



City Hall  
555 Santa Clara Street  
Vallejo, CA 94590

# AGENDA

## VALLEJO CITY COUNCIL

### SPECIAL JOINT MEETING

### VALLEJO REDEVELOPMENT AGENCY

## FEBRUARY 24, 2009

### VALLEJO SANITATION & FLOOD CONTROL DISTRICT

(6:00 P.M.)

MAYOR  
Osby Davis

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

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.

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

### VALLEJO CITY COUNCIL

### SPECIAL MEETING – CLOSED SESSION

### 4:45 P.M. CITY COUNCIL CHAMBERS

1. CONFERENCE WITH REAL PROPERTY PURSUANT TO GOVERNMENT CODE SECTION 54956.8  
PROPERTY: TOURO CANCER TREATMENT CENTER PROJECT SITE ON MARE ISLAND BORDERED BY "G" STREET, AZUAR STREET AND RAILROAD AVENUE  
CITY NEGOTIATORS: JOSEPH M. TANNER, CITY MANAGER, CRAIG WHITTON, ASSISTANT CITY MANAGER/COMMUNITY DEVELOPMENT, AND SUSAN MCCUE, ECONOMIC DEVELOPMENT MANAGER  
NEGOTIATING PARTIES: TOURO MARE ISLAND, LLC  
UNDER NEGOTIATION: PRICE AND TERMS OF PAYMENT
2. 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.

3. PUBLIC EMPLOYEE PERFORMANCE EVALUATION: CITY MANAGER;  
PURSUANT TO GOVERNMENT CODE SECTION 54957(b) (1).

**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 ADOPTING THE CITY'S STATEMENT OF INVESTMENT POLICY PURSUANT TO STATE OF CALIFORNIA GOVERNMENT CODE SECTION 53646 AND DELEGATING INVESTMENT AUTHORITY TO THE FINANCE DIRECTOR/TREASURER**

**PROPOSED ACTION:** Adopt the resolution.

- B. **APPROVAL OF TWO RESOLUTIONS: 1) APPROVING CONTRACT CHANGE ORDER NOS. 1-4 RESULTING IN A DECREASE IN THE CONTRACT AMOUNT OF \$2,383.64; AND 2) ACCEPTING THE WORK PERFORMED BY SALT RIVER CONSTRUCTION FOR THE MAINTENANCE DREDGING AND PASSENGER LOADING FLOAT UPKEEP VALLEJO-BAYLINK FERRY MAINTENANCE TERMINAL PROJECT AS COMPLETE AND AUTHORIZING THE CITY CLERK TO FILE A NOTICE OF COMPLETION**

**PROPOSED ACTION:** Adopt the two resolutions.

- C. **UPDATE REGARDING AREA OF FOCUS #2.E – BRING INVESTMENT AND BUSINESS TO VALLEJO – PROVIDE CITY COUNCIL UPDATED INCENTIVE PACKAGE FOR NEW BUSINESSES FOR CITY COUNCIL CONSIDERATION**

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

- D. UPDATE REGARDING AREA OF FOCUS #2.B – BRING INVESTMENT AND BUSINESS TO VALLEJO – REVIEW CITY REAL PROPERTY ASSETS AND CONSISTENT WITH ASSET MANAGEMENT POLICY IDENTIFY SURPLUS PROPERTIES

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

- 8. PUBLIC HEARINGS – NONE
- 9. POLICY ITEMS – NONE
- 10. RECESS TO SPECIAL JOINT MEETING WITH THE VALLEJO REDEVELOPMENT AGENCY

11. ADMINISTRATIVE ITEMS

- A. QUARTERLY BUDGET UPDATE AND CONSIDERATION OF RESOLUTION OF INTENTION TO AMEND THE FISCAL YEAR 2008-2009 BUDGET

PROPOSED ACTION: Adopt the resolution.

12. RECONVENE VALLEJO COUNCIL MEETING

13. ADMINISTRATIVE ITEMS (Continued)

- B. UPDATE ON TOURO UNIVERSITY CANCER TREATMENT CENTER UNIT PLAN AMENDMENT

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

- C. CONSIDERATION OF A RESOLUTION OF INTENTION TO AMEND THE LOCAL TRANSPORTATION ENTERPRISE FUND BUDGET FOR FISCAL YEAR 2208-2009

PROPOSED ACTION: Adopt the resolution.

- D. DISCUSSION OF GENERAL FUND REVENUE AUGMENTATION OPTIONS AND CONSIDERATION OF A RESOLUTION AUTHORIZING THE CITY MANAGER TO TAKE ALL ACTIONS AND ENTER INTO ANY AGREEMENTS NECESSARY TO RETAIN CONSULTANT EXPERTISE AND PROFESSIONAL SERVICES NECESSARY TO ASSIST IN IMPLEMENTING REVENUE AUGMENTATION

PROPOSED ACTION: Adopt the Resolution.

- E. CONSIDERATION OF A RESOLUTION CREATING A CHARTER REVIEW COMMITTEE AND PROVIDING DIRECTION TO THE COMMITTEE

PROPOSED ACTION: Adopt the resolution.

- F. CONSIDERATION OF WHETHER OR NOT TO GIVE WRITTEN NOTICE OF NON-RENEWAL OF EMPLOYMENT AGREEMENT TO CITY MANAGER

JOSEPH M. TANNER AS SET FORTH IN SECTION 7.A(2) OF HIS  
EMPLOYMENT AGREEMENT

PROPOSED ACTION: Action as determined by the City Council.

**14. APPOINTMENTS TO BOARDS, COMMISSIONS, AND COMMITTEES – NONE**

**15. 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.*

**16. CITY MANAGER'S REPORT**

**17. CITY ATTORNEY'S REPORT**

**18. COMMUNITY FORUM**

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

**20. CLOSED SESSION**

A. PUBLIC EMPLOYEE PERFORMANCE EVALUATION: CITY MANAGER;  
PURSUANT TO GOVERNMENT CODE SECTION 54957(b)(1) (IF NECESSARY)

**21. ADJOURNMENT**

**VALLEJO REDEVELOPMENT AGENCY**  
**SPECIAL JOINT MEETING – 7:00 P.M.**  
**CITY COUNCIL CHAMBERS**

*NOTICE: Members of the public shall have the opportunity to address the Redevelopment Agency concerning any item listed on this notice 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. CONSENT CALENDAR**

- A. APPROVAL OF REDEVELOPMENT AGENCY MINUTES FOR THE SPECIAL MEETINGS OF DECEMBER 18, 2007; JUNE 25, AUGUST 19, AUGUST 26, AND OCTOBER 28, 2008; AND THE SPECIAL JOINT MEETINGS OF JUNE 24, SEPTEMBER 9, AND DECEMBER 16, 2008

PROPOSED ACTION: Adopt the minutes.

- B. APPROVAL OF RESOLUTIONS ADOPTING THE REDEVELOPMENT AGENCY'S STATEMENT OF INVESTMENT POLICY PURSUANT TO STATE OF CALIFORNIA GOVERNMENT CODE SECTION 53646 AND DELEGATING INVESTMENT AUTHORITY TO CITY FINANCE DIRECTOR/TREASURER

PROPOSED ACTION: Adopt the resolution.

**4. ADMINISTRATIVE ITEMS**

- A. QUARTERLY BUDGET UPDATE AND RESOLUTION OF INTENTION TO AMEND THE FISCAL YEAR 2008-2009 BUDGET

PROPOSED ACTION: Adopt the resolution.

**5. ADJOURN TO CITY COUNCIL MEETING**