samuel L. Jones Hall Homeless Shelter; and 4) direct staff to prepare agreements for these programs for Council consideration for the initial period July 1, 2022 to June 30, 2023 (Year 1) and continuing for up to five years total (Fiscal Year 2022/2023 to Fiscal Year 2026/2027) on a conditional basis subject to contractor performance and funding availability.

Housing and Community Services Manager Kelli Kuykendall presented and answered questions from Council.

#### **PUBLIC COMMENT**

Madeleine Keegan O'Connell, Chief Executive Officer YWCA, spoke expressing thanks to Council and Kelli Kuykendall for their work, the YWCA being the only dedicated provider of domestic violence services in Sonoma County since 1975, and being grateful for the relationship with the City.

Thomas Ells spoke expressing thanks the City for conducting a

Request for Proposals for homeless service providers.

Duane De Witt spoke expressing the need for a Request for Proposals be done more often in the future, and to place shelters in the four quadrants in the city.

Susan Hayes submitted comment on being honored to be a volunteer at Catholic Charities Homeless Service Center and Samuel Jones Hall for over a decade.

Larry submitted comment on being a client of the drop-in center, becoming a volunteer at a residential center, and thanked the staff for the help he received.

Jen submitted comment on receiving help from Catholic Charities and thanked staff for the positive impact they had in her life.

Jane submitted comment on the commitment Catholic Charities has for helping their clients at Samuel Jones Hall.

**A motion was made by Council Member Schwedhelm, seconded by Council Member Sawyer, to waive reading of the text and adopt**

**RESOLUTION NO. RES-2022-033 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA APPROVING THE FOLLOWING: 1) CATHOLIC CHARITIES OF THE DIOCESE OF SANTA ROSA FOR THE PROVISION OF CITY-SPONSORED HOMELESS SERVICES FOR THE FOLLOWING PROGRAMS - HOMELESS SERVICES CENTER, FAMILY SUPPORT CENTER, AND HOMELESS OUTREACH SERVICES TEAM; 2) YWCA SONOMA COUNTY FOR THE PROVISION OF CITY-SPONSORED HOMELESS SERVICES VIA OPERATION OF ITS SAFE HOUSE SHELTER PROGRAM; 3) CATHOLIC CHARITIES OF THE DIOCESE OF SANTA AS THE OPERATOR OF THE SAMUEL L. JONES HALL HOMELESS SHELTER; AND 4) DIRECTING STAFF TO PREPARE AGREEMENTS FOR THESE PROGRAMS FOR COUNCIL CONSIDERATION FOR THE INITIAL PERIOD JULY 1, 2022 TO JUNE 30, 2023 (YEAR 1) AND CONTINUING FOR UP TO FIVE YEARS TOTAL (FISCAL YEAR 2022/2023 TO FISCAL YEAR 2026/2027) ON A CONDITIONAL BASIS SUBJECT TO CONTRACTOR PERFORMANCE AND FUNDING AVAILABILITY**

The motion carried by the following vote:

**Yes:** 7 - Mayor Rogers, Vice Mayor Alvarez, Council Member Fleming, Council Member MacDonald, Council Member Rogers, Council Member Sawyer, and Council Member Schwedhelm

### **13. PUBLIC COMMENT ON NON-AGENDA MATTERS**

Pat Mitchell spoke on cypress trees owned by the City that are obstructing the sun to her house and asked the City to cut the trees down.

Duane De Witt spoke on being a member of the Sister Cities program for 30 years, informed Council of people in Roseland who should be included in the point in time count, expressed concern on the discrimination of the Pomo community when a Pomo Interpretative Village near Roseland Creek was not included in the plan, referenced a 2018 letter from Congressman Thompson in support of a Veteran's Trail, Veteran's Healing Garden, and Veteran's Grove that were not included in the Plan, and referenced letters submitted six years ago from Dry Creek Rancheria and Lytton Rancheria requesting a cultural assessment during the Roseland Annexation.

