

**CITY OF CITRUS HEIGHTS
CITY COUNCIL
MINUTES
Special/Regular Meeting of Thursday, May 23, 2019
City Hall Council Chambers
6360 Fountain Square Drive, Citrus Heights, CA**

CALL SPECIAL MEETING TO ORDER

The special meeting was called to order at 6:00 p.m. by Mayor Bruins.

1. Roll Call: Council Members present: Daniels, Middleton, Miller, Slowey, Bruins
Council Members absent: None
Staff present: Boyd, Huber, Rivera, Sherman, Van, Ziegler and department directors.

PUBLIC COMMENT

None

STUDY SESSION

2. Fiscal Year/2020 Annual Budget Workshop Study Session - Individual Departments

Each department director provided a report of their department's accomplishments for FY 2018/2019 and highlighted their department's two-year budget goals for FY 2019/2020 and 2020/2021.

Assistant City Manager Rivera provided an overview on the General Fund.

ADJOURNMENT

Mayor Bruins adjourned the special meeting at 7:00 p.m.

CALL REGULAR MEETING TO ORDER

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

Mayor Bruins announced the May 23 special meeting shall be held concurrently with the regular meeting.

1. The Flag Salute was led by Mayor Bruins.
2. Roll Call: Council Members present: Daniels, Fox, Slowey, Bruins, Miller
Council Members absent: None
Staff present: Boyd, Bermudez, Cooley, Huber, McDuffee, Van, Ziegler and department directors.
3. The video statement was read by City Clerk Van.

APPROVAL OF AGENDA

City Clerk Van stated staff has requested to pull Item 12 from the agenda.

ACTION: On a motion by Council Member Miller, seconded by Vice Mayor Slowey, the City Council approved the agenda as amended.

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

PRESENTATIONS

4. Presentation by Gary Goodman with the Sacramento – Yolo Mosquito and Vector Control District

Samer Elkashef with the Sacramento-Yolo Mosquito and Vector Control District provided an update on the activities to abate mosquitos. He encouraged residents to check their yards once a week and empty any stagnant water from buckets, containers, pet dishes, and recycle fountain water. He advised residents to avoid being outdoors during dawn and dusk, dress in long sleeves and pants when outside, defend yourself with effective repellent and make sure doors and screens are in working condition.

5. Presentation by Greater Sacramento Economic Council

Executive Vice President Danielle Casey provided a report from the Greater Sacramento Economic Council. She highlighted future goals for Fiscal Year 2019/2020 some of which are serving as an advisor and supporter of the City's efforts related to Sunrise Mall development, improving the employment corridor and community development.

COMMENTS BY COUNCIL MEMBERS AND REGIONAL BOARD UPDATES

Council Member Miller attended County Supervisor Sue Frost's community meeting and provided an update from the Sacramento Regional Transit District Board meeting.

Council Member Daniels acknowledged the importance of recognizing all religious holidays. He encouraged residents to participate in honoring Veteran's on Memorial Day.

Vice Mayor Slowey attended the second Electric Greenway Open House. He highlighted the upcoming Memorial Day Service event held at Sylvan Cemetery.

Mayor Bruins attended the Senior Health Fair, the Citrus Heights Rotary district-wide food packing event, and the National Public Works Week BBQ. She provided an update from the Sacramento Regional County Sanitation District Board meeting and highlighted the first Citrus Heights Police Department Business Academy to be held on June 20 and 27. She announced the upcoming Citrus Heights Police Activities League Trap Shoot Fundraiser to be held on June 27 and Extreme Camp for kids to be held on July 1.

PUBLIC COMMENT

Rich Pike expressed concerns with speeding in his neighborhood and requested speed bumps be installed at the intersection of Poppy Way and Holly Drive.

Susan Bancroft expressed concerns with speeding in her neighborhood and requested speed bumps be installed at the intersection of Poppy Way and Holly Drive.

Mel Ball expressed concerns with speeding in his neighborhood and requested speed bumps be installed at the intersection of Poppy Way and Holly Drive.

Debi Walsh expressed opposition to Item 7 regarding the contract with Placer County Animal Services for Animal Shelter Services.

