



AGENDA

MARCH 19, 2024

REGULAR MEETING CITY COUNCIL CITY OF YUBA CITY

6:00 P.M. REGULAR MEETING COUNCIL CHAMBERS/VIRTUAL

MAYOR	• Shon Harris
VICE MAYOR	• Dave Shaw
COUNCILMEMBER	• Marc Boomgaarden
COUNCILMEMBER	• Wade Kirchner
COUNCILMEMBER	• Michael Pasquale
CITY MANAGER	• Diana Langley
CITY ATTORNEY	• Shannon L. Chaffin

**1201 Civic Center Blvd
Yuba City CA 95993**

Wheelchair Accessible

*The City has adopted a Reasonable Accommodations Policy that provides a procedure for receiving and resolving requests for accommodation to participate in this meeting. Please visit [yubacity.net ADA & Accessibility Resources page](http://yubacity.net/ADA&AccessibilityResources). If you need assistance in order to attend the City Council meeting, or if you require auxiliary aids or services, e.g., hearing aids or signing services to make a presentation to the City Council, the City is happy to help. Accommodations should be requested as early as possible as additional time may be required in order to provide the requested accommodation; 72 hours in advance is suggested. Please contact City offices at (530) 822-4817 or **(TTY: 530-822-4732)**, so such aids or services can be arranged. Requests may also be made by email at cityclerk@yubacity.net or citymanager@yubacity.net or mail City Clerk, 1201 Civic Center Blvd, Yuba City, CA 95993.*

**AGENDA
REGULAR MEETING
CITY COUNCIL - CITY OF YUBA CITY
MARCH 19, 2024
6:00 P.M. REGULAR MEETING
COUNCIL CHAMBERS/VIRTUAL**

Materials related to an item on this Agenda submitted to the Council after distribution of the agenda packet are available for public inspection in the City Clerk's office at 1201 Civic Center Blvd., Yuba City, during normal business hours. Such documents are also available on the City of Yuba City's website at www.yubacity.net, subject to staff's availability to post the documents before the meeting.

The Council Chambers will be open for public attendance and participation. The meeting will also be live streamed for public viewing, but not participation, at the following link: https://yubacity-net.zoom.us/webinar/register/WN_MaGy2XzSScSeqGpx_c8eFQ. Emailed comments sent to cityclerk@yubacity.net at least 24 hours before the meeting will be distributed to the City Council prior to the meeting. Please identify the Agenda item(s) addressed by the comments.

Regular Meeting

Call to Order

Roll Call

- ☐ Mayor Harris
- ☐ Vice Mayor Shaw
- ☐ Councilmember Boomgaarden
- ☐ Councilmember Kirchner
- ☐ Councilmember Pasquale

Invocation/Inspiration

Pledge of Allegiance to the Flag

Agenda Modifications/Approval of Agenda

Ceremonial Presentations

- 1. The Acting Company 40th Year Anniversary Proclamation**
- 2. Quarterly Development Update Presentation by Ashley Potocnik, Development Liaison**

Public Communication

- 3. Appearance of Interested Citizens**

You are welcome and encouraged to participate in this meeting. Public comment is taken on action items appearing on the Consent Calendar or Business Items on the Agenda when they are called. Public comment on any other items within the scope of the City's jurisdiction,

including items not listed on the Agenda will be considered at this time. Public comment is limited to three minutes per speaker. Members of the public submitting written requests at least 24 hours prior to the meeting will be allotted five minutes to comment per speaker. Repetitive comments may be limited, and large groups are encouraged to select representatives to express the opinions of the group.

Consent Calendar

All matters listed under Consent Calendar are considered to be routine and can be enacted in one motion. There will be no separate discussion of these items prior to the time that Council votes on the motion unless members of the City Council request specific items to be discussed or removed from the Consent Calendar for individual action.

4. Minutes from the Regular Meeting of the City Council on March 5, 2024

Recommendation: Approve minutes from the March 5, 2024 Regular Meeting of the City Council

5. Receive the 2023 Housing Element Annual Progress Report and authorize its submission to the State Department of Housing and Community Development and the Governor's Office of Planning and Research

Recommendation: A. Receive the 2023 Housing Element Annual Progress Report; and

B. Direct staff to file the report for calendar year 2023 with the State Department of Housing and Community Development (HCD) and the Governor's Office of Planning and Research (OPR)

6. 2024 City Hall Holiday Closures

Recommendation: Adopt a Resolution authorizing the closure of City Hall for Thursday, July 4, 2024 through Friday, July 5, 2024, Monday, November 25, 2024 through Friday, November 29, 2024, Monday, December 23, 2024 through Friday, December 27, 2024, and Wednesday, January 1, 2025

