NOTICE OF SPECIAL MEETING (CLOSED SESSION)
NOTICE IS HEREBY GIVEN THAT THE CITY COUNCIL and/or GRASS VALLEY
REDEVELOPMENT AGENCY WILL HOLD A SPECIAL MEETING AT 5:30 P.M. ON TUESDAY,
MARCH 8, 2011, IN THE MAYOR’S CONFERENCE ROOM OF GRASS VALLEY CITY HALL, 125
EAST MAIN STREET, GRASS VALLEY, TO CONSIDER THE MATTERS LISTED BELOW. ANY
MEMBER OF THE PUBLIC MAY COMMENT ON THIS ITEM BEFORE ITS CONSIDERATION.

I. Conference with Legal Counsel – Anticipated Litigation
   Initiation of litigation pursuant to subdivision c of Section 54956.9
   2 cases

II. Conference with Legal Counsel – Anticipated Litigation
    Litigation pursuant to subdivision b of Section 54956.9
    1 case

III. Labor Negotiations – Labor negotiations Dan Holler, City Administrator,
     Michael Lewis, Human Resources Manager, Joe Heckel, Community Development
     Director, Tim Kiser, Public Works Director/City Engineer, Kristi Bashor, City Clerk
     regarding negotiations with the Executive Services Division pursuant to Section
     54957.6 of the Government Code.

Reportable action from the closed session:
City Attorney Ruthann Ziegler announced that the City Council had by a 5-0 vote authorized the initiation
and validation to support the action the Redevelopment Agency has taken and may be taking this evening.

REGULAR MEETING OF THE GRASS VALLEY CITY COUNCIL,
CAPITAL IMPROVEMENTS AUTHORITY AND REDEVELOPMENT AGENCY
7:00 P. M., TUESDAY, MARCH 8, 2011

COUNCIL CHAMBERS
GRASS VALLEY CITY HALL (LOWER LEVEL)
125 EAST MAIN STREET, GRASS VALLEY, CALIFORNIA
Telephone: (530) 274-4310 – Fax: (530) 274-4399
E-Mail: info@cityofgrassvalley.com Web Site: www.cityofgrassvalley.com

AGENDA

A. CALL TO ORDER:
PLEDGE OF ALLEGIANCE:
ROLL CALL: Council Member Cookson, Council Member Fouyer,
Vice Mayor Miller, Council Member Swarthout and Mayor Arbuckle.
5 Members Present Tonight

B. AGENDA APPROVAL
The City Council reserves the right to hear items in a different order in order to accomplish business in the most efficient manner.

No changes were made to the Agenda.

C.  INTRODUCTIONS AND PRESENTATIONS

1. Safe Schools / Healthy Students Grant Program
   RECOMMENDATION: Accept the update from the Superintendent of Schools Office on the Safe Schools / Healthy Students grant program
   Marina Bernheirner from the Safe Schools/Healthy Students Gran Program and Captain Rex Marks from the Grass Valley Police Department presented this item to Council. Information item, no action taken.

D.  PUBLIC COMMENT –

Mayor Arbuckle thanked the City of Grass Valley Public Works Department for doing such a good job during the snow storm. She also thanked the first responders and staff for a job well done during last Wednesday’s incident at City Hall.
Tony Clarabut, Fire Chief, came forward and spoke about the fire at a residence today in Eskaton Village.
Grass Valley Chamber of Commerce President Mary Ann Mueller came forward and updated the Council on upcoming Chamber events.
Howard Levine, Executive Director of the Grass Valley Downtown Association came forward and updated the Council on upcoming events in Grass Valley.

E.  CONSENT ITEMS – (roll call vote)

Council Member Fouyer moved and Council Member Cookson seconded to approve the consent agenda as submitted. The Motion carried by a 5-0 roll call vote.

2. Approval of Action Minutes of the Regular City Council Meeting of February 22, 2011
   RECOMMENDATION: Approve Minutes as submitted.

3. Warrant Registers
   RECOMMENDATION: Approve warrant disbursements in the amount of $1,937,878.48 for the period February 12, 2011 through February 25, 2011.

4. Investment Reports for January 2011

5. Recommendation of Planning Commission on 2011 Appointments to City Development Review Committee (DRC)
   RECOMMENDATION: Appoint Planning Commissioner Tom Brown to serve as the Primary Representative and Dawn Bateman to serve as the Alternate Representative to the City Development Review Committee for 2011

6. Fund 182 Special Project Fund
   RECOMMENDATION: The Council authorize the Assistant Finance Director to create Fund 182 - Special Project Fund

7. Owner Participation Rules and Method of Relocation for Grass Valley Redevelopment Project Area
   RECOMMENDATION: Take the following actions; 1) Approve resolution 2011-RDA17 adopting the Owner Participation Rules for the Redevelopment Project Area, and 2)
Approve resolution 2011-RDA18 adopting the Method of Relocation for the Redevelopment Project Area.

   RECOMMENDATION: No action necessary; this item is informational.