CONSENT CALENDAR

- 6. **SUBJECT:** Approval of Minutes
RECOMMENDATION: Approve the Minutes of Regular Meeting of Thursday, May 9, 2019
- 7. **SUBJECT:** Placer County Animal Services Animal Shelter Services Contract
STAFF REPORT: R. Lawrence / C. Morris
RECOMMENDATION: Adopt Resolution No. 2019-042; A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute a Contract with Placer County Animal Services for Animal Shelter Services

ACTION: On a motion by Vice Mayor Slowey, seconded by Mayor Bruins, the City Council adopted Consent Calendar Items 6 and 7.

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

PUBLIC HEARING

- 8. **SUBJECT:** Public Hearing #3 Regarding the Composition of the City’s Voting Districts Pursuant to Elections Code Section § 10010 (a)(1) California Voting Rights Act
STAFF REPORT: C. Boyd / K. Cooley
RECOMMENDATION: Staff Recommends the Council Hold the Third of Five Public Hearings to Receive Input on the Composition of Voting Districts, Select Two to Four “Focus” Maps, Request any Desired Map Revisions, and any Additional Information Needed for the Public Hearing Scheduled for June 13, 2019

Assistant to the City Manager Cooley stated this is the third of five public hearings to receive community input on draft district map boundary alternatives and the composition of voting districts.

The goal is to have council select two to four “focus” maps, request any desired map revisions, and any additional information needed for the public hearing scheduled for June 13, 2019.

Shalice Tilton with National Demographics Corporation reviewed all nine draft maps that were drawn by either members of the community or the city’s demographer.

Mayor Bruins opened the public hearing at 8:17 p.m.

Public Comment

Michael Lagomarsino suggested Council not consider maps 106, 107, and 109. He recommended maps 101, 102, 105, and 108.

Mayor Bruins closed the public hearing at 8:19 p.m.

Council comments and questions followed.

By consensus, the City Council selected four focus maps, which includes maps 102, 104, 104B, and 109 to be discussed at the public hearing scheduled for June 13.

9. **SUBJECT:** 7500 Auburn Boulevard – 76 Station Request for Letter of Public Convenience and Necessity (PCN19-01)
STAFF REPORT: R. Sherman / C. McDuffee / A. Bermudez
RECOMMENDATION: Staff Recommends the City Council Move to Approve the Letter of Public Convenience and Necessity that will Allow the Issuance of a Type 20 License for the Sale of Beer and Wine at a Convenience Store Located at 7500 Auburn Boulevard

Associate Planner Bermudez reported the city has received a request from the business located at 7500 Auburn Blvd. to sell beer and wine at the 76 Gas Station. Letters of Public Convenience and Necessity are required when an establishment proposes to sell alcohol at their facility when an area is deemed over concentrated. She provided an overview of the project and responded to questions from Council Members.

Mayor Bruins opened the public hearing at 8:46 p.m.

The applicant Mike Marcos urged the City Council to approve the letter of public convenience and necessity.

Mayor Bruins closed the public hearing at 8:47 p.m.

Council comments and questions followed.

ACTION: On a motion by Council Member Miller, seconded by Council Member Daniels, the City Council approved the Letter of Public Convenience and Necessity that will allow the issuance of a Type 20 License for the sale of beer and wine at a convenience store located at 7500 Auburn Boulevard.

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

REGULAR CALENDAR

10. **SUBJECT:** Approval of Sunrise MarketPlace Property-Based Improvement District 2018 Annual Report
STAFF REPORT: M. Huber
RECOMMENDATION: Adopt Resolution No. 2019-043; A Resolution of the City Council of the City of Citrus Heights, California, Approving the Sunrise Marketplace 2018 Annual Report

Kathilynn Carpenter with the Sunrise MarketPlace presented the 2018 Annual Report for the Sunrise MarketPlace Property Based Business Improvement District. She provided an overview of the marketing they have conducted through print publications, promotions, and social media. They have purchased new 20 year pole banners that encourage people to shop and dine in the District. She announced the upcoming event 'Brews in the Burbs' to be held on June 8.

