



City of Alameda

Meeting Agenda

City Council

Tuesday, June 21, 2016

7:00 PM

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

NOTE: NEWLY ADDED TIME FRAMES 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.

REVISED SPECIAL MEETING - CLOSED SESSION - 6:00 P.M.

- 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 [2016-3017](#) (30 minutes) CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to subdivision (b) of Section 54956.9 of the Government Code
Number of cases: Two (As Plaintiff - City Exposure to Legal Action)
 - 3-B [2016-3049](#) (30 minutes) CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION
Significant exposure to litigation pursuant to subdivision (b) of Section 54956.9 of the Government Code
Number of cases: One (As Defendant - City Exposure to Legal Action)
- 4 Announcement of Action Taken in Closed Session, if any
 - 2016-3082 June 21, 2016 Closed Session Announcement
Attachments: Closed Session Announcement
- 5 Adjournment - City Council

Note: The agenda was revised on June 15, 2016 at 5:00 p.m. to add Item 3-B, which is being added due to information received from an outside agency.

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

Note: The agenda was revised because Item 5-F has been withdrawn and will not be heard.

Pledge of Allegiance

- 1 Roll Call - City Council**
- 2 Agenda Changes**
- 3 Proclamations, Special Orders of the Day and Announcements**
- 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 [2016-3027](#)** Minutes of the Special and Regular City Council Meetings Held on May 17, 2016. (City Clerk)
 - 5-B [2016-3026](#)** Bills for Ratification. (Finance)
Attachments: [Bills for Ratification](#)
 - 5-C [2016-2950](#)** Recommendation to Authorize the City Manager to Execute a Fourth Amendment to an Agreement with Michael Baker International, Inc. for Graphic Art and Marketing Support for the Community Development Department, Extending the Term for 12 Months, to June 30, 2017. (Community Development 256)
Attachments: [Exhibit 1 - Agreement between City of Alameda and Pacific Municipal Consultants, as Amended](#)
[Exhibit 2 - Michael Baker Fourth Amendment](#)
 - 5-D [2016-2957](#)** Recommendation to Award Contract in the Amount of \$364,090 with an Additional Amount of \$35,910 in Contingencies, to Innovative Interfaces, Inc. for the Integrated Library System, Polaris. (Library 5210)
Attachments: [Exhibit 1 - Library Board Resolution of Support](#)
[Exhibit 2 - Contract](#)
 - 5-E [2016-2962](#)** Recommendation to Award Contract for Legal Advertising for Fiscal Year 2016-17. (City Clerk 2210)

Attachments: [Exhibit 1 - Contract Correspondence](#)

- 5-F [2016-3020](#) Recommendation to Accept the Alameda Point Enterprise District Marketing Strategy Document and a Six-Month Status Update. (Base Reuse 819099) WITHDRAWN

Attachments: [Exhibit 1 - October 20, 2015 Enterprise District Staff Report and Presentation](#)
[Exhibit 2 - Enterprise District Marketing Strategy](#)
[Exhibit 3 - Enterprise District Marketing Brochure](#)
[Exhibit 4 - Cushman & Wakefield Broker Blast](#)
[Exhibit 5 - Cushman & Wakefield Targeted Mailer to Regional Groups Presentation](#)

- 5-G [2016-2969](#) Recommendation to Award a Two-Year Contract in the Amount of \$177,740, Which Includes a 10% Contingency to PCI Parking Concepts, Inc. for the Management and Operations of the Civic Center Parking Structure. (Public Works 02241)

Attachments: [Exhibit 1 - Proposed Staffing Plan](#)
[Exhibit 2 - Proposed Budget](#)
[Exhibit 3 - Contract](#)

- 5-H [2016-2987](#) Recommendation to Amend Contract in the Amount of \$5,000,000 for MCK Services, Inc. for Repair and Resurfacing of Certain Streets, Phase 35, No. P.W. 03-16-03. (Public Works 310)

Attachments: [Exhibit 1 - MCK Services Contract](#)
[Exhibit 2 - MCK Services First Amendment](#)

- 5-I [2016-2949](#) Adoption of Resolution Approving the Final Map and Accepting the Dedications and Easements for Tract 8315 (West Tower Avenue Subdivision); and

Adoption of Resolution Approving the Final Map and Accepting the Dedications and Easements for Tract 8316 (Hangar Row Subdivision). (Public Works 310)

