



City of Alameda

Meeting Agenda

City Council

Tuesday, July 24, 2018

7:00 PM

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

SPECIAL MEETING - CLOSED SESSION - 4:00 P.M.

Note: The agenda was revised on July 17, 2018 at 3:30 p.m. to add Items 3-D and 3-E and revise the meeting start time.

- 1 Roll Call - City Council
- 2 Public Comment on Closed Session Items - Anyone wishing to address the Council on closed session items may speak for 3 minutes per item
- 3 Adjournment to Closed Session to consider:
 - 3-A [2018-5715](#) (10 minutes) CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
Initiation of litigation pursuant to subdivision (c) of Section 54956.9 of the Government Code
Number of cases: One (As Plaintiff - City Initiating Legal Action)
 - 3-B [2018-5783](#) (90 minutes) PUBLIC EMPLOYEE APPOINTMENT/HIRING
Pursuant to Government Code § 54957
Title/description of positions to be filled: Acting City Manager and City Manager
 - 3-C [2018-5802](#) (30 minutes) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Government Code section 54956.8)
PROPERTY: 120 W. Oriskany, Building 530, Alameda, CA 94501
CITY NEGOTIATOR: Nanette Mocanu
POTENTIAL TENANT: Nautilus Data Technologies, Inc. or SpinLaunch Inc.
ISSUE UNDER NEGOTIATION: Real Property Negotiations Price and Terms of Payment
Attachments: [Correspondence - Updated 7-24](#)
[Presentation by SpinLaunch](#)
 - 3-D [2018-5820](#) (10 minutes) CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
Initiation of litigation pursuant to subdivision (c) of Section 54956.9 of the Government Code
Number of cases: One (As Plaintiff - City Initiating Legal Action)

3-E [2018-5821](#) CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION
[\(10 minutes\)](#) Pursuant to subdivision (a) of Government Code § 54956.9
CASE NAME: Daysog, Tony, et al. v. City of Alameda
COURT: Superior Court of the State of California, County of Alameda
CASE NUMBER: RG18907888

3-F [2018-5784](#) PUBLIC EMPLOYEE PERFORMANCE EVALUATION
[\(20 minutes\)](#) Pursuant to Government Code § 54957
Position Evaluated: City Attorney - Janet Kern

4 **Announcement of Action Taken in Closed Session, if any**

[2018-5835](#) July 24, 2018 Closed Session Announcements

Attachments: [Announcement](#)

5 **Adjournment - City Council**

SPECIAL MEETING - 6:59 P.M.

Pledge of Allegiance

1 **Roll Call - City Council**

2 **Consent Calendar - Items are routine and will be approved by one motion unless removal is requested by the Council or the public**

2-A [2018-5822](#) Recommendation to Approve Agreement Appointing David Rudat as Interim City Manager for a Term of No More Than 960 Hours at a Salary of \$123.75 Hourly; and Authorize Acting City Manager Pay for Elizabeth D. Warmerdam at an Amount of \$123.75 Hourly for the Period of July 16 Through August 5, 2018. (Human Resources 2210)

Attachments: [Exhibit 1- Agreement](#)

3 **Adjournment - City Council**

REGULAR CITY COUNCIL MEETING - 7:00 P.M.

1 **Roll Call - City Council**

2 **Agenda Changes**

3 **Proclamations, Special Orders of the Day and Announcements - Limited to 15 minutes**

- 3-A** [2018-5707](#) Proclamation Declaring June through August as Play Ball Summer
[\(5 minutes\)](#) 2018. (City Manager 2110)
- 3-B** [2018-5803](#) Presentation of Certificates to Economic Development Strategic Plan
[\(5 minutes\)](#) Task Force Members. (Community Development)
- 4** **Oral Communications, Non-Agenda (Public Comment) - A limited number of speakers may address the Council regarding any matter not on the agenda; limited to 15 minutes; additional public comment addressed under Section 8**
- 5** **Consent Calendar - Items are routine and will be approved by one motion unless removal is requested by the Council or the public**
- 5-A** [2018-5810](#) Minutes of the Special and Regular City Council Meetings and Joint City Council and Successor Agency to the Community Improvement Commission Meeting Held on June 19, 2018; and the Special City Council Meeting Held on July 5, 2018. (City Clerk)
- 5-B** [2018-5812](#) Bills for Ratification. (Finance)

Attachments: [Bills for Ratification](#)
- 5-C** [2018-5718](#) Recommendation to Authorize the Acting City Manager to Enter into a Memorandum of Understanding (MOU) with the Alameda Unified School District (AUSD) to Accept \$86,970 for Crossing Guard Services; and Approve a Second Amendment to All City Management Services Incorporated Extending the Term 12 Months and Adding the Amount of \$284,000 for a Total Contract Amount of \$807,501 for Crossing Guard Services. (Police 3190)

