



City of Alameda

Meeting Agenda

City Council

Tuesday, December 16, 2025

7:00 PM

City Hall, 2263 Santa Clara Avenue, Council
Chambers, 3rd Floor, Alameda CA 94501

The agenda was revised on December 11, 2025 at 1:30 p.m. to add "in 24" Boxes" to the title of Item 5-L

MEETING TIMES: Closed Session - 5:00 p.m.

Regular Meeting - 7:00 p.m.

Members of the public can comment on agenda items in person or remotely and must be in person to comment on Oral Communications, Non-Agenda

Public Speaking Times:

Up to 4 speakers: 3 minutes

5 or more speakers: 2 minutes

Speakers cannot cede time

For general and public participation information, please click:

<https://www.alamedaca.gov/government/Public-Comment-and-City-Council-Meeting-Guide>

For Zoom registration, please click:

https://alamedaca-gov.zoom.us/webinar/register/WN_RqBbIShHQ2CgFC7R86ZPQg

For Telephone Participants:

Zoom Phone Number: 669-900-9128

Zoom Meeting ID: 869 0147 6421

Any requests for reasonable accommodations should be made by completing an online form:

<https://us.openforms.com/Form/7e338354-7abf-4852-886d-229f8c7019b9>

The Council may take action on any item listed in the agenda

**SPECIAL CITY COUNCIL AND SUCCESSOR AGENCY TO THE COMMUNITY
IMPROVEMENT COMMISSION (SACIC) MEETING - CLOSED SESSION - 5:00 P.M.**

1 Roll Call - City Council/SACIC

2 Consent Calendar - Items are routine and will be approved by one motion unless removed by Councilmembers

2-A [2025-5586](#) Recommendation to Approve Interim City Manager Adam Politzer,

Base Reuse and Economic Development Director Abigail Thorne-Lyman, Administrative Management Analyst Annie Cox, Assistant City Attorney Len Aslanian, Cushman and Wakefield Senior Director Andrew Schmieder, as Real Property Negotiators for Building 525, Located at 2751 Todd Street, Alameda, CA. [City Council] (Base Reuse and Economic Development 29061822)

- 2-B** [2025-5601](#) Recommendation to Approve Adam Politzer, Interim City Manager, as a Labor Negotiator with the International Association of Firefighters, Local 689, and Alameda Fire Chiefs Association for the City of Alameda. [City Council] (Human Resources 10025060)

3 Public Comment on Closed Session Items Only

4 Adjournment to Closed Session to consider:

- 4-A** [2025-5600](#) CONFERENCE WITH LABOR NEGOTIATORS (Government Code Section 54957.6)
CITY NEGOTIATORS: Adam Politzer, Interim City Manager, Noelle White, Human Resources Director, Jack Hughes, Liebert Cassidy Whitmore, and Doug McManaway, Assistant City Attorney
EMPLOYEE ORGANIZATIONS: International Association of Firefighters, Local 689 (IAFF) and Alameda Fire Chiefs Association (AFCA)
UNDER NEGOTIATION: Salaries, Employee Benefits and Terms of Employment [City Council]
- 4-B** [2025-5562](#) CONFERENCE WITH LEGAL COUNSEL - POTENTIAL LITIGATION
Initiation of litigation pursuant to Government Code Section 54956.9, Subsection (c)
Number of cases: One (As Plaintiff - City Exposure to Legal Action)
Potential Defendants: Valley Investments - Redwood LLC dba Barnhill Marina & Boatyard, Summit Bank, Receivership Specialists [City Council]
- 4-C** [2025-5584](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8)
PROPERTY: 2751 Todd Street (Building 525), Alameda, CA 94501
CITY NEGOTIATORS: Interim City Manager Adam Politzer, Base Reuse and Economic Development Director Abigail Thorne-Lyman, Administrative Management Analyst Annie Cox, Assistant City Attorney Len Aslanian, Cushman and Wakefield Senior Director Andrew Schmieder
NEGOTIATING PARTIES: City of Alameda, Pacific Pinball Museum, a California Nonprofit Organization, and Swings and Wings, LLC
UNDER NEGOTIATION: Price and terms of lease [City Council]

