



**NOTE: THE REGULAR MEETING
STARTS AT 6:00 P.M.**

*Mayor Andrea Bonham
Vice Mayor Lee Ard
Council Member Schaufel
Council Member Jerry Sherman
Council Member Jim Ulm*



Tuesday, August 5, 2008 at 6:00 p.m.
Ione City Hall
1 E. Main Street, Ione 95640
City Council Chambers

PLEASE LIMIT PUBLIC COMMENT/TESTIMONY TO FIVE MINUTES
Gov't. Code §54954.3

The Ione City Council welcomes, appreciates, and encourages participation in the City Council Meeting. The City Council reserves the right to reasonably limit the total time for public comment on any particular noticed agenda item as it may deem necessary.

Full staff reports and associated documents are available for public review at the Office of the City Clerk, City Hall, 1 E. Main Street, Ione, CA. Hard copies may be obtained for 10 cents per page. Documents that are not available when the agenda is posted will be made available for public review at the meeting.

AGENDA

A. PLEDGE OF ALLEGIANCE:

B. ROLL CALL:

C. APPROVAL OF AGENDA:

D. **CLOSED SESSION: STARTS AT 5:00 P.M.**

- *Conference with Labor Negotiators Pursuant to Government Code Section 54957.6
Agency Negotiator: Kim Kerr, City Manager
Employee Organization: Service Employee International Union (SEIU) Local 1021*
- *Conference with Labor Negotiators Pursuant to Government Code Section 54957.6
Agency Negotiator: Kim Kerr, City Manager and Michael Johnson, Police Chief
Employee Organization: Ione Police Officer Association*

E. PUBLIC COMMENT: **EACH SPEAKER IS LIMITED TO 5 MINUTES**

NOTE: This is the time for members of the public who wish to be heard on matters that do not appear on the Agenda. Persons may address the City Council at this time on any subject within the jurisdiction of the Ione City Council. You may also request that a

matter appearing on the Consent Calendar be pulled and discussed separately. Please be mindful of the 5 minute time limit per person.

Pursuant to the Brown Act, the City Council may not take action or engage in a detailed discussion on an item that does not appear on the Agenda. However, matters that require Council action will be referred to staff for a report and/or recommendation for possible action at a future Council meeting.

Is there any person in the audience who wishes to address the Council at this time?

F. PRESENTATIONS/ANNOUNCEMENTS:

1. Amador County Local Agency Formation Commission – Municipal Services Review – Roseanne Chamberlain
2. Amador County Recreation Authority – Update – Tracey Towner-Yep

G. APPROVAL OF CONSENT CALENDAR:

Notice to the Public: All matters listed under this category are considered to be routine by the City Council and will be enacted by one motion. Unless a specific request is made by a Councilmember or the public, the Consent Calendar will not be read. However, if discussion is required, that item will be removed from the Consent Calendar and considered separately.

3. Minutes for City Council Meetings

Recommendation: Approve minutes for the regular City Council meeting on June 3, 2008, June 10, 2008, June 17, 2008, June 24, 2008, July 3, 2008 and July 14, 2008.

4. Warrants and Claims

Recommendation: Receive and file the warrants and claims.

5. Adoption of proposed changes to Chapter 15.44 on Board of Appeals

Recommendation:

- a. Receive the staff report to add Section 15.44.050 to the Municipal Code, Title 15, Chapter 15.44, Board of Appeals;
- b. Waive the Second Reading of Ordinance 414 for changes to Municipal Code, Title 15, Chapter 15.44, Board of Appeals; and
- c. Adopt Ordinance No. 414 to add Section 15.44.050 to the Municipal Code, Title 15, Chapter 15.44, Board of Appeals.

6. Approve Revised Resolution #1667 Abandoning the Public Facility Easement in Ione Oaks Subdivision, Unit #2, Subdivision Map No. 79

Recommendation:

- a. Receive staff report on request to abandon a public facility easement;
 - b. Approve revised Resolution #1667 abandoning and vacating the public facility easement in Ione Oaks Subdivision, Unit #2, Subdivision Map No. 79; and
 - c. Direct the City Clerk to file a certified copy of Resolution #1667, Exhibit A, and the legal description to be recorded with the County Clerk in a timely manner.
7. Adoption of proposed changes to Municipal Code Update to Title 2, Chapter 2.08, City Officers

Recommendation:

- a. Receive the staff report on the changes to the Municipal Code, Title 2, Chapter 2.08, City Officers;
 - b. Waive Second Reading of Ordinance No. 415 on Changes to the Municipal Code, Title 2, Chapter 2.08, City Officers; and
 - c. Adopt Ordinance No. 415 on Changes to the Municipal Code, Title 2, Chapter 2.08, City Officers.
8. Adoption of proposed changes to Municipal Code Chapter 2.04, City Council Meetings

Recommendation:

- a. Receive the staff report on the changes to the Municipal Code, Title 2, Chapter 2.04, City Council Meetings;
- b. Waive Second Reading of Ordinance 413 for changes to Municipal Code, Title 2, Chapter 2.04, City Council Meetings; and
- c. Adopt Ordinance No. 413 on Changes to the Municipal Code, Title 2, Chapter 2.04, City Officers.

