

**CITY OF CITRUS HEIGHTS  
CITY COUNCIL  
MINUTES  
Special/Regular Meeting of Thursday, April 9, 2020  
Virtually from the City Hall Council Chambers  
6360 Fountain Square Drive, Citrus Heights, CA**

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**CALL SPECIAL MEETING TO ORDER**

1. Roll Call: Council Members present: Bruins, Daniels, Middleton, Miller, Slowey  
Council Members absent: None  
Staff present: Boyd, Hodgkins, Jones, Van and department directors.

**PUBLIC COMMENT**

None

**STUDY SESSION**

2. Complete Pavement Management System Update  
**STRATEGIC PLANNING GOAL:** Improve Streets and Infrastructure

City Engineer Hodgkins stated this item is an update on the city's Pavement Management System; staff has spent the last several months working with a consultant, NCE, to completely update and evaluate all of the city's streets. He introduced Margot Yapp with NCE who will give a presentation.

Margot Yapp with NCE presented the results of the Pavement Management System Update. Overall the city's streets are in fair condition with a network pavement condition index (PCI) of 53. They ran four funding scenarios for Citrus Heights: scenario 1 – city's existing funding; scenario 2 – maintain PCI at 53; scenario 3 – increase PCI to 65; and scenario 4 – increase PCI to 70. Based on their review the city's current budget of approximately \$2.1 million a year is insufficient and expect a deterioration in the PCI.

City Council comments and questions followed.

**ADJOURNMENT**

Mayor Slowey adjourned the special meeting at 6:41 p.m.

**CALL REGULAR MEETING TO ORDER**

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

1. The Flag Salute was led by Mayor Slowey.
2. Roll Call: Council Members present: Bruins, Daniels, Middleton, Miller, Slowey  
Council Members absent: None  
Staff present: Bermudez, Boyd, Cave, Cotter, Jones, Van and department directors.

3. The video statement was read by City Clerk Van.

### **APPROVAL OF AGENDA**

Mayor Slowey requested to hear City Manager Items directly after approval of agenda.

**ACTION:** On a motion by Council Member Daniels, seconded by Council Member Middleton, the City Council approved the agenda as amended.

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

### **CITY MANAGER ITEMS**

City Manager Boyd stated we recently completed a redesign and an enhancement of our COVID-19 resource page to ensure the latest information and updates are readily accessible to our residents and our businesses. We have also sent a direct mailer to keep our residents as informed as possible. We are also monitoring developments at the state and the national level. While the Federal Government has taken steps to provide resources to families affected by the virus, it has resulted in unfunded mandates for Citrus Heights.

### **PRESENTATIONS**

4. Proclamation of the City of Citrus Heights Proclaiming April 2020 as Fair Housing Month

Housing and Human Services Program Coordinator Cotter stated this proclamation is the annual recognition of Fair Housing Month and the city supports fair housing in a number of ways.

Mayor Slowey read the proclamation.

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

Council Member Middleton provided a report from the League of California Cities Transportation and Public Works Policy Committee meeting.

Council Member Bruins provided a report from the Sunrise MarketPlace Board meeting. She reminded the public to complete their Census.

Council Member Daniels thanked first responders and encouraged people to support Citrus Heights businesses.

Vice Mayor Miller provided a report from the Sacramento Transportation Authority Board meeting.

Mayor Slowey also encouraged the public to complete their Census. He provided a report from the League of California Cities Revenue and Taxation Committee meeting and the Sacramento Public Library Authority meeting. He stated he received a letter from a third grade student Norah P. saying thank you for keeping the city safe.

**PUBLIC COMMENT**

None

**CONSENT CALENDAR**

- 5. **SUBJECT:** Approval of Minutes  
**RECOMMENDATION:** Approve the Minutes of the Special Joint City Council/Planning Commission Meeting of Thursday, March 12, 2020 and the Minutes of the Regular Meeting of March 12, 2020
  
- 6. **SUBJECT:** Approve Memorandum of Understanding (MOU) with County of Sacramento Environmental Management Department for Enforcement of the City’s Storm Water Ordinance  
**STAFF REPORT:** S. Hodgkins / D. Medema  
**RECOMMENDATION:** Adopt Resolution No. 2020-027; A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute a Memorandum of Understanding with the County of Sacramento Environmental Management Department to Provide Enforcement of the City’s Storm Water Ordinance (Chapter 98-200) at Commercial and Industrial Facilities in Citrus Heights

**ACTION:** On a motion by Council Member Bruins, seconded by Council Member Middleton, the City Council adopted Consent Calendar Items 5 and 6.

