



Krista Bernasconi, Mayor
Karen Alvord, Vice Mayor
Bruce Houdesheldt, Councilmember
Tracy Mendonsa, Councilmember
Pauline Roccucci, Councilmember
Dominick Casey, City Manager
Michelle Sheidenberger, City Attorney
Carmen Avalos, City Clerk

MINUTES

City Council Regular Meeting

October 15, 2025

6:00 PM

City Council Chambers, 311 Vernon Street

I. CALL TO ORDER

Mayor Bernasconi called the meeting to order at 6:02 PM.

II. ROLL CALL

Present: Vice Mayor Alvord, Councilmember Houdesheldt, Councilmember Mendonsa, Councilmember Roccucci, Mayor Bernasconi.

III. PLEDGE OF ALLEGIANCE

Indira Infante from the Latino Leadership Council led the Pledge of Allegiance.

IV. MEETING PROCEDURES

City Clerk Carmen Avalos announced the procedures for addressing the City Council.

V. PUBLIC COMMENTS

This is the first opportunity to make a public comment on non-agenda items.

Ariya Prakash - Spoke in support of HSS and Diwali and on outreach programs for shelters and food banks.

Jennifer Chapman - Spoke on Dry Creek Conservancy's creek clean-ups.

VI. CONSENT CALENDAR

Motion by Councilmember Houdesheldt, seconded by Councilmember Roccucci, to approve the Consent Calendar as recommended. The motion passed.

Ayes: Vice Mayor Alvord, Councilmember Houdesheldt, Councilmember Mendonsa, Councilmember Roccucci, Mayor Bernasconi.

1. Sun Rose Permanent Supportive Housing - First Amended and Restated Regulatory Agreement (ECONOMIC DEVELOPMENT DEPARTMENT - HOUSING)

Summary: Staff recommends approval of an amended and restated regulatory agreement between the City and Advocates for Mentally Ill Housing, Inc. for the Sun Rose Permanent

Supportive Housing project (Sun Rose Apartments), which is a State of California Homekey (Homekey) project and includes 82 studio units for households coming directly from homelessness. The amended agreement includes minor revisions to align with updated Homekey program guidelines. No General Fund resources will be used for this project.

CONTACT: Trisha Isom 916-746-1239 tisom@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-323 approving a First Amended and Restated Regulatory Agreement, by and between the City of Roseville and Advocates for Mentally Ill Housing, Inc., and authorizing the City Manager to execute it and any other related documents on behalf of the City of Roseville.

2. Grants Advisory Commission - Policy Manual Updates (CITY MANAGER DEPARTMENT - ASSISTANT CITY MANAGER)

Summary: Staff recommends approval of updates to the Citizens' Benefit Fund Policy Manual, which are being recommended by the Grants Advisory Commission. The primary focus of these revisions is to clarify the handling of City Projects, particularly regarding grant funding requests from non-profits for modifications or construction on City-owned property and facilities. The recommended updates to the policy manual have no fiscal impact on the General Fund.

CONTACT: Tobi Thomas 916-746-1368 tthomas@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-322 approving revisions to the Citizens' Benefit Fund Policy Manual.

3. Shared Services Assessment (RFP 04-032) - Professional Services Agreement (CITY MANAGER DEPARTMENT - ASSISTANT CITY MANAGER)

Summary: Staff recommends approval of a professional services agreement with Raftelis in the amount of \$174,250 to conduct a Shared Services Assessment. Raftelis will perform a comprehensive review of functions that span multiple City departments, which can be delivered through a centralized, decentralized, or hybrid structure, in order to identify potential opportunities to strengthen organizational structure, enhance service delivery, and ensure long-term sustainability. Funding is included in the General Fund budget.

CONTACT: Tobi Thomas 916-746-1368 tthomas@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-328 approving a Professional Services Agreement, by and between the City of Roseville and Raftelis Financial Consultants, Inc., and authorizing the City Manager to execute it on behalf of the City of Roseville.

