



Minutes of the Regular Meeting of the Winters City Council
Held on February 7, 2017

5:30 p.m. – Executive Session

Pursuant to Government Code Section 54956.8 of the Government Code –
Conference with Real Property Negotiators – Property: APN 003-370-043.
Agency Negotiators: Daniel Maguire, John Donlevy and Ethan Walsh;
Negotiating Parties: City of Winters and Blue Mountain Terrance Associates;
Under Negotiation: Terms of Payment

Pursuant to Government Code Section 54957 - Public Employee Performance
Evaluation – City Manager

Mayor Cowan said there was no reportable action taken in Executive Session.

6:30 p.m. – Regular Session

Mayor Wade Cowan called the meeting to order at 6:30 p.m.

Present: Council Members Harold Anderson, Bill Biasi, Jesse Loren, Pierre
Neu and Mayor Wade Cowan.

Absent: None

Staff: City Manager John W. Donlevy Jr., City Attorney Ethan Walsh, City
Clerk Nanci Mills, Director of Financial Management Shelly Gunby,
Environmental Services Manager Carol Scianna, Building Official
Gene Ashdown, Economic Development/Housing Manager Dan
Maguire, and Tracy Jensen, Management Analyst.

Megan Curry led the Pledge of Allegiance.

Approval of Agenda: Motion by Council Member Biasi, second by Council Member Neu to approve the agenda with no changes. Motion carried with the following vote:

AYES: Anderson, Biasi, Loren, Neu, Mayor Cowan
NOES: None
ABSENT: None

COUNCIL/STAFF COMMENTS

PUBLIC COMMENTS: Megan Curry, Winters Chamber President, would like to give a quarterly update to Council and said the Chamber plans to have business roundtables at Steady Eddy's once a month. She spoke of the 128 initiative (www.visit128.com) that Chris Turkovich has been working on. The Chamber is re-branding themselves as "Winters Chamber of Commerce – Discover Winters" to show people what's in Winters, not telling people what's in Winters.

CONSENT CALENDAR

- A. Minutes of the Regular Meeting of the Winters City Council Held on Tuesday, January 17, 2017
- B. Reject all bids for the Walnut Avenue Roundabout on State Route 128 (Grant Avenue)
- C. Resolution 2017-05, a Resolution of the City Council of the City of Winters Authorizing the City Manager to Execute an On-Call Storm Drainage Engineering Services Contract with Wood Rodgers
- D. Proclamation of the City Council of the City of Winters Celebrating June 3, 2017 as Elder Day in the City of Winters
- E. Resolution 2017-08, a Resolution of the City Council of the City of Winters Regarding Its Intention to Reimburse Certain Capital Expenditures Made to the City Water System

City Manager Donlevy gave an overview and confirmed that staff will come back to Council at one of the March City Council meetings with a request to re-bid the Walnut Avenue Roundabout on State Route 128 that will include a reduced-scope project and additional funding.

Motion by Council Member Loren, second by Council Member Neu to approve the Consent Calendar. Motion carried with the following vote:

AYES: Anderson, Biasi, Loren, Neu, Mayor Cowan
NOES: None
ABSENT: None

PRESENTATIONS

Mayor Cowan read aloud the Proclamation celebrating June 3, 2017 as Elder Day in the City of Winters and presented the Proclamation to Wally Pearce of the Winters Senior Foundation. Council Members Neu and Loren volunteered to represent the Council on a newly formed committee, which will also include members of the Winters Senior Foundation and the Winters Chamber of Commerce.

DISCUSSION ITEMS

1. Second Reading and Adoption of Ordinance 2017-01, an Ordinance Amending Chapters 17.04 (Definitions), 17.16 (Applications and Public Hearings), 17.52 (Land Use Regulations: Zoning Matrix), and 17.58 (Second Residential Units)

City Manager Donlevy gave an overview. Motion by Council Member Loren, second by Council Member Neu to adopt Ordinance 2017-01 amending Chapters 17.04 (Definitions), 17.16 (Applications and Public Hearings), 17.52 (Land Use Regulations: Zoning Matrix), and 17.58 (Second Residential Units). Motion carried with the following vote:

AYES: Anderson, Biasi, Loren, Neu, Mayor Cowan
NOES: None
ABSENT: None

2. First Reading and Introduction of Ordinance 2017-02, an Ordinance Amending Section 17.200.080 Subsection (B)(2)(b) to the Winters Municipal Code Pertaining to Affordable Housing Requirements

Economic Development/Housing Manager Dan Maguire gave an overview.

Mayor Cowan opened the public hearing at 6:54 p.m. and closed the public hearing at 6:54 p.m. with no public comment.

Motion by Council Member Loren, second by Council Member Anderson to waive the first reading, read by title only and introduce Ordinance 2017-02 amending Section 17.200.080 Subsection (B)(2)(b) to the Winters Municipal Code pertaining to Affordable Housing requirements. Motion carried with the following vote:

AYES: Anderson, Biasi, Loren, Neu, Mayor Cowan
NOES: None
ABSENT: None

3. Waste Management Contract

Environmental Services Manager Carol Scianna gave an overview and reviewed the contract changes being proposed by Waste Management (WM): discontinue alley service, green waste cart service with options to provide limited street pile collection, organics collection (future service), street sweeping frequency from weekly to monthly and addition of green waste/organics commercial cart service.