ACTION: On a motion by Council Member Daniels, seconded by Council Member Middleton, the City Council adopted Resolution No. 2019-043; A Resolution of the City Council of the City of Citrus Heights, California, approving the Sunrise Marketplace 2018 Annual Report.

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

11. **SUBJECT:** Purchase of Former Sylvan Middle School Property
STAFF REPORT: R. Sherman / C. McDuffee
RECOMMENDATION: Adopt Resolution No. 2019-044; Resolution of the City Council of the City of Citrus Heights Authorizing the City Manager to Execute an Agreement with the San Juan Unified School District for the Purchase of a Portion of the Former Sylvan Middle School Property and all Other Documents in Accordance with the Purchase and Sale Agreement, the Utilization of \$3.47 Million from the Revolving Line of Credit for the Payment of the Purchase Price and Ancillary Expenses, Appropriating the Revolving Line of Credit Proceeds in the Fiscal Year 2019/2020 Budget; and the City Manager to take Such Other Actions as May be Reasonably Necessary to Carry out the Intent of the City Council on this Matter

Planning Manager McDuffee stated the San Juan Unified School District has decided to sell 11.44 acres of land near Sylvan Corners. The property previously contained the Sylvan Middle School, which was relocated several years ago and anchors one quadrant of Sylvan Corners. The intersection has been recognized as being an important economic and social focus of the community. Purchasing the property will allow the city to collaborate with the developer and allow for greater control in how the site developed. The purchase price of the property is \$3.43 million dollars and the city intends to utilize its Revolving Line of Credit for the purchase of the property.

When the property is sold, the proceeds will be utilized to pay down the revolving line of credit balance.

ACTION: On a motion by Vice Mayor Slowey, seconded by Council Member Miller, the City Council adopted Resolution No. 2019-044; A Resolution of the City Council of the City of Citrus Heights Authorizing the City Manager to execute an agreement with the San Juan Unified School District for the purchase of a portion of the former Sylvan Middle School property and all other documents in accordance with the purchase and sale agreement, the utilization of \$3.47 Million from the revolving line of credit for the payment of the purchase price and ancillary expenses, appropriating the revolving line of credit proceeds in the fiscal year 2019/2020 budget; and the City Manager to take such other actions as may be reasonably necessary to carry out the intent of the City Council on this matter.

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

12. **SUBJECT:** An Urgency Ordinance of the City Council of the City of Citrus Heights Establishing a Temporary Moratorium on New Development within the Sunrise Mall Property
STAFF REPORT: R. Sherman / C. McDuffee / M. Huber / C. Kempenaar
RECOMMENDATION: Adopt Ordinance No. 2019-___; An Urgency Ordinance of the City Council of the City of Citrus Heights Establishing a Temporary Moratorium on Development, Land use Entitlement, Subdivisions, and Building Permits Within the Sunrise Mall Property, to Become Effective Immediately

Item 12 was pulled from the agenda.

DEPARTMENT REPORTS

13. **SUBJECT:** AB 626 - Micro Enterprise Home Kitchen Operations
DEPARMENT: Community Economic and Development Department

Associate Planner Bermudez informed council on Assembly Bill No. 626 – Microenterprise home kitchen operations, which became effective January 1, 2019. This bill amends state law, the California Retail Food Code, and establishes a “microenterprise home kitchen operation” (MEHKO) as a new type of retail food facility. A MEHKO is operated from a private home and would allow a home chef to store, handle, prepare, and serve food to consumers. The law allowing MEHKO only becomes effective if the city or county “opts in”. The Sacramento County Board of Supervisors are seeking recommendations and will vote on the item in July.

CITY MANAGER ITEMS

None

ITEMS REQUESTED BY COUNCIL MEMBERS/ FUTURE AGENDA ITEMS

Vice Mayor Slowey requested an email follow-up from the Chief of Police on Assembly Bill 392. He also requested that the General Services Department look into the issue of overgrown grass at the corner of Van Maren Ln. and Garden Gate Dr. below the freeway off-ramp.

ADJOURNMENT

Mayor Bruins adjourned the regular meeting at 9:15 p.m.

Respectfully submitted.



Amy Van, City Clerk

