



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

November 5, 2025

6:00 PM

**Roseville Electric Building,
116 S. Grant Street, 1st Floor**

I. CALL TO ORDER

Mayor Bernasconi called the meeting to order at 6:05 PM.

II. ROLL CALL

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

III. PLEDGE OF ALLEGIANCE

Nurse Practitioner Pam 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.

Jennifer Chapman - Spoke on concerns with Roseville Coalition of Neighborhood Association's bylaws.

VI. PRESENTATION

1. Proclamation - Nurse Practitioner Week, November 9-15, 2025

Summary: Proclaim November 9-15, 2025, as National Nurse Practitioner Week and encourage all residents in recognizing and celebrating the outstanding service of nurse practitioners to our community.

CONTACT: Arleta Wagenhals 916-774-5200 amswagenhals@roseville.ca.us

City Council made the presentation to UC Davis Assistant Program Director Zyrene Marsh, who responded.

2. Resolution - Michael Bradley

Summary: Commend Mike Bradley for his 20 years of exemplary service, leadership, and commitment to public safety in the City of Roseville and the Roseville Fire Department, congratulate him for his many accomplishments and wish him a long, healthy, and enjoyable retirement.

CONTACT: Arleta Wagenhals 916-774-5200 amswagenhals@roseville.ca.us

City Council made the presentation to Fire Chief Ryan Harrigan who accepted the resolution on behalf of Michael Bradley.

VII. 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.

3. Minutes of Prior Meeting (CITY CLERK DEPARTMENT)

Summary: Staff recommends approval of the minutes of the October 15, 2025 City Council Meeting.

CONTACT: Adilia Keller 916-774-5265 amkeller@roseville.ca.us

The City Council will consider the recommendation to:

a. Approve the minutes of the October 15, 2025 City Council Meeting.

4. Peer Support - Approval of a New Non-Capital Multi-Year Project and Budget Adjustment (FIRE DEPARTMENT)

Summary: Staff recommends approval of a new non-capital multi-year project for Peer Connect, a peer support management software providing mental health support for first responders. Staff also recommends approval of a budget adjustment in the amount of \$23,300 for opioid remediation activities to be performed by the Fire Department. Funding is available from the Opioids Settlements Fund.

CONTACT: Jamie Pepin 916-774-5400 jpepin@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Ordinance No. 7010 authorizing certain amendments to the fiscal year 2025-26 budget and declaring this ordinance to be immediately effective as an appropriation measure.

5. 2024 Homeland Security Grant Program - New Capital Improvement Project, Subaward Agreement, and Budget Adjustment (FIRE DEPARTMENT)

Summary: Staff recommends Council acceptance of a grant award, establishment of a related new Capital Improvement Project called the 2024 Homeland Security Grant Program, and authorization for the City Manager to execute required documents for the grant award. Staff also recommends approval of a budget adjustment increasing appropriations and associated revenue for the grant project. The total cost is estimated to be \$51,284 and will be reimbursed through an equivalent grant award with no expected City share of the cost.

CONTACT: Josh Marone 916-774-4759 jmarone@roseville.ca.us

The City Council will consider the recommendation to:

- a. Approve the establishment of a new Capital Improvement Project called the 2024 Homeland Security Grant Program; and
- b. Adopt Resolution No. 25-342 approving a subaward agreement, by and between the City of Roseville and the Placer County Office of Emergency Services, and authorizing the City Manager to execute the agreement on behalf of the City of Roseville; and
- c. Adopt Ordinance No. 7009 authorizing certain amendments to the fiscal year 2025-26 budget and declaring this ordinance to be immediately effective as an appropriation measure.

6. The Rocky Ridge Road Landscape Improvement Project - Award of Contract (PARKS, RECREATION, AND LIBRARIES DEPARTMENT - PARK DEVELOPMENT)

Summary: Staff recommends approval of an agreement with WABO Landscape & Construction, Inc. in the amount of \$1,142,840 for the Rocky Ridge Road Landscape Improvement Project, authorization for the City Manager to execute it on behalf of the City of Roseville, and authorization for the City Manager or designee to approve change orders in an amount not to exceed 15% of the contracted amount. Funding for the Rocky Ridge/Cirby Streetscape and Sunrise Greenway Improvements project was approved in the FY24-2025 budget using FY2022-23 General Fund year-end budget surplus.