#### **14.2 REPORT - DIVERSITY OF CITY COUNCIL BOARDS, COMMISSIONS, AND COMMITTEES (CONTINUED FROM THE FEBRUARY 1, 2022 AGENDA)**

**BACKGROUND:** City Charter Section 11, Participation and Diversity in Boards and Commissions, requires that the Council issue an annual written report, to be discussed in public session, regarding its appointments to boards, commissions, and committees. The report shall contain, but is not limited to, the total number of appointments in a given year, the total number applications in a given year, and relevant diversity information including geographic and ethnic diversity.

**RECOMMENDATION:** It is recommended by the City Clerk's Office that the Council, by motion, accept the Annual Reports of Diversity of City Council Appointees for the years 2018 through 2021 and provide feedback to staff on future reports.

City Clerk Stephanie Williams presented and answered questions from Council.

No public comments were made.

**A motion was made by Council Member Sawyer, seconded by Council Member Fleming, to accept the Annual Reports of Diversity of City Council Appointees for the years 2018 through 2021. The motion carried by the following vote:**

**Yes:** 7 - Mayor Rogers, Vice Mayor Alvarez, Council Member Fleming, Council Member MacDonald, Council Member Rogers, Council Member Sawyer, and Council Member Schwedhelm

**14.3 REPORT - TUBBS FIRE PUBLIC INFRASTRUCTURE RECOVERY UPDATE AND FUNDING PLAN**

**BACKGROUND:** Staff will provide Council with a status update on the completion of public infrastructure projects helping the city continue its recovery from the devastating 2017 Tubbs Fire. In addition, staff will outline how Community Development Block Grant - Disaster Recovery funds from the United States Department of Housing and Urban Development, Emergency Relief funds from the Federal Highway Administration and PG&E Settlement funds will be used to deliver many of these critical infrastructure projects. Lastly, the Council will be asked to appropriate the PG&E Settlement funds to allow project development and construction to proceed.

**RECOMMENDATION:** It is recommended by the Transportation and Public Works and the Finance Departments that the Council receive the Tubbs Fire Public Infrastructure Recovery update and by resolution: 1) approve the recommended PG&E Settlement fund projects; 2) appropriate PG&E Settlement funds to the respective project accounts; and 3) delegate authority to the Assistant City Manager to shift funds between the approved projects as needed to cover actual costs.

Assistant City Manager Jason Nutt presented and answered questions from Council.

Chief Financial Officer Alan Alton was available to answer questions from Council.

No public comments were made.

**A motion was made by Council Member Fleming, seconded by Council**

**Member Rogers, to waive reading of the text and adopt**

**RESOLUTION NO. RES-2022-034 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA APPROVING THE PG&E SETTLEMENT FUNDS PROJECT LIST ASSOCIATED WITH TUBBS FIRE RECOVERY AND APPROPRIATE THE FUNDS**

**The motion carried by the following vote:**

**Yes: 7 - Mayor Rogers, Vice Mayor Alvarez, Council Member Fleming, Council Member MacDonald, Council Member Rogers, Council Member Sawyer, and Council Member Schwedhelm**

**15. PUBLIC HEARINGS - NONE.**

**16. WRITTEN COMMUNICATIONS - NONE.**

**17. PUBLIC COMMENTS ON NON-AGENDA MATTERS**

No public comments were made.

**18. ANNOUNCEMENT OF CONTINUED CLOSED SESSION ITEMS, RECESS TO CLOSED SESSION IN THE MAYOR'S CONFERENCE ROOM, RECONVENE TO OPEN SESSION, AND ANNOUNCEMENTS [IF NEEDED] - NONE.**

**19. ADJOURNMENT OF MEETING**

Mayor Rogers adjourned the meeting at 7:08 p.m. The next regularly scheduled meeting will be held on Tuesday, March 1, 2022, at a time to be set by the Mayor.

**20. UPCOMING MEETINGS**

**20.1 UPCOMING MEETINGS LIST**

**This item was received and filed.**

**Approved on:**

---

**Stephanie A. Williams**  
**City Clerk**