



## **MINUTES**

June 1, 2022

CITY COUNCIL  
6:00 p.m.  
Council Chambers  
311 Vernon Street  
Roseville, California  
[www.roseville.ca.us](http://www.roseville.ca.us)

The meeting may be viewed on Comcast channel 14, Consolidated Communications channel 73, and AT&T U-Verse. City Council meetings are also video streamed live on the City's website at [roseville.ca.us/watch](http://roseville.ca.us/watch) and [roseville.ca.us/agenda](http://roseville.ca.us/agenda), and the City's YouTube channel at [youtube.com/CityofRosevilleCa](http://youtube.com/CityofRosevilleCa).

If you need a disability-related modification or accommodation to participate in this meeting, please contact Voice: 916-774-5200, TDD: 916-774-5220. Requests must be made as early as possible.

### **1. CALL TO ORDER**

Mayor Bernasconi called the meeting to order at 6:00 p.m.

### **2. ROLL CALL**

Vice Mayor Bruce Houdesheldt, Councilmember Scott Alvord, Councilmember Pauline Roccucci, Councilmember Tracy Mendonsa, Mayor Krista Bernasconi.

### **3. PLEDGE OF ALLEGIANCE**

Vice Mayor Houdesheldt led the Pledge of Allegiance.

### **4. MEETING PROCEDURES**

Assistant City Clerk Helen Dreyer announced the meeting procedures.

### **5. PRESENTATIONS**

#### **5.1. Update on South County Transportation Sales Tax Measure**

Presentation by Mike Luken, Executive Director of Placer County Transportation Planning Agency, on the need, status, and outreach planned for a potential 2024 South County Transportation Sales Tax Measure and how it could impact the City. Discussion of other approaches to funding transportation infrastructure in Roseville.

CONTACT: Jason Shykowski 916-774-5331 jshykowski@roseville.ca.us

Executive Director for Placer County Transportation Planning Agency Mike Luken made the presentation to the City Council

Tom Garabedian with Placer County Tomorrow - Spoke on the presentation.

## **6. PUBLIC COMMENTS**

No public comment received.

## **7. CONSENT CALENDAR**

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|--------------------------------------|
| <b>BEGINNING OF CONSENT CALENDAR</b> |
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No public comment received.

Motion by Tracy Mendonsa, seconded by Pauline Roccucci, to remove Item 7.13 from the Consent Calendar to be discussed separately, and approve the remaining items as recommended. The Motion Passed.

Roll call vote: Ayes: Alvord, Bernasconi, Houdesheldt, Mendonsa, Roccucci

## **Bids / Purchases / Services**

### **7.1. NC-57 Dog Park Improvements Project - Approval of Plans and Specifications, and Authorization to Call for Bids**

Memo from Park Development Project Manager Ken Peterson and Parks, Recreation & Libraries Director Jill Geller recommending the City Council approve the plans and specifications for the NC-57 Dog Park Improvements Project and authorization to call for bids. The NC-57 Dog Park is an existing 0.5-acre dog park site located at 1280 Antelope Creek Drive, in East Roseville. The first phase of work to construct the NC-57 Dog Park was completed in 2016. Dog park amenities planned include a doubled fences and gated entry area, ADA accessible pathway, drinking fountain, dog wash station, a seating bench and planting of various native trees using high efficiency irrigation methods. The architect's estimate for project construction is \$145,000. Funding for the project is provided through the North Central Neighborhood Park Fund and was approved in the FY2014-15 budget in the NC 57 Neighborhood Park CIP. Maintenance of the park is funded from the General Fund and is expected to be minimal.

CC #: 2103

File #: 0704-01

CONTACT: Ken Peterson 916-774-1233 kjpeterson@roseville.ca.us

7.2. Vehicle Purchase – Sole Source Purchase Order

Memo from Fleet Manager Brian Craighead and Public Works Director Jason Shykowski recommending the City Council adopt RESOLUTION NO. 22-187 APPROVING A SOLE SOURCE PURCHASE ORDER FOR A Lenco BEARCAT G2 TACTICAL RESPONSE VEHICLE. Staff requests Council approve a sole source purchase order to Lenco Industries, Inc. for one Lenco BearCat G2 tactical response vehicle in the amount of \$344,348. Lenco does not collect California sales tax so the City will pay \$25,563 directly to the California Department of Tax and Fee Administration for a total purchase price of \$369,911. Funding for this vehicle is included in the FY2021-22 Fleet Replacement budget.