CONTACT: Josh Cervantes 916-746-1233 jrcervantes@roseville.ca.us

The City Council will consider the recommendation to:

- a. Adopt Resolution No. 25-335 approving an agreement, by and between the City of Roseville and WABO Landscape & Construction, Inc., and authorizing the City Manager to execute it on behalf of the City of Roseville.

7. The Courts at Gibson Park Frontage Improvement Project - Award of Contract and Budget Adjustment (PARKS, RECREATION, AND LIBRARIES DEPARTMENT - PARK DEVELOPMENT)

Summary: Staff recommends approval of an agreement with Frontline General Engineering Construction Inc. in the amount of \$473,532 for the Courts at Gibson Frontage Improvement

Project, authorization for the City Manager to execute it on behalf of the City of Roseville, and authorization for staff to approve change orders in the amount not-to-exceed 10% of the contracted amount. Funding is from The Courts at Gibson Park Frontage project. Staff also recommends approval of a budget adjustment in the amount of \$172,500 from the General Fund to The Courts at Gibson Park Frontage project, increasing the total project budget to \$622,500. The budget adjustment will (1) transfer \$170,000 from the General Fund Capital Reserve Fund to the General Fund and (2) increase the General Fund revenue budget for rent received in the amount of \$2,500, to fund the project.

CONTACT: Josh Cervantes 916-746-1233 jrcervantes@roseville.ca.us

The City Council will consider the recommendation to:

- a. Adopt Resolution No. 25-337 approving an agreement, by and between the City of Roseville and Frontline General Engineering Construction, Inc., and authorizing the City Manager to execute it on behalf of the City of Roseville; and
- b. Adopt Ordinance No. 7007 authorizing certain amendments to the fiscal year 2025-26 budget and declaring this ordinance to be immediately effective as an appropriation measure.

8. Parks Contractor Pre-Qualifications (PARKS, RECREATION, AND LIBRARIES DEPARTMENT - PARK DEVELOPMENT)

Summary: Staff recommends approval of the pre-qualification process set forth by the California Department of Industrial Relations (DIR) publication, including the approval of the DIR uniform rating system and modified experience ratings, for the City's Parks, Recreation & Libraries Department capital projects to be bid and/or begin construction in the 2026 calendar year. Staff also recommends approval of the appeals process set forth in the Notice to Contractors, and to authorize the City Manager to appoint an Appeals Panel consisting of one Assistant City Manager, the Director of Parks, Recreation & Libraries, and one member of staff experienced in the public works bidding process. There is no direct fiscal impact in approving the pre-qualification and appeals process.

CONTACT: Tara Gee 916-774-5253 tgee@roseville.ca.us

The City Council will consider the recommendation to:

- a. Adopt Resolution No. 25-348 approving the pre-qualifications procedure for certain Parks, Recreation & Libraries projects and approving the administrative hearing process for appeals; and
- b. Approve the pre-qualification process set forth in the Department of Industrial Relations (DIR) publication, including the approval of the DIR uniform rating system and modified experience ratings, for Parks, Recreational & Libraries capital projects to be bid and/or begin construction in the 2026 calendar year; and
- c. Approve the appeals process set forth in the Notice to Contractors; and

d. Authorize the City Manager to appoint an appeals panel consisting of the Assistant City Manager, the Director of Parks, Recreation & Libraries and one member of staff experienced in the public works bidding process.

9. Riego Creek Park Turf Conversion - Notice of Completion (PARKS, RECREATION, AND LIBRARIES DEPARTMENT - PARK DEVELOPMENT)

Summary: Staff recommends approval of the Notice of Completion for the Riego Creek Turf Conversion Project. The total cost of the construction contract with Brightview Landscape Development, Inc. is \$288,685. Funding for this project was included in the Neighborhood Park - West Roseville Specific Plan Fund.

