



# AGENDA

## VALLEJO CITY COUNCIL

### NOVEMBER 6, 2008

MAYOR  
Osby Davis

CITY COUNCIL  
Tom Bartee, Vice Mayor  
Hermie Sunga  
Stephanie Gomes  
Michael Wilson  
Joanne Schivley  
Erin Hannigan

City Hall  
555 Santa Clara Street  
Vallejo, CA 94590

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.

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 Council to resolve may come forward to the podium during the "COMMUNITY FORUM" portion of the AGENDA. Those wishing to speak on a "PUBLIC HEARING" matter will be called forward at the appropriate time during the public hearing consideration.

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 at <http://www.ci.vallejo.ca.us> 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.



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.

### VALLEJO CITY COUNCIL SPECIAL MEETING – CLOSED SESSION 5:30 P.M. – COUNCIL CHAMBERS

1. CALL TO ORDER
2. ROLL CALL
3. PUBLIC COMMENT

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

4. CLOSED SESSION

- A. CONFERENCE WITH REAL PROPERTY NEGOTIATORS PURSUANT TO GOVERNMENT CODE SECTION 54956.8:  
PROPERTY: APN 056-191260 AND APN 056-191-100 (PARCEL A); APN 055-160-170 (PARCEL B); APN 055-160-300, APN 055-160-380, AND APN 055-160-240 (PARCEL C); APN 055-170-280 AND APN 055-170-290 (PARCEL D); APN 056-192-070, APN 056-192-080, AND APN 056-192-090 (PARCEL E); APN 056-194-110, APN 056-194-120, APN 056-194-130, AND APN 056-194-140 (PARCEL F); AND APN 056-223-030 (PARCEL G) (SEVEN CERTAIN PARCELS ASSOCIATED WITH THE DISPOSITION AND DEVELOPMENT AGREEMENT BY AND BETWEEN THE REDEVELOPMENT AGENCY OF THE CITY OF VALLEJO AND TRIAD DOWNTOWN VALLEJO, LLC.

CITY NEGOTIATORS: JOE TANNER, CITY MANAGER; CRAIG WHITTON, ASSISTANT CITY MANAGER/COMMUNITY; ANNETTE TAYLOR, SENIOR COMMUNITY DEVELOPMENT ANALYST  
NEGOTIATING PARTIES: TRIAD DOWNTOWN VALLEJO, LLC  
UNDER NEGOTIATION: PRICE AND TERMS OF PAYMENT

- B. CONFERENCE WITH CITY'S LABOR NEGOTIATORS PURSUANT TO GOVERNMENT CODE SECTION 54957.6 CONCERNING THE FOLLOWING EMPLOYEE ORGANIZATIONS: INTERNATIONAL ASSOCIATION OF FIREFIGHTERS, LOCAL 1186 (IAFF); VALLEJO POLICE OFFICERS' ASSOCIATION (VPOA); INTERNATIONAL BROTHERHOOD OF ELECTRICAL WORKERS, LOCAL 2376 (IBEW), AND CONFIDENTIAL, ADMINISTRATIVE, MANAGERIAL, AND PROFESSIONALS (CAMP). THE CITY'S NEGOTIATORS ARE: JOSEPH M. TANNER, CITY MANAGER, CRAIG WHITTON, ASSISTANT CITY MANAGER / COMMUNITY DEVELOPMENT; ROBERT STOUT, FINANCE DIRECTOR; SANDY SALERNO, ACTING HUMAN RESOURCES DIRECTOR

NOTE: The Council will be meeting in closed session with its negotiators and staff to review its position and to give instructions to its negotiators concerning labor negotiations with the above-named employee organizations. No negotiations take place in the closed session between the Council and the employee organizations.

- C. CONFERENCE WITH LEGAL COUNSEL – PENDING LITIGATION: IN RE: CITY OF VALLEJO, CALIFORNIA, DEBTOR; UNITED STATES BANKRUPTCY COURT, EASTERN DISTRICT OF CALIFORNIA, CASE NO. 08-26813-A-9, PURSUANT TO SUBDIVISION (C) OF GOVERNMENT CODE SECTION 54956.9

**5. ADJOURNMENT**

**VALLEJO CITY COUNCIL**  
**REGULAR MEETING**  
**7:00 P.M. - COUNCIL CHAMBERS**

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**
4. **PRESENTATIONS AND COMMENDATIONS - NONE**
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. The remainder of the speakers wishing to address the Council on non-agenda items will be heard at the second Community Forum listed later on the agenda.*

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 A RESOLUTION AWARDING THE FERRY ENGINE OVERHAUL CONTRACT AND AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH VALLEY POWER SYSTEMS NORTH OF SAN LEANDRO, CALIFORNIA**

PROPOSED ACTION: Adopt the resolution awarding the Ferry Engine Overhaul Contract and authorizing the City Manager to enter into a contract with Valley Power Systems North of San Leandro, California.