Attachments: [Correspondence](#)

- 4-D** [2025-5556](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8)
PROPERTY: 2317 Central Avenue (Alameda Theater), Alameda, CA
CITY/SUCCESSOR AGENCY TO THE COMMUNITY IMPROVEMENT COMMISSION (SACIC) NEGOTIATORS: Base Reuse and Economic Development Director Abigail Thorne-Lyman, Economic Development Division Manager Dwayne Dalman, and Assistant City Attorney Len Aslanian
NEGOTIATING PARTIES: City of Alameda/SACIC, and Alameda Theater & Cineplex
UNDER NEGOTIATION: Price and Terms of Lease and Loans [City Council and SACIC] [Not heard on December 2, 2205]
- 4-E** [2025-5486](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8) PROPERTY: Bay 200, a portion of Building 22, located at 2501 Monarch Street at Alameda Point, Alameda CA 94501
CITY NEGOTIATORS: Base Reuse and Economic Development Director Abigail Thorne-Lyman, Economic Development Division Manager Dwayne Dalman, Administrative Management Analyst Annie Cox, Assistant City Attorney Len Aslanian
NEGOTIATING PARTIES: City of Alameda and Faction Brewing Company, LLC
UNDER NEGOTIATION: Price and terms of lease [City Council] [Not heard on November 18 or December 2, 2025]

5 Announcement of Action Taken in Closed Session, if any**6 Adjournment - City Council/SACIC****REGULAR CITY COUNCIL MEETING - 7:00 P.M.****Pledge of Allegiance**

- 1 Roll Call - City Council**
- 2 Agenda Changes**
- 3 Proclamations, Special Orders of the Day and Announcements - Limited to 15 minutes**

- 4 Oral Communications, Non-Agenda (Public Comment) - Speakers may address the Council in regard to any matter not on the agenda over which the Council has jurisdiction; limited to 15 minutes and in-person comments only; remaining speakers may comment under Section 9**
- 5 Consent Calendar - Routine items are approved by one motion unless Councilmembers remove items for discussion; removed items are called after Agenda Items; Councilmembers may speak for up to 3 minutes**
- 5-A** [2025-5598](#) Minutes of the Special Joint City Council and Successor Agency to the Community Improvement Commission Meeting and the Regular City Council Meeting Held on November 18, 2025. (City Clerk)
- 5-B** [2025-5611](#) Bills for Ratification. (Finance)
- Attachments:** [Bills for Ratification](#)
- 5-C** [2025-5523](#) Recommendation to Accept the 2013 Local Library Bond Measure Annual Report. (Finance 10024051)
- Attachments:** [Exhibit 1: Annual Report](#)
- 5-D** [2025-5575](#) Recommendation to Accept and File Various Community Facilities Districts (CFD) Reports for Fiscal Year (FY) Ending June 30, 2025, including: CFD No. 03-1 (Bayport Municipal Services District); CFD No. 13-1 (Alameda Landing Public Improvements); CFD No. 13-2 (Alameda Landing Municipal Services District); CFD District No. 14-1 (Marina Cove II); CFD No. 17-1 (Alameda Point Public Services District); and CFD No. 22-1 (Alameda Marina). (Finance 10024051)
- Attachments:** [Exhibit 1: Annual Reports](#)
- 5-E** [2025-5576](#) Recommendation to Accept the Fiscal Year 2024-25 Development Impact Fee (DIF) Report. (Finance 10024051)
- Attachments:** [Exhibit 1: Annual Report](#)
- 5-F** [2025-5501](#) Recommendation to Authorize the Interim City Manager to Execute an Agreement with Mar Con Engineering Inc., for the Alameda Day Center Project, No. HHS 25-01, in an Amount Not-To-Exceed \$2,672,346.60, including Contingency.
- In accordance with the California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review pursuant to CEQA Guidelines Sections 15301 (Existing Facilities) and 15302 (Replacement or Reconstruction). (Housing and Human Services 10021833)
- Attachments:** [Exhibit 1: Agreement](#)
- 5-G** [2025-5563](#) Recommendation to Authorize the Interim City Manager to Execute a First Amendment to the Agreement with Kitchell/CEM, INC. to Provide

Construction Project Management Services for the Alameda Day Center Project, in an Amount Not-To-Exceed \$244,262, including Contingency.

