City of Santa Rosa

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

City Council
Regular Meeting Minutes - Final

Tuesday, July 28, 2026 **2:00 PM**

1. CALL TO ORDER AND ROLL CALL

Mayor Stapp called the meeting to order at 2:02 p.m.

Present: 5 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 2 - Council Member Eddie Alvarez, and Council Member Victoria Fleming

2. REMOTE PARTICIPATION UNDER THE BROWN ACT (Gov. Code § 54953)

3. ANNOUNCEMENT OF CLOSED SESSION ITEMS - NONE.

RECESS CLOSED SESSION(S) AND RECONVENE TO OPEN SESSION IN THE COUNCIL CHAMBER AND VIA ZOOM.

4. STUDY SESSION

4.1 TRANSIT-ORIENTED COMMUNITIES (TOC) POLICY

The Planning and Economic Development and Transportation and Public Works Departments recommend that the Council hold a study session to receive information and provide policy direction regarding implementation of the Metropolitan Transportation Commission's (MTC) Transit-Oriented Communities (TOC) Policy. This item has no fiscal impact on the current fiscal year budget.

Attachments:
Staff Report
Attachment 1 - MTC TOC Resolution and Framework
Attachment 2 - MTC Administrative Guidance Transit-Oriented Communities Policy
Presentation
Late Correspondence (Uploaded 07-28-2026)

Amy Nicholson, Supervising Planner, Christian Candelaria, City Planner, Dan Hennessey, Director - Transportation and Public Works, and Gabe Osburn, Director - Planning and Economic Development, presented and answered questions from Council.

Council Member Fleming joined the meeting at 2:10 p.m.

PUBLIC COMMENTS:

Abby Arnold, Santa Rosa YIMBY, spoke in support of the item and on parking maximums.

Duane De Witt spoke on the item.

Fred spoke in support of the ministerial ordinance.

This item was received and filed.

Present: 6 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Victoria Fleming, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 1 - Council Member Eddie Alvarez

4.2 SANTA ROSA CITYBUS SHORT-RANGE TRANSIT PLAN UPDATE

The Transportation and Public Works Department recommends that the Council hold a study session for staff to provide an overview of Santa Rosa CityBus system performance and finances and engage the Council in discussion about the goals of the Short Range Transit Plan update, the proposed planning approach, and next steps in the process. Council will take no action, but may discuss and provide direction to staff. This item has no impact on current fiscal year budget.

Attachments: Staff Report
Presentation

Dan Hennessey, Director - Transportation and Public Works, Rachel Ede, Deputy Director - City Bus, and Matt Wilcox, Transit Planner, presented and answered questions from Council.

PUBLIC COMMENTS:

Fred Allebach spoke on public transit public policy challenges.

Gregory Fearon spoke on public transit subsidies.

Abby Arnold spoke in support of the item and reminded Council that 30% of the population do not drive.

Duane De Witt spoke on federal support opportunities.

This item was received and filed.

Mayor Stapp recessed the meeting at 4:49 p.m., reconvened at approximately 5:05 p.m., and moved to Item 14 on the agenda.

5. ANNOUNCEMENT OF ROLL CALL (IF NEEDED)

Present: 6 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Victoria Fleming, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 1 - Council Member Eddie Alvarez

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

7. PROCLAMATIONS/PRESENTATIONS - NONE.

8. STAFF BRIEFINGS - NONE.

14. PUBLIC COMMENT ON NON-AGENDA MATTERS

Duane De Witt spoke on stormwater management plan for Roseland Creek and funding opportunities.

16. PUBLIC HEARINGS

16.1 PUBLIC HEARING - SANTA ROSA FIRE DEPARTMENT ANNUAL WEED ABATEMENT PROGRAM REPORT

BACKGROUND: The City of Santa Rosa requires that residents comply with Chapter 9.08 of the Santa Rosa City Code, to abate and maintain their parcels throughout the declared fire season.

RECOMMENDATION: The Fire Department recommends that the Council, by resolution, confirm the itemized report of the Fire Department of the cost of weed and rubbish abatement as provided for in Sections 9-08.020, 9-08.080, and 9-08.090 of the Santa Rosa City Code. This item has no impact on current fiscal year budget.

Attachments:
Staff Report
Attachment 1 - Weed Abatement Summary
Resolution
Exhibit A - Unpaid Weed Abatement Report
Public Hearing Notice
Presentation

Jared McDaniel, Assistant Fire Marshal, presented.