CONTACT: Heather Buck 916-774-5254 hcbuck@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-339 accepting the public work known as Riego Creek Park Turf Conversion Project, approving the "Notice of Completion", and authorizing the Parks, Recreation and Libraries Director to execute said notice on behalf of the City of Roseville.

10. Fleet Services Parts - Sole Source Purchase Order (PUBLIC WORKS DEPARTMENT - FLEET)

Summary: Staff recommends approval of a sole source purchase order with One Source Parts LLC in the amount of \$120,000 for the purchase of refuse truck parts. One Source Parts LLC is the sole authorized provider of many of the parts used on the City's fleet of Bridgeport refuse trucks. These parts are crucial in the maintenance of the City's growing refuse fleet. Funding for these parts will come from the Fleet Services Fund budget.

CONTACT: Josh Brooks 916-746-1731 jlb Brooks@roseville.ca.us

The City Council will consider the recommendation to:

a. Approve a Sole Source purchase order with One Source Parts, LLC for the procurement of critical parts used to maintain the City's refuse fleet.

11. Public Safety Vehicle Parts and Services – Contract Purchase Agreement (PUBLIC WORKS DEPARTMENT - FLEET)

Summary: Staff recommends approval of a contract purchase agreement utilizing Placer County's contract# SCN108420 for one year from October 1, 2025, to September 30, 2026, with LEHR Upfitters OpCo LLC dba LEHR. This contract will provide upfitting services for public safety vehicles, which includes the materials and labor needed to provide features not available directly from the vehicle manufacturers. The total cost of parts and services during the contract period will not exceed \$1,000,000. Funding for the LEHR contract purchase agreement is included in the FY2025-26 Fleet Replacement Fund budget and will be recommended in the proposed FY2026-27 budget.

CONTACT: Lea Schroeder 916-774-5503 lschroeder@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-340 approving a contract purchase agreement, by and between the City of Roseville and Lehr Upfitters Opco LLC dba Lehr, and authorizing the City Manager to execute it on behalf of the City of Roseville.

12. Roseville Police Department Expansion Project - Professional Design Services Agreement Amendment (PUBLIC WORKS DEPARTMENT - FACILITIES)

Summary: Staff recommends approval of a first amendment to the professional design services agreement with 19Six Architects in the amount of \$879,511 for the completion of the Police Department Expansion Project construction documents and to incorporate the design of three life-cycle system replacement projects. A discretionary 10% contingency is also requested to cover the cost of unforeseen conditions. The costs of the additional services are covered by the Police Department Facility Expansion, Design and Construction Project with a current project budget of \$11,130,000, which includes both design and construction, in the Public Facilities and Facility Rehabilitation funds.

CONTACT: Andre Baranov 916-774-5342 ajbaranov@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-343 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.

13. Backflow Program Technology Project - Budget Adjustment (ENVIRONMENTAL UTILITIES DEPARTMENT - WATER)

Summary: Staff recommends approval of a budget adjustment in the amount of \$245,000 for Information Technology Department secondary labor costs to complete integrations and upgrades to the City's asset management and billing systems for cross-connection control and backflow prevention program compliance. Funding is available in the Water Operations Fund.

CONTACT: Rachel Tooker 916-746-1712 rtooker@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Ordinance No. 7008 authorizing certain amendments to the fiscal year 2025-26 budget and declaring this ordinance to be immediately effective as an appropriation measure.

14. SB 1383 Compliance – Professional Services Agreement (ENVIRONMENTAL UTILITIES DEPARTMENT - SOLID WASTE)

Summary: Staff recommends approval of a professional services agreement with SMART Compliance for the procurement of solid waste compliance software, two field printers, and up to 100 hours of software customization. These services are needed to streamline regulatory compliance and to effectively manage programs, documents, and operations. The contract cost

of \$110,500 is included in the FY2025-26 Waste Services Operations Fund budget and is funded by the CalRecycle Local Assistance Grant.

CONTACT: Michelle White 916-774-5774 mjwhite@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-344 approving a professional services agreement, by and between the City of Roseville and SMART Compliance, and authorizing the City Manager to execute it on behalf of the City of Roseville.

