



City of Rohnert Park ♦ 6750 Commerce Boulevard ♦ Rohnert Park, California 94928  
Phone: (707)588-2227 ♦ FAX: (707)588-2274 ♦ WEB: [www.rpcity.org](http://www.rpcity.org)

**ROHNERT PARK CITY COUNCIL**  
**Community Development Commission**  
**Rohnert Park Financing Authority**  
**SPECIAL CONCURRENT MEETINGS**  
**NOTICE AND AGENDA**

**NOTICE IS HEREBY GIVEN that SPECIAL CONCURRENT MEETINGS of the CITY COUNCIL of the CITY OF ROHNERT PARK, COMMUNITY DEVELOPMENT COMMISSION of the CITY OF ROHNERT PARK and ROHNERT PARK FINANCING AUTHORITY will be held on Monday, September 8, 2008, commencing at 6:00 p.m. at the Rohnert Park City Hall - Council Chambers 6750 Commerce Boulevard, Rohnert Park, California**

**Said special meetings shall be for the purpose of the following:**

The Rohnert Park City Council welcomes your attendance, interest and participation at its regular concurrent city meetings scheduled on the 2<sup>nd</sup> and 4<sup>th</sup> Tuesdays of each month at 6:00 p.m. in the Council Chambers.

*City Council/CDC/RPFA Agendas and Minutes may be viewed at the City's website:*  
[www.rpcity.org](http://www.rpcity.org)

Council/CDC/RPFA may discuss and/or take action on any or all of the items listed on this agenda. If you challenge decisions of the City Council, the Community Development Commission, or the Rohnert Park Financing Authority of the City of Rohnert Park in court, you may be limited to raising only those issues you or someone else raised at public hearing(s) described in this Agenda, or in written correspondence delivered to the City of Rohnert Park at, or prior to the public hearing(s).

**DISABLED ACCOMMODATION:** If you have a disability which requires an interpreter or other person to assist you while attending this City Council meeting, please contact the City Offices at (707) 588-2227 at least 72 hours prior to the meeting to ensure arrangements for accommodation by the City. Please make sure the City Manager's office is notified as soon as possible if you have a visual impairment requiring meeting materials to be produced in another format (Braille, audio-tape, etc.)

Copies of all staff reports and documents subject to disclosure that relate to each item of business referred to on the agenda are available for public inspection by 11:00 a.m. the Friday before each regularly scheduled City Council meeting at City Hall, located at 6750 Commerce Boulevard. Any writings or documents subject to disclosure that are provided to all, or a majority of all, of the members of the City Council regarding any item on this agenda after the agenda has been distributed will also be made available for inspection at City Hall between the hours of 8:00 a.m. and 5:00 p.m.

**PUBLIC COMMENTS:** For public comment on items listed or not listed on the agenda, or on agenda items if unable to speak at the scheduled time (limited to three minutes per appearance and a 30 minute total time limit, or allocation of time based on number of speaker cards submitted)

**- PLEASE FILL OUT A SPEAKER CARD PRIOR TO SPEAKING -**  
**\*SEE NOTE ON LAST PAGE OF THIS AGENDA**

**6:00 p.m.**

**CITY COUNCIL SPECIAL MEETING** - Call to Order

Roll Call (Breeze\_\_ Smith\_\_ Stafford\_\_ Vidak-Martinez\_\_ Mackenzie\_\_)

**ADJOURN TO CLOSED SESSION TO CONSIDER:**

• **Litigation Matters**

CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION

(Government Code section 54956.9(a))

*Hauff v. Sonoma County Board of Supervisors, et al.*

Sonoma County Superior Court Case No. 243439

• **Real Estate Negotiations**

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

(Government Code section 54956.8)

Property: Assessor's Parcel Number 045-041-018 (Vacant Land)

City negotiator: Stephen R. Donley, City Manager

Negotiating parties: City of Rohnert Park and Charles C. Traboulsi

Under negotiation: Price and Terms

**6:30 p.m.**

**RECONVENE REGULAR SESSION**

**Pledge of Allegiance**

1. **MAYOR'S REPORT ON CLOSED SESSION** (Government Code § 54957.1)

2. **PRESENTATIONS**

- Mayor's Presentation of Proclamation Recognizing Lauren Xie, California Junior Miss

3. **PUBLIC COMMENTS**

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4. **CONSENT CALENDAR**

All items on the consent calendar will be considered together by one action of the Council unless any Council Member or anyone else interested in a consent calendar item has a question about the item.

