



City of Alameda

Meeting Agenda

City Council

Tuesday, November 19, 2024

7:00 PM

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

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

Joint Meeting - 6:59 p.m.

Regular Meeting - 7:00 p.m.

The City allows members of the public to participate in person or remotely

Public Speaking Times:

Up to 4 speakers: 3 minutes

5 or more speakers: 2 minutes

Speakers cannot cede time

For information to assist with remote participation, please click:

<https://www.alamedaca.gov/zoom>

For Zoom registration, please click:

https://alamedaca-gov.zoom.us/webinar/register/WN_h4IBnnM_TDShOtmXVtnpqw

For Telephone Participants:

Zoom Phone Number: 669-900-9128

Zoom Meeting ID: 847 2821 0006

Any requests for reasonable accommodations should be made by contacting the City Clerk's office: clerk@alamedaca.gov or 510-747-4800

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

SPECIAL CITY COUNCIL MEETING - 5:00 P.M.

1 Roll Call - City Council

Note: Councilmember Vella will be present via teleconference from Renaissance Dallas North Hotel, 1590 Lyndon B. Johnson Freeway, Dallas, TX 75234

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

3 Public Comment on Closed Session Items Only

4 Adjournment to Closed Session to consider:

4-A [2024-4466](#) CONFERENCE WITH LABOR NEGOTIATORS (Government Code Section 54957.6)
CITY NEGOTIATORS: Jennifer Ott, City Manager, Jessica Romeo, Human Resources Director, Nicholas Luby, Fire Chief, and Doug McManaway, Deputy 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

4-B [2024-4544](#) CONFERENCE WITH LEGAL COUNSEL - POTENTIAL LITIGATION
Potential Initiation of Litigation Pursuant to Government Code Section 54956.9, Subsection (d)(4)
Number of Cases: One (As Plaintiff - City Initiating Legal Action)
Potential Defendants: Ecostep, Inc; tower toolroom, LLC; Amer A Abusafieh; Morales Construction; Turnkey Show Productions, Inc.; and other Doe Defendants

4-C [2024-4545](#) CONFERENCE WITH LEGAL COUNSEL - POTENTIAL LITIGATION
Potential Initiation of Litigation Pursuant to Government Code Section 554956.9, Subsection (d)(4)
Number of Cases: One (As Plaintiff - City Initiating Legal Action)
Potential Defendant: Port of Oakland

5 Announcement of Action Taken in Closed Session, if any

[2024-4587](#) November 19, 2024 Closed Session Announcement

Attachments: [Announcement](#)

6 Adjournment - City Council

SPECIAL JOINT MEETING OF THE CITY COUNCIL AND SUCCESSOR AGENCY TO THE COMMUNITY IMPROVEMENT COMMISSION (SACIC) MEETING - 6:59 P.M.

Pledge of Allegiance

- 1 **Roll Call - City Council and SACIC**
Note: Councilmember/Commissioner Vella will be present via teleconference from Renaissance Dallas North Hotel, 1590 Lyndon B. Johnson Freeway, Dallas, TX 75234
- 2 **Consent Calendar - Routine items are approved by one motion unless Councilmembers / Commissioners remove items for discussion; removed items are called after Agenda Items if any; Councilmembers / Commissioners may speak for up to 3 minutes**
- 2-A [2024-4535](#) Minutes of the Special Joint City Council and SACIC Meeting Held on September 17, 2024. [SACIC] (City Clerk)
- 2-B [2024-4489](#) Recommendation to Accept the Investment Transactions Report for the Fiscal Year Ending September 30, 2024. [City Council and SACIC] (Finance 10024051)
Attachments: [Exhibit 1: Quarterly Investment Transactions Report](#)
- 3 **Adjournment - City Council and SACIC**

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

- 1 **Roll Call - City Council**
Note: Councilmember Vella will be present via teleconference from Renaissance Dallas North Hotel, 1590 Lyndon B. Johnson Freeway, Dallas, TX 75234
- 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 [2024-4533](#) Minutes of the Special and Regular City Council Meetings Held on October 15, 2024. (City Clerk)
- 5-B [2024-4532](#) Bills for Ratification. (Finance)
Attachments: [Bills for Ratification](#)

