

AGENDA



City Hall
555 Santa Clara Street
Vallejo, CA 94590
www.cityofvallejo.net

VALLEJO CITY COUNCIL SPECIAL MEETING – 5:00 P.M. (CLOSED SESSION)

VALLEJO HOUSING AUTHORITY REGULAR MEETING – 6:45 P.M.

VALLEJO CITY COUNCIL REGULAR MEETING – 7:00 P.M.

MAYOR
Bob Sampayan

CITY COUNCIL
Vice Mayor, Robert H. McConnell
Pippin Dew-Costa
Jesus "Jess" Malgapo
Katy Miessner
Hermie Sunga
Rozzana Verder-Aliga, EdD

DECEMBER 19, 2017

This AGENDA contains a brief general description of each item to be considered. The posting of the recommended actions does not indicate what action may be taken. If comments come to the City Council without prior notice and are not listed on the AGENDA, no specific answers or response should be expected at this meeting per State law.

Pursuant to the Government Code Section 54954.3 (The Brown Act), members of the public shall be afforded the opportunity to speak on any agenda item of interest to them provided they are first recognized by the presiding officer. Members of the public wishing to be so recognized are requested to submit a completed speaker card to the City Clerk prior to the consideration of the item.

Those wishing to address the Council on any matter for which another opportunity to speak is not provided on the AGENDA but which is within the jurisdiction of the City Council to resolve may come forward to the podium during the "COMMUNITY FORUM" portion of the AGENDA.

Members of the public have the right to speak on any item on this agenda. Those wishing to address the Council: 1) during the Community Forum are limited to three minutes pursuant to Vallejo Municipal Code Section 2.20.300; 2) on a Consent Calendar item are limited to three minutes pursuant to Vallejo Municipal Code Section 2.02.310; and an Action Calendar item are limited to five minutes pursuant to Vallejo Municipal Code Section 2.02.420.

Notice of Availability of Public Records: All public records relating to an open session item, which are not exempt from disclosure pursuant to the Public Records Act, that are distributed to a majority of the City Council will be available for public inspection at the City Clerk's Office, 555 Santa Clara Street, Vallejo, CA at the same time that the public records are distributed or made available to the City Council. Such documents may also be available on the City of Vallejo website subject to staff's ability to post the documents prior to the meeting. Information may be obtained by calling (707) 648-4527, TDD (707) 649-3562.

Want more City Information - Members of the public can:

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Vallejo City Council Chambers is ADA compliant. Devices for the hearing impaired are available from the City Clerk. Requests for disability related modifications or accommodations, aids or services may be made by a person with a disability to the City Clerk's office no less than 72 hours prior to the meeting as required by Section 202 of the Americans with Disabilities Act of 1990 and the federal rules and regulations adopted in implementation thereof.

**CALL AND NOTICE OF
SPECIAL MEETING
AT 5:00 PM
OF THE VALLEJO CITY COUNCIL
DECEMBER 19, 2017**

TO THE MEMBERS OF THE VALLEJO CITY COUNCIL:

You are hereby notified that I do hereby call the Vallejo City Council in special session to consider only the matters stated on the agenda listed below.

NOTICE: Members of the public shall have the opportunity to address the City Council concerning any item listed on the agenda *before or during consideration of that item. No other items may be discussed at this special meeting.*

1. CALL TO ORDER

2. ROLL CALL

3. CLOSED SESSION

A. Conference with Property Negotiators

Property: Real Property Located on the North Side of Mare Island Abutting G Street, Azuar Drive and Walnut Avenue (APNs: 0066-020-130 and 0066-020-140); Agency Negotiators: Ron Gerber, Economic Development Manager; Jose McNeil, Real Property & Asset Manager; Negotiating Parties: Stephan Smith, FMI; Under Negotiation: Price and Terms of Payment

B. Conference with Legal Counsel-Existing Litigation: Robert Tribble v. City of Vallejo, Worker's Compensation Appeals Board, Case No. ADJ10089701, pursuant to California Government Code Section 54956.9(a)

C. Conference with Legal Counsel – Existing Litigation (Government Code section 54956.9): Huskins et al. v. City of Vallejo et al., United States District Court for the Eastern District of California, 2:16-cv-00603-TLN-EFB//United States Court of Appeals for the Ninth Circuit, 17-16557.

4. ADJOURNMENT

Dated: Thursday, December 14, 2017



Bob Sampayan, Mayor

I, Dawn Abrahamson, City Clerk, do hereby certify that I have caused a true copy of the above notice and agenda to be delivered to each of the members of the Vallejo City Council, at the time and in the manner prescribed by law and that this agenda was posted at City Hall, 555 Santa Clara Street, CA at 5:00 p.m., Thursday, December 14, 2017.



