



# City of Alameda

## Meeting Agenda

### City Council

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Tuesday, July 21, 2026

7:00 PM

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

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**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 via Zoom

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\\_GqOgsOtmRPaXAXQ02VcJnYw](https://alamedaca-gov.zoom.us/webinar/register/WN_GqOgsOtmRPaXAXQ02VcJnYw)

For Telephone Participants:

Zoom Phone Number: 669-900-9128

Zoom Meeting ID: 847 8272 1659

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

**1 Roll Call - City Council and SACIC**

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

- 2-A**     [2026-6141](#)     Recommendation to Approve City Manager Gerry Beaudin, Base  
Reuse and Economic Development Director Abigail Thorne-Lyman,  
Economic Development Division Manager Dwayne Dalman, and  
Assistant City Attorney Len Aslanian as Real Property Negotiators

(Alameda Theater & Cineplex, 2317 Central Avenue). [City Council and SACIC] (Base Reuse and Economic Development 10061810)

- 2-B**     [2026-6055](#)     Recommendation to Approve City Manager Gerry Beaudin, Base Reuse and Economic Development Director Abigail Thorne-Lyman, Base Reuse Manager Alesia Strauch, Jones Lang and LaSalle Managing Director Francisco Torres, and Assistant City Attorney Len Aslanian, as Real Property Negotiators for Building 43 at Alameda Point, 2440 Monarch Street, Alameda CA 94501 (Scolari's Restaurant, Inc, Chopper Guys). [City Council] (Base Reuse and Economic Development 29061822)

**3        Public Comment on Closed Session Items Only**

**4        Adjournment to Closed Session to consider:**

- 4-A**     [2026-6143](#)     CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8)  
PROPERTY: 2317 Central Avenue (Alameda Theater), Alameda, CA  
CITY/SACIC NEGOTIATORS: City Manager Gerry Beaudin, 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]
- 4-B**     [2026-6056](#)     CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8)  
PROPERTY: 2440 Monarch Street (Building 43) Alameda Point, Alameda, CA  
CITY NEGOTIATORS: City Manager Gerry Beaudin, Base Reuse and Economic Development Director Abigail Thorne-Lyman, Base Reuse Manager Alesia Strauch, Jones Lang and LaSalle (JLL) Managing Director Francisco Torres, and Assistant City Attorney Len Aslanian  
NEGOTIATING PARTIES: City of Alameda, Scolari's Restaurant, Inc, Chopper Guys  
UNDER NEGOTIATION: Price and Terms of Lease [City Council]
- 4-C**     [2026-6183](#)     CONFERENCE WITH LEGAL COUNSEL - POTENTIAL LITIGATION  
Significant exposure to litigation pursuant to Government Code Section 54956.9, subsection (d)(2)  
Number of Cases: One (As Defendant - City Exposure to Legal Action)  
Plaintiffs: Alameda Marina LLC [City Council]
- 4-D**     [2026-6184](#)     CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

Pursuant to Government Code Section 54956.9(a)  
Case Name: Miller v. City of Alameda, et al.  
Court: Superior Court of the County of Alameda  
Case No: 24CV097206 [City Council]

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

**6 Adjournment - City Council and 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**

- 3-A**     [2026-6128](#)     Presentation of Domestic Violence Prevention Video by Alameda Family Services Youth Advisory Board [Not heard on June 2 or 16 or July 7, 2026]

**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; 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**     [2026-6190](#)     Minutes of the Special and Regular City Council Meetings Held on June 16, 2026. (City Clerk)

- 5-B**     [2026-6187](#)     Bills for Ratification. (Finance)

**Attachments:**     [Bills for Ratification](#)

- 5-C**     [2026-6139](#)     Recommendation to Authorize the City Manager to Execute a First Amendment to the Agreement with Alameda Family Services for Social Worker Library Services, Extending the Term through June 30, 2027, and Increasing the Total Not to Exceed Amount to \$205,300. (City Manager 10021830)

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

- 5-D**     [2026-6182](#)     Recommendation to Authorize the City Manager to Execute an Amendment to the Agreement with TeamCivX for Consulting Services on the Infrastructure Bond Measure and Increase the Total Compensation to an Amount Not-to-Exceed \$91,935. These actions are not subject to further environmental review under the California Environmental Quality Act (CEQA), Section 15378 (b)(4), CEQA Guidelines. (City Manager 10021030)