CC #: 2107

File #: 0203-01

CONTACT: Brian Craighead 916-774-5731 bcraighead@roseville.ca.us

7.3. Warehouse Construction – Contract Purchase Agreement

Memo from Preventative Maintenance Coordinator Blaine Wiegel and Environmental Utilities Director Richard Plecker recommending the City Council adopt RESOLUTION NO. 22-190 APPROVING A CONTRACT PURCHASE AGREEMENT, BY AND BETWEEN THE CITY OF ROSEVILLE AND CARTER-KELLY INCORPORATED, AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE (3002216). Staff requests Council approve a contract purchase agreement with Carter-Kelly Incorporated to provide construction, engineering, and project management services for the construction of an 1,800 square foot parts warehouse for the Wastewater Collections Division located at 1800 Booth Road in the amount of \$301,460 with a ten percent, or \$30,146, contingency for increasing costs of construction materials. Funding will be provided from the Environmental Utilities Department's approved Wastewater Collections Warehouse Project budget.

CC #: 2106

File #: 0800-02

CONTACT: Blaine Wiegel 916-746-1833 bwiegel@roseville.ca.us

7.4. Cirby Creek Bank Stabilization Project - Approval of Plans and Specifications and Authorization to Call for Bids

Memo from Assistant Engineer Joe Arino and Public Works Director Jason Shykowski recommending the City Council approve the plans and specifications for the Cirby Creek Bank Stabilization Project and authorizing staff to call for bids. The scope of this project consists of reconstructing an existing failed drainage outfall to City standards and stabilizing the eroding bank of Cirby Creek at the outfall, located at the rear portion of two residential properties on the south side of Juanita Way. The engineer's estimate for this project is approximately \$170,000 and the project will be funded by Highway User Tax Funds. No General Fund resources will be used for the project.

CC #: 2093

File #: 0900-04

CONTACT: Joe Arino 916-774-5460 jarino@roseville.ca.us

7.5. Computers and Technology Equipment - Purchase Orders

Memo from Client Service Supervisor Traci Bringgold and Chief Information Officer Hong Sae recommending the City Council approve purchase orders with CDW Technologies LLC for computers, technology equipment and software using Sourcewell CDW-G Technology Catalog Solutions #08149-CDW and Omnia Contract R210401 for Region 4 Education Service Center. The total estimated cost for FY2022-23 is \$750,000 and funding is included in the proposed FY2022-23 Information Technology Department budget and other departmental budgets.

CC #: 2094

File #: 0203-06

CONTACT: Traci Bringgold 916-774-5159 tbringgold@roseville.ca.us

7.6. Aqueous Ammonia (BACC 03-2021) - Contract Purchase Agreement

Memo from Buyer Becky Philipp and Assistant City Manager/Chief Financial Officer Dennis Kauffman recommending the City Council adopt RESOLUTION NO. 22-182 APPROVING A CONTRACT PURCHASE AGREEMENT, BY AND BETWEEN THE CITY OF ROSEVILLE AND HILL BROTHERS CHEMICAL COMPANY, AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE (3001862). Staff requests Council approve the renewal of a contract purchase agreement with Hill Brothers Chemical Company as the lowest responsive bidder for Bay Area Chemical Consortium Bid No. 03-2021 for the supply and delivery of Aqueous Ammonia for the Roseville Energy Park. The annual cost is \$200,000. Funding is included in the Electric Department's proposed FY2022-23 Electric Fund budget.

CC #: 2092

File #: 0203-03

CONTACT: Becky Philipp 916-774-5724 bphilipp@roseville.ca.us

7.7. Ferric Chloride (BACC 06-2022) – Contract Purchase Agreement

Memo from Buyer Becky Philipp and Assistant City Manager/Chief Financial Officer Dennis Kauffman recommending the City Council adopt RESOLUTION NO. 22-185 APPROVING A CONTRACT PURCHASE AGREEMENT, BY AND BETWEEN THE CITY OF ROSEVILLE AND KEMIRA WATER SOLUTIONS, AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE (3001884). Staff requests Council approve a contract purchase agreement with Kemira Water Solutions, Inc. as the lowest responsive bidder for Bay Area Chemical Consortium Bid No. 06-2022 for the supply and delivery of Ferric Chloride for the Dry Creek Wastewater Treatment Plant. The annual cost is \$124,800. Funding is included in the Environmental Utilities Department's proposed FY2022-23 Budget. The bid allowed for three

optional renewal years at one-year intervals. Staff requests authorization to continue utilizing the remaining optional renewal years of the bid contract without further Council approvals until the contract expires or until City staff determines that continuing with the same vendor is not in the City's best interest.