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

**PUBLIC HEARING**

None

**REGULAR CALENDAR**

- 7. **SUBJECT:** Sylvan 40 Property Market Research and Planning Goals  
**STAFF REPORT:** C. McDuffee / C. Kempenaar / A. Bermudez  
**STRATEGIC PLANNING GOAL:** Diversify for a Changing Economy  
**RECOMMENDATION:** Staff Recommends the City Council Make the Following Motions:
  - a. Motion 1: Adopt Resolution No. 2020-028; A Resolution of the City Council of the City of Citrus Heights, California, Adopting Planning Goals to Help Guide the Future Development of The Sylvan 40 Property
  
  - b. Motion 2: Direct Staff to Meet with the Cemetery District to Engage in Discussion Regarding Their Interest in Purchasing a Portion of the Sylvan 40 Property

- c. Motion 3: Direct Staff to Proceed with Exploring Market Interest in the Property and Offer the Sylvan 40 Property for Sale

Associate Planner Bermudez stated this property is the former Sylvan Middle school site that we renamed to Sylvan 40 property. She introduced Jim Simon with RSG Consulting who will provide a report on the market study.

Jim Simon with RSG Consulting provided an overview of the labor market, and single family and multifamily development in the area. He said the Sylvan Cemetery has expressed an interest in purchasing approximately one or two acres to potentially expand the Cemetery. The concepts presented consider the entire 11 acre site and are scalable should a portion of the site be sold.

Associate Planner Bermudez presented the Planning Goals which are concept, design, land use, and financial.

Council Member questions and comments followed.

By consensus the City Council directed staff to hold discussions with the Sylvan Cemetery District regarding purchasing a portion of the site and they felt a maximum of one acre was appropriate. They also wanted to continue discussions with potential developers with both the full 11 acre site and a scalable option should a section of property be sold.

ACTION: On a motion by Council Member Bruins, seconded by Council Member Middleton, the City Council adopted Resolution No. 2020-028; A Resolution of the City Council of the City of Citrus Heights, California, Adopting Planning Goals to Help Guide the Future Development of The Sylvan 40 Property.

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

ACTION: On a motion by Council Member Bruins, seconded by Council Member Middleton, the City Council directed Staff to meet with the Cemetery District to engage in discussion regarding their interest in purchasing a portion of the Sylvan 40 Property.

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

ACTION: On a motion by Council Member Bruins, seconded by Council Member Middleton, the City Council directed Staff to proceed with exploring market interest in the property and offer the Sylvan 40 Property for Sale.

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

8. **SUBJECT:** Agreement for Cost Sharing with the County of Sacramento  
AC Overlay Project SB1 Phase 5 – Madison Avenue from Dewey Drive to San Juan Avenue; and, Kenneth Avenue from Central Avenue to Oak Avenue  
**STAFF REPORT:** R. Cave  
**RECOMMENDATION:** Adopt Resolution No. 2020-029; A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute an Agreement for Cost Sharing with the County of Sacramento for the AC Overlay Project (Project) SB1 Phase 5 – Madison Avenue from San Juan Avenue to Dewey Drive; and Kenneth Avenue from Central Avenue to Oak Avenue

Operations Manager Cave presented the staff report.

Council Member questions and comments followed.

**ACTION:** On a motion by Vice Mayor Miller, seconded by Council Member Bruins, the City Council adopted Resolution No. 2020-029; A Resolution of the City Council of the City of Citrus Heights, California, Authorizing the City Manager to Execute an Agreement for Cost Sharing with the County of Sacramento for the AC Overlay Project (Project) SB1 Phase 5 – Madison Avenue from San Juan Avenue to Dewey Drive; and Kenneth Avenue from Central Avenue to Oak Avenue.