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

- 5-E**     [2026-6120](#)     Recommendation to Approve the Project Plans and Authorize the City Manager to Execute a Five-Year Agreement with Chrisp Company for the Sign and Striping Maintenance Project Phases 7 through 11, No. P.W. 11-25-24, in an Amount Not-to-Exceed \$1,450,265. 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)

**Attachments:**   [Exhibit 1: Project Plans](#)  
                              [Exhibit 2: Contract](#)

- 5-F**     [2026-6121](#)     Recommendation to Approve the Project Plans and Authorize the City Manager to Execute an Agreement with Rapid Grading Services for Construction of Paving Project Phase 44, Project No. P.W. 04-26-02 in an Amount Not-to-Exceed \$1,861,295, including a 10% Contingency, and to Delegate Authority to the City Engineer to Approve Issued Amendments and Addenda to the Project Plans and Specifications, and to Authorize Field Changes through the Change Order Process. 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)

**Attachments:**   [Exhibit 1: Paving Project Plans](#)  
                              [Exhibit 2: Agreement](#)

- 5-G**     [2026-6122](#)     Recommendation to Authorize \$100,000 in Additional Expenditures with WEX Inc. for Temporary Fleet Fueling Services During the Underground Storage Tank Replacement Project at the Maintenance Service Center, for a Total Amount Not-to-Exceed \$415,000. (Public Works 60141580)

**Attachments:**   [Exhibit 1: Agreement](#)  
                              [Exhibit 2: Addendum](#)

- 5-H**     [2026-6124](#)     Recommendation to Authorize the City Manager to Execute a Five-Year Agreement with Environmental Logistics, Inc. for On-Call Hazardous Waste Collection, Transport and Disposal for a Total Cumulative Amount Not-to-Exceed \$132,729.  
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 15308 (Actions by Regulatory Agencies for Protection of the Environment). (Public Works 10041540)  
**Attachments:**   [Exhibit 1: Agreement](#)
- 5-I**     [2026-6125](#)     Recommendation to Authorize the City Manager to Execute a Five-Year Agreement with Nute Engineering for Engineering Design Services for Cyclic Sewer Rehabilitation Project, Phase 23 Easements, in a Total Amount Not to Exceed \$1,222,988, 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-J**     [2026-6126](#)     Recommendation to Authorize the City Manager to Execute an Agreement with AtkinsRéalis USA Inc., for Facility Assessment Report Services in an Amount Not-To-Exceed \$168,666, including Contingency. (Public Works C41000)  
**Attachments:**   [Exhibit 1: Agreement](#)
- 5-K**     [2026-6144](#)     Recommendation to Authorize the City Manager to Execute an Agreement with Woodard & Curran to Update the Sewer Master Plan in an Amount Not-to-Exceed \$231,481, including a 5% 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 50141600)  
**Attachments:**   [Exhibit 1: Agreement](#)
- 5-L**     [2026-6152](#)     Recommendation to Authorize the City Manager to Execute Two Agreements and One Amendment to Implement the Oakland Alameda Water Shuttle Phase 2 Pilot Project: (1) Agreement between City of Alameda and San Francisco Bay Area Water Emergency Transportation Authority for Shuttle Operations, (2) Funding

Agreement between City of Alameda and Alameda Transportation Management Association to Transfer Financial Contributions from Private Businesses and Associations to the City of Alameda, and (3) Lease Agreement Amendment No. 1 between City of Alameda and Big Yellow Boat, LLC concerning the Vessel Used for Shuttle Operations; and

Adoption of Resolution Amending the Fiscal Year 2026-27 City Budget to Appropriate \$730,000 in Alameda County Transportation Commission (Alameda CTC) Grant Funds, \$1,565,000 in Private Partner Funding, and \$75,000 from Fund 231 to Project G36000 (Ala-Oak Estuary Water Shuttle Pilot).