CC #: 2097

File #: 0203-03

CONTACT: Becky Philipp 916-774-5724 bphilipp@roseville.ca.us

## **Resolutions**

### **7.8. Creekview Community Facilities District No. 1 - Improvement Area No. 2 Annexation - Resolution of Intention to Annex Territory**

Memo from Management Analyst Jeannine Thrash and Assistant City Manager/Chief Financial Officer Dennis Kauffman recommending the City Council adopt RESOLUTION NO. 22-186 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ROSEVILLE OF INTENTION TO ANNEX TERRITORY TO CREEKVIEW COMMUNITY FACILITIES DISTRICT NO. 1 (PUBLIC FACILITIES) AND TO AUTHORIZE THE LEVY OF SPECIAL TAXES THEREIN. At the developer's request, an area being designated "Improvement Area No. 2" is being annexed into the Community Facilities District (CFD), leaving the remaining areas for possible future annexations. Improvement Area No. 2 includes Phase 3 and 4 of the Project and includes a total of 729 residential lots. The Phase 5 annexation is not yet determined and could annex into Improvement Area No. 2, or be its own improvement area in the future. The CFD generates special taxes that will be paid by the property owners sufficient to pay the costs of the debt service, CFD administration, and any authorized pay-as-you-go facilities, as well as provide funding in the future for maintenance/replacement of constructed facilities. The annexation will not impact the City's General Fund.

CC #: 2101

File #: 0206-03-01 & 0400-09-01

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

Dennis Kauffman 916-774-5313 dkauffman@roseville.ca.us

### **7.9. Sanitary Survey Update of the American River Watershed Area – Memorandum of Understanding**

Memo from Water Treatment Plant Chief Operator Stephen Peterson and Environmental Utilities Director Richard Plecker recommending the City Council adopt RESOLUTION NO. 22-183 APPROVING A MEMORANDUM OF UNDERSTANDING, BY AND BETWEEN THE CARMICHAEL WATER DISTRICT, THE CITY OF FOLSOM, THE CITY OF SACRAMENTO, EAST BAY MUNICIPAL UTILITY DISTRICT, EL DORADO IRRIGATION DISTRICT, FOLSOM STATE PRISON, GEORGETOWN DIVIDE PUBLIC UTILITY DISTRICT, GOLDEN STATE WATER COMPANY, PLACER COUNTY WATER AGENCY, SACRAMENTO COUNTY WATER AGENCY, SAN JUAN WATER DISTRICT AND THE CITY OF ROSEVILLE, AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE. Staff requests Council approve a Memorandum of

Understanding regarding contracting and apportionment of costs for a sanitary survey update of the American River Watershed area and related activities. The City of Roseville, City of Sacramento, Carmichael Water District, City of Folsom, East Bay Municipal Utility District, El Dorado Irrigation District, Folsom State Prison, Georgetown Divide Public Utility District, Golden State Water Company, Placer County Water Agency, Sacramento County Water Agency, and San Juan Water District are party to this collaborative agreement. The total cost for this update will not exceed \$250,200, with the City's allocated share being \$21,610. Roseville's share will be paid from the existing budget within the Water Utility, from the Water Treatment and Storage cost center budget funded from the Water Operations Fund which generates revenue from water utility sales.