4. Vernon Street/Atlantic Street Multimodal Safety Improvement Project - Award of Contract and Budget Adjustment (PUBLIC WORKS DEPARTMENT - ENGINEERING - CITY PROJECT'S)

Summary: Staff recommends approval of a construction agreement with Martin Brothers Construction in the amount of \$1,948,279 for the construction of the Vernon Street/Atlantic Street Multimodal Safety Improvement Project, and approval of a budget adjustment to fully fund the construction in the amount of \$1,650,000 from the Highway Users Tax Fund. The project will include intersection improvements at Vernon Street/Atlantic Street and Folsom Road to improve traffic circulation and improve accessibility for bicyclists and pedestrians. Project features include construction of enhanced pedestrian crosswalks, landscaped median, pavement rehabilitation, and lane reductions. Work is expected to begin in late fall 2025 and be completed by summer 2026. This project is also supported by funding previously appropriated from the Local Transportation Fund, a Highway Safety Improvement Program Grant, and the General Fund.

CONTACT: Karen Vences 916-774-5412 kavences@roseville.ca.us

The City Council will consider the recommendation to:

- a. Adopt Resolution No. 25-321 approving an agreement, by and between the City of Roseville and Martin Brothers Construction, and authorizing the City Manager to execute it on behalf of the City of Roseville; and
- b. Adopt Ordinance No. 6999 authorizing certain amendments to the Fiscal Year 2025-26 Budget and declaring this ordinance to be immediately effective as an appropriation measure.

5. Council Chambers Renovation Project - Budget Adjustment (PUBLIC WORKS DEPARTMENT - FACILITIES)

Summary: Staff recommends approval of a budget adjustment of \$873,457 to consolidate the remaining funds from the Council Chambers Conference Room Design and Construction Project into the Council Chambers Renovation Project, for a revised project total budget of \$2,873,457. Funding for the project is from the Public Facilities Fund and the Cable TV Public, Educational, and Governmental (PEG) Fund. No General Fund resources are being used for the project.

CONTACT: Lori Crittenden 916-774-5707 lcrittenden@roseville.ca.us

The City Council will consider the recommendation to:

- a. Adopt Ordinance No. 7002 authorizing certain amendments to the Fiscal Year 2025-26 Budget and declaring this ordinance to be immediately effective as an appropriation measure.

6. Creekview Ranch Lift Station Infrastructure Improvements - Dedicating Sewer Easement Across City Property to Placer County (DEVELOPMENT SERVICES DEPARTMENT - ENGINEERING DIVISION)

Summary: Staff recommends approval of a Grant of Easement dedicating a public sewer easement to Placer County as described in its attached exhibits A & B. Placer County has requested that the City dedicate a sewer easement along the westerly boundary of the Dry Creek Wastewater Treatment Plant (DCWWTP) where a segment of the Creekview Ranch Lift

Station sewer mains encroach into City-owned property. These actions have no fiscal impact to the City's General Fund.

CONTACT: Ed Winston 916-774-5432 ewinston@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-327 approving a Grant of a Public Sewer Easement, by the City of Roseville to Placer County, authorizing the City Manager to execute it, and authorizing the City Clerk to record it on behalf of the City of Roseville.

7. Sierra Vista Village KT21A-1 - Notice of Completion (DEVELOPMENT SERVICES DEPARTMENT - ENGINEERING DIVISION)

Summary: Staff recommends approval of the Notice of Completion for the Sierra Vista Village KT21A-1. The Engineering Division has made a final inspection of the project and has found the civil improvement work complete in accordance with the improvement plans and City specifications. This action has no impact to the City's General Fund. Construction costs were paid by the developer.

CONTACT: Ignacio Vizcarra 916-774-5578 ivizcarra@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-319 accepting the public work known as Sierra Vista Village KT21A1 Project, approving the "Notice of Completion", and authorizing and directing the City Engineer to execute said notice on behalf of the City of Roseville, therefore, and accepting all dedications offered on the recorded map of the subdivision.

8. Sierra Vista Village KT21A-2 - Notice of Completion (DEVELOPMENT SERVICES DEPARTMENT - ENGINEERING DIVISION)

Summary: Staff recommends approval of the Notice of Completion for the Sierra Vista Village KT21A-2. The Engineering Division has made a final inspection of the project and has found the civil improvement work complete in accordance with the improvement plans and City specifications. This action has no impact to the City's General Fund. Construction costs were paid by the developer.

CONTACT: Ignacio Vizcarra 916-774-5578 ivizcarra@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-318 accepting the public work known as Sierra Vista Village KT21A-2 Project, approving the "Notice of Completion", and authorizing and directing the City Engineer to execute said notice on behalf of the City of Roseville, therefore, and accepting all dedications offered on the recorded map of the subdivision.