9. Smith & Newell CPA Contract Addendum to Agreement for Auditing Services
   RECOMMENDATION: The Council authorize the Assistant Finance Director to execute the addendum to the Agreement for Auditing Services with Smith & Newell, CPA not to exceed $35,800.

10. Wastewater Treatment Plant BNR- UV Facilities
    RECOMMENDATION: That Council: 1) approve Amendment No. 8 to the Carollo Engineering contract for additional Engineering Support relating to office engineering tasks required for the UV Disinfection and Denitrification Project in an amount not to exceed $55,655.20, 2) authorize the Public Works Director/City Engineer to approve the contract amendment, subject to legal review, and authorize the City Administrator to approve any necessary budget transfers and/or amendments associated with implementing Amendment No. 8.

F. ITEMS REMOVED FROM CONSENT CALENDAR FOR DISCUSSION OR SEPARATE ACTION AND / OR ANY ADDED AGENDA ITEMS

G. PUBLIC HEARING

H. ADMINISTRATIVE

11. Update on Legislative Actions
    RECOMMENDATION: This is an informational item. But Council/Agency may provide staff direction.

   City Administrator Dan Holler presented this item to Council. This was an informational item only.

12. Transfer of Agency Property Assets to the City of Grass Valley
    RECOMMENDATION: Adoption of the following Resolutions:
    A. Resolution No. 2011-RDA-21 authorizing the transfer of all right and interest in certain real property from the Redevelopment Agency of the City of Grass Valley to the City of Grass Valley and the execution of agreements with the City of Grass Valley. (Redevelopment Agency Item)

   City Administrator Dan Holler presented this item to the Board. City Attorney Ruthann Ziegler responded to questions from the Board. Board Member Swarthout moved to approve Resolution No. 2011-RDA-21 authorizing the transfer of all right and interest in certain real property from the Redevelopment Agency of the City of Grass Valley to the City of Grass Valley and the execution of agreements with the City of Grass Valley. Board Member Fouyer seconded and the motion carried by a 5-0 roll call vote.

    B. Resolution No. 2011-20 approving the transfer of all right and interest in certain real property from the Redevelopment Agency of the City of Grass Valley to the City of Grass Valley and the execution of agreements with the Redevelopment Agency of the City of Grass Valley. (City Council Item)

   City Administrator Dan Holler presented this item to the Council. Council Member Swarthout moved to approve Resolution No. 2011-20 approving the transfer of all right and interest in certain real property from the Redevelopment Agency of the City of Grass Valley to the City of Grass Valley and the
execution of agreements with the Redevelopment Agency of the City of Grass Valley. Council Member Cookson seconded and the motion carried by a 5-0 roll call vote.

13. **Conversion of Agency Loan to Grant**
   RECOMMENDATION: Adoption of the following Resolutions:
   A. Resolution No. 2011-RDA-22 authorizing an agreement between the Redevelopment Agency of the City of Grass Valley and the City of Grass Valley to convert a loan to a grant. (Redevelopment Agency Item)
   City Administrator Dan Holler presented this item to the Board. Vice Chair Miller moved to approve Resolution No. 2011-RDA-22 authorizing an agreement between the Redevelopment Agency of the City of Grass Valley and the City of Grass Valley to convert a loan to a grant. Board Member Fouyer seconded and the motion carried by a 5-0 roll call vote.

   B. Resolution No. 2011-23 authorizing an agreement between the City of Grass Valley and the Redevelopment Agency of Grass Valley to convert a loan to a grant. (City Council Item)
   City Administrator Dan Holler presented this item to the Council. Vice Mayor Miller moved to adopt Resolution No. 2011-23 authorizing an agreement between the City of Grass Valley and the Redevelopment Agency of Grass Valley to convert a loan to a grant. Council Member Fouyer seconded and the motion carried by a 5-0 roll call vote.

14. **Dorsey Drive Funding Transfer**
   RECOMMENDATION To approve Resolution No. 2011-RDA-24 A resolution of the Redevelopment Agency of the City of Grass Valley approving the commitment and authority to transfer funds from the Redevelopment Agency of the City of Grass Valley to the City of Grass Valley to fund an agreement with the Nevada County Transportation commission for the funding of certain projects, subject to final legal review. (Redevelopment Agency Item)
   City Administrator Dan Holler presented this item to the Board. Board Member Swarthout moved to approve Resolution No. 2011-RDA-24 A resolution of the Redevelopment Agency of the City of Grass Valley approving the commitment and authority to transfer funds from the Redevelopment Agency of the City of Grass Valley to the City of Grass Valley to fund an agreement with the Nevada County Transportation commission for the funding of certain projects, subject to final legal review. Vice Chair Miller seconded and the motion carried by a 5-0 roll call vote.