15. Housing Inspection Services - Professional Services Agreement (ECONOMIC DEVELOPMENT DEPARTMENT - HOUSING)

Summary: Staff recommends approval of a professional services agreement with CSG Consultants for the purpose of providing Housing Inspection Services funded by Community Development Block Grant, Home Investment Partnerships Program, CalHome, and Building Equity and Growth in Neighborhoods (BEGIN) Program funds. The not-to-exceed amount per year is \$20,000, while the total not-to-exceed maximum for the five-year contract term is \$100,000. No General Fund resources will be used.

CONTACT: Kristine Faelz 916-774-5451 kpfaelz@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-338 approving a professional services agreement by and between the City of Roseville and CSG Consultants, Inc., and authorizing the City Manager to execute it on behalf of the City of Roseville.

16. Purchase of Natural Gas - Base Contract (ELECTRIC DEPARTMENT - FINANCIAL & ADMINISTRATIVE)

Summary: Staff recommends approval of the North American Energy Standards Board (NAESB) Base Contract for Sale and Purchase of Natural Gas with ARM Energy Management LLC. Executing this NAESB Base Contract will expand Roseville's pool of pre-approved natural gas counterparties, enhancing procurement flexibility during periods of market volatility. There is no cost associated with the execution of this contract, as these documents serve as enabling agreements.

CONTACT: Patrick Zanardelli 916-774-5673 pzanardelli@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-345 approving a Base Contract for Sale and Purchase of Natural Gas, by and between the City of Roseville and Arm Energy Management, Inc., and authorizing the City Manager to execute it on behalf of the City of Roseville.

17. Light Duty Steel Poles (RFQ 10-3425) — Purchase Orders (FINANCE DEPARTMENT - PURCHASING)

Summary: Staff recommends approval of purchase orders with MVA Power, Inc. for the purchase of light-duty steel poles in response to Request for Quotations (RFQ) No. 10-3425. The estimated cost for FY2025-26 is \$500,000. Estimated spending for the optional renewal years of FY2026-27 through FY2029-30 is \$900,000 per fiscal year. Funding for this purchase is included in the FY2025-26 Electric Fund budget.

CONTACT: Sue Jessup 916-746-1107 sjessup@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-336 approving a purchase order for light duty steel poles.

18. Cost Allocation Plan and Indirect Cost Rate Proposal - Professional Services Agreement Amendment (FINANCE DEPARTMENT - BUDGET)

Summary: Staff recommends approval of the final optional renewal of the professional services agreement with MGT Impact Solutions, LLC, in the amount of \$33,720 which is included in the Finance Department's FY2025-26 budget to prepare the City's Cost Allocation Plan and Indirect Cost Rate Proposals for the FY2026-27 budget.

CONTACT: Nancy Rothlisberger 916-774-5314 nrothlisberger@roseville.ca.us

The City Council will consider the recommendation to:

a. Adopt Resolution No. 25-341 approving a third amendment to professional services agreement, by and between the City of Roseville and MGT Impact Solutions, LLC, a Florida Limited Liability Company, successor in interest to MGT of America Consulting, LLC, and authorizing the City Manager to execute it on behalf of the City of Roseville.

END OF CONSENT CALENDAR

VIII. PRESENTATIONS/REPORTS

19. Creekview Phase 5 Community Facilities District No. 1 - Bond Issuance (FINANCE DEPARTMENT)

Summary: Staff recommends Council authorization for the issuance of special tax bonds for and on behalf of the Creekview Phase 5 Community Facilities District (CFD) No. 1 (Public Facilities), and approving the Fiscal Agent Agreement, Bond Purchase Agreement, Acquisition Agreement, and Preliminary Official Statement. The Series 2025 Bonds are being issued at the developer's request in an amount not to exceed \$18,000,000. Special taxes levied within the Creekview Phase 5 Community Facilities District (CFD) No. 1 will be paid by property owners and will be sufficient to cover debt service, CFD administration, and any authorized pay-as-you-go facilities, as well as to provide future funding for maintenance and replacement of constructed facilities. Issuance of these bonds will have no impact on 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. 25-347 authorizing the issuance of special tax bonds for and on behalf of the City of Roseville Creekview Phase 5 Community Facilities District No. 1 (public facilities), approving and directing the execution of a fiscal agent agreement, bond purchase agreement and acquisition 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 Alvord, seconded by Councilmember Houdesheldt, to adopt Resolution No. 25-347 authorizing the issuance of special tax bonds for and on behalf of the City of Roseville Creekview Phase 5 Community Facilities District No. 1 (public facilities), approving and directing the execution of a fiscal agent agreement, bond purchase agreement and acquisition 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.