Attachments: [Exhibit 1 - AUSD MOU](#)
 [Exhibit 2 - 2nd Amendment](#)
 [Exhibit 3 - Original Contract and 1st Amendment](#)
- 5-D** [2018-5754](#) Recommendation to Award a One-Year Contract in the Amount Not to Exceed \$261,544, including Contingency, to Park Engineering for Construction Management Services during the Construction Phase for the Cross Alameda Trail Project (Main Street to Constitution Way), No. P.W. 03-18-11; and Receive an Update on the Status of Completion of the Cross Alameda Trail (Main Street to Constitution Way). (Public Works 310-91402)

Attachments: [Exhibit 1 - Contract](#)
- 5-E** [2018-5755](#) Recommendation to Award a One-Year Contract, with the Option for Three One-Year Extensions, for an Amount Not to Exceed \$71,971, Including a 20% Contingency, for a Total Four-Year Expenditure not to Exceed \$296,640 to Blue Flame Crew West for the Operation and Maintenance of Doolittle Landfill. (Public Works 270)

Attachments: [Exhibit 1 - Contract](#)

- 5-F [2018-5756](#) Recommendation to Award a One-Year Contract, with the Option for Four One-Year Extensions, for an Amount Not to Exceed \$363,354, for a Total Five-Year Expenditure Not to Exceed \$1,890,911, to Imperial Maintenance for Janitorial Services for Various City Facilities. (Public Works 706)

Attachments: [Exhibit 1 - Contract](#)

- 5-G [2018-5774](#) Adoption of Resolution Granting Three Water Line Easements to East Bay Municipal Utility District Across City-Owned Property Within Alameda Point; and Recommendation to Authorize the Acting City Manager to Execute Any and All Ancillary Documents and Directing the Recording of the Grant of Easements for Installation of New Water Main Service. (Public Works 310)

Attachments: [Exhibit 1 - Plat Maps](#)
[Exhibit 2 - Grant of Easement](#)
[Resolution](#)

- 5-H [2018-5734](#) Adoption of Resolution Authorizing the Acting City Manager to Execute Documents Necessary to Accept Grant Funding from the Alameda County Transportation Commission (ACTC) for the Clement Avenue East Extension and Tilden Way Project; and Increasing the Fiscal Year 2018-19 Capital Projects Fund Budget for Clement Avenue and Tilden Way Complete Streets Project (91820) by \$445,000 Funded by the Gas Tax Fund and Construction Improvement Tax Fund. (Transportation 91820)

Attachments: [Exhibit 1 - Project Funding Agreement](#)
[Resolution](#)

- 5-I [2018-5782](#) Adoption of Resolution Authorizing the Acting City Manager, or Her Designee, to Negotiate and Execute Purchase Agreements Not to Exceed \$268,000 for the Replacement of Six Police Department Vehicles and One Police Motorcycle. (Police 3121)

Attachments: [Resolution](#)

- 5-J [2018-5797](#) Adoption of Resolution Supporting House of Representatives Bill 2358 and Senate Bill 1050 the Chinese American World War II Veterans Congressional Gold Medal Act. (City Manager 2110)

Attachments: [List of Endorsements for 2358](#)
[Resolution](#)

- 5-K [2018-5807](#) Final Passage of Ordinance Approving the Alameda Marina Master Plan and Density Bonus Application for the Redevelopment of the Alameda Marina Properties Located at 1815 Clement Avenue (APN

071-0288-003 and 071-0257-004). (Community Development 209-481001)

Attachments: [Ordinance - REVISED](#)