15. **Dorsey Drive Funding Agreement between Grass Valley and NCTC**
   RECOMMENDATION: Authorize the City Administrator to sign a funding agreement with Nevada County Transportation Commission regarding the commitment of funding for the Dorsey Drive Interchange Project and related improvements.
   City Administrator Dan Holler presented this item to Council. Council Member Cookson moved to authorize the City Administrator to sign a funding agreement with Nevada County Transportation Commission regarding the commitment of funding for the Dorsey Drive Interchange Project and related improvements. Council Member Swarthout seconded and the motion carried by a 5-0 roll call vote.
I. BRIEF REPORTS BY COUNCIL MEMBERS
Council Member Cookson spoke about meetings she attended and her opportunity to ride along on the snow plow. Council Member Swarthout announced that a meeting has been scheduled for the Matrix program on March 29th. Council Member Fouyer spoke about his meetings with City Department Heads. Vice Chair Miller spoke about attending the preview of Sierra College and that the open house for the General Public is scheduled for May 7th. Mayor Arbuckle spoke regarding meetings she attended and the upcoming St. Piran’s Day celebration on Saturday at 10:00 AM.

J. ADJOURN
The meeting was adjourned at 8:11 PM by Mayor Arbuckle

Jan Arbuckle, Mayor

Kristi Bashor, City Clerk
NOTICE OF SPECIAL MEETING OF THE GRASS VALLEY CITY COUNCIL, CAPITAL IMPROVEMENTS AUTHORITY AND REDEVELOPMENT AGENCY
6:00 P.M., THURSDAY, MARCH 10, 2011
COUNCIL CHAMBERS
GRASS VALLEY CITY HALL (LOWER LEVEL)
125 EAST MAIN STREET, GRASS VALLEY, CALIFORNIA
Telephone: (530) 274-4310 – Fax: (530) 274-4399
E-Mail: info@cityofgrassvalley.com  Web Site: www.cityofgrassvalley.com

AGENDA

A. CALL TO ORDER:
PLEDGE OF ALLEGIANCE:
ROLL CALL: Council Member Fouyer, Vice Mayor Miller, Council Member Swarthout and Mayor Arbuckle. Council Member Cookson was absent.
4 Members Present Tonight

B. AGENDA APPROVAL
The City Council reserves the right to hear items in a different order in order to accomplish business in the most efficient manner
No changes were made to the agenda.

D. PUBLIC COMMENT
City Administrator Dan Holler introduced Charles Bobo of City App Maker. He also updated the Council on the RDA voting issue.

E. ADMINISTRATIVE

1. A Resolution of the Redevelopment Agency of the City of Grass Authorizing the Transfer of $328,000 of Low to Moderate Income Funds (Fund # 520) to Program Income Fund (Fund #360), Housing Rehabilitation Program
RECOMMENDATION: Adopt Resolution 2011-RDA-26 authorizing the transfer of $328,000 of Low to Moderate Income Funds (Fund # 520) to Program Income Fund (Fund #360) to assist with the City’s Housing Rehabilitation Program. (Redevelopment Agency Item)
Community Development Director Joe Heckel presented this item to the Board. The Mayor asked if anyone wanted to speak on the item and Barbara Bashall Executive Director of the Nevada County Contractors Association came forward and spoke in favor of all tonight’s items. Vice Chair Miller moved to adopt Resolution 2011-RDA-26 authorizing the transfer of $328,000 of Low to Moderate Income Funds (Fund # 520) to Program Income Fund (Fund #360) to assist with the City’s Housing Rehabilitation Program. Board Member Fouyer seconded and the motion carried by a 4-0 roll call vote.
2. Loan Agreement between the City of Grass Valley and the Stamas Corporation
   RECOMMENDATION: Approve Loan Agreement between City of Grass Valley and
   Stamas Corporation in the amount of $1.5 million for construction of infrastructure and
   other public improvements for the Gold Country Village affordable senior housing project
   on E. Main Street (APN's 35-320-05, 35-260-70, 35-250-07, 35-320-67)
   Community Development Director Joe Heckel presented this item to the Council. Council Member
   Swarthout moved to approve Loan Agreement between City of Grass Valley and Stamas Corporation in
   the amount of $1.5 million for construction of infrastructure and other public improvements for the Gold
   Country Village affordable senior housing project on E. Main Street (APN's 35-320-05, 35-260-70, 35-
   250-07, 35-320-67). Vice Mayor Miller seconded and the motion carried by a 4-0 roll call vote.

3. Loan Agreement between the City of Grass Valley and Star-VC East Limited Partnership
   Development
   RECOMMENDATION: Approve Loan Agreement between City of Grass Valley and
   Star-VC East Limited Partnership Development in the amount of $250,000 for purchase
   and rehabilitation costs for the Valley Commons East Apartments, 200 and 244 Dorsey
   Drive and 295 Joerschke Drive (56 affordable units)
   Community Development Director Joe Heckel presented this item to the Council. Council Member
   Fouyer moved to approve Loan Agreement between City of Grass Valley and Star-VC East Limited
   Partnership Development in the amount of $250,000 for purchase and rehabilitation costs for the Valley
   Commons East Apartments, 200 and 244 Dorsey Drive and 295 Joerschke Drive (56 affordable units).
   Council Member Swarthout seconded and the motion carried by a 4-0 roll call vote.

J. ADJOURN
The meeting was adjourned at 6:24 PM by Mayor Arbuckle.

Jan Arbuckle, Mayor
Kristi Bashor, City Clerk