

**AGENDA FOR A REGULAR MEETING OF THE CITY COUNCIL OF THE  
CITY OF WINTERS SCHEDULED FOR TUESDAY,  
MARCH 21, 2006, AT 7:30 P.M.**

**CALL MEETING TO ORDER**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**RECOGNIZE AUDIENCE/CORRESPONDENCE:**

*At this time members of the public may address the Council on items not listed on the agenda and within the jurisdiction of the Council. No formal action may be taken on items not listed on the agenda. Presentations may be limited or continued, depending on the time available.*

**MODIFICATION OF AGENDA:**

**PRESENTATION:**

- Swear In Reserve Officer – Don Shelton
- 2005 Officer of the Year – Scott Leach
- 2004 Officer of the Year – Jose Ramirez

**CONSENT ITEMS:**

- A. Minutes of the Regular Meeting of the City Council of the City of Winters held March 7, 2006
- B. Proclamation recognizing March 19-25, 2006, as “National Agriculture Week”.
- C. Winters Youth Day Parade Route and Street Closure
- D. Contract with Larry Walker & Assoc. – Update 1996 Waste Water Treatment Facility Master Plan

**DISCUSSION ITEMS:**

1. **STAFF IS RECOMMENDING THAT THIS ITEM BE CONTINUED TO THE APRIL 4, 2006 COUNCIL MEETING.** Continued public hearing and consideration of Winters Highlands Tentative Subdivision Map. The project is a proposed residential subdivision of 102.6 acres to create 413 single-family lots (including 36 “duplex” lots) on 49.49 acres, a 2.01 acre multifamily lot on which 30 apartments will be developed, a 10.63 acre park site (plus a proposed 10,000 square foot well site), and a 7.43 acre wetlands/open space area, an exchange parcel of 0.04 acres to the Callahan property to the south; and 32.81 acres in public roads.

The project site is located north of Grant Avenue along Moody Slough Road (County Road 33) in the northwestern portion of the City of Winters. The project site totals 102.6 acres comprised of APNs 030-220-17 (48.1 acres), 030-220-19 (21.0 acres), and 030-220-33 (33.5 acres) located south of Moody Slough Road, east of the westerly City limits, and north of the existing Dry Creek subdivision.

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The following approvals are needed from the City: 1) CEQA clearance; 2) Exclusion from the West Central Master Plan; 3) Approval of the Winters Highlands Development Agreement; 4) Approval of various General Plan Amendments; 5) Approval of various Re-zonings; 6) Approval of the Tentative Subdivision Map; 7) Approval of a Lot Line Adjustment; 8) Amendment of the Rancho Arroyo Storm Drain District Master Plan; 9) Amendment of the Circulation Master Plan; and 10) Amendment of the Bikeway System Master Plan.

2. Introduction of Grant Avenue Access Study.

\*\*\*\*\*COMMUNITY DEVELOPMENT AGENCY\*\*\*\*\*

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**CITY MANAGER REPORT**

**COUNCIL/STAFF COMMENTS**

**INFORMATION ONLY**

1. February 2006 Treasurer Report
2. February 2006 Investment Report

***Consideration of items not listed on the agenda:***

***Items in the following categories; pursuant to Government Code***

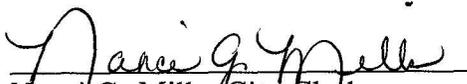
1. ***Majority determination that an emergency (as defined by the Brown Act) exists; or***
2. ***A 4/5<sup>th</sup> determination that the need to take action arose subsequent to the posting of the agenda***

**EXECUTIVE SESSION:**

**ADJOURNMENT:**

I declare under the penalty of perjury that the foregoing agenda for the March 21, 2006 meeting of the City Council of the City of Winters was posted March 17, 2006, in the office of the City Clerk, 318 First Street, Winters, CA and was available to the public during normal business hours.

**ATTEST:**

  
Nanci G. Mills, City Clerk