



# City of Alameda

## Meeting Agenda

### City Council

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Tuesday, January 7, 2025

7:00 PM

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

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**MEETING TIMES:** 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\\_taeHcv3LRE6T6pvMj1seWg](https://alamedaca-gov.zoom.us/webinar/register/WN_taeHcv3LRE6T6pvMj1seWg)*

**For Telephone Participants:**

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

**Zoom Meeting ID: 884 7167 1926**

*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*

**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**

- 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** [2025-4657](#) Minutes of the Special Joint City Council and SACIC Meeting Held on November 19, 2024. (City Clerk)
- 2-B** [2025-4647](#) Public Hearing to Consider Adoption of Joint City Council/SACIC Resolution Approving the Development List of Affordable Housing Projects and Related Funding Requests Consistent with the 1991 Pass-Through Agreement with the Alameda Unified School District (AUSD); and  
Recommendation to Authorize the City Manager to Submit the Recognized Obligation Payment Schedule (ROPS) and Administrative Budget for the Period from July 1, 2025 to June 30, 2026 to the Countywide Oversight Board. [City Council and SACIC] (Finance 70124051)

**Attachments:** [Exhibit 1: 2025-26 ROPS and Budget](#)  
[Exhibit 2: AUSD Letter](#)  
[Resolution](#)

**3 Adjournment - City Council and SACIC**

**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** [2025-4649](#) Proclamation Declaring January 20, 2025 as Martin Luther King Day.  
**Attachments:** [Proclamation](#)
- 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** [2025-4646](#) Minutes of the Special and Regular City Council Meetings Held on

December 3, 2024. (City Clerk)

5-B [2025-4650](#)

Bills for Ratification. (Finance)

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

5-C [2025-4582](#)

Recommendation to Authorize the City Manager to Execute an Agreement with OpenGov for Park Maintenance Asset Management Software for the Recreation and Parks Department, for One-Year with Two One-Year Extensions in an Amount Not-to-Exceed \$237,019.58. (Recreation and Parks 10051400)

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

5-D [2025-4608](#)

Recommendation to Authorize the Continued Action to Address Declaration of Unsafe Building and Notice to Vacate, Case Number X24-0470, for the City-Owned Building Located at 2450 Saratoga Street, Alameda, California. [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:** [Supplemental Memo](#)

5-E [2025-4616](#)

Recommendation to Authorize the City Manager to Execute an Agreement with Public Restroom Company for Purchase and Installation of a Prefabricated Restroom at Estuary Park in an Amount Not-to-Exceed \$541,371.  
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 15303 (New Construction of Small Structures). (Public Works 31045100)

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

5-F [2025-4617](#)

Recommendation to Authorize the City Manager to Execute a Five-Year Agreement with Parking Concepts, Inc. (PCI) for Parking Operator and Management Services at the Civic Center Parking Garage in an Amount Not-to-Exceed \$466,495.  
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). (Public Works 26541641)

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

## 6 Continued Agenda Items

## 7 Regular Agenda Items

- 7-A**     [2025-4640](#)     Public Hearing to Consider Introduction of Ordinance Amending the Encinal Terminals Master Plan and Development Agreement (Entered into by the City Council on February 1, 2022) to Modify Interim Milestones and Related / Conforming Amendments Pursuant to Alameda Municipal Code (AMC) Section 30-4 and Sections 30-91 Through 30-95. General Plan: Mixed Use. Zoning: M-X, Mixed Use. California Environmental Quality Act (CEQA) Determination: Exempt - prior environmental review was conducted for the project and none of the circumstances necessitating further CEQA review are present. Amending the implementation timeline has no foreseeable effect on the environment. (Planning, Building and Transportation 20962710)
- Attachments:**    [Exhibit 1: Application for Modification](#)  
[Exhibit 2: Redlined Master Plan](#)  
[Exhibit 3: First Amendment to Development Agreement](#)  
[Exhibit 4: Tidelands Trust Exchange Diagram](#)  
[Exhibit 5: Recorded Development Agreement](#)  
[Ordinance](#)  
[Presentation](#)  
[Correspondence from Acting City Manager - Updated 1/7](#)
- 7-B**     [2025-4513](#)     Introduction of Ordinance Authorizing the City Manager to Execute a Lease for a Portion of Building 169 with the Pacific Pinball Museum, a 501(C)(3) California Nonprofit Organization, Located at 1680 Viking Street, Suite 101 at Alameda Point, Alameda, California, for a Term of Thirty-Six Months. [Requires 4 affirmative votes]  
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 15061(b)(3) (Common Sense). (Base Reuse and Economic Development 29061822)
- Attachments:**    [Exhibit 1: Proposed Lease](#)  
[Exhibit 2: Existing License](#)  
[Ordinance](#)  
[Presentation](#)
- 7-C**     [2025-4644](#)     Recommendation to Accept an Update on the City's Code Enforcement Program.  
This action does not constitute a "project" as defined in California Environmental Quality Act (CEQA) Guidelines Section 15378 and therefore no further CEQA analysis is required. (Planning, Building, and Transportation 20962720)

**Attachments:** [Exhibit 1: Department Organization Chart](#)  
[Exhibit 2: 1999 City Council Priorities for Code Enforcement](#)  
[Exhibit 3: 5-Year Case Load Summary](#)  
[Exhibit 4: Revised Priorities Presentation](#)

- 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**
- [2025-4690](#)      January 7, 2025 Council Communication Submittal

**Attachments:** [2025-01-07 Council Communication Submittal](#)

- 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.