CC #: 2095

File #: 0800-02

CONTACT: Stephen Peterson 916-746-1996 [speterson@roseville.ca.us](mailto:speterson@roseville.ca.us)

#### 7.10. Sierra Vista Specific Plan, Baseline Road Segment 4 - Reimbursement Agreement

Memo from Principal Engineer Matthew Todd and Development Services Director Mike Isom recommending the City Council adopt RESOLUTION NO. 22-188 APPROVING A CITY/DEVELOPER REIMBURSEMENT AGREEMENT, BY AND BETWEEN THE CITY OF ROSEVILLE AND ANTHEM UNITED TORRENTE HOMES LIMITED PARTNERSHIP, AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE. Staff requests Council approval of a reimbursement agreement with Anthem United Torrente Homes Limited Partnership in the amount of \$2,076,545.38 for roadway improvements along Baseline Road, including signalized intersection improvements at Market Street, within the Sierra Vista Specific Plan that are beyond the developer's obligations. The funding sources are the City/County Traffic Mitigation Fund and the Sierra Vista Set-Aside in the City's Traffic Mitigation Fund, resulting in no impact to the City General Fund.

CC #: 2104

File #: 0400-04-12-1

CONTACT: Matthew Todd 916-774-5562 [mtodd@roseville.ca.us](mailto:mtodd@roseville.ca.us)

#### 7.11. Bus Transport Services - Agreement Amendment

Memo from Parks, Recreation & Libraries Manager Jeff Nereson and Parks, Recreation & Libraries Director Jill Geller recommending the City Council adopt RESOLUTION NO. 22-184 APPROVING THE FOURTH AMENDMENT TO AGREEMENT BETWEEN THE CITY OF ROSEVILLE AND ROSEVILLE JOINT UNION HIGH SCHOOL DISTRICT, AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE. Staff requests Council approve an Agreement between the City and Roseville Joint Union High School District regarding District Bus Transport Services. These bus transport services are for off-site Parks, Recreation & Libraries (PRL) program field trips, adding value to PRL Adventure Camp, Camp Roseville, Teen Scene and summer SPARKS programs. The costs for bus transport services are based on per hour and per mile rates, plus a 10% administrative fee. The cost for bus

services are included in the approved FY2021-22 Parks, Recreation & Libraries budget and the proposed FY2022-23 budget, and will be included in future fiscal year budgets, and are fully offset by program revenues.

CC #: 2096

File #: 0704

CONTACT: Jeff Nereson 916-774-5974 jnereson@roseville.ca.us

### **Ordinances (for introduction and adoption - appropriation/urgency measures)**

#### **7.12.Sun City - Phase 2A Resurfacing Project - Road Maintenance and Rehabilitation Account Project Identification & Budget Adjustment**

Memo from Assistant Engineer Gursewak Singh and Public Works Director Jason Shykowski recommending the City Council adopt RESOLUTION NO. 22-189 ADOPTING THE SUN CITY PHASE 2A RESURFACING PROJECT FUNDED BY SENATE BILL 1: THE ROAD REPAIR AND ACCOUNTABILITY ACT OF 2017; and adopt ORDINANCE NO. 6499 AUTHORIZING CERTAIN AMENDMENTS TO THE FISCAL YEAR 2021-22 BUDGET AND DECLARING THIS ORDINANCE TO BE IMMEDIATELY EFFECTIVE AS AN APPROPRIATION MEASURE. Staff requests Council adopt a resolution, as required by Senate Bill 1, identifying the Sun City Phase 2A Resurfacing Project for use of the City's 2023 funding allotment from the Road Maintenance and Rehab Account (RMRA). Staff requests Council approve a budget adjustment in the amount of \$2,900,000 from the RMRA Fund, and Highway Users Tax Fund. The requested budget adjustment will establish the budget for staff time, construction management, and the construction contract for the residential resurfacing within Phase 2A of the Sun City Residential Neighborhood. In addition, this item identifies the City's 2022 Residential Resurfacing Project for use of the 2022-2023 RMRA funding allotment. This project has no fiscal impact on the General Fund.

CC #: 2105

File #: 0900-04-01 & 0201-01

CONTACT: Gursewak Singh 916-746-1305 gsingh2@roseville.ca.us

#### **7.13.Senate Bill 1383 - Roseville Municipal Code Amendments**

Memo from Environmental Utilities Compliance Administrator Michelle White and Environmental Utilities Director Richard Plecker recommending the City Council adopt ORDINANCE NO. 6501 ORDINANCE OF THE COUNCIL OF THE CITY OF ROSEVILLE REPEALING AND REPLACING CHAPTER 9.12 OF TITLE 9 OF THE ROSEVILLE MUNICIPAL CODE REGARDING GARBAGE AND WASTE COLLECTION AND AMENDING CHAPTER 9.17 OF TITLE 9 OF THE ROSEVILLE MUNICIPAL CODE REGARDING REFUSE HAULING AND RECYCLING, AND DECLARING THIS ORDINANCE TO BE EFFECTIVE JUNE 1, 2022 AS AN URGENCY ORDINANCE. Staff requests Council approve the municipal code edits which are intended to comply with the new organic waste diversion requirements set forth in SB 1383 and redefine the terms "Garbage" and "Organic Waste" with a goal of reducing organic materials delivered to landfills. These proposed municipal code edits reflect the City's current waste collection practice of using a two-container collection service and do not impose new systems or