Attachments: [Exhibit 1 - Final Map of Tract 8315](#)
[Exhibit 2 - Final Map of Tract 8316](#)
[Resolution - Tract 8315](#)
[Resolution - Tract 8316](#)

- 5-J [2016-2974](#) Adoption of Resolution of Intention to Approve an Amendment to the Contract Between the Board of Administration of the California Public Employees' Retirement System (CalPERS) and the City Council of the City of Alameda to Include Provisions Pursuant to Government

Code 20516 "Cost Sharing" for Local Police Members and for Local Fire Members in Accordance with the Previously Approved Memorandum of Understanding. (Human Resources 2510)

Attachments: [Exhibit 1 - Amendment to CalPERS Contract Resolution](#)

- 5-K** [2016-2990](#) Adoption of Resolution Approving a Memorandum of Understanding (MOU) between the International Brotherhood of Electrical Workers (IBEW) and the City of Alameda for a Three Year Term Commencing on December 27, 2015 and Ending December 26, 2018. (Human Resources 2510)

Attachments: [Exhibit 1 - Public Utilities Board Resolution](#)
[Exhibit 1 - REVISED Public Utilities Board Resolution](#)
[Exhibit 2 - IBEW MOU](#)
[Exhibit 3 - IBEW MOU Redline Resolution](#)

- 5-L** [2016-3015](#) Final Passage of Ordinance Amending Alameda Municipal Code Section 5-7.1 Penalty for Nonpayment of Annual, Quarterly or Semi-Annual Business License. (Finance 2450)

6 Regular Agenda Items

- 6-A** [2016-3014](#) Adoption of Resolutions: Reappointing Cheryl Saxton as a Member of
[\(10 minutes\)](#) the Golf Commission; Appointing Lynn Jones and Thomas Saxby (Registered Architect) as Members of the Historical Advisory Board; Reappointing Stephanie Shipe, Kenji Tamaoki and Fayleen Allen (Tenant) and Appointing Sandra Hay (Senior Tenant) as Members of the Housing Authority Board of Commissioners; Appointing Ronald Curtis as a Member of the Planning Board; Appointing Adam Gillitt and Reappointing Sherman Lewis as Members of the Public Art Commission; Reappointing Mary Sutter as a Member of the Public Utilities Board; Appointing Milton Friedman as a Member of the Rent Review Advisory Commission; Appointing Christine Chilcott and Jennifer Hastings as Members of the Social Service Human Relations Board; and Appointing Samantha Soules as a Member of the Transportation Commission.

- 6-B** [2016-2965](#) Public Hearing to Consider Adoption of Resolution Approving the
[\(10 minutes\)](#) Engineer's Report, Confirming Diagram and Assessment, and Ordering the Levy of Assessments, Island City Landscaping and Lighting District 84-2, All Zones (Public Works 275)

Attachments: [Exhibit 1 - Zones 1 through 8 Maps](#)
[Exhibit 2 - Engineer's Report Resolution](#)