Waste Management Representatives Scott Chamberlain, District Manager, Kayla Rodriguez, Service Manager and Kat Campau, Community Relations Specialist gave a power point presentation and identified the adjusted residential options being presented, including various cart sizes, the elimination of alley service due to the size of the trucks, and an organic program with food and green waste combined. City Manager Donlevy reviewed a spreadsheet that included the current rates and the three options being offered. Kat confirmed there will be only one size green waste container, 96 gallon. Council Member Anderson asked why monthly instead of weekly street sweeping is being proposed. City Manager Donlevy said the weekly option can be brought back. Council Member Loren said it is important to have street cleaning immediately follow street pickup.

Al Vallecillo, 210 Main Street, said he was concerned about the size of the cart and items not fitting. He would also hate to see the alley pickup end. At Al's request, organics was defined as anything you can compost, including food.

Council Member Neu warned of the cost increase of Option 3 when combined with the expected water & sewer rate increase. Council Member Biasi asked about residents who opt to put green waste in the street all month and not use their cart. Kat said the City of Woodland adopted an ordinance that identifies the number of days the green waste can be left in the street prior to pick up. Mayor Cowan asked if the State has forced a mandated container for green waste and whether it is included in the green building code. Carol Scianna confirmed a mandate is in place for populations over 10,000.

Kathy Cowan, 102 Third Street, said she doesn't need a green waste cart and asked why residents should pay for something they don't want or need.

Council Member Biasi said he doesn't like having to put green waste in containers, but it will be mandated soon. His preference is to move toward Option 2 and adjust the street sweeping frequency. Council Members Loren, Anderson and Mayor Cowan all agreed, with Council Member Anderson identifying the need for additional street sweeping following the 4th of July. City Manager Donlevy confirmed that street sweeping following special occasions can be arranged. Council Member Biasi asked if the street sweepers could possibly slow down and actually sweep up the debris and not just spread it around.

Tina Lowden, 320 Niemann, asked if there is a program available based on income for those on a limited income with less waste (seniors). City Manager Donlevy said smaller carts would have smaller fees.

City Manager Donlevy said staff will bring this item back to Council in March after they work with Waste Management, focusing on Option 2 with optional pickup and street sweeping frequency. Council Member Anderson asked if Waste Management provides assistance for seniors or those who are disabled and Kat confirmed they do.

4. Resolution 2017-07 A Resolution of the City Council of the City of Winters Adopting Tax-Advantaged Bonds Post Issuance Compliance Procedures and Taking Related Actions; and Resolution 2017-06 A Resolution of the City Council of the City of Winters Adopting Continuing Disclosure Compliance Procedures and Taking Related Actions

Director of Financial Management Shelly Gunby gave an overview. Motion by Council Member Neu, second by Council Member Loren to approve Resolution 2017-07 adopting tax-advantaged bonds post issuance compliance procedures and take related actions; and approve Resolution 2017-06 adopting continuing disclosure compliance procedures and taking related actions. Motion carried by the following vote:

AYES: Anderson, Biasi, Loren, Neu, Mayor Cowan
NOES: None
ABSENT: None

CITY OF WINTERS AS SUCCESSOR AGENCY TO THE WINTERS
COMMUNITY DEVELOPMENT AGENCY

1. Consideration of Resolution SA-2017-02 Authorizing the Issuance of Tax Allocation Refunding Bonds and Taking Related Actions

Successor Agency Chairman Biasi opened the meeting of the Successor Agency at 7:48 p.m.

Director of Financial Management Shelly Gunby gave an overview and said Financial Advisor Eric Scriven was available to answer any questions they may have. Agency Member Cowan asked how soon this process would be completed. Shelly replied mid-March and added that Yolo County has been extremely helpful in the process.

Motion by Agency Member Neu, second by Agency Member Anderson to approve Resolution SA-2017-02 authorizing the issuance of tax allocation refunding bonds and taking related actions. Motion carried with the following vote:

AYES: Agency Members Anderson, Cowan, Loren, Neu and Agency
Chairman Bill Biasi.
NOES: None
ABSENT: None
ABSTAIN: None

Successor Agency Chairman Biasi closed the meeting of the Successor Agency at 7:53 p.m.

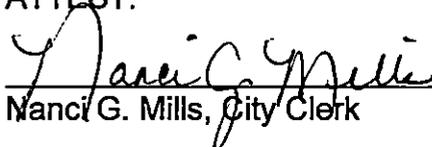
CITY MANAGER REPORT: Recent storms and related weather has increased our water tables and asked staff to put a message out on social media that the City's groundwater is at a normal level. Due to the storm preparedness measures taken by the Public Works and Fire Departments, the City has not had any storm-related problems. The Hispanic Advisory Committee recently approached residents regarding safety issues. It was a wonderful meeting that involved input, questions, concerns and showed the leadership and enhanced communication that is emerging. Building Official Gene Ashdown recently attended a code enforcement conference. Staff will sit down and ramp up some issues, how we're going to approach it, and come back to Council with an update. Will be attending the League of California Cities City Managers Department meeting in Monterey Feb. 8-10, and as a member of the executive board, will attend a meeting tomorrow morning at 8:30. Chamber President Megan Curry and Executive Director Carrie Green are starting to work on a couple of ideas on how to move forward and is collaborating with the City. The Chamber is operating like it never has before. Staff will come back to Council for further discussion. Mayor Cowan asked for dates for a goal-setting workshop, which will be forwarded to Council by staff. A conference call with Standard & Poors is scheduled for Monday. It's time to get rated and the City is sitting in a good position.

ADJOURNMENT: Mayor Cowan adjourned the meeting at 8:00 p.m.



Wade Cowan, MAYOR

ATTEST:



Nanci G. Mills, City Clerk