9. Sierra Vista Village KT21B-2 - Notice of Completion (DEVELOPMENT SERVICES DEPARTMENT - ENGINEERING DIVISION)

Summary: Staff recommends approval of the Notice of Completion for the Sierra Vista Village KT21B-2. The Engineering Division has made a final inspection of the project and has found the civil improvement work complete in accordance with the improvement plans and City specifications. This action has no impact to the City's General Fund. Construction costs were paid by the developer.

CONTACT: Ignacio Vizcarra 916-774-5578 ivizcarra@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-316 accepting the public work known as Sierra Vista Village KT21B-2 Project, approving the "Notice of Completion", and authorizing and directing the City Engineer to execute said notice on behalf of the City of Roseville, therefore, and accepting all dedications offered on the recorded map of the subdivision.

10. Sierra Vista Village KT21B-1 - Notice of Completion (DEVELOPMENT SERVICES DEPARTMENT - ENGINEERING DIVISION)

Summary: Staff recommends approval of the Notice of Completion for the Sierra Vista Village KT21B-1. The Engineering Division has made a final inspection of the project and has found the civil improvement work complete in accordance with the improvement plans and City specifications. This action has no impact to the City's General Fund. Construction costs were paid by the developer.

CONTACT: Ignacio Vizcarra 916-774-5578 ivizcarra@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No 25-317 accepting the public work known as Sierra Vista Village KT21B-1 Project, approving the "Notice of Completion", and authorizing and directing the City Engineer to execute said notice on behalf of the City of Roseville, therefore, and accepting all dedications offered on the recorded map of the subdivision.

11. Barton Road Water Treatment Plant Wash Water Reclamation Basins 1 and 2 Replacement Project (RFP # 08-149) – Award of Design-Assist Construction Agreement and Budget Adjustment (ENVIRONMENTAL UTILITIES DEPARTMENT - TECHNICAL SERVICES)

Summary: This item requests approval and award of a Design-Assist Construction Agreement with Myers & Sons Construction, LLC, Inc. for the Barton Road Water Treatment Plant Wash Water Reclamation Basins 1 and 2 Replacement Project in the amount of \$10,376,850 and authorization for the City Manager or his designee to approve and pay for contract change orders that could increase the contract amount by no more than 10 percent (\$1,037,685). This item also requests approval of construction plans and specifications and a budget adjustment consisting of a \$4,000,000 transfer from available funds in the Water Operations Fund to the Water Rehabilitation Fund and an appropriation of \$3,717,030 in the Water Rehabilitation Fund to increase the project budget.

CONTACT: Inderpreet Chaggar 916-774-5553 ikchaggar@roseville.ca.us

The City Council will consider the recommendation to:

- a. Approve the project's construction plans and specifications; and
- b. Adopt Resolution No. 25-325 approving a Design-Assist Construction Agreement, by and between Myers & Sons Construction, LLC, and the City of Roseville, and authorizing the City Manager to execute it on behalf of the City of Roseville; and
- c. Adopt Ordinance No. 7001 of the Council of the City of Roseville authorizing certain amendments to the Fiscal Year 2025-26 Budget and declaring this ordinance to be immediately effective as an appropriation measure.

12. Barton Road Water Treatment Plant Wash Water Reclamation Basins 1 and 2 Replacement Project (RFP # 08-162) – Professional Services Agreement (ENVIRONMENTAL UTILITIES DEPARTMENT - TECHNICAL SERVICES)

Summary: This item requests approval of a professional services agreement for construction management services with West Yost & Associates, Inc. in the amount of \$1,009,766 for the Barton Road Water Treatment Plant Wash Water Reclamation Basins 1 and 2 Replacement Project. Funding is available in the project budget in the Water Rehabilitation Fund.

CONTACT: Inderpreet Chaggar 916-774-5553 ikchaggar@roseville.ca.us

The City Council will consider the recommendation to:

- a. Adopt Resolution No. 25-326 approving a Professional Services Agreement, by and between the City of Roseville and West Yost & Associates, Inc., and authorizing the City Manager to execute it on behalf of the City of Roseville.