In accordance with the California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review pursuant to CEQA Guidelines Sections 15301 (Existing Facilities) and 15302 (Replacement or Reconstruction). (Housing and Human Services 10021833)

Attachments: [Exhibit 1: First Amendment](#)
[Exhibit 2: Agreement](#)

- 5-H** [2025-5582](#) Recommendation to Authorize the Interim City Manager to Execute a Fourth Amendment to the Agreement with The Village Of Love Foundation for the Provision of Emergency Shelter Services for Alameda Households Experiencing Homelessness as Part of the Emergency Supportive Housing Program by Extending the Term of the Agreement through February 28, 2026 at No Additional Cost. This project is statutorily exempt from further environmental review pursuant to Public Resources Code section 21080.10 (services for people experiencing homelessness), and categorically exempt from further environmental review pursuant to California Environmental Quality Act Guidelines Section 15301 (Existing Facilities) and 15061(b) (3) (Common Sense). (City Manager 10021833)

Attachments: [Exhibit 1: Fourth Amendment](#)
[Exhibit 2: Original Agreement and Amendments 1-3](#)

- 5-I** [2025-5549](#) Recommendation to Authorize the Interim City Manager to Execute a Two-Year Agreement with Peregrine Technologies, Inc. for Software Services for a Total Not-to-Exceed Amount of \$178,640. (Police 10031108)

Attachments: [Exhibit 1: Agreement](#)

- 5-J** [2025-5550](#) Recommendation to Authorize the Interim City Manager to Execute a First Amendment to the Agreement with Cooke & Associates, Inc. for Fire Background Investigation Services in an Amount Not-to-Exceed \$152,410. (Fire 10032210)

Attachments: [Exhibit 1: Original Agreement](#)
[Exhibit 2: First Amendment](#)

- 5-K** [2025-5545](#) Recommendation to Accept the Work of Ray's Electric for Streetlight Conduit Replacement - Fernside Boulevard Project, P.W. No. 06-23-18.

In accordance with the California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review

pursuant to CEQA Guidelines Section 15301 (Existing Facilities).
(Public Works 310)

- 5-L** [2025-5578](#) Recommendation to Approve the Immediate Removal of 65 Trees of Various Species between 1-38" in Diameter and Planting of 101 New Trees in 24" Boxes for Construction of Clement Avenue / Tilden Way Improvements Project.

In accordance with the California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review pursuant to CEQA Guidelines Section 15301 (Existing Facilities) and Section 15304 (Minor Alterations to Land). (Public Works C65300)

Attachments: [Exhibit 1: Tree Removal Plan](#)
 [Exhibit 2: Tree Planting Plan](#)
 [Supplemental Memo](#)

- 5-M** [2025-5565](#) Recommendation to Authorize the Interim City Manager to Execute the Second Amendment to the Exclusive Negotiating Agreement between the City of Alameda and Radium Presents to Extend the Term of the Exclusive Negotiating Agreement to April 30, 2026, unless Terminated or Extended as Provided in the Exclusive Negotiating Agreement. The streamlining provision of Public Resources Section 21083.3 and Section 15183 of the California Environmental Quality Act Guidelines apply and no further environmental review is required. (Base Reuse and Economic Development 29061822)

Attachments: [Exhibit 1: Agreement](#)
 [Exhibit 2: First Amendment](#)
 [Exhibit 3: Second Amendment](#)

- 5-N** [2025-5547](#) Public Hearing to Consider Amendments to the Community Development Block Grant Action Plans for Fiscal Years 2019-20 through 2024-25 and Authorize the Interim City Manager to Negotiate and Execute Related Documents, Agreements and Modifications. (City Manager's Office 20321843 and 20321845)

Attachments: [Exhibit 1: Citizen Participation Plan](#)

6 Continued Agenda Items

None.