7. Sale of the Southwest Corner of Darrough Drive and Youngs Lane to Erik Mercado

Recommendation: Adopt a Resolution that:

A. Authorizes the City Manager to execute an Agreement for Purchase and Sale of Real Property located at the southwest corner of Darrough Drive and Youngs Lane (APN 051-516-006), and all other necessary documents, in the amount of \$23,000 to Erik Mercado, subject to approval of the City Attorney as to legal terms

B. Authorizes the Finance Director to place sale proceeds in the Water Fund

8. West Railroad Village Tentative Subdivision Map (TSM) 23-02 Development Agreement

Recommendation: Adopt an Uncodified Ordinance of the City Council of the City of Yuba City approving Environmental Assessment 23-07 by Adopting a Mitigated Negative Declaration prepared for Tentative Subdivision Map (TSM) 23-02, West Railroad Village Subdivision

and approving a Development Agreement between the City of Yuba City and Junior S. Thiara, an individual, for the West Railroad Village Subdivision (TSM 23-02), on 4.8 acres located on the west side of Railroad Avenue approximately 200 feet south of the intersection of Railroad Avenue and Bogue Road. Assessor's Parcel Number 55-240-002, by title only, and waive the second reading

9. Harter Marketplace – Improvement Agreement and Final Map Approval

Recommendation: Adopt a Resolution approving the execution of an Improvement Agreement with Harter Packing Group, LLC, a California Limited Liability Company and Dharni Lada Yuba City, LLC, a California Limited Liability Company providing for public improvements associated with the Harter Marketplace Parcel Map, approving the Harter Marketplace Final Map, accepting dedication of rights-of-way and easements shown thereon, and authorizing the filing of the map. [Development is located on the west side of Harter Parkway and north of State Route 20]

10. Water Treatment Plant Alum Storage Tanks Replacement Project

Recommendation: Adopt a Resolution adopting a CEQA Class 1 Categorical Exemption, approving the plans and specifications for the Water Treatment Plant (WTP) Alum Storage Tanks Replacement Project and authorizing advertisement for bids on the project

11. Bridge Street Widening - Contingency Increase

Recommendation: Adopt a Resolution which takes the following actions:

A. Authorizes an increase in the construction contingency of \$392,350.11 with a finding that it is in the best interest of the City

B. Authorizes the Finance Director to make the necessary related budget transfers and supplemental appropriations to fund the contingency increase

Business Items

12. Yuba-Sutter Economic Development Corporation

2023 CEDS Annual Performance Evaluation and CEDS Appendices I, IV, and V updates

Recommendation: Adopt a Resolution approving the 2023 Comprehensive Economic Development Annual Performance Report and the updated Appendices I, IV, and V as prepared by the Yuba-Sutter Economic Development Corporation and authorize its submittal to the United States Department of Commerce, Economic Development Administration

13. Tierra Buena Community Workshop – Council Update

Recommendation: Receive presentation, discuss, and provide staff direction

14. Sutter Heritage Development Agreement Amendment

Recommendation: A. Conduct a Public Hearing; then

B. Introduce an Uncodified Ordinance of the City Council of the

City of Yuba City Adopting a Second Amended and Restated Development Agreement between the City of Yuba City and Chohan & Sons, Inc., Harnek Singh and Navjot Bala and Paramdeep K. Chohan for the Sutter Heritage Subdivisions (SM 05-05 and SM 08-01) Within the Sutter Heritage Master Plan Area (Assessor's Parcel 56-030-065), including associated CEQA Findings, by title only and waive the first reading

15. Water System Consolidation - Wildwood East Mutual Water Company

Recommendation: Adopt a Resolution approving consolidation of the Wildwood East Mutual Water Company's water system with the City's water system and authorizing the Public Works Director to sign a letter of intent to work towards said consolidation

16. Bridge Street – Remnant Property Alternatives

Recommendation: A. Discuss and provide direction to staff regarding preferred development alternatives

B. Temporarily add properties to the City's weed abatement program and direct staff to initiate feasibility and implementation of preferred alternatives, including actions to initiate disposal / sale of surplus parcels located at 670 Brown Avenue and 977 Bridge Street.

Future Agenda Items

17. Future Agenda Items

Reports and Communications

The following reports and communication items are provided for the Council's information. No action can be taken on items under this section unless the Council agrees to include it on a subsequent agenda

18. City Manager's Report

19. City Council Reports

Adjournment