13. Pleasant Grove Wastewater Treatment Plant Maintenance, Administration, and Shop Building Project – Professional Design Services Agreement Amendment and Budget Adjustment (ENVIRONMENTAL UTILITIES DEPARTMENT - TECHNICAL SERVICES)

Summary: This item requests approval of budget adjustment for the Pleasant Grove Wastewater Treatment Plant Maintenance, Administration, and Shop Building Project (Project). The budget adjustment consists of \$3,000,000 to be appropriated from available funds in the Water Operations Fund and Waste Services Operations Fund to increase the Project budget. This budget amendment, added to the existing project budget of \$1,100,000 previously approved by the South Placer Wastewater Agency (SPWA) will provide a total Project budget of \$4,100,000. This item also requests approval to authorize Amendment 1 to the Professional Design Services Agreement with 19six Architects, Inc. to add \$43,594 to complete the design services for the Project.

CONTACT: Inderpreet Chaggar 916-774-5553 ikchaggar@roseville.ca.us

The City Council will consider the recommendation to:

- a. Adopt Resolution No. 25-320 approving a First Amendment to Professional Design Services

Agreement, by and between the City of Roseville and 19Six Architects, and authorizing the City Manager to execute it on behalf of the City of Roseville; and

b. Adopt Ordinance No. 6998 of the Council of the City of Roseville authorizing certain amendments to the Fiscal Year 2025-26 Budget and declaring this ordinance to be immediately effective as an appropriation measure.

14. Dry Creek Wastewater Treatment Plant Vactor Washout Station Project – Budget Adjustment (ENVIRONMENTAL UTILITIES DEPARTMENT - TECHNICAL SERVICES)

Summary: This item requests approval of a \$555,000 budget adjustment for construction of the Dry Creek Wastewater Treatment Plant Vactor Washout Station Project. The source of funding for this agreement is from available funds in the Wastewater Rehabilitation Fund and Water Rehabilitation Fund. The split between the two funds for this request is as follows:

1. Wastewater Rehabilitation Fund: \$370,000
2. Water Rehabilitation Fund: \$185,000

This budget adjustment will bring the current project budget of \$365,000 to a new total project cost of \$920,000.

CONTACT: Rana Moore 916-774-5581 rcmoore@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Ordinance No. 7000 of the Council of the City of Roseville authorizing certain amendments to the Fiscal Year 2025-26 Budget and declaring this ordinance to be immediately effective as an appropriation measure.

15. 2024 Power Source Disclosure and Power Content Label (ELECTRIC DEPARTMENT - RESOURCE PLANNING & GENERATION)

Summary: Staff recommends approval of the 2024 Power Source Disclosure Reports and 2024 Power Content Labels. Senate Bill 1305 requires California electricity suppliers to disclose the sources of their power through Power Source Disclosure Reports. These reports are used to create annual Power Content Labels, which must be posted on suppliers' websites and shared with customers. There is no fiscal impact associated with the approval of the 2024 Power Source Disclosure Reports and 2024 Power Content Labels.

CONTACT: Melissa Seghezzi 916-774-5652 maseghezzi@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-324 approving the 2024 Annual Power Source Disclosure Reports and the 2024 Power Content Labels, and attesting to the veracity of the Annual Reports.

16. RPEAK Evaporative Cooling Construction and Installation Services - Contract Purchase Agreement and Budget Adjustment (ELECTRIC DEPARTMENT - ENGINEERING)

Summary: Staff recommends City Council adopt a resolution authorizing the City Manager to execute a Contract Purchase Agreement (CPA) with Performance Mechanical Incorporated (PMI) for Evaporative Cooling Systems Construction and Installation services at the Roseville Peaking Plant (RPEAK) in the amount of \$716,114, grant the City Manager, or a designee, the authority to authorize change orders up to 10% of the overall contract cost with a total cost not to exceed \$787,725 for unforeseen change orders, and approve a budget adjustment in the amount of \$2,750,000 for the project from available resources in the Electric Fund.

CONTACT: Michael Zasso 916-746-1665 mzasso@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-331 approving a Contract Purchase Agreement, by and between the City of Roseville and Performance Mechanical, Inc. and authorizing the City Manager to execute it on behalf of the City of Roseville; and

b. Adopt Ordinance No. 7003 of the Council of the City of Roseville authorizing certain amendments to the Fiscal Year 2025-26 Budget and declaring this ordinance to be immediately effective as an appropriation measure.