Mayor Stapp opened the public hearing at 5:15 p.m.

Duane De Witt spoke on the item and weed abatement concerns at Roseland Community Park.

Mayor Stapp closed the public hearing at 5:18 p.m.

A motion was made by Council Member MacDonald, seconded by Vice Mayor Okrepkie, to adopt the resolution as presented by staff.

RESOLUTION NO. RES-2026-085 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA CONFIRMING THE ITEMIZED REPORT OF THE SANTA ROSA FIRE DEPARTMENT OF THE COST OF REMOVING WEEDS AND/OR RUBBISH FROM, UPON, OR IN FRONT OF CERTAIN LOTS OR PARCELS OF LAND WITHIN THE CITY OF SANTA ROSA.

The motion carried by the following vote:

Yes: 6 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Victoria Fleming, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 1 - Council Member Eddie Alvarez

15. REPORT ITEMS

15.1 REPORT - TRANSACTION AND USE TAX BALLOT MEASURE

BACKGROUND: In 2020, Santa Rosa voters approved a one-half cent local transactions and use (sales) tax known as Measure Q. Revenue generated by Measure Q, which expires in 2031, funds core municipal services including public safety, infrastructure maintenance, and other City programs. Consistent with Council direction, this item includes the actions necessary to place before Santa Rosa voters a measure that would reauthorize the current one-half cent tax with a one cent tax. To ensure long-term funding stability for these services beyond 2031, the reauthorized one-cent tax would remain in effect until ended by voters.

If approved by the Council, the proposed ordinance will be submitted to the voters at the November 3, 2026 General Municipal Election. If

approved by a majority of voters, the tax would become effective in accordance with applicable provisions of state law.

Following a July 14, 2026 Revenue Enhancement Study Session, Council directed staff to return with the actions necessary to place before Santa Rosa voters a measure that would reauthorize the existing Measure Q half-cent tax at a one-cent rate, at a term until ended by the voters. If the measure fails, the current one-half cent tax would remain in place until expiration.

RECOMMENDATION: The City Manager's Office and the Finance Department recommend the City Council (1) introduce an ordinance amending Chapter 3.30 of the Santa Rosa City Code to replace the City's existing, voter-approved one-half cent transactions and use (sales) tax with a one cent tax, until ended by voters, and (2) adopt a resolution ordering the submission of the ballot measure to qualified electors of the City of Santa Rosa at the November 3, 2026, General Municipal Election and directing related actions.

Attachments:
Staff Report
Resolution
Resolution - Revised Redlined (Uploaded 07-28-2026)
Resolution - Final (Uploaded 07-28-2026)
Exhibit A Ordinance
Presentation (Uploaded 07-28-2026)
Late Correspondence (Uploaded 07-28-2026)
Late Correspondence (Uploaded 07-29-2026)

Scott Wagner, Chief Financial Officer, and Misti Wood, Communication and Intergovernmental Relations Officer, presented and answered questions from Council.

PUBLIC COMMENTS:

Abby Arnold, Santa Rosa YIMBY, spoke in support of the tax measure.

Bob Gamble, Citizens Budget Advisory Committee, spoke in support of the tax measure.

Marc Beauchamp, Operating Engineers Local 3 and the North Bay Labor Council, spoke in support of the tax measure.

Sara Roberts, Teamsters 856, spoke in support of the tax measure.

Duane De Witt spoke in opposition of the tax measure.

Stephan Dal Porto, Fire Fighters Local 1401, spoke in support of the tax measure.

A motion was made by Council Member Rogers, seconded by Council Member MacDonald, to introduce on first reading ordinance entitled: ORDINANCE OF THE CITY OF SANTA ROSA AMENDING TITLE 3, CHAPTER 3-30 OF THE SANTA ROSA MUNICIPAL CODE TO ADJUST AND EXTEND THE CITY'S 2020 TRANSACTIONS AND USE (GENERAL) TAX.

The motion carried by the following vote:

Yes: 6 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Victoria Fleming, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 1 - Council Member Eddie Alvarez

A motion was made by Council Member Rogers, seconded by Council Member MacDonald, to adopt

RESOLUTION NO. RES-2026-086 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA CALLING A MUNICIPAL ELECTION ON NOVEMBER 3, 2026, TO SUBMIT A MEASURE TO THE REGISTERED VOTERS OF THE CITY ON THE REAUTHORIZATION OF A GENERAL (SALES) TAX AND REQUESTING A CONSOLIDATION OF SUCH ELECTION WITH OTHER ELECTIONS BEING HELD ON THE SAME DATE as amended by staff.

