



# City of Alameda

## Meeting Agenda

### City Council

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Tuesday, April 2, 2024

7:00 PM

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

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**MEETING TIMES: 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\\_VsNZj6TcS4-G96VU6aVSIQ](https://alamedaca-gov.zoom.us/webinar/register/WN_VsNZj6TcS4-G96VU6aVSIQ)**

**For Telephone Participants:**

**Zoom Phone Number: 669-900-9128**

**Zoom Meeting ID: 814 6787 1213**

**Any requests for reasonable accommodations should be made by contacting the City**

**Clerk's office: [clerk@alamedaca.gov](mailto:clerk@alamedaca.gov) or 510-747-4800**

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

### **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 [2024-3716](#) Proclamation Declaring April 2024 as Arab American Heritage Month.**

**Attachments:** [Correspondence - Updated 4/2 Proclamation](#)

**4 Oral Communications, Non-Agenda (Public Comment) - Speakers may address the Council in regard to any matter over which the Council has jurisdiction or of which it may take cognizance that is not on the agenda; limited to 15 minutes and in-person comments only, remote public comment is not available for this section; any remaining speakers may comment under Section 9**

**5 Consent Calendar - Routine items are approved by one motion unless removed by Councilmembers for discussion after Regular Agenda Items are addressed; Councilmembers may speak for up to 3 minutes**

**5-A** [2024-3900](#) Minutes of the Special City Council Meeting, the Special Joint City Council and Successor Agency to the Community Improvement Commission Meeting and the Regular City Council Meeting Held on March 5, 2024. (City Clerk)

**5-B** [2024-3899](#) Bills for Ratification. (Finance)

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

**5-C** [2024-3857](#) Recommendation to Authorize the City Manager to Execute an Agreement with Terraphase Engineering, Inc. for Marsh Crust Reconnaissance Sampling and Environmental Support Services for Alameda Point's Adaptive Reuse Areas Backbone Infrastructure for a Not-to-Exceed Amount of \$445,187.  
On February 4, 2014, the City certified the Alameda Point Final Environmental Impact Report (AP EIR) in compliance with the California Environmental Quality Act (CEQA). The action outlined in this staff report is consistent with the AP EIR and there have been no substantial changes in the overall Alameda Point project or project circumstances identified in the AP EIR, and no new information of substantial importance, that necessitates further environmental study pursuant to CEQA.(Public Works 31041520)

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

**5-D** [2024-3881](#) Adoption of Resolution Authorizing the City Manager to Execute a Three-Year Lease Agreement with The Research Park, Located at 2020 Challenger Drive, for a Police Station Annex.  
In accordance with the California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review pursuant to CEQA Guidelines Sections 15183 and 15301. (Police 10031130)

**Attachments:** [Exhibit 1: Lease Resolution](#)  
[Correspondence \(see page 3, paragraph 9\)](#)  
[Correspondence from Councilmember Herrera Spencer](#)  
[Photo shared by Councilmember Herrera Spencer](#)

**5-E**     [2024-3897](#)     Final Passage of Ordinance Authorizing the City Manager to Execute a Second Lease Amendment with Faction Brewing Company LLC for Building 22, Suite 200, Located at 2501 Monarch Street at Alameda Point, for a Three-Month Rent Deferral and Subsequent Twelve-Month Deferred Rent Repayment Schedule. [Requires 4 affirmative votes] In accordance with California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review pursuant to CEQA Guidelines Section 15301 (Existing Facilities). (Base Reuse and Economic Development 29061822)

**5-F**     [2024-3898](#)     Final Passage of Ordinance Amending the Alameda Municipal Code by Amending Article XV (Rent Control, Limitations on Evictions and Relocation Payments to Certain Displaced Tenants Ordinance [Rent Ordinance]) to Implement Senate Bill 567 (State Rent Control Laws) by Adopting a Written Finding That the Just Cause Provisions of the Rent Ordinance Are More Protective Than Civil Code Section 1946.2, Clarifying the City's Authority to Enforce State Rent Control Laws, and Rephrasing the Definition of Rental Units Creating Consistency with State Law. (Rent Stabilization 20723849)

**5-G**     [2024-3903](#)     Final Passage of Ordinance Authorizing the City Manager to Execute a Lease for a Portion of Building 22 with Gold Bar Spirits Company Inc., Located at 2505 Monarch Street, at Alameda Point, Alameda, California, for a Term of Six Years with One Extension Option for Five Additional Years. [Requires 4 affirmative votes] In accordance with California Environmental Quality Act (CEQA), this action is categorically exempt from further environmental review pursuant to CEQA Guidelines Section 15301 (Existing Facilities). (Base Reuse and Economic Development 29061822)

**Attachments:** [Exhibit 1: Lease - Redline](#)  
[Exhibit 2: Tenant Approval of Change](#)  
[Correspondence - Updated 4/2](#)  
[Photos shared by Councilmember Herrera Spencer](#)  
[Photo shared by Vice Mayor Daysog](#)

**6**        **Continued Agenda Items**

**7**        **Regular Agenda Items**

- 7-A [2024-3846](#) Mayor's State of the City Address.
- 7-B [2024-3880](#) Presentation by Alameda County on the Bay Area Affordable Housing Bond (Housing and Human Services 20821840)  
**Attachments:** [Exhibit 1: Affordable Housing Pipeline Presentation](#)
- 7-C [2024-3855](#) Public Hearing to Consider Amendments to the Community Development Block Grant Action Plans for Fiscal Years 2020-21 through 2022-23 to Fund American with Disabilities Act (ADA) Improvements, Alameda Food Bank Relocation and Infrastructure Replacement at Bessie Coleman Court, and Authorize the City Manager to Negotiate and Execute Related Documents, Agreements and Modifications. (City Manager's Office 20321843)  
**Attachments:** [Presentation](#)
- 7-D [2024-3856](#) Adoption of Resolution Adopting Regulations for Candidates for Elective Office Pertaining to Candidate Statements Submitted to the Voters at an Election and Rescinding Resolution No. 12795; and Recommendation to Provide Direction on Election Reform Issues. (City Clerk 10022020)  
**Attachments:** [Exhibit 1: Charter Review Subcommittee Report](#)  
[Exhibit 2: January 3, 2023 Referral Resolution](#)  
[Presentation](#)  
[Correspondence - Updated 4/1](#)
- 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 over which the Council has jurisdiction or of which it may take cognizance that is not on the agenda; comments are limited to In-person only, remote public comment is not available for this section**
- 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 [2024-2697](#) Consider Directing Staff to Start a Process to Modify the City Charter to Increase the City Council to Have Seven Members. (Vice Mayor Daysog) [Not heard on January 17, 2023]  
**Attachments:** [Correspondence - Updated 4/1](#)

- 10-B**    [2024-3888](#)    Consider Modifying the Use Permit to Allow the Sale of Beer and Wine at: Circle K 1716 Webster Street. (Councilmember Herrera Spencer)

**Attachments:**    [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**

- 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](mailto: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](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.