- 5-C** [2024-4486](#) Recommendation to Authorize the City Manager to Execute a Five-Year Agreement with Hunt and Sons, LLC for the Delivery of Unleaded and Diesel Fuels to City Fueling Stations for a Total Amount Not-to-Exceed \$2,800,000.
In accordance with the California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review pursuant to CEQA Guidelines Section (Existing Facilities). (Public Works 60141580)
Attachments: [Exhibit 1: Agreement](#)
- 5-D** [2024-4510](#) Recommendation to Authorize the City Manager to Execute a Five-Year Agreement with Ranger Pipelines, Inc. for Cyclic Sewer Replacement Project, Phase 21, No. P.W. 05-24-15 in an Amount Not-to-Exceed \$43,885,838.52, including Contingency.
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 0602)
Attachments: [Exhibit 1: Agreement](#)
- 5-E** [2024-4495](#) Recommendation to Authorize the City Manager to Negotiate and Execute Agreement and Documents with Alameda County to Accept \$60,000 for Partial Funding of Winter Warming Services Programs; and Authorize the City Manager to Execute an Agreement with Building Futures with Women and Children to Provide Winter Warming Services in an Amount Not-to-Exceed \$113,000; and Authorize the City Manager to Execute an Agreement with Christ Episcopal Church to Operate the Alameda Warming Shelter in an Amount Not-to-Exceed \$173,385.
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: Grant Program Agreement](#)
 [Exhibit 2: Agreement - Building Futures with Women and Children](#)
 [Exhibit 3: Agreement - Christ Episcopal Church](#)
- 5-F** [2024-4508](#) Recommendation to Authorize the Mayor to Sign a Letter of Support for Caltrans to Seek Funds to Study Safety Improvements and a Road Diet on Otis Drive as Part of Caltrans' Route 61 Capital Preventative Maintenance Project. (Planning, Building, and Transportation 24562743)

Attachments: [Exhibit 1: Support Letter](#)
[Exhibit 1: REVISED Support Letter](#)

- 5-G** [2024-4501](#) Recommendation to Authorize the City Manager to Execute a First Amendment to the Agreement with Kitchell CEM, Inc., in an Amount Not-to-Exceed \$38,247, with a Total Agreement Amount Not-to-Exceed \$111,503, for Project and Construction Management Services for Base Roofing Projects.
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), 15302 (Replacement or Reconstruction), and 15061(b)(3) (Common Sense). (Base Reuse and Economic Development C75400)

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

- 5-H** [2024-4531](#) Recommendation to Ratify a Construction Agreement with Silverado Construction, Inc. for the Required Abatement and Demolition Project at Building 114 for an Amount Not-to-Exceed \$1,648,525; and Adoption of Resolution Appropriating \$2,000,000 from the Alameda Point Fund (Fund 290) Available Fund Balance to Alameda Capital Project Fund (Fund 301) Project #C75400, Alameda Point Fiscal Year 2024-25 Capital Improvement Budget. [Requires four affirmative votes]
In accordance with California Environmental Quality Act (CEQA), this project is statutorily exempt from further environmental review pursuant to Public Resources Code Section 21080(b)(4) and CEQA Guidelines Section 15269(c) relating to actions necessary to prevent or mitigate an emergency. (Base Reuse and Economic Development C75400)

Attachments: [Exhibit 1: Site Plan](#)
[Exhibit 2: Notice and Inspection Report](#)
[Exhibit 3: Structural Engineer Memo](#)
[Exhibit 4: Silverado Contract](#)
[Exhibit 5: Kitchell Contract](#)
[Exhibit 6: Page & Turnbull Contract](#)
[Exhibit 7: Notice to Historical Advisory Board Resolution](#)

6 Continued Agenda Items

7 Regular Agenda Items

- 7-A** [2024-4496](#) Recommendation to Accept the 2024 Progress Report on The Road

Home. (City Manager 10021833)

Attachments: [Exhibit 1: Progress Report Presentation](#)

- 7-B** [2024-4543](#) Recommendation to Review, Comment on, and Authorize Mayor to Sign the City's Draft Response Letter to the Port of Oakland Board of Port Commissioners on the Oakland Airport Final Environmental Impact Report. (City Manager 10021833)

Attachments: [Exhibit 1: 2023 Comment Letter](#)
[Exhibit 2: Draft Comment Letter](#)
[Exhibit 2: REVISED Draft Comment Letter - Updated 11/19](#)
[Supplemental Memo](#)
[Correspondence - Updated 11/19](#)

- 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**
- 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**
- 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**
- 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
- 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 and sign language interpreters available if requested prior to the meeting
- To request a translator, interpreter or any reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting, please contact the City Clerk at 510-747-4800 or clerk@alamedaca.gov at least 48 hours prior to the meeting
- View documents related to this agenda or sign up to receive agendas 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.