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

9. **SUBJECT:** Deliberate and Vote on the Tentative Transportation Expenditure Plan for the Proposed 2020 Countywide Transportation Sales Tax Ballot Measure  
**STAFF REPORT:** R. Cave  
**RECOMMENDATION:** Staff Requests the City Council Deliberate on the Proposed Transportation Expenditure Plan and Either Vote to Approve or Deny the Plan as Follows:

- a. Adopt Resolution No. 2020-030; A Resolution of the City Council of the City of Citrus Heights, California Declaring a Vote to Approve the Sacramento Transportation Authority Tentative Transportation Expenditure Plan for the Proposed 2020 Countywide Transportation Sales Tax Ballot Measure

OR

- b. Adopt Resolution No. 2020-\_\_\_ ; A Resolution of the City Council of the City of Citrus Heights, California Declaring Vote to Deny the Sacramento Transportation Authority Tentative Transportation Expenditure Plan for the Proposed 2020 Countywide Transportation Sales Tax Ballot Measure

Operations Manager Cave stated the item is for Council to deliberate and vote on the Expenditure Plan as presented and approved tentatively by the Sacramento Transportation Authority (STA) Board. The STA is entertaining a potential tax measure to go out to the voters this November, and in order to do so we would have to identify where those funds would go. She introduced Will Kempton, Executive Director with the Sacramento Transportation Authority.

Will Kempton, Executive Director with the Sacramento Transportation Authority stated the City Council is being asking to approve the Transportation Expenditure Plan tentatively adopted by the STA Board. He said the Council is not being asking to approve a tax initiative, consideration of approval of the implementing ordinance and placement of a sales tax measure on the ballot will come later through action of the Authority and the Board of Supervisors. The law requires support of a majority of the city councils representing a majority of the county's incorporated population, and the Board of Supervisors to consider an expenditure plan for adoption. He provided an overview of the Sacramento County Measure A Transportation Sales Tax Expenditure Plan.

Public Comment:

City Clerk Van read the following public comment from Sacramento Regional Transit: "Thank you for considering SacRT's comments and documents to Item 9. We strongly urge the Citrus Heights City Council to adopt the Measure A Transportation Expenditure Plan. This is a progressive vision that promotes a healthier and sustainable future, pushes inclusive economic development, and improves equitable access for all our communities. With Measure A, SacRT will improve service and increase frequency and reliability of transit in the city. Key projects include expanding on-demand microtransit service, traffic light optimization, and bus rapid transit in congested corridors on Watt, Sunrise, and Greenback. This will improve local congestion and lower vehicle emissions, and ease commute times. Furthermore, improvements to the blue line light rail and I-80 freeway along with express service will positively impact daily commuters. Measure A is an economic stimulus. A strong transit system further attracts future housing and commercial development, and brings thousands of jobs to Citrus Heights and the region. SacRT will carefully utilize revenues to attract matching federal and state funds to double or triple the investments in the city. With this measure, SacRT will provide free transit for students and discounts for seniors and disabled riders. With RydeFree RT, we've already seen tremendous growth in student ridership in the City and we'll continue to partner with San Juan Unified to further improve access for the youth. We'll also improve ADA and non-ADA paratransit trips and increase the popular on-demand rides and electric buses. With your support, we can build better mobility for Citrus Heights and the region."

Council Member comments and questions followed.

ACTION: On a motion by Council Member Middleton, seconded by Mayor Slowey, the City Council adopted Resolution No. 2020-030; A Resolution of the City Council of the City of Citrus Heights, California Declaring a Vote to Approve the Sacramento Transportation Authority Tentative Transportation Expenditure Plan for the Proposed 2020 Countywide Transportation Sales Tax Ballot Measure.

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

**DEPARTMENT REPORTS**

None

**CITY MANAGER ITEMS**

The City Manager items were heard prior to council comments and updates.


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

None

**ADJOURNMENT**

Mayor Slowey adjourned the regular meeting at 8:37 p.m.

Respectfully submitted,

  
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Amy Van, City Clerk