procedures for customers or the City as it relates to regular waste collection. If the City transitions in the future to a different container system (e.g. a three-container residential system), the City Council would be presented with further proposed amendments to the Roseville Municipal Code, as necessary, to remain in compliance with SB 1383. The proposed municipal code updates will have ongoing fiscal impacts on the Environmental Utilities Waste Services Operation Fund in waste tipping and processing fees.

CC #: 2110

File #: 0800-02

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

Item removed from the Consent Calendar by Vice Mayor Houdesheldt for clarification.

Assistant Environmental Utilities Director, Devin Whittington, made the presentation to the City Council.

No public comment received.

Motion by Bruce Houdesheldt, seconded by Pauline Roccucci, to adopt ORDINANCE NO. 6501 OF THE COUNCIL OF THE CITY OF ROSEVILLE REPEALING AND REPACING CHAPTER 9.12 OF TITLE 9 OF ROSEVILLE MUNICIPAL CODE REGARDING GARBAGE AND WASTE COLLECTION AND AMENDING CHAPTER 9.17 OF TITLE 9 OF THE ROSEVILLE MUNICIPAL CODE REGARDING REFUSE HAULING AND RECYCLING, AND DECLARING THIS ORDINANCE TO BE EFFECTIVE JUNE 1, 2022 AS AN URGENCY ORDINANCE. The Motion Passed.

Roll call vote: Ayes: Alvord, Bernasconi, Houdesheldt, Mendonsa, Roccucci

### **Ordinances (for second reading and adoption)**

#### **7.14. Second Reading - Municipal Code Amendments - Water Utility**

ORDINANCE NO. 6500 OF THE COUNCIL OF THE CITY OF ROSEVILLE AMENDING SECTIONS 14.08.020 AND 14.08.060 OF CHAPTER 14.08 OF TITLE 14 OF THE ROSEVILLE MUNICIPAL CODE REGARDING WATER, AMENDING SECTIONS 14.09.030, 14.09.050, 14.09.060, 14.09.070, 14.09.080, 14.09.090, 14.09.100, 14.09.110 AND 14.09.120 OF CHAPTER 14.09 OF TITLE 14 OF THE ROSEVILLE MUNICIPAL CODE REGARDING WATER CONSERVATION, AMENDING SECTIONS 14.10.020, 14.10.030, 14.10.040, 14.10.060, 14.10.080, AND 14.10.110 OF CHAPTER 14.10 OF TITLE 14 OF THE ROSEVILLE MUNICIPAL CODE REGARDING BACKFLOW PREVENTION INSPECTION AND CROSS-CONNECTION CONTROL, AND AMENDING SECTION 14.11.040 OF CHAPTER 14.11 OF TITLE 14 OF THE ROSEVILLE MUNICIPAL CODE REGARDING WELL WATER, for second reading and adoption.

CC #: 2109

File #: 0800-02

CONTACT: Sean Bigley 916-774-5513 sbigley@roseville.ca.us

## **Reports / Requests**

### **7.15.Out-of-State Travel - Parks, Recreation & Libraries Department**

Memo from Parks, Recreation & Libraries Manager Julie Sparkes and Parks, Recreation & Libraries Director Jill Geller recommending the City Council approve out-of-state travel in July to Johnson County, Kansas for five Parks, Recreation & Libraries staff to visit several successful multi-sport field complexes and universally accessible playgrounds, in preparation for the construction of the Roseville Sports Complex and accessible playground. Travel and lodging is estimated at \$1,500 per person for a total cost of \$7,500. There are sufficient funds in the Parks, Recreation & Libraries budget in the General Fund to cover the expenditure. No additional funds are being requested.