Dated: Thursday, December 14, 2017

Dawn G. Abrahamson, City Clerk

**CALL AND NOTICE OF
REGULAR MEETING
AT 6:45 PM
OF THE
VALLEJO HOUSING AUTHORITY
COUNCIL CHAMBERS
555 SANTA CLARA STREET,
VALLEJO, CA
DECEMBER 19, 2017**

CHAIR
Bob Sampayan

COMMISSIONERS:
Vice Chair Robert H. McConnell
Pippin Dew-Costa
Jesus "Jess" Malgapo
Katy Miessner
Hermie R. Sunga
Rozzana Verder-Aliga, EdD
Lydia Pitchford
Margie Verdan

TO THE MEMBERS OF THE VALLEJO HOUSING AUTHORITY:

You are hereby notified that I do hereby call the Vallejo Housing Authority in special session to consider only the matters stated on the agenda listed below.

NOTICE: Members of the public shall have the opportunity to address the Housing Authority concerning any item listed on the agenda *before or during consideration of that item*.

- 1. CALL TO ORDER**
- 2. ROLL CALL**
- 3. CONSENT CALENDAR AND APPROVAL OF AGENDA**
 - A. APPROVAL OF MINUTES**

Recommendation: By motion, approve the November 14, 2017 Special Housing Authority meeting minutes.
Contact:
 - B. APPROVE THE HOUSING SUCCESSOR AGENCY ANNUAL REPORT REGARDING THE LOW AND MODERATE INCOME HOUSING ASSET FUND (LMIHAF) FOR FISCAL YEAR 2016-17**

Recommendation: By motion, approve the Vallejo Housing Authority (VHA) Housing Successor Agency Annual Report Regarding the Low and Moderate Income Housing Asset Fund (LMIHAF) for Fiscal Year (FY) 2016-17, and direct staff to: (1) forward the report to the State of California Department of Finance by not later than December 31, 2017, and (2) post the Report to the City of Vallejo's website.
Contact: Guy L. Ricca, Senior Community Development Analyst, (707) 648-4395

Guy.Ricca@cityofvallejo.net

4. ACTION CALENDAR

NOTICE: Members of the public wishing to address the Housing Authority on Action Calendar Items are requested to submit a completed speaker card to the Secretary. Each speaker is limited to five minutes pursuant to Vallejo Municipal Code Section 2.02.420.

5. ADJOURNMENT

Thursday, December 14, 2017 Dated:

A handwritten signature in blue ink, appearing to read "Dawn G. Abrahamson for", written over a horizontal line.

Bob Sampayan, Chair

I, Dawn Abrahamson, Secretary, do hereby certify that I have caused a true copy of the above notice and agenda to be delivered to each of the members of the Vallejo Housing Authority Board, at the time and in the manner prescribed by law and that this agenda was posted at City Hall, 555 Santa Clara Street, CA at 5:00pm, Thursday, December 14, 2017.

Dated: Thursday, December 14, 2017

A handwritten signature in blue ink, appearing to read "Dawn G. Abrahamson", written over a horizontal line.

Dawn G. Abrahamson, Secretary

**VALLEJO CITY COUNCIL
REGULAR MEETING – 7:00 PM
COUNCIL CHAMBERS
DECEMBER 19, 2017**

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. PRESENTATIONS AND COMMENDATIONS**
 - A. VALLEJO HIGH SCHOOL CHOIR**
 - B. PRESENTATION OF A PROCLAMATION TO LIEUTENANT HERMAN ROBINSON COMMEMORATING 45 YEARS OF SERVICE IN LAW ENFORCEMENT**
 - C. PRESENTATION OF A PROCLAMATION DECLARING DECEMBER 22, 2017 "NATIONAL HOMELESS PERSON'S MEMORIAL DAY"**
 - D. AWARD FROM THE SOLANO TRANSPORTATION AUTHORITY TO THE PUBLIC WORKS DEPARTMENT FOR THE DOWNTOWN STREETSCAPES PROJECT**
- 5. FIRST COMMUNITY FORUM**

Anyone wishing to address the Council on any matter for which another opportunity to speak is not provided on the agenda, and which is within the jurisdiction of the Council to resolve, is requested to submit a completed speaker card to the City Clerk. When called upon, each speaker should step to the podium, state his /her name, and address for the record. The conduct of the community forum shall be limited to a maximum of fifteen (15) minutes, with each speaker limited to three minutes pursuant to Vallejo Municipal Code Section 2.20.300.
- 6. PUBLIC COMMENT REGARDING CONSENT CALENDAR ITEMS**

Members of the public wishing to address the Council on Consent Calendar Items are requested to submit a completed speaker card to the City Clerk. Each speaker is limited to three minutes pursuant to Vallejo Municipal Code Section 2.02.310. Requests for removal of Consent Items received from the public are subject to approval by a majority vote of the Council. Items removed from the Consent Calendar will be heard immediately after approval of the Consent Calendar and Agenda.
- 7. CONSENT CALENDAR AND APPROVAL OF AGENDA**