20. Campaign Contribution Limitation and the Levine Act - Roseville Municipal Code Amendments (CITY ATTORNEY DEPARTMENT)

Summary: Staff recommends that the City Council introduce for first reading an ordinance to amend Section 2.60.065 of Chapter 2.60 of Title 2 of the Roseville Municipal Code (RMC), to remove the odd-year CPI-based adjustment language and align with the current Levine Act limitation amount (\$500). Senate Bill (SB) 1439 (2022), as amended by SB 1243 (2024) and SB 1181 (2024), expanded the coverage of the Levine Act to apply to local officials. The Levine Act functions as a campaign contribution limit and conflict of interest scheme to prevent “pay-to-play” practices by limiting the use of campaign contributions as a way to influence the outcome of certain discretionary approvals that may come before agency officials. The proposed RMC amendments are intended to help ensure compliance and prevent violations, make the limitation amount more transparent for candidates, officials, and the community, and align more closely with current law and regulations.

CONTACT: Jonathan Levy 916-774-5325 jlevy@roseville.ca.us

The City Council will consider the recommendation to:

a. Introduce, for first reading, an ordinance to amend Section 2.60.065 of Chapter 2.60 of Title 2 of the Roseville Municipal Code, to remove the odd-year CPI-based adjustment language and make other Levine Act-related conforming amendments.

Senior Deputy City Attorney Jonathan Levy made the presentation to the City Council.

No public comment received.

Motion by Councilmember Mendonsa, seconded by Councilmember Roccucci, to introduce for first reading an Ordinance to amend Section 2.60.065 of Chapter 2.60 of Title 2 of the Roseville Municipal Code to remove the odd-year CPI-based adjustment language and make other Levine Act-related conforming amendments. The motion passed.

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

IX. 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.

21. Prohousing Designation Application Renewal (DEVELOPMENT SERVICES - PLANNING)

Summary: Staff recommends Council authorize staff to apply for renewal to participate in the California Department of Housing and Community Development (HCD) Prohousing Designation Program. Jurisdictions must complete an application and provide documentation of their policies, publish the application for a 30-day public review period, hold an informational workshop, publish any revisions, and adopt a Resolution prior to submitting the complete application to HCD. The City's draft application was published for a 30-day review period which closed on September 29, 2025. The project has no negative impacts on the City's General Fund and renewal of the City's Prohousing designation makes the City eligible to receive various grant funding sources.

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

The City Council will consider the recommendation to:

- a. Adopt Resolution No. 25-346 authorizing an application and participation in the Prohousing Designation Program, and authorizing the City Manager to execute it on behalf of the City of Roseville.

Mayor Bernasconi opened the public hearing at 6:36 p.m.

Planning Manager Greg Bitter introduced Senior Planner Lauren Hocker.

Senior Planner Lauren Hocker made the presentation to the City Council.

No public comment received.

Mayor Bernasconi closed the public hearing at 6:42 p.m.

Motion by Councilmember Houdesheldt, seconded by Councilmember Roccucci, to adopt Resolution No. 25-346 authorizing an application and participation in the Prohousing Designation Program, 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.

X. PUBLIC COMMENTS

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

No public comment received.

XI. STAFF/COUNCIL REPORTS

Placer County Air Pollution Control District Meeting - Vice Mayor Alvord reported on attendance.

Councilmember Roccucci reported on various community events.

Economic Development Advisory Committee - Councilmember Mendonsa reported on attendance.

Councilmember Houdesheldt reported on various community events.

Greater Sacramento Economic Council Event - Mayor Bernasconi reported on attendance.

Mayor Bernasconi reported on various community events.

XII. ADJOURNMENT

Mayor Bernasconi adjourned the meeting at 6:54 p.m.