CC #: 2099

File #: 0600-02

CONTACT: Julie Sparkes 916-774-5244 jsparkes@roseville.ca.us

### **7.16.HOUSING AUTHORITY/CITY COUNCIL - Quarterly Status Update**

Memo from Housing Supervisor Suzi Cook-Turner and Economic Development Director Melissa Anguiano recommending the City Council receive a quarterly report on the Housing Authority's Housing Choice Voucher Program. This report is for informational purposes only and has no impact on the City's General Fund.

CC #: 2098

File #: 0709-02-01

CONTACT: Suzi Cook-Turner 916-774-5414 smcook-turner@roseville.ca.us  
Trisha Isom 916-746-1239 tisom@roseville.ca.us

## **Ceremonial Documents**

### **7.17.Resolution - Rosalinda Parra**

Commend Rosalinda Parra for her 18 years of outstanding service and dedication to the City of Roseville, congratulate her for her many accomplishments, and wish her a long, healthy, and enjoyable retirement.

CC #: 2100

File #: 0102-10

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

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| <b>END OF CONSENT CALENDAR</b> |
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## **8. PUBLIC HEARING**

### **8.1. Sierra Vista Specific Plan JMC Tentative Map #4 - General Plan Amendment,**

### Specific Plan Amendment, Rezone, and Development Agreement Amendments

Memo from Associate Planner Shelby Maples and Development Services Director Mike Isom recommending the City Council consider the Addendum to the Sierra Vista Specific Plan Environmental Impact Report; adopt RESOLUTION NO. 22-191 AMENDING THE GENERAL PLAN TO CHANGE THE LAND USE DESIGNATIONS ON CERTAIN REAL PROPERTY IN THE CITY OF ROSEVILLE; adopt RESOLUTION NO. 22-192 AMENDING THE SIERRA VISTA SPECIFIC PLAN; introduce for first reading an ORDINANCE OF THE CITY COUNCIL OF ROSEVILLE AMENDING ZONING ORDINANCE NO. 5428 OF THE CITY OF ROSEVILLE CHANGING THE ZONING OF CERTAIN REAL PROPERTY LOCATED WITHIN THE CITY OF ROSEVILLE; consider the five (5) findings of fact and introduce for first reading an ORDINANCE ADOPTING THE SECOND AMENDMENT OF THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF ROSEVILLE AND SV218, LLC, RELATIVE TO THE SIERRA VISTA SPECIFIC PLAN AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE; consider the five (5) findings of fact and introduce for first reading an ORDINANCE ADOPTING THE SECOND AMENDMENT OF THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF ROSEVILLE AND MOURIER INVESTMENTS, LLC, RELATIVE TO THE SIERRA VISTA SPECIFIC PLAN AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE; and consider the five (5) findings of fact and introduce for first reading an ORDINANCE ADOPTING THE SIXTH AMENDMENT OF THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF ROSEVILLE AND SVC2, LLC, RELATIVE TO THE SIERRA VISTA SPECIFIC PLAN AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE. The proposed project will facilitate the development of 516 single-family residential lots within the Sierra Vista Specific Plan (SVSP) for a project known as JMC Tentative Map #4. The project proposes adjustments to large lot parcels within the SVSP; however, no changes will be made to the overall unit count. The project includes a General Plan Amendment to: move Parcel CO-21, which has the effect of changing 7.8 acres of Medium Density Residential (MDR) to Low Density Residential (LDR); change Parcel CO-22 from 4.8 acres of MDR to 4.81 acres of LDR; change Parcel FD-7 from 8.97 acres of LDR to 8.34 acres of MDR; separate High Density Residential (HDR) Parcel FD-32 (8.9 acres) into HDR Parcels FD-32A (3.81 acres) and FD-32B (4.23 acres) and reduce the HDR acreage by 0.86 acres; and increase Community Commercial (CC) Parcel FD-41 from 5.71 acres to 6.24 acres. This will result in a net decrease of 27.3 acres of LDR land use and a net increase of 27.3 acres of MDR land use, a net decrease of 0.86 acres of HDR, and a net increase of 0.53 acres of CC within the SVSP. The project also includes a Specific Plan Amendment to reflect the General Plan land use changes, remove the Mixed-Use overlay from Parcel FD-41, reallocate the affordable unit allocation of 34 middle-income purchase units from CO-20 and four (4) middle-income purchase units on DF-20 to new Parcel FD-32B, and to transfer units among several large lot parcels within the SVSP. A Rezone is requested to align zoning designations with the revised parcels and land use designations. The project also includes Amendments to three (3) Development Agreements, including the Sixth Amendment to the Federico Development Agreement, Second Amendment to the