7 Regular Agenda Items

None.

8 City Manager Communications - Communications from City Manager

- 9 Oral Communications, Non-Agenda (Public Comment) - Speakers may address the Council in regard to any matter not on the agenda over which the Council has jurisdiction; limited to in-person comments only**
- 10 Council Referrals - Matters placed on the agenda by Councilmembers may be scheduled as future agenda items or dispositive action may be taken on sufficiently noticed time sensitive legislative matters; presentations are limited to 5 minutes; Councilmembers may speak for up to 3 minutes**
- 10-A** [2025-5552](#) Consider Adoption of Resolution Supporting Caltrans Interstate 580 Truck Access Study and State Legislation to Enable Fair Use of East Bay Freeways, including Directing Staff to Work with Study Partners to Expand the Project Study Area to Include Impacted Parts of Alameda. (Councilmember Jensen) [Not heard on December 2, 2025]
Attachments: [Resolution](#)
- 10-B** [2025-5599](#) Consider Directing Staff to Analyze and Make Recommendations regarding Establishing a 15 Miles Per Hour Speed Limit for Bicyclists and E-Bikes on City Owned Paths and Parks. (Councilmember Daysog)
Attachments: [Exhibit 1: Articles](#)
[Correspondence](#)
- 11 Council Communications - Councilmembers may speak for up to 9 minutes to address any matter not on the agenda, including reporting on conferences or meetings**
- 11-A** [2025-5571](#) Mayor's Nominations for Appointment to the Golf Commission, Historical Advisory Board, Public Art Commission, and Mayor's Economic Development Advisory Panel.
- 12 Adjournment - City Council**

- Public speaking times: 3 minutes for up to four speakers and 2 minutes for five or more speakers; speakers cannot cede time
- Public comment must be submitted by noon the day of the meeting to be posted online prior to the meeting
- Visuals to be shown at a meeting must be submitted by noon the day before the meeting and must be in PDF format
- Meeting Rules of Order are available at:
<https://www.alamedaca.gov/Departments/City-Clerk/Key-Documents#section-4>
- Public Comment and Council Meeting Guide available at:
<https://www.alamedaca.gov/GOVERNMENT/Public-Comment-and-City-Council-Meeting-Guide>
- Accessible seating for persons with disabilities, including those using wheelchairs, is available
- Equipment for the hearing impaired is available for public use
- Translators will be available upon request by contacting the City Clerk at 510-747-4800 or clerk@alamedaca.gov at least 48 hours prior to the meeting
- To request any reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting, please complete an online form:
<https://us.openforms.com/Form/7e338354-7abf-4852-886d-229f8c7019b9>
- Closed captioning is available via Zoom live or after meetings at:
<https://www.youtube.com/cityofalameda>
- Sign up to receive agendas: <https://www.alamedaca.gov/Subscribe>
- View documents related to this agenda on the City's website:
<https://alameda.legistar.com/Calendar.aspx>
- Documents related to this agenda are also available for public inspection and copying at the Office of the City Clerk (City Hall, 2263 Santa Clara Avenue, Room 380) during normal business hours
- **KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE:** Government's duty is to serve the public, reaching its decisions in full view of the public. Commissions, boards, councils and other agencies of the City of Alameda exist to conduct the citizen of Alameda's business. This ordinance assures that deliberations are conducted before the people and that City operations are open to the people's review.
- **FOR MORE INFORMATION ON YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE OR TO REPORT A VIOLATION OF THE ORDINANCE, CONTACT THE OPEN GOVERNMENT COMMISSION:** the address is 2263 Santa Clara Avenue, Room 380, Alameda, CA, 94501; phone number is 510-747-4800; fax number is 510-865-4048, e-mail address is lweisiger@alamedaca.gov and contact is Lara Weisiger, City Clerk.
- In order to assist the City's efforts to accommodate persons with severe allergies, environmental illnesses, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City accommodate these individuals.