17. Second Reading - Water Rate Assistance Program - Roseville Municipal Code Amendment (ENVIRONMENTAL UTILITIES DEPARTMENT - WATER)

Summary: Staff recommends the City Council approve an ordinance for second reading adding Section 14.08.215 to Chapter 14.08 of the Roseville Municipal Code.

CONTACT: Noelle Mattock 916-774-5504 ncmattock@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Ordinance No. 7004 adding Section 14.08.215 to Chapter 14.08 of Title 14 of the Roseville Municipal Code regarding Water Rate Assistance Program.

18. Second Reading - Campaign Finance Disclosure - Roseville Municipal Code Amendment (CITY CLERK DEPARTMENT)

Summary: Staff recommends the City Council approve an ordinance for second reading amending Section 2.60.040 of Chapter 2.60 of Title 2 of the Roseville Municipal Code regarding Campaign Finance Disclosure to align with the Fair Political Practices Commission's semi-annual filing dates and to establish clear election cycle dates for all future Roseville General Municipal Elections.

CONTACT: Carmen Avalos 916-774-5269 cavalos@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Ordinance No. 7005 amending Section 2.60.040 of Chapter 2.60 of Title 2 of the Roseville Municipal Code regarding Campaign Finance Disclosure.

19. Second Reading - Zoning and Subdivision Tolling Provisions - Roseville Municipal Code Amendments (DEVELOPMENT SERVICES - PLANNING)

Summary: Staff recommends City Council approve an ordinance for second reading amending Section 18.06.230 of Chapter 18.06 of Title 18 of the Roseville Municipal Code regarding Time Period of Approvals and adding Section 19.76.140 to Chapter 19.76 of the Roseville Municipal Code to add new Section 19.76.140 regarding Tolling Provisions.

CONTACT: Lauren Hocker 916-774-5272 lhocker@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Ordinance No. 7006 amending Section 18.06.230 of Chapter 18.06 of Title 18 of the Roseville Municipal Code regarding Time Period of Approvals and adding Section 19.76.140 to Chapter 19.76 of the Roseville Municipal Code to add new Section 19.76.140 regarding Tolling Provisions

20. Proclamation - Cybersecurity Awareness Month October 2025

Summary: Proclaim October 2025 as Cybersecurity Awareness Month in Roseville and officially support the National Cybersecurity Awareness Month, 'Secure our World', and the National Public Awareness Campaign, 'Stop. Think. Connect.™', and call upon all employees, residents and visitors of Roseville to become educated about cybersecurity and put that knowledge into practice to keep our connected community safe from cyber threats.

CONTACT: Blair Hutchison 916-774-5266 bmhutchison@roseville.ca.us

21. Out-of-Country Travel — Greater Sacramento Economic Council, Germany Market Visit (ECONOMIC DEVELOPMENT DEPARTMENT)

Summary: Staff recommends approving an out-of-country travel request for the Mayor, Economic Development Director and Electric Utility Chief Operating Officer to attend a regional delegation to Germany to conduct an industry market visit, led by the Greater Sacramento Economic Council (GSEC). This travel is to leverage opportunities from the Robert Bosch Semiconductor LLC's (Bosch) expansion in Roseville and is intended to build connectivity between Greater Sacramento and Germany to drive additional investment and jobs into our community. The cost of travel, airfare, lodging, and per diem are estimated to be \$6,000 per attendee, for a total of \$18,000. There are sufficient funds available in the FY2025-26 General Fund and Electric Fund to cover this cost.

CONTACT: Melissa Anguiano 916-774-5284 mvanguiano@roseville.ca.us

The City Council will consider the recommendation to:

a. Approve an out-of-country travel request for the Mayor, Economic Development Director and Electric Utility Chief Operating Officer to attend a regional delegation to Germany to conduct an industry market visit, led by the Greater Sacramento Economic Council (GSEC).

22. Minutes of Prior Meetings (CITY CLERK DEPARTMENT)

Summary: Staff recommends approval of the minutes of the October 1, 2025 City Council Closed Session Meeting and the October 1, 2025 City Council Meeting.

CONTACT: Melissa Lipp 916-774-5268 MLLipp@roseville.ca.us

The City Council will consider the recommendation to:

a. Approve the minutes of the October 1, 2025 City Council Closed Session Meeting and the October 1, 2025 City Council Meeting.