In accordance with the California Environmental Quality Act (CEQA), a Program Environmental Impact Report for the Expansion of Ferry Service in the San Francisco Bay Area was prepared by WETA and certified in accordance with CEQA (State Clearinghouse #2001112048). No further environmental review is required under Public Resources Code section 21166 and Section 15162 of the CEQA Guidelines. The funding and operational agreements are exempt from environmental review under the Common-Sense Exemption: "Where it can be Seen with Certainty that there is No Possibility that the Activity in Question May Have a Significant Effect on the Environment, the Activity is Not Subject to CEQA" (State CEQA Guidelines Section 15061(b)(3)). (Planning, Building and Transportation 20962742)

**Attachments:**   [Exhibit 1: Operations Agreement](#)  
[Exhibit 2: Funding Agreement](#)  
[Exhibit 3: Vessel Agreement First Amendment](#)  
[Resolution](#)

- 5-M**     [2026-6147](#)     Adoption of Resolution Amending the Fiscal Year 2026-27 Capital Budget to Appropriate \$760,000 in Grant Funds to Capital Improvement Program C63100 (Bike/Ped) for the Bike Share Pilot Program.
- City Council previously found the project exempt under Public Resources Code Section 21080.25 which provides a statutory exemption for "pedestrian and bicycle facilities," which explicitly includes bike-sharing facilities. (Planning, Building and Transportation 24562743)

**Attachments:**   [Resolution](#)

## **6           Continued Agenda Items**

## **7           Regular Agenda Items**

- 7-A**     [2026-6177](#)     Adoption of Resolutions Reappointing Timothy Erwin and Appointing Matthew Hada as Members of the Civil Service Board; Reappointing Arthur Brito and Hank Hernandez, and Appointing Rachel Lee as Members of the Historical Advisory Board; Reappointing Thelma Decoy and Eric Husby, and Appointing Gerald “Gerry” Johnson as Members of the Housing Authority Board of Commissioners; Reappointing Thushan Amarasiriwardena as a Member of the Library Board; and Reappointing Wesley Radez, and Appointing Erick Bell and Ronda Sorensen as Members of the Recreation and Parks Commission.
- 7-B**     [2026-6080](#)     Adoption of Resolution Calling for the Holding of a Consolidated Municipal Election in the City of Alameda on Tuesday, November 3, 2026 for the Submission of a Proposed Charter Amendment to Eliminate the Offices of Elected City Auditor and City Treasurer, Establishing the Policies and Procedures for Such an Election, Requesting that the County of Alameda Conduct Such an Election, and Authorizing City Councilmembers to File Written Arguments For or Against the Measure. (City Clerk 10022022) [Not heard on July 7, 2026]
- Attachments:**     [Exhibit 1: April 2, 2019 List](#)  
                              [Resolution](#)  
                              [Correspondence](#)  
                              [Staff Correspondence](#)
- 7-C**     [2026-6158](#)     Final Passage of Uncodified Ordinance Ordering the Submission of a Measure Incurring Bonded Indebtedness to the Qualified Voters of the City of Alameda at the General Municipal Election to be Held on November 3, 2026, for the Purpose of Financing the Cost of the Acquisition and Construction of Certain Municipal Improvement Projects. [Requires four affirmative votes]; and Adoption of Resolution Calling for the Holding of a Consolidated Municipal Election in the City of Alameda on Tuesday, November 3, 2026, for the Submission of a Measure to Approve the Issuance of General Obligation Bonds to Finance Municipal Improvements, Establishing the Policies and Procedures for Such an Election, Requesting that the County of Alameda Conduct Such an Election, and Authorizing City Councilmembers to File Written Arguments For or Against the Measure. (City Clerk 10021030)
- Attachments:**     [Exhibit 1: Tax Rate Statement](#)  
                              [Ordinance](#)  
                              [Ordinance - Revised \(Redline\)](#)  
                              [Resolution](#)

- 7-D**     [2026-6132](#)     Introduction of Ordinance Amending the Alameda Municipal Code by Adding Section 8-8.10 (No Parking in Bicycle Lanes) to Article 8-8 (General Parking Regulations) of Chapter VIII (Traffic, Motor Vehicles and Alternative Transportation Modes), to Prohibit the Parking of a Vehicle in Any Designated Class II, Class III, or Class IV Bicycle Lane within the City of Alameda; and  
Adoption of Resolution Amending the Fiscal Year 2026-27 Master Fee Schedule to Add Fine Amounts for New Parking Violations. (Public Works 26541643)

**Attachments:**    [Ordinance](#)  
                              [Resolution](#)  
                              [Presentation](#)  
                              [Correspondence](#)

- 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**
- 11-A**       [2026-6156](#)     Designation of Voting Delegates and Alternates for the League of California Cities Annual Conference.  
**Attachments:**    [2026 League Voting Delegate](#)
- 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>
- The Technology Disruption Policy is available at:  
<https://www.alamedaca.gov/assets/public/v/1/departments/alameda/city-clerk/documents/technology-disruption-policy.pdf>
- 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](mailto: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:  
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- 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](mailto: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.