The motion carried by the following vote:

Yes: 6 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Victoria Fleming, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 1 - Council Member Eddie Alvarez

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

Jason Nutt, Interim City Manager, reported on the July 30 Neighborhood Block Blast, Fall/Winter Activity Guide registration, and updates to the Bennett Valley Pavement Preventive

Maintenance and Fulton Road Sewer Main Replacement projects.

PUBLIC COMMENTS:

Duane De Witt spoke on pavement activity.

9.1 REPORT OF SETTLEMENTS AND ACTIVE LITIGATION

The City Attorney will report on all settlements authorized by Council in closed session that were finalized in June 2026, which includes but may not be limited to all settlements requiring the City to pay more than $50,000. The City Attorney will also provide a summary of pending litigation against the City.

Attachments: Litigation Report
Litigation Report (UPDATED 07-28-2026)

Ashle Crocker, City Attorney, reported on Johnson v. City of Santa Rosa, a federal civil rights case arising from a 2022 arrest. Following trial, the jury found partial liability against one officer and awarded the plaintiff $10,000 in general damages, with no punitive damages. The court subsequently awarded approximately $113,000 in attorney fees and costs. The active litigation caseload totaled 34 matters as of July 7, 2026, including five cases on appeal following rulings in the City's favor.

10. STATEMENTS OF ABSTENTION/RECUSAL BY COUNCIL MEMBERS

No statements of abstention or recusal were made.

11. MAYOR'S/COUNCIL MEMBERS' REPORTS

Council Member MacDonald provided a brief report on recent community events attended.

Vice Mayor Okrepkie reported on recent attendance at Cal Cities North Bay meeting.

Mayor stapp reported on at recent Sonoma County Mayor and Council Member's meeting and other community events attended.

Council Member Rogers provided a brief report on recent events

attended and ride alongs with Santa Rosa Police Department and the Parks team.

No public comments were made.

11.1 MAYOR'S/COUNCIL MEMBERS' 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 and Climate Authorities (SCTCA)

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

Mayor Stapp provided a brief report.

11.1.8 Groundwater Sustainability Agency (GSA)

11.1.9 Sonoma County Homeless Coalition

11.1.10 Renewal Enterprise District (RED)

11.1.11 Public Safety Subcommittee

11.1.12 Other

11.2 BOARD, COMMISSION AND COMMITTEE APPOINTMENTS

11.2.1 APPOINTMENT TO FILL A VACANCY ON THE DESIGN REVIEW AND PRESERVATION BOARD

The City Clerk’s Office recommends the Council review an application and consider an appointment, by motion, to the Design

Review and Preservation Board to fill a vacancy for the position of archeologist, architectural historian, or historian with a term ending December 31, 2028. This item has no impact on the current fiscal year budget.

Attachments: Staff Report
Attachment 1 - Notice of Application Availability
Attachment 2 - Council Policy 000-06
Attachment 3 - ORD-2025-003

No public comments were made.

A motion was made by Council Member Bañuelos, seconded by Council Member Rogers, to appoint Vincenzo Signoretti to the archeologist, architectural historian, or historian position on the Design Review and Preservation Board.

The motion carried by the following vote:

Yes: 6 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Victoria Fleming, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 1 - Council Member Eddie Alvarez

12. APPROVAL OF MINUTES

12.1 July 14, 2026, Regular Meeting Minutes.

Attachments: Draft Minutes

No public comments were made.

Approved as submitted.

13. CONSENT ITEMS

At the Mayor's request, Dan Hennessey spoke on Item 13.4.

At Council Member Bañuelos' request, Rebecca Lane spoke on Item 13.6.

PUBLIC COMMENTS:

Abby Arnold, Santa Rosa YIMBY, spoke in support of Item 13.6.

Duane De Witt spoke on Items 13.3, 13.4, and 13.6.

Gregory Fearon spoke on Item 13.6.

Jocelyn Linn, Burbank Housing, spoke in support of Item 13.6.

Roberta, Southeast Greenway, spoke on Item 13.4.