H. PUBLIC HEARINGS:

9. Conduct Public Hearing and Approve Issuance of Multifamily Housing Revenue Bonds for the Purpose of Financing the Acquisition and Rehabilitation of the Joses' Place Apartments

Recommendation:

- a. Receive and discuss staff report;
 - b. Open Public Hearing;
 - c. Close Public Hearing; and
 - d. Adopt Resolution #1680 approving the issuance of the multifamily housing revenue bonds for the purpose of financing the acquisition and rehabilitation of the Jose's Place Apartments.
10. Authorize the Mayor to Sign (a) Grant of Easement Documents and (b) Quitclaim Deed and Release involving the Wildflower Water System/Pump Station Lines

Recommendation:

- a. Receive staff report;
 - b. Open the Public Hearing;
 - c. Close the Public Hearing;
 - d. Approve Resolution #1672 authorizing the Mayor and City Clerk to sign the Grant of Easement Document for Wildflower Pump Station Lines regarding the Non-Exclusive Water Pipeline Easement Wildflower Subdivision Lot "C", for the City of Ione to grant an easement to the Amador Water Agency;
 - e. Approve Resolution #1673 authorizing the Mayor and City Clerk to sign the Grant of Easement Document for Wildflower Pump Station Lines regarding the Amador Water Agency Booster Pump Easement, Wildflower Subdivision Lot "C", for the City of Ione to grant an easement to the Amador Water Agency; and
 - f. Approve Resolution #1674 authorizing the Mayor to execute a Quitclaim Deed and Release from the City of Ione to Amador Water Agency regarding Assessor's Parcel Number(s): 011-150-022, 011-150-024-000, 011-150-027-000, 011-150-128-000, 011-150-129-000, and 011-150-130-000 for a water pipeline, water storage tank, and pump station.
11. Review recommendation from Planning Commission to repeal the existing Chapter 17.116, Development Plan Review, and establish new Chapter 17.116, Site Plan and Approve Resolution No. 1683.

Recommendation:

- a. Receive staff report on and review the Planning Commission recommendation;

- b. Waive the First Reading of Ordinance No. 416
 - c. Open Public Hearing;
 - d. Close Public Hearing;
 - e. Approve Resolution No. 1683;
 - f. Schedule the Second Reading and Adoption of Ordinance No. 416 for August 19, 2008.
12. Review recommendation from Planning Commission to change Municipal Code Chapter 17.16.020.C, add Chapter 17.86, Home Occupations, and Chapter 17.80.090 and approve Ordinance No. 417.

Recommendation:

- a. Review the Planning Commission recommendation and staff report;
 - b. Waive the First Reading of Ordinance No. 417;
 - c. Open Public Hearing;
 - d. Close Public Hearing;
 - e. Approve Resolution No. 1684; and
 - f. Schedule Second Reading and adoption of Ordinance No. 417 for August 19, 2008.
- I. REGULAR AGENDA ITEMS:

13. Approve Resolution #1675 adopting a Cash Balance Reserve Policy

Recommendation:

- a. Receive and discuss staff report; and
 - b. Approve Resolution #1675, adopting a Cash Balance Reserve Policy
14. Approve Resolution #1681 increasing the City Manager's Salary by 5%

Recommendation:

- a. Receive staff report; and
- b. Approve Resolution #1681 increasing the City Manager's Salary by 5% to \$129,780.00 annually.

J. WRITTEN CORRESPONDENCE

15. Letters Received

- California Street Light Association Assessment Notice
- Sutter Creek FFA, Amador High School

Recommendation:

- a. Receive correspondence; and
- b. Discussion and direction to staff.

K. CITY MANAGER REPORT:

L. COUNCIL COMMENTS/FUTURE AGENDA ITEMS:

- Report on Committee meetings attended.

M. FUTURE MEETINGS:

- Regular Meeting – August 19, 2008 at 6:00 p.m.
- Regular Meeting – September 2, 2008 at 6:00 p.m.

N. ADJOURNMENT

NOTICE REGARDING CHALLENGES TO DECISIONS

Pursuant to all applicable laws and regulations, including without limitation, California Government Code Section 65009 and or California Public Resources Code Section 21177, if you wish to challenge in court any of the above decisions (regarding planning, zoning and/or environmental decisions), you may be limited to raising only those issues you or someone else raised at the public hearing(s) described in this notice/agenda, or in written correspondence delivered to the City at, or prior to, this public hearing.

ADA COMPLIANCE STATEMENT

In compliance with the American with Disabilities Act, if you need special assistance to participate in this meeting, please contact City Clerk Janice Traverso at (209) 274-2412. Notification 24 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

I, Janice Traverso, the City Clerk of the City of Ione, declare under the penalty that the foregoing agenda for the August 5, 2008 regular meeting of the Ione City Council was posted on August 1, 2008, at the office of the City of Ione City Hall at 1 East Main Street, Ione, CA 95640 and was available for public review at that location.

Signed this 1st day of August, 2008 at Ione, California

Janice Traverso, City Clerk, City of Ione