6 Regular Agenda Items

- 6-A** [2018-5808](#) (5 minutes) Adoption of Resolution Appointing Jeffrey Gould as a Member of the Public Utilities Board; and Appointing Michael Hans, David Johnson, Alysha Nachtigall and Sharon Nearn as Members of the Transportation Commission.
- 6-B** [2018-5800](#) (20 minutes) Presentation on Role of TetraTech EC in the Environmental Clean-Up of Alameda Point by the United States Navy. (Base Reuse 819099)
Attachments: [Presentation](#)
- 6-C** [2018-5749](#) (60 minutes) Recommendation to Adopt the Economic Development Strategic Plan (EDSP). (Community Development 256)
Attachments: [Exhibit 1 - Draft EDSP](#)
[Exhibit 2 - Draft EDSP Background Report and Executive Summary](#)
[Exhibit 3 - EDSP Task Force Roster](#)
[Presentation](#)
- 6-D** [2018-5698](#) (20 minutes) Recommendation to Receive a Progress Report on the Public Access Pathways on Fernside Boulevard and East Shore Drive. (Recreation 280)
Attachments: [Exhibit 1 -Fernside Boulevard Map](#)
[Exhibit 2 - East Shore Drive Map](#)
- 6-E** [2018-5750](#) (15 minutes) Introduction of Ordinance Approving a Lease with Small Size Big Mind, Inc. for Two Years with a One-Year Option for Building 35, a 2,764-Square-Foot Building Located at 2450 Pan Am Way in the Main Street Neighborhood at Alameda Point. [In accordance with the California Environmental Quality Act (CEQA), this project is Categorically Exempt under the CEQA Guidelines Section 15301(c) - Existing Facilities.] [Requires Four Affirmative Votes] (Base Reuse 819099)
Attachments: [Exhibit 1 - Aerial Map](#)
[Exhibit 2 - Premises](#)
[Exhibit 3 - Executed Lease](#)
[Correspondence - Updated 7-24](#)
[Ordinance](#)

- 6-F** [2018-5785](#) Recommendation to: 1) Receive a Semi-Annual Report on Cannabis, including an Update on the Request for Proposals (RFP) Process (Outcomes and Lessons Learned); 2) Provide Direction Regarding Potential Amendments to Local Law Concerning Cannabis, including (a) Maintain Cap on Testing Laboratories, (b) Allow Processing of Applications for Nursery Cultivation and Manufacturing on a First-Come, First-Served Basis, (c) Amendments Affecting Dispensaries and Nursery Cultivation Businesses, including Modify Buffer Zones, Dispersion Requirement, Zoning, and Adult Use, and (d) Confirmation of Use of RFP Process to Administer Cap; and 3) Receive Update Concerning Other Areas Relating to Cannabis, Including Regulation of Cannabis Delivery, and Cannabis Tax. (Community Development 209-481007)

Attachments: [Exhibit 1 - Summary of Issues](#)
[Exhibit 2 - 1,000-Foot Buffer Zone for Dispensaries and Nursery](#)
[Exhibit 3 - 600-Foot Buffer Zone Around Sensitive Uses](#)
[Exhibit 4 - Two-Tier Buffer System Map](#)
[Exhibit 5 - One-Mile Dispersion Map](#)
[Exhibit 6a - Existing Cannabis Zones](#)
[Exhibit 6b - Proposed Cannabis Zones](#)
[Exhibit 6c - Proposed Cannabis Zones with Buffers](#)
[Correspondence - Updated 7-23](#)
[Presentation](#)
[Submittal](#)

- 7** **City Manager Communications - Communications from City Manager**
- 8** **Oral Communications, Non-Agenda (Public Comment) - Speakers may address the Council regarding any matter not on the agenda**
- 9** **Council Referrals - Matters placed on the agenda by a Councilmember may be acted upon or scheduled as a future agenda item**
- 9-A** [2018-5729](#) Consider Drafting a Letter to Federal Representatives Supporting Congressional Bill S. 3036, the “Keep Families Together Act.” (Councilmember Oddie) [Not heard on July 10, 2018]
- Attachments:** [Bill S. 3036](#)
- 10** **Council Communications - Councilmembers can address any matter not on the agenda, including reporting on conferences or meetings**
- 10-A** [2018-5806](#) Consideration of Mayor’s Nomination for Appointment to the Historical

Advisory Board, Planning Board, Public Utilities Board, Social Service Human Relations Board and Transportation Commission.

11 Adjournment - City Council

- Meeting Rules of Order are available at <https://alamedaca.gov/node/5822>
- Time frames listed for agenda items are only estimates. Discussions on each item could take more or less time. Anyone interested in speaking is encouraged to arrive early rather than relying on the estimates.
- Translators and sign language interpreters will be available on request. Please contact the City Clerk at 510-747-4800 or TDD number 510-522-7538 at least 72 hours prior to the meeting to request a translator or interpreter.
- Equipment for the hearing impaired is available for public use. For assistance, please contact the City Clerk at 510-747-4800 or TDD number 510-522-7538 either prior to, or at, the Council meeting.
- Accessible seating for persons with disabilities, including those using wheelchairs, is available.
- Minutes of the meeting available in enlarged print.
- Video tapes of the meeting are available upon request.
- Please contact the City Clerk at 510-747-4800 or TDD number 510-522-7538 at least 48 hours prior to the meeting to request agenda materials in an alternative format, or any other reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.
- This meeting will be broadcast live on the City's website www.alamedaca.gov/agendas.
- Documents related to this agenda are available for public inspection and copying at the Office of the City Clerk, 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.