Approval of the Consent Agenda

A motion was made by Vice Mayor Okrepkie, seconded by Council Member Rogers, to adopt Consent Items 13.1 through 13.6. The motion carried by the following vote:

Yes: 6 - Mayor Mark Stapp, Vice Mayor Jeff Okrepkie, Council Member Caroline Bañuelos, Council Member Victoria Fleming, Council Member Dianna MacDonald, and Council Member Natalie Rogers

Absent: 1 - Council Member Eddie Alvarez

13.1 MOTION - APPROVAL OF AGREEMENT WITH WEST PUBLISHING CORPORATION FOR LEGAL RESEARCH AND COCOUNSEL LEGAL SOFTWARE

RECOMMENDATION: The City Attorney's Office recommends that the Council, by motion, approve an Agreement with Thomson Reuters Enterprise Centre GmbH through West Publishing Corporation, Eagan, Minnesota for Westlaw Legal Research and CoCounsel Legal for a term of five-years, in an amount not to exceed $174,432, and delegate authority to the City Attorney to execute the agreement. This item has no impact on current fiscal year budget.

Attachments: Staff Report

This Consent - Motion was approved.

13.2 MOTION - WAIVER APPROVAL AND ISSUANCE OF A MASTER BLANKET PURCHASE ORDER FOR 3-YEARS FOR BIG BELLY SMART MAX TRIPLE STATIONS

RECOMMENDATION: The Transportation and Public Works Department recommends that the Council, by motion: 1) waive competitive bidding pursuant to Section 3-08.100(D) of the Santa Rosa City Code; and 2) approve issuance of a sole source / manufacturer

Master Blanket Purchase Order for a 3-year term with Bigbelly Solar, LLC, of Needham, Massachusetts, for combination garbage, recycling and compost receptacles in a total amount not to exceed $1,000,000. This item has no impact on the current fiscal year budget.

Attachments: Staff Report
Attachment 1 - Vendor Pricing

This Consent - Motion was approved.

13.3 RESOLUTION - CONTRACT AWARD - SANTA ROSA AVENUE AT BELLEVUE AVENUE TRAFFIC SIGNAL

RECOMMENDATION: The Transportation and Public Works Department recommends that the Council, by resolution, reject the bid of Mike Brown Electric Co. of Cotati, California due to a bidding error; and award Contract No. C02283, Santa Rosa Avenue at Bellevue Avenue Traffic Signal Installation, in the amount of $1,026,700 to the lowest responsible bidder, St. Francis Electric, LLC, of San Leandro, California, approve a 15% contract contingency, and authorize a total contract amount of $1,180,705. The source of funds is the Capital Improvement Fund. No City General Fund money is included in this project.

Attachments: Staff Report
Attachment 1 - Bid Protest
Attachment 2 - Summary of Bids
Attachment 3 - GIS Map
Resolution

This Consent - Resolution was adopted.

RESOLUTION NO. RES-2026-087 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA REJECTING AS NONRESPONSIVE THE BID OF MIKE BROWN ELECTRIC CO. ON CONTRACT NUMBER C02283, SANTA ROSA AVE AT BELLEVUE AVE TRAFFIC SIGNAL; AWARDING THE CONTRACT IN THE AMOUNT OF $1,026,700.00 TO THE LOWEST RESPONSIBLE AND RESPONSIVE BIDDER, ST. FRANCIS ELECTRIC; AND APPROVING A 15 PERCENT CONTRACT CONTINGENCY FOR A TOTAL AUTHORIZED CONTRACT AMOUNT OF $1,180,705.00.

13.4 RESOLUTION - SONOMA LAND TRUST DONATION FOR SOUTHEAST GREENWAY MASTER PLAN

RECOMMENDATION: The Transportation and Public Works Department recommends that Council, by resolution, accept a donation from the Sonoma Land Trust for $750,000 to support the development of the Southeast Greenway Master Plan and authorize the Chief Financial Officer to increase appropriations by the amount of the donation. This item has no impact on current fiscal year budget.

Attachments: Staff Report
Resolution
Exhibit A - Restricted Donation Agreement

This Consent - Resolution was adopted.