- A. **APPROVAL OF MINUTES**
Recommendation: By motion, approve the City Council minutes for the special Council meeting of December 5, 2017.
Contact: Dawn G. Abrahamson, City Clerk (707) 648-4528
Dawn.Abrahamson@cityofvallejo.net
- B. **APPROVE REVISED PARTICIPATORY BUDGETING CYCLE 5 RULEBOOK**
Recommendation: Adopt a resolution approving revisions to the Participatory Budgeting (PB) Cycle 5 Rulebook.
Contact: Alyssa Lane, Administrative Analyst, (707) 648-4577
alyssa.lane@cityofvallejo.net
- C. **PAYMENT OF CLAIMS - OCTOBER 2017**
Recommendation: By motion, ratify the payment of claims totaling \$3,639,669.73 for the period October 1, 2017 through October 31, 2017.
Contact: Ron Millard, Finance Director, (707) 648-4592
Ron.Millard@CityofVallejo.net
- D. **ACCEPT THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) WINCHESTER STREET CONCRETE REHABILITATION PROJECT**
Recommendation: By motion, accept the Community Development Block Grant (CDBG) Winchester Street Concrete Rehabilitation Project performed by R&R Maher Construction Company Inc. as complete and authorize and direct the City Clerk to file a Notice of Completion with the Solano County Recorder's Office.
Contact: Terrance Davis, Public Works Director, (707) 648-4301
terrance.davis@cityofvallejo.net
- E. **RATIFY PAYMENT WITH GOLDEN STATE FLOW MEASUREMENT AND AUTHORIZE THE CITY MANAGER TO EXECUTE A MATERIALS PURCHASE**
Recommendation: Ratify payment in the amount of \$116,375 to Golden State Flow Measurement, Inc. and authorize the City Manager to execute a new Materials Agreement in an amount not to exceed \$300,000 for water meter materials for the remainder of Fiscal Year 2017-18.
Contact: Mike Malone, Water Director (707)N648-4308
mike.malone@cityofvallejo.net
- F. **ADOPT A RESOLUTION OF INTENTION TO AMEND THE FISCAL YEAR**

**(FY) 2017-18 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)
PROGRAM BUDGET**

Recommendation: Adopt a Resolution of Intention to amend the FY 2017-18 CDBG Program Budget.

Contact: Guy L. Ricca, Senior Community Development Analyst, (707) 648-4395

Guy.Ricca@cityofvallejo.net

**G. ADOPT A RESOLUTION OF INTENTION TO AMEND THE FISCAL YEAR
(FY) 2017-18 HOME INVESTMENT PARTNERSHIPS PROGRAM BUDGET**

Recommendation: Adopt a Resolution of Intention to amend the FY 2017-18 HOME Program Budget.

Contact: Guy L. Ricca, Senior Community Development Analyst, (707) 648-4395

Guy.Ricca@cityofvallejo.net

**H. AUTHORIZE CITY MANAGER TO EXECUTE TELECOMMUNICATIONS
GROUND-LEASE BETWEEN THE CITY OF VALLEJO AND
GTE/MOBILNET - VERIZON**

Recommendation: By motion, authorize the City Manager to execute the the ground lease for a five (5) year lease with four (4) additional five year (5) terms to extend, for the amount of \$1,100 per month increasing annually by 3%, in substantially to form as the agreement attached to this staff report, together with any additions thereto or changes therein deemed necessary or advisable by the City Attorney.

Contact: Joseph McNeill, Real Property & Asset Manager (707) 648-4343

jose.mcneill@cityofvallejo.net

**I. ACCEPT THE WORK AS COMPLETE WITH BERGER CONCRETE INC.
FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)
ALABAMA STREET PARK PROJECT**

Recommendation: By motion, accept the Community Development Block Grant (CDBG) Alabama Street City Park American Disabilities Act (ADA) Improvements Project performed by Berger Concrete Inc. as complete and authorize and direct the City Clerk to file a Notice of Completion with the Solano County Recorder's Office.

Contact: Terrance Davis, Public Works Director (707) 648-4301

terrance.davis@cityofvallejo.net

J. AUTHORIZE THE CITY MANAGER TO EXECUTE A MASTER

CONSULTING SERVICES AGREEMENT WITH KIMLEY-HORN IN AN AMOUNT NOT TO EXCEED \$500,000.

Recommendation: By motion, authorize the City Manager to execute a Master Consulting Services Agreement in a form to be approved by the City Attorney, and in an amount not to exceed \$500,000 with Kimley-Horn. The Master Consulting Services Agreement will be used for various Economic Development projects coming forward, but specifically excludes the VMT/Orcem project.