END OF CONSENT CALENDAR

VII. PRESENTATIONS/REPORTS

23. Council Discretionary Funds - Latino Leadership Council (CITY MANAGER DEPARTMENT - CITY MANAGER)

Summary: Staff recommends Council consider providing sponsorship to Latino Leadership Council, Inc. from Council Discretionary Funds. The Latino Leadership Council is requesting \$3,000 for the 2nd annual Dia De Los Muertos event on November 1st and November 2nd in Roseville. This event is free to the public, with celebrations on November 1st at Denio's Farmers Market from 11:00a.m.-3:00p.m. and on November 2nd at Vernon Street Town Square from 1:00p.m.-6:00p.m. Last year, the City Council awarded the Latino Leadership Council \$500 for this event. The balance in the Council Discretionary Funds for FY2025-26 is \$20,821.

CONTACT: Heather Blanco 916-746-1171 hblanco@roseville.ca.us

The City Council will consider the recommendation to:

a. Consider providing sponsorship to Latino Leadership Council, Inc. from Council Discretionary Funds for \$3,000 for the 2nd annual Dia De Los Muertos event on November 1st and November 2nd in Roseville.

City Clerk Carmen Avalos made the presentation to the City Council.

Indira Infante from the Latino Leadership Council spoke in support of the item.

Jennifer Chapman - Spoke in support of the event.

Motion by Councilmember Houdesheldt, seconded by Councilmember Mendonsa, to approve sponsorship to the Latino Leadership Council, Inc. in the amount of \$1,500 for their 2nd annual Dia De Los Muertos events to be held November 1 and November 2, 2025. The motion passed.

Ayes: Vice Mayor Alvord, Councilmember Houdesheldt, Councilmember Mendonsa, Councilmember Roccucci, Mayor Bernasconi.

24. Renewable Energy Credits Power Purchase Agreement (ELECTRIC DEPARTMENT - RESOURCE PLANNING & GENERATION)

Summary: Staff recommends approval to execute a 15-year Power Purchase Agreement (PPA) for renewable energy credits with Desert Breeze Solar, LLC. The annual cost of the PPA is approximately \$1.5 million. Funding for the PPA will be included in the Electric Department's future budgets in the Electric Fund, and contingent on the City Council's approval.

CONTACT: William Forsythe 916-774-5619 wforsythe@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-332 approving a Power Purchase Agreement, by and between the City of Roseville and Desert Breeze Solar, LLC, and authorizing the City Manager to execute it on behalf of the City of Roseville.

Chief Operating Engineer Shawn Matchim introduced Power Supply and Portfolio Administrator Petra Wallace.

Power Supply and Portfolio Administrator Petra Wallace made the presentation to the City Council.

No public comment received.

Motion by Councilmember Roccucci, seconded by Councilmember Mendonsa, to adopt Resolution No. 25-332 approving a Power Purchase Agreement, by and between the City of Roseville and Desert Breeze Solar, LLC, and authorizing the City Manager to execute it on behalf of the City of Roseville. The motion passed.

Ayes: Vice Mayor Alvord, Councilmember Houdesheldt, Councilmember Mendonsa, Councilmember Roccucci, Mayor Bernasconi.

25. Commercial Corridors Incentive Programs Implementation (ECONOMIC DEVELOPMENT DEPARTMENT)

Summary: Staff recommends approval of a Commercial Corridors Development Impact Fee Credit Program and a Commercial Corridors Façade and Frontage Improvement Rebate Program to incentivize investment and development along the corridors. Commercial Corridors include Douglas-Harding, Douglas-Sunrise, and Atlantic Street. Funding for the programs will come from remaining resources in the Corridor Planning Project in the General Fund, which has a remaining balance of approximately \$1.01 million.

CONTACT: Gina McColl 916-774-5452 gmccoll@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-333 approving the Commercial Corridors Development Impact Fee Credit Program; and

b. Adopt Resolution No. 25-334 approving the Commercial Corridors Facade and Frontage Improvement Rebate Program.

Economic Development Manager Wayne Wiley introduced Economic Development Analyst Gina McColl and Senior Planner Lauren Hocker.

Economic Development Analyst Gina McColl made the presentation to the City Council.

Senior Planner Lauren Hocker provided clarification.

Jennifer Chapman spoke in support of the item.

