

**CITY OF CITRUS HEIGHTS  
CITY COUNCIL  
MINUTES  
Special/ Regular Meeting of Thursday, March 10 , 2022  
City Hall Council Chambers  
6360 Fountain Square Drive  
Citrus Heights, CA 95621**

**CALL SPECIAL MEETING TO ORDER**

The special council meeting was called to order at 6:03 p.m. by Mayor Middleton.

1. Roll Call: Council Members present: Bruins, Daniels, Miller, Schaefer, Middleton  
Council Members absent: None  
Staff present: Bermudez, Feeney, Jones, Kempenaar, Reid,  
Van

**PUBLIC COMMENT**

None

**STUDY SESSION**

2. Discussion Concerning Future Development on Sayonara Drive

Senior Planner Bermudez provided an overview of the properties along Sayonara Drive that the former Citrus Heights Redevelopment Agency purchased and demolished 15 blighted properties (64 units). The City is obligated to replace certain units within five years, however challenges delayed initiating the redevelopment and the City was granted an extension to September 2022. She stated pursuant to Redevelopment law the City is required to replace 35 units, the City did receive replacement credit of 23 units for the Sunrise Pointe Apartment project, therefore the remaining replacement obligation is 12 units. She stated the City has been in discussions with Habitat for Humanity on a potential project to replace the units and fulfil the City's obligations.

Leah Miller, President and CEO of Habitat for Humanity provided an overview of the organization that works with local communities to provide families in need with decent and affordable housing.

Senior Planner Bermudez provided an overview of the housing options as follows:

- 12 duplexes with a total of 24 units and one community garden site.
- 12 single-family units and one community garden site.
- 8 duplexes on the north side and 4 single-family units on the south side with 20 units and one community garden site.
- 8 single-family on the north side and 4 duplexes on the south side with 16 units and one community garden site.

She explained the City's potential contribution is approximately \$1.4 million in affordable housing funding sources. The City does have to declare the properties as surplus property and anticipate bringing an item before Council on March 24, 2022.

Council Member Bruins spoke in favor of either all single-family units or a majority of single-family units.

Council Member Miller spoke in favor of maximizing affordable housing with all duplexes. He also supported the community garden site.

Council Member Daniels spoke in favor of all single-family homes.

Mayor Middleton spoke in favor of all duplex housing units. She also supported the idea of exploring the option of making one unit transitional housing.

Vice Mayor Schaefer spoke in favor of all duplex housing units and would rather put people in housing than have a community garden. He also supported the idea of exploring the option of making one unit transitional housing.

### **ADJOURNMENT**

Mayor Middleton adjourned the special meeting at 6:55 p.m.

### **CALL REGULAR MEETING TO ORDER**

The regular council meeting was called to order at 7:00 p.m. by Mayor Middleton.

1. The Flag Salute was led by Council Member Daniels.
2. Roll Call: Council Members present: Bruins, Daniels, Miller, Schaefer, Middleton  
Council Members absent: None  
Staff present: Alejandrez, Bermudez, Blomquist, Burnett, Cave, Cimino, Feeney, Flores, Jones, Kempenaar, Nossardi, Poole, Reid, Singer, Turcotte, Van, Young and Zenoni.
3. The video statement was read by City Clerk Reid.

### **APPROVAL OF AGENDA**

ACTION: On a motion by Council Member Daniels, seconded by Council Member Miller, the City Council approved the agenda.

AYES: Bruins, Daniels, Miller, Schaefer, Middleton  
NOES: None  
ABSENT: None

### **PRESENTATION**

4. Proclamation of the City of Citrus Heights Recognizing March 2022 as Red Cross Month

Vice Mayor Schaefer presented Patricia Davis with a proclamation recognizing March 2022 as Red Cross Month. Patricia was joined by three members of the Red Cross who live in Citrus Heights.

### **COMMENTS BY COUNCIL MEMBERS AND REGIONAL BOARD UPDATES**

Council Member Bruins provided an update from the Police Activities League board meeting. Council Member Bruins shared information on upcoming PAL events such as the Hoppy Easter event, Egg My House Event, Traffic Youth Safety Day, Chalk It Up event at Rusch Park, and more. She also provided information from the Sunrise Christian Food Ministry food drive, which is looking for food and cash donations.