- B. **ACCEPTANCE OF REPORT REGARDING CODE ENFORCEMENT CASE PRIORITIZATION**

PROPOSED ACTION: Informational item only. No action will be taken.

- C. **APPROVAL OF A RESOLUTION DEDICATING THE ONE-MILE CONNECTOR TRAIL FROM THE INTERSECTION OF HIDDENBROOKE PARKWAY AND BENNINGTON COURT TO THE RIDGE TRAIL'S PRIMARY TRAIL AS PART OF THE SAN FRANCISCO BAY TRAIL AND CONGRATULATING THE BAY AREA RIDGE TRAIL COUNCIL FOR SEEING THIS TRAIL COMPLETED**

PROPOSED ACTION: Adopt the resolution dedicating the one-mile connector trail as a part of the San Francisco Bay Area Ridge Trail and congratulating the

Bay Area Ridge Trail Council for seeing this trail completed, with dedication ceremonies on November 8, 2008.

- D. APPROVAL OF A RESOLUTION OF INTENTION TO AMEND THE FISCAL YEAR 2008-2009 BUDGET FOR FUND 102 (FEDERAL HOME INVESTMENT PARTNERSHIPS PROGRAM)

PROPOSED ACTION: Adopt the resolution of intention to amend the Fiscal Year 2008/2009 Federal HOME Program Budget.

- E. APPROVAL OF A RESOLUTION OF INTENTION TO AMEND THE FISCAL YEAR 2008-2009 BUDGET FOR FUND 101 (FEDERAL COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM) (

PROPOSED ACTION: Adopt the resolution of intention to amend the Fiscal Year 2008/2009 Federal CDBG Program Budget.

- F. APPROVAL OF A RESOLUTION OF INTENTION TO AMEND THE CITY OF VALLEJO FEE SCHEDULE AND THE VALLEJO MUNICIPAL CODE, CHAPTER 7.62 – VACANT BUILDING ORDINANCE

PROPOSED ACTION: Adopt the resolution of intention to amend the City of Vallejo's Fee Schedule and Vallejo Municipal Code Chapter 7.62, Vacant Building Ordinance, to allow the addition of a mandatory Vacant Residential Property Registration Program and the incorporation of provisions contained in California State Senate Bill 1137, Section 2929.3 (a.1-3) and (b-i).

**8. PUBLIC HEARINGS – NONE**

**9. POLICY ITEMS – NONE**

**10. ADMINISTRATIVE ITEMS**

- A. CONSIDERATION OF A RESOLUTION APPROVING THE PHASING OF VALLEJO STATION INTERMODAL FACILITY PARKING STRUCTURE PROJECT

PROPOSED ACTION: Adopt the resolution accepting the phasing of Vallejo Station Intermodal Facility – Parking Structure project; authorizing staff to proceed with the conceptual design and authorizing staff to pursue additional funding for the remaining phase of the project.

- B. APPROVAL OF A RESOLUTION AMENDING THE FISCAL YEAR 2008-2009 BUDGET

PROPOSED ACTION: Adopt the Resolution amending the City's budget for Fiscal Year 2008-2009.

**11. APPOINTMENTS TO BOARDS, COMMISSIONS, AND COMMITTEES - NONE**

**12. WRITTEN COMMUNICATIONS**

*Correspondence addressed to the City Council or a majority thereof, and not added to the agenda by the Mayor or a Council member in the manner prescribed in Government Code, Section 54954.2, will be filed unless referred to the City Manager for a response. Such correspondence is available for public inspection at the City Clerk's office during regular business hours.*

**13. CITY MANAGER'S REPORT**

**14. CITY ATTORNEY'S REPORT**

**15. 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. Each speaker is limited to three minutes pursuant to Vallejo Municipal Code Section 2.20.300.*

**16. REPORT OF THE PRESIDING OFFICER AND MEMBERS OF THE CITY COUNCIL**

**17. CLOSED SESSION - NONE**

**18. ADJOURNMENT**

<b>AFFIDAVIT OF POSTING CITY OF VALLEJO</b>	
<i>Mary Ellsworth</i> certify that I caused to be posted the	
notice of <u><i>City Council Agenda</i></u> in the areas	
designated on <u><i>10/31/08</i></u> , <u><i>Mary Ellsworth</i></u>	
(Date)	City Clerk / Designee