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| 6-C | <u>2016-2966</u>
<u>(10 minutes)</u> | Public Hearing to Consider Adoption of Resolution Approving the Engineer's Report, Confirming Diagram and Assessment, and Ordering the Levy of Assessments, Maintenance Assessment District (MAD) 01-01 (Marina Cove) (Public Works 276) |
| | | <u>Attachments:</u> <u>Exhibit 1 - MAD Map</u>
<u>Exhibit 2 - Engineer's Report</u>
<u>Resolution</u> |
| 6-D | <u>2016-2968</u>
<u>(10 minutes)</u> | Public Hearing to Consider Adoption of Resolution Establishing Integrated Waste Collection Ceiling Rates and Service Fees for Alameda County Industries, Inc. for Rate Period 15 (July 2016 to June 2017) (Public Works 0274) |
| | | <u>Attachments:</u> <u>Exhibit 1 - HF&H Consultants Report</u>
<u>Exhibit 2 - Ceiling Rates and Service Tables</u>
<u>Presentation</u>
<u>REVISED Presentation</u>
<u>Resolution</u> |
| 6-E | <u>2016-2918</u>
<u>(5 minutes)</u> | Public Hearing to Establish the Proposition 4 (Appropriations) Limit for Fiscal Year (FY) 2016-17 and Adoption of Resolution Establishing the Appropriations Limit for FY 2016-17. (Finance 2410) |
| | | <u>Attachments:</u> <u>Exhibit 1 - Appropriations Limit Calculation for FY 2016-17</u>
<u>Resolution</u> |
| 6-F | <u>2016-3008</u>
<u>(10 minutes)</u> | Public Hearing to Consider Adoption of a Resolution Amending Master Fee Resolution No. 12191 to Add and Revise Fees. (Finance 2410) |
| | | <u>Attachments:</u> <u>Exhibit 1 - FY 2016-17 Master Fee Schedule</u>
<u>Resolution</u> |
| 6-G | <u>2016-2986</u>
<u>(15 minutes)</u> | Public Hearing to Consider Collection of Delinquent Business License Taxes and Fees and Delinquent Integrated Waste Management Accounts Via the Property Tax Bills. (Finance 2450) |
| | | <u>Attachments:</u> <u>Exhibit 1 - 2016 Business License Lien List (with 100% Penalty)</u>
<u>Exhibit 2 - 2016 Business License Lien List (with 60% Penalty)</u>
<u>Exhibit 3 - 2016 Integrated Waste Management Lien List</u>
<u>Exhibit 3 - REVISED</u>
<u>Exhibit 4 - 2016 Correspondence</u>
<u>Correspondence</u> |
| 6-H | <u>2016-2972</u>
<u>(45 minutes)</u> | Recommendation to Receive the Rent Program Regulatory Fee Study; and |

Adoption of Resolution Adopting a Fee Program for the City's Rent Review, Rent Stabilization and Limitations on Evictions Ordinance and Implementing Policies. (Community Development 265)

Attachments: [Exhibit 1 - Alameda Rent Program Fee Study 2016](#)
[Exhibit 2 - Comparison to Other Cities](#)
[Presentation](#)
[Correspondence](#)
[Correspondence 2](#)
[Resolution](#)

- 6-I [2016-2924](#)
[\(15 minutes\)](#) Recommendation to Accept a \$457,839 Grant from the Assistance to Firefighters Grant (AFG) Program for the Purchase of Self-Contained Breathing Apparatus (SCBA) Equipment, Amend the Fire Grants Fund Budget by \$503,622, Including Required Matching Funds, for Fiscal Year 2015-16, and Authorize the City Manager or Her Designee to Purchase the Equipment. (Fire Grants 220)

Attachments: [Exhibit 1 - Award Package](#)
[Exhibit 2 - SCBA Proposal](#)

- 6-J [2016-2925](#)
[\(20 minutes\)](#) Introduction of Ordinance Amending the Alameda Municipal Code by Adding Section 2.24 to Article II of Chapter II Related to Emergency Organization and Creating the City of Alameda Disaster Council as Required by State Law to Obtain Legal Recognition as an Official Emergency Organization. (City Manager 2110)

Attachments: [Exhibit 1 - Ordinance 1029](#)
[Exhibit 2 - Ordinance 1676](#)
[Exhibit 3 - Ordinance 2604 Codifying 1676](#)
[Exhibit 4 - Ordinance 3029](#)
[Handout from Mayor](#)
[Correspondence](#)
[Correspondence 2](#)
[Ordinance](#)
[Staff Submittal](#)

- 6-K [2016-2926](#)
[\(5 minutes\)](#) Adoption of Resolution Relative to Workers' Compensation Benefits for Registered Disaster Service Worker Volunteers. (City Manager 2110)

Attachments: [Exhibit 1 - Previous Disaster Service Workers Resolution 3470](#)
[Resolution](#)

7 City Manager Communications - Communications from City Manager

- 8 Oral Communications, Non-Agenda (Public Comment) - Any person 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 [2016-3024](#)** Consider Directing the City Manager to Initiate and Begin the Process with the Planning Board to Propose Revisions to the Ordinance and Code Sections Defining Alameda's Inclusionary Housing for Residential Development. (Vice Mayor Matarrese)
- 9-B [2016-3032](#)** Consider Directing the City Manager to Schedule a Priority Setting Work Session. (Mayor Spencer)
- 10 Council Communications - Councilmembers can address any matter not on the agenda, including reporting on conferences or meetings**
- 10-A [2016-3031](#)** Consideration of Mayor's Nominations for Appointment to the Golf Commission.
- 11 Adjournment - City Council**

- 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.