Mourier Investments LLC Development Agreement, and the Second Amendment of the DF Properties Development Agreement to reflect the project changes and reallocation of affordable units. The project is not anticipated to result in negative impacts to the City's General Fund.  
CC #: 2108

File #: 0400-04-12-2 & 0400-03 & 0400-04

CONTACT: Shelby Maples 916-746-1347 smaples@roseville.ca.us

Mayor Bernasconi opened the public hearing

Planning Manager Greg Bitter introduced Associate Planner Shelby Maples.

Associate Planner Shelby Maples made the presentation to the City Council.

Chad Roberts, On behalf of the applicant - Spoke in support of the item.

Mayor Bernasconi closed the public hearing.

Motion by Scott Alvord, seconded by Bruce Houdesheldt, to approve the Addendum to the Sierra Vista Specific Plan Environmental Impact Report; adopt RESOLUTION NO. 22-191 AMENDING THE GENERAL PLAN TO CHANGE THE LAND USE DESIGNATIONS ON CERTAIN REAL PROPERTY IN THE CITY OF ROSEVILLE; adopt RESOLUTION NO. 22-192 AMENDING THE SIERRA VISTA SPECIFIC PLAN; introduce for first reading an ORDINANCE OF THE CITY COUNCIL OF ROSEVILLE AMENDING ZONING ORDINANCE NO. 5428 OF THE CITY OF ROSEVILLE CHANGING THE ZONING OF CERTAIN REAL PROPERTY LOCATED WITHIN THE CITY OF ROSEVILLE; consider the five(5) findings of fact and introduce for first reading an ORDINANCE ADOPTING THE SECOND AMENDMENT OF THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF ROSEVILLE AND SV218, LLC, RELATIVE TO THE SIERRA VISTA SPECIFIC PLAN AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE; consider the five(5) finding of fact and introduce for first reading and ORDINANCE ADOPTING THE SECOND AMENDMENT OF THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF ROSEVILLE AND MOURIER INVESTMENTS, LLC, RELATIVE TO THE SIERRA VISTA SPECIFIC PLAN AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE; and consider the five(5) findings of fact and introduce for first reading an ORDINANCE ADOPTING THE SIXTH AMENDMENT OF THE DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF ROSEVILLE AND SVC2, LLC, RELATIVE TO THE SIERRA VISTA SPECIFIC PLAN AND AUTHORIZING THE CITY MANAGER TO EXECUTE IT ON BEHALF OF THE CITY OF ROSEVILLE..  
The Motion Passed.

Roll call vote: Ayes: Alvord, Bernasconi, Houdesheldt, Mendonsa, Roccucci

## **9. REPORTS / PUBLIC COMMENTS**

No additional public comment received.

**Memorial Day Service at the Roseville Cemetery** - Councilmember Roccucci reported on attending the ceremony.

**Northern California Power Agency Meeting** - Councilmember Roccucci spoke on attending meeting at City of Healdsburg and on solar panels at the City's wastewater treatment plant.

**Maintenance of Weeds and Lawn** - Councilmember Roccucci encouraged residents to keep yards trimmed to help prevent fires.

**New Roseville Business, Lush Balloons** - Councilmember Mendonsa spoke on attendance at the Roseville Area Chamber of Commerce's ribbon-cutting ceremony.

**Dinner in the Orchard** - Vice Mayor Houdesheldt announced tickets were still available for the June 3, 2022 Placer Breast Cancer Foundation fundraiser.

**Roseville Police Department Promotion Ceremony** - Vice Mayor Houdesheldt announced the event to take place on June 8.

**Placer County Economic Development Board** - Councilmember Alvord spoke on meeting the new Director, Gloria Stearns.

**Placer Pride Event in Royer Park** - Councilmember Alvord spoke on attendance.

**Teachers Who Make a Difference Event** - Councilmember Alvord spoke on attendance.

**Budget Workshop** - Mayor Bernasconi announced the budget is to be voted on at the June 16, 2022 City Council meeting and the public is welcome to attend and make comments.

## **10. ADJOURNMENT**

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