1. Approval of Minutes for:

- City Council Portion of Regular Concurrent Meetings – August 26, 2008

2. Approval of City Bills/Demands for Payment

3. Accepting Cash/Investments Report for:  
Month Ending February, 2008
  4. Resolutions for Adoption:
    - 2008-141 Approving and Adopting the Plans & Specifications for the City Center Plaza and Drive Improvements Project, City Project No. 2006-02 and Awarding the Contract to Ghilotti Construction Company
    - 2008-142 Approving the 2008-09 Supplemental Law Enforcement Services Fund Expenditure Plan
    - 2008-143 Authorizing the Purchase of Playground Design Services, Equipment, and Installation
    - 2008-144 Approving Job Description and Salary Range for Information Systems Operations Manager and Authorizing Recruitment for the Position
    - 2008-145 Approving Job Description and Salary Range for Arborist and Authorizing Recruitment for the Position
    - 2008-146 Rejecting the Claim of Horst Schulz [Traffic Accident Involving Pedestrian]
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**5. WORK SESSION REGARDING REFUSE RATES**

1. Staff Report
2. Public Comments
3. **Council discussion/direction**

**6. NORTHWEST SPECIFIC PLAN AREA (SOUTH) – Consideration of a Proposed Preliminary Specific Plan for an Approximately 31.4 Acre Site Encompassing the Southeast Portion of the Northwest Specific Plan Area**

1. Staff Report
2. PUBLIC HEARING
3. **Council discussion/direction**

**7. COUNCIL COMMITTEE AND/OR OTHER REPORTS**

1. Sonoma County Agricultural Preservation and Open Space District Advisory Committee meeting, 8/28 (TS)
2. Water Issues Subcommittee meeting, 9/3 (JM/PS)
  - **Council discussion/direction**
3. Mayors' and Councilmembers' Association Legislative Committee meeting, 9/5 (TS)
4. Sonoma County Transportation Authority meeting, 9/8 (JM)
5. Other informational reports, if any
  - Councilmember Smith: other reports, if any
  - Council Member Breeze: other reports, if any
  - Council Member Vidak-Martinez: other reports, if any
  - Vice-Mayor Stafford: Association of California Water Agencies (ACWA) Region 1 Membership meeting, 9/2; other reports, if any
  - Mayor Mackenzie: Draft Environmental Impact Report Public Hearing, 8/28; Association of California Water Agencies (ACWA) Region 1 Membership meeting, 9/2; other reports, if any

**8. COMMUNICATIONS**

Copies of other communications have been provided to Council for review prior to this meeting. Council Members desiring to read or discuss any communication may do so at this time.

**9. MATTERS FROM/FOR COUNCIL**

1. Calendar of Events
2. City Council Agenda Forecast
3. Other informational items, if any

**10. CITY MANAGER'S/CITY ATTORNEY'S REPORTS**

1. Other informational items, if any

**11. PUBLIC COMMENTS**

**ADJOURN** the City Council special meeting to consecutively and separately  
**CONVENE** special meetings of  
**Community Development Commission &  
Rohnert Park Financing Authority**

**COMMUNITY DEVELOPMENT COMMISSION (CDC)  
OF THE CITY OF ROHNERT PARK  
AGENDA**

Monday, September 8, 2008

Meeting Location: City Hall, 6750 Commerce Blvd., Rohnert Park, CA

**CDC SPECIAL MEETING - Call to Order**

Roll Call (Breeze\_\_ Smith\_\_ Stafford\_\_ Vidak-Martinez\_\_ Mackenzie\_\_)

Unscheduled public appearances - for public comment on agenda items or other matters

**1. CDC CONSENT CALENDAR**

All items on **the consent calendar will be considered together by one action** of the Commission unless any Commissioner or anyone else interested in a consent calendar item has a question about the item.

1. Approval of Meeting Minutes for:
  - CDC Portion of Regular Concurrent Meetings – August 26, 2008
2. Approval of CDC Bills/Demands for Payment

**ADJOURNMENT of CDC Special Meeting**

**ROHNERT PARK FINANCING AUTHORITY (RPFA)  
AGENDA**

Monday, September 8, 2008

Meeting Location: City Hall, 6750 Commerce Blvd., Rohnert Park, CA

**RPFA SPECIAL MEETING** Call to Order

Roll Call (Breeze\_\_ Smith\_\_ Stafford\_\_ Vidak-Martinez\_\_ Mackenzie\_\_)

Unscheduled public appearances - for public comment on agenda items or other matters

**1. RPFA CONSENT CALENDAR**

All items on **the consent calendar will be considered together by one action** of the Authority unless any Authority Members or anyone else interested in a consent calendar item has a question about the item.

1. Approval of Minutes for:

- RPFA Portion of Regular Concurrent Meetings – August 26, 2008

**ADJOURNMENT of RPFA Special Meeting**

**NOTE:** Time shown for any particular matter on the agenda is an estimate only. Matters may be considered earlier or later than the time indicated depending on the pace at which the meeting proceeds. If you wish to speak on an item under discussion by the Council which appears on this agenda, after receiving recognition from the Mayor, please walk to the rostrum and state your name and address for the record.

**- PLEASE FILL OUT A SPEAKER CARD PRIOR TO SPEAKING -**

Any item raised by a member of the public which is not agendaized and may require Council action shall be automatically referred to staff for investigation and disposition which may include placing on a future agenda. If the item is deemed to be an emergency or the need to take action arose after posting of the agenda within the meaning of Government Code Section 54954.2(b), Council is entitled to discuss the matter to determine if it is an emergency item under said Government Code and may take action thereon.