Council Member Daniels had no updates at this time.

Council Member Miller provided an update from the Sacramento Transportation Authority board meeting. He also provided an update from the Regional Transit board meeting.

Vice Mayor Schaefer shared information on a community gathering in his neighborhood and emphasized the need for community events.

Mayor Middleton provided an update from the League of California Cities Board of Directors meeting. She also provided an update from the Citrus Heights Chamber Luncheon.

### **PUBLIC COMMENT**

City Clerk Reid read a comment from Alfred Sanchez, "It's time, once again for Snack Man's Birthday "Sock Drive for the Homeless". Socks are crucial to homeless hygiene so, please donate socks at the Grocery Outlet store 6059 Greenback Lane until March 31<sup>st</sup> or contact Alfred Sanchez on Facebook aka Snack Man Citrus Heights. Happy Birthday Snack Man."

### **CONSENT CALENDAR**

5.     **SUBJECT** : Approval of Minutes  
       **RECOMMENDATION** : Approve the Minutes of the Special/ Regular Meeting of February 24, 2022
  
6.     **SUBJECT** : Approve Resolution for Continued Remote Meetings in Accordance with AB 361  
       **STAFF**: A. Van/ R. Jones  
       **RECOMMENDATION** : Adopt Resolution No. 2022-019, A Resolution of the City Council of the City of Citrus Heights, California, Making the Legally Required Findings to Continue to Authorize the Conduct of Remote "Telephonic" Meetings During the State of Emergency

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7. **SUBJECT** : 2021 Residential Street Resurfacing Project Final Acceptance and Notice of Completion - City PN 45-21-002  
**STAFF**: R. Cave/ L. Blomquist/ H. Young  
**RECOMMENDATION** : Adopt Resolution No. 2022-020, A Resolution of the City Council of the City of Citrus Heights, California, Accepting the 2021 Residential Street Resurfacing Project as Complete and Authorizing the City Engineer to Record a Notice of Completion and Release the Contract Retention
8. **SUBJECT** : Zoning Code Update - Second Reading  
**STAFF**: C. Kempenaar/ A. Bermudez/ E. Singer  
**RECOMMENDATION** : Adopt Ordinance No. 2022-001, An Ordinance of the City Council of the City of Citrus Heights, California, Amending Various Sections of Chapter 106 of the Citrus Heights Municipal Code (Zoning Code Section)
9. **SUBJECT** : Resolution Adopting Police Specific Benefits for the Police Services Supervisor and Police Services Manager Classifications  
**STAFF**: B. Zenoni/ M. Alejandrez/ A. Turcotte  
**RECOMMENDATION** : Adopt Resolution No. 2022-021, A Resolution of the City Council of the City of Citrus Heights, California, Adopting Police Specific Benefits for Police Services Supervisor and Police Services Manager Classifications
10. **SUBJECT** : Strategic Planning Objectives Update  
**STAFF**: A. Feeney  
**RECOMMENDATION** : Receive and file the Strategic Planning Objectives Update Report

**ACTION**: On a motion by Vice Mayor Schaefer, seconded by Council Member Bruins, the City Council adopted Consent Calendar Items 5, 6, 7, 8, 9, and 10.

AYES: Bruins, Daniels, Miller, Schaefer, Middleton  
 NOES: None  
 ABSENT: None

### **7:15 P.M. PUBLIC HEARING**

11. **SUBJECT** : Public Hearing #3 on the Redistricting Process  
**STAFF**: A. Van  
**RECOMMENDATION** : The following is recommended;
- a. Receive a presentation from the City's demographic consulting firm, National Demographics Corporation (NDC); and
  - b. Hold a public hearing to review draft maps and receive public input regarding the composition of district boundaries; and
  - c. Introduce for a First Reading, Read by Title Only and Waive the Full Reading of Ordinance No. 2022 - 002, an Ordinance of the City Council of the City of Citrus Heights Adopting a Map Describing Five Council Districts Pursuant to California

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Elections Code Sections 21600-21609 and Amending Article II of Chapter 2 of the Citrus Heights Municipal Code.