Motion by Councilmember Mendonsa, seconded by Vice Mayor Alvord, to adopt Resolution No. 25-333 approving the Commercial Corridors Development Impact Fee and Credit Program; and adopt Resolution No. 25-334 approving the Commercial Corridors Facade and Frontage Improvement Rebate Program. The motion passed.

Ayes: Vice Mayor Alvord, Councilmember Houdesheldt, Councilmember Mendonsa, Councilmember Roccucci, Mayor Bernasconi.

26. Amoruso Ranch Community Facilities District No. 1 (Public Facilities), Improvement Area No. 2 Bond Issuance (FINANCE DEPARTMENT)

Summary: Amoruso Ranch CFD 1 (Public Facilities) was formed in June 2023, and Improvement Area No. 2 was annexed into the district in March 2025 by unanimous consent of the owner. The bonds are being issued at the developer's request for an amount not to exceed \$10,500,000. The CFD will generate special taxes that will be paid by property owners, sufficient to cover the costs of debt service, CFD administration, and any authorized pay-as-you-go facilities, as well as provide funding in the future for the maintenance/replacement of constructed facilities. The issuance of these bonds will not impact the City's General Fund.

CONTACT: Jeannine Thrash 916-774-5473 jthrash@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-330 authorizing the issuance of Special Tax Bonds for and on behalf of Improvement Area No. 2 of the City of Roseville Amoruso Ranch Community Facilities District No. 1 (Public Facilities), approving and directing the execution of a Fiscal Agent Agreement and Bond Purchase Agreement, approving the Form of Preliminary Official Statement, approving sale of such bonds, and approving other related documents and actions.

Finance Director Scott Pettingell made the presentation to the City Council.

No public comment received.

Motion by Councilmember Mendonsa, seconded by Councilmember Roccucci, to adopt Resolution No. 25-330 authorizing the issuance of Special Tax Bonds for and on behalf of Improvement Area No. 2 of the City of Roseville Amoruso Ranch Facilities District No. 1 (Public Facilities), approving and directing the execution of a Fiscal Agent Agreement and Bond

Purchase Agreement, approving the Form of Preliminary Official Statement, approving sale of such bonds, and approving other related documents and actions. The motion passed.

Ayes: Vice Mayor Alvord, Councilmember Houdesheldt, Councilmember Mendonsa, Councilmember Roccucci, Mayor Bernasconi.

VIII. PUBLIC HEARINGS

NOTICE TO THE PUBLIC: Public Hearing Process

City Council, when considering the matter, will take the following actions:

1. Open the Public Hearing
2. Presentation by staff
3. Presentation by applicant or appellant
4. Accept public testimony
5. Appellant or applicant rebuttal period
6. Close the Public Hearing
7. City Council comments and questions
8. City Council action

Any challenges in court about public hearing matters noticed on this agenda may be limited to only those issues, that were raised orally at the public hearing or in written form received by the City on or before the hearing.

Public Hearings listed for continuance will be continued and posting of this agenda will serve as notice of continuation.

27. Public Facilities Fee Update, Nexus Study Adoption, and Roseville Municipal Code Amendment

Summary: This item has been continued to the November 19, 2025 City Council Meeting.

CONTACT: Jeannine Thrash 916-774-5473 jthrash@roseville.ca.us

City Clerk Carmen Avalos announced the public hearing is continued to November 19, 2025.

Motion by Councilmember Mendonsa, seconded by Councilmember Roccucci, to continue this item to the November 19, 2025 Council Meeting. The motion passed.

Ayes: Vice Mayor Alvord, Councilmember Houdesheldt, Councilmember Mendonsa, Councilmember Roccucci, Mayor Bernasconi.

IX. PUBLIC COMMENTS

This is the second opportunity to make a public comment on non-agenda items.

No public comment received.

X. STAFF/COUNCIL REPORTS

Councilmember Houdesheldt spoke on various events.

River Valley Community Bank Ribbon Cutting Ceremony - Councilmember Mendonsa, and Councilmember Roccucci reported on attendance.

Mental Health Facility and Medium Security Vocational Training Facility Tour - Councilmember Roccucci reported on attendance.

Mayor Bernasconi spoke on various community events.

XI. ADJOURNMENT

Mayor Bernasconi adjourned the meeting at 7:05 p.m.