Contact: Afshan Hamid, Planning Manager (707) 648-4382
afshan.hamid@cityofvallejo.net

8. ACTION CALENDAR

NOTICE: Members of the public wishing to address the Council on Action Calendar Items are requested to submit a completed speaker card to the City Clerk. Each speaker is limited to five minutes pursuant to Vallejo Municipal Code Section 2.02.420.

A. ADOPT A RESOLUTION ASSIGNING FUND BALANCE AND ACCEPT THE COMPREHENSIVE ANNUAL FINANCIAL REPORT FOR THE FISCAL YEAR ENDED JUNE 30, 2017

Recommendation: Adopt a resolution assigning fund balance and accept the City's Comprehensive Annual Financial Report (CAFR) for the fiscal year ended June 30, 2017.

Contact: Ron Millard, Finance Director, (707) 648-4592
Ron.Millard@CityofVallejo.net

B. AUTHORIZE THE CITY MANAGER TO EXECUTE A MANAGEMENT AGREEMENT WITH CENTRAL CORE RESTORATION CORPORATION FOR MANAGING THE DOWNTOWN PROPERTY AND BUSINESS IMPROVEMENT DISTRICT

Recommendation: By motion, authorize the City Manager or his/her designee to execute a professional services agreement with the Central Core Restoration Corporation (CCRC) to manage the services and improvements provided through the renewed Downtown Vallejo Property and Business Improvement District (DVPBID).

Contact: Ron Gerber, Economic Development Manager, 707-553-7283
ron.gerber@cityofvallejo.net

Annette Taylor, Senior Community Development Analyst, 707-649-3510
annette.taylor@cityofvallejo.net

C. QUARTERLY RIDGECREST REPORT – JULY 1, 2017 - SEPTEMBER 30, 2017

Recommendation: By motion, accept the Ridgecrest Quarterly Report as documentation of the reimbursement from the Landscape Maintenance District Program for non-Landscape Maintenance District inspection services during the first quarter of Fiscal Year 2017-18 in the amount of \$7,598.40.

Contact: Terrance Davis, Public Works Director, (707) 648-4301

Terrance.Davis@cityofvallejo.

D. **ADOPT A RESOLUTION AMENDING THE SALARIES AND POSITIONS RESOLUTION FOR FY 17-18 TO ADD A DEPUTY CITY ATTORNEY POSITION AND UPGRADE AN EXISTING ASSISTANT CITY ATTORNEY I POSITION TO AN ASSISTANT CITY ATTORNEY II POSITION.**

Recommendation: Adopt the resolution modifying the FY 17-18 salaries and positions resolution to add a Deputy City Attorney position and upgrade an existing Assistant City Attorney I position to an Assistant City Attorney II position.

Contact: Claudia Quintana, City Attorney (707) 648-4545

Claudia.Quintana@cityofvallejo.net

E. **REQUEST FROM COUNCILMEMBER SUNGA TO ADD AN AGENDA ITEM AT A SUBSEQUENT MEETING TO DISCUSS ACTIVATION OF THE YOUTH COMMISSION AND SENIOR ROUND TABLE**

Recommendation: By motion, consider Councilmember Sunga's request and direct staff to prepare and present relevant materials.

Contact: Councilmember Sunga

Hermie.Sunga@cityofvallejo.net

F. **REQUEST FROM COUNCILMEMBER SUNGA TO ADD AN AGENDA ITEM AT A SUBSEQUENT MEETING TO DISCUSS REGULATING OPERATIONS OF B&B'S IN VALLEJO**

Recommendation: By motion, consider Councilmember Sunga's request and direct staff to prepare and present relevant materials.

Contact: Councilmember Sunga

Hermie.Sunga@cityofvallejo.net

9. **INFORMATION CALENDAR**

10. **CITY MANAGER'S REPORT**

11. **CITY ATTORNEY'S REPORT**

12. COMMUNITY FORUM

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13. REPORT OF THE PRESIDING OFFICER AND MEMBERS OF THE CITY COUNCIL

14. CLOSED SESSION

15. ADJOURNMENT

ADDITIONAL CITY INFORMATION

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Sign up to receive City updates and get connected with your neighbors on Nextdoor (www.nextdoor.com)

Dated: Thursday, December 14, 2017



Bob Sampayan, Mayor

I, Dawn Abrahamson, City Clerk do hereby certify that I have caused a true copy of the above notice and agenda to be delivered to each of the members of the Vallejo City Council, at the time and in the manner prescribed by law and that this agenda was posted at City Hall, 555 Santa Clara Street, CA at 5:00 p.m., Thursday, December 14, 2017.

Dated: Thursday, December 14, 2017



Dawn G. Abrahamson, City Clerk