



Winters City Council Meeting  
City Council Chambers  
318 First Street  
Tuesday, September 2, 2008  
7:30 p.m.  
**AGENDA**

*Members of the City Council*

*Michael Martin, Mayor  
Woody Fridae, Mayor Pro Tempore  
Harold Anderson  
Cecilia Aguilar-Curry  
Tom Stone*

*John W. Donlevy, Jr., City Manager  
John Wallace, City Attorney  
Nanci Mills, City Clerk*

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PLEASE NOTE – The numerical order of items on this agenda is for convenience of reference. Items may be taken out of order upon request of the Mayor or Councilmembers. Public comments time may be limited and speakers will be asked to state their name.

Roll Call

Pledge of Allegiance

Approval of Agenda

**PUBLIC COMMENTS**

At this time, any member of the public may address the City Council on matters, which are not listed on this agenda. Citizens should reserve their comments for matter listed on this agenda at the time the item is considered by the Council. An exception is made for members of the public for whom it would create a hardship to stay until their item is heard. Those individuals may address the item after the public has spoken on issues that are not listed on the agenda. Presentations may be limited to accommodate all speakers within the time available. Public comments may also be continued to later in the meeting should the time allotted for public comment expire.

**CONSENT CALENDAR**

All matters listed under the consent calendar are considered routine and non-controversial, require no discussion and are expected to have unanimous Council support and may be enacted by the City Council in one motion in the form listed below. There will be no separate discussion of these items. However, before the City Council votes on the motion to adopt, members of the City Council, staff, or the public may request that specific items be removed from

the Consent Calendar for separate discussion and action. Items(s) removed will be discussed later in the meeting as time permits.

- A. Minutes of a Regular Meeting of the Winters City Council Held on Tuesday, August 19, 2008 meeting of the Winters City Council (pp 1-4)
- B. Request for street closure on East Main Street between Railroad Avenue and Elliott Street for Festival de la Comunidad/Community Festival on Sunday, Sept. 28, from 1-8 p.m. (pp 5-7)
- C. Update of bid offering for slurry seal coating of City streets (pp 8-11)
- D. RESOLUTION 2008-41, A Resolution of the City Council of the City of Winters establishing Environmentally Preferable Purchasing and Practices for the City of Winters (pp 12-14)

### PRESENTATIONS

Proclamation in Commemoration of UC Davis' 100 Year Centennial  
(pp 15)

### DISCUSSION ITEMS

- 1. Hold a Public Hearing to consider final action on the Proposed Storm Drainage Master Plan Update; Adoption of a CEQA Negative Declaration for the project; Adoption of the Moody Slough Sub-basin Drainage Report and the Putah Creek/Dry Creek Sub-basins Drainage Report, and together these two drainage reports constitute the 2008 Winters Storm Drainage Master Plan, and will amend and supersede the 1992 Storm Drainage Master Plan; Adoption of the Moody Slough and Putah Creek/Dry Creek Sub-basins Storm Drainage Cost Allocation Report, establishing cost burdens for storm drainage development fees; Amendment of the General Plan to add new policies to the Land Use Element and the Public Facilities and Services Element; and Direction to revise and finalize the Flood Overlay Area Storm Drainage Development Impact Fee Nexus Study establishing storm drainage development fees (pp 16-27)
- 2. Hold a Joint Public Hearing Between the City Council and the Community Development Agency (CDA) to Consider Disposition and Development Agreement with Monticello Investors LLC for the Disposition and Development of CDA Property and certain Right-of-Way Property at Railroad Avenue Between Main and Abbey Streets (pp 28-151)
- 3. Hold a Public Hearing regarding the Valadez General Plan Amendment and Rezone, Application #2007-01-GPA; Adopt the

- Draft Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program; Approve a General Plan Amendment that redesignates APN 003-391-05 from Recreation and Parks (RP) to Medium Density Residential (MR); and Approve a Zoning Ordinance Amendment that rezones APN 003-391-05 from Parks and Recreation (P-R) to Single-Family Residential (R-2) (pp152-219)
4. Choice of Sign Designs at Four City Parks (pp 220-225)
  5. Major Projects for 2008-09 - A review of major projects occurring within the City to include facilities, water, sewer, creek and street projects (pp 226-232)
  6. Swimming Pool Update (pp 233-235)
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#### COMMUNITY DEVELOPMENT AGENCY

1. Letter of Protest submitted by C&C Construction regarding the Bid Award to Maxistone, Inc. dba: Maxicrete, Inc. for the Downtown Pedestrian Improvement Project, Phase 1, Project 06-07 (pp 236-256)
  2. Joint Public Hearing Between the City Council and the Community Development Agency (CDA) to Consider Disposition and Development Agreement with Monticello Investors LLC for the Disposition and Development of CDA Property and certain Right-of-Way Property at Railroad Avenue Between Main and Abbey Streets (pp 257-265)
  3. Public Hearing to Consider Adopting the Winters Community Development Project Implementation Plan for Fiscal Years 2008/2009 through 2012/2013 (pp 266-314)
  4. Major Projects for 2008-09 - A review of major projects occurring within the CDA Downtown Project Area (pp 315-316)
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#### CITY MANAGER REPORT

#### COUNCIL/STAFF COMMENTS

#### INFORMATION ONLY

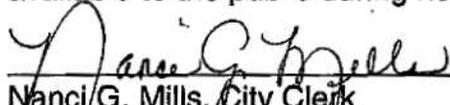
1. Hispanic Advisory Committee Update of Activities (pp 317-319)

#### EXECUTIVE SESSION

#### ADJOURNMENT

I declare under penalty of perjury that the foregoing agenda for the September 2, 2008, regular meeting of the Winters City Council was personally delivered to

each Councilmember's mail boxes in City Hall and posted on the outside public bulletin board at City Hall, 318 First Street on August 28, 2008, and made available to the public during normal business hours.

  
Nanci G. Mills, City Clerk

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Wednesday at 10:00 a.m.

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