City Clerk Van introduced the item. This is the third of four public hearings in the redistricting process. The intention of this public hearing is to engage residents and community members in the redistricting process. Van stated that this public hearing will introduce the draft district map and introduce the ordinance to potentially accept the draft map.

Robert McEntire with NDC reiterated the process of re-districting and introduced the proposed draft map. McEntire discussed the redistricting process that City has covered. The goal of the first two public hearings was to lay the foundation for the redistricting process, which includes following guidelines from federal laws, state criteria for cities, and other traditional redistricting principles. Given the updated census data, current district boundaries are legally compliant and are reflected in the proposed draft map. Current district boundaries reflect correct population balancing, which aligns with state and federal criteria. Each of the five districts should be equal and contain about 17,570 people. The goal of the third public hearing is to view the draft map from NDC, receive feedback from the public and Council, and to introduce the ordinance outlining the five district boundaries.

Mayor Middleton opened the public hearing at 7:22 p.m. Hearing no public comments, she closed the public hearing.

Council Member Bruins stated she is in favor of leaving the Council districts as they are. She stated it would be in the best interest of the public to leave the districts as they are given the provided census data.

Vice Mayor Schaefer agreed that leaving the Council districts the same will allow for continuity. He believes that the district boundaries should remain the same.

Council Member Miller stated he would like to leave the Council districts as they are. He also stated he would like to eventually look at dissolving one district to create four districts and having an at-large mayor, elected by all residents. In order to make this adjustment, the item would need to be voted upon by Citrus Heights residents. It was determined that this topic would be brought up during the Council's strategic planning session in May.

No further discussion or direction was given.

**ACTION:** On a motion by Council Member Bruins, seconded by Council Member Miller, the City Council Introduced for a First Reading, Read by Title Only and Waived the Full Reading of Ordinance No. 2022 - 002, an Ordinance of the City Council of the City of Citrus Heights Adopting a Map Describing Five Council Districts Pursuant to California Elections Code Sections 21600-21609 and Amending Article II of Chapter 2 of the Citrus Heights Municipal Code.

AYES: Bruins, Daniels, Miller, Schaefer, Middleton  
NOES: None  
ABSENT: None

**DEPARTMENT REPORTS**

11. **SUBJECT**: Police Department 2021 Annual Report  
**DEPARTMENT**: Police Department

Police Chief Turcotte provided an annual report concerning crime and traffic collision trends within the City. Chief Turcotte acknowledged recent promotions within the Police Department and the addition of staff positions. Chief Turcotte stated that from 2020 to 2021 the Police Department experienced a decrease of overall total crime by 8%. In 2021, the Police Department had a total of 235 DUI arrests. Overall, in 2021 the Police Department saw a slight increase in traffic collisions due to more people being on the road compared to 2020. The Police Department was able to bring back volunteers who have contributed 6,292 total hours and have issued 506 parking citations. Chief Turcotte provided an update on incident based reporting systems and new data points that will be captured going forward. Chief Turcotte shared statistics in regards to hiring staff with funding received by the American Rescue Plan Act. The Police Department will also continue to update the fleet and technology needs.

**CITY MANAGER ITEMS**

City Manager Feeney provided updates on the Greenback Lane Complete Streets project, upcoming Public Works showcase, Sunday Funday, and the Tree Lighting event.

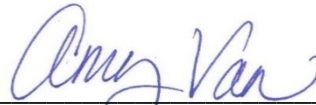
**ITEMS REQUESTED BY COUNCIL MEMBERS/ FUTURE AGENDA ITEMS**

Council Member Miller stated he would like to discuss the topic of an elected at-large Mayor and four council districts at the upcoming strategic planning session.

**ADJOURNMENT**

Mayor Middleton adjourned the regular meeting at 8:17 p.m.

Respectfully submitted,



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Amy Van, City Clerk