RESOLUTION NO. RES-2026-088 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA ACCEPTING A $750,000 DONATION FROM SONOMA LAND TRUST FOR SOUTHEAST GREENWAY MASTER PLAN AND AUTHORIZING THE CHIEF FINANCIAL OFFICER TO INCREASE APPROPRIATIONS

13.5 RESOLUTION - APPROPRIATION OF EXPEDITED DRINKING WATER GRANT FUNDING FROM THE STATE WATER RESOURCES CONTROL BOARD FOR THE ROBIN WAY WATER SYSTEM CONSOLIDATION PROJECT

RECOMMENDATION: The Board of Public Utilities recommends that Council, by resolution, approve an appropriation of Expedited Drinking Water Grant funding in an amount of $4,442,100 from the State Water Resources Control Board for the Robin Way Water System Consolidation Project. This item has no impact on current fiscal year budget.

Attachments: Staff Report
Attachment 1 - Location Map
Attachment 2 - ORD-2024-011
Attachment 3 - RES-2025-009
Attachment 4 - Funding Agreement D2502054
Attachment 5 - Reimbursement Agreement with SPCSD
Resolution

This Consent - Resolution was adopted.

RESOLUTION NO. RES-2026-089 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA AUTHORIZING THE APPROPRIATION OF EXPEDITED DRINKING WATER GRANT FUNDING FROM THE STATE WATER RESOURCES CONTROL BOARD FOR THE ROBIN WAY WATER SYSTEM CONSOLIDATION PROJECT

13.6 RESOLUTION - AUTHORIZING THE SUBMITTAL OF AN APPLICATION TO THE STATE OF CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT'S HOMEKEY PLUS GRANT PROGRAM WITH BURBANK HOUSING DEVELOPMENT CORPORATION, CARITAS HOMES PHASE II, LLC, AND CARITAS HOMES PHASE II L.P. AS CO-APPLICANTS FOR CARITAS HOMES PHASE II IN AN AMOUNT NOT TO EXCEED $30 MILLION

RECOMMENDATION: The Housing and Community Services Department recommends that the Council, by resolution, authorize the submittal of a grant application to the State of California Department of Housing and Community Development's Homekey Plus grant program with Burbank Housing Development Corporation, Caritas Homes Phase II, LLC, and Caritas Homes Phase II L.P. as co-applicants in an amount not to exceed $30 million for Caritas Homes Phase II and authorize the Mayor or designee to execute the application, Standard Agreement and any Amendments thereto and the Homekey Plus documents. This item has no impact on current fiscal year budget.

Attachments: Staff Report
Resolution
Late Correspondence (Uploaded 07-28-2026)
Late Correspondence (Uploaded 07-29-2026)

This Consent - Resolution was adopted.

RESOLUTION NO. RES-2026-090 ENTITLED: RESOLUTION OF THE COUNCIL OF THE CITY OF SANTA ROSA AUTHORIZING THE SUBMITTAL OF AN APPLICATION TO THE STATE OF CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT'S HOMEKEY PLUS GRANT PROGRAM WITH BURBANK HOUSING DEVELOPMENT CORPORATION, CARITAS HOMES PHASE II, LLC AND CARITAS HOMES PHASE II L.P. AS CO-APPLICANTS FOR CARITAS HOMES PHASE II IN AN AMOUNT NOT TO EXCEED $30 MILLION; AND AUTHORIZING THE MAYOR OR DESIGNEE TO EXECUTE THE APPLICATION, STANDARD AGREEMENT AND ANY AMENDMENTS THERETO AND THE HOMEKEY PLUS DOCUMENTS

17. WRITTEN COMMUNICATIONS

17.1 LEGISLATIVE UPDATE

- Support Letter for AB2047 - Firearms: 3-dimensional printing

blocking technology - Provided for information.

- Support Letter for SB1153 - Disaster preparedness: urban retail water suppliers and public water systems: wildfire - Provided for information.
- Support Letter for AB1436 - State Air Resources Board: air pollution regulations: private fleets - Provided for information.

Attachments: Legislative Update Memo
Bill Text - AB2047
AB2047 - Support Letter
Bill Text - SB1153
SB1153 - Support Letter
Bill Text - AB1436
AB1436 - Support Letter

This item was received and filed.

18. PUBLIC COMMENT ON NON-AGENDA MATTERS

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

Mayor Stapp adjourned the meeting at 6:37 p.m. The next regular meeting will be held on Tuesday, August 4, 2026 at time set by the Mayor.

21. UPCOMING MEETINGS

21.1 UPCOMING MEETINGS LIST

Attachments: Upcoming Meetings List

This item was received and filed.

Approved on August 18, 2026
/s/ Dina Manis, City Clerk