



City of Alameda

Meeting Agenda

City Council

Tuesday, March 7, 2017

7:00 PM

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

SPECIAL MEETING - CLOSED SESSION - 5:00 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 [2017-3857](#) [\(60 minutes\)](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (54956.8)
PROPERTY: 1590 Fortmann Way, Alameda, CA 94501
CITY NEGOTIATOR: Jill Keimach, City Manager
ORGANIZATIONS REPRESENTED: Friends of the Alameda Animal Shelter
ISSUE UNDER NEGOTIATION: Real Property Negotiations Price and Terms of Payment
 - 3-B [2017-3885](#) [\(60 minutes\)](#) CONFERENCE WITH LABOR NEGOTIATORS (Pursuant to Government Code § 54957.6)
City Negotiators: Jill Keimach and Nancy Bronstein
Employee Organizations: Alameda Fire Chiefs Association (AFCA) and International Association of Firefighters, Local 689 (IAFF)
Under Negotiation: Salaries and terms of employment
- 4 Announcement of Action Taken in Closed Session, if any
[2017-4065](#) March 7, 2017 Closed Session Announcement
Attachments: [Announcement](#)
- 5 Adjournment - City Council

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****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**

[2017-4066](#) March 7, 2017 Oral Communications Submittal

Attachments: [Oral Communications Submittal](#)

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 [2017-3979](#) Minutes of the Special Meeting, Special Joint City Council and Successor Agency to the Community Improvement Commission (SACIC) Meeting, and Regular City Council Meeting held on February 7, 2017. (City Clerk)

5-B [2017-3980](#) Bills for Ratification. (Finance)

Attachments: [Bills for Ratification](#)

5-C [2017-3939](#) Recommendation to Substitute a Revised Exhibit A to the License Agreement with the Alameda Unified School District (AUSD) for a Fire Safety Access Route Through Otis Elementary School to Krusi Park. (Recreation and Parks 280)

Attachments: [Exhibit 1 - AUSD License Agreement](#)
[Exhibit 2 - Revised Exhibit A](#)

5-D [2017-3919](#) Recommendation to Authorize the City Manager to Execute an Amendment to an Agreement with ENGEO, Incorporated to Extend the Term until March 2018 and Add the Amount of \$9,400 for a Total Contract Amount of \$100,900 for Geotechnical Services Related to the Seaplane Lagoon Ferry Terminal; and

Adoption of Resolution Amending the Operating Budget for Fiscal Year 2016-17 by Adding \$9,400 to the Base Reuse Fund. (Base Reuse 819099)

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

5-E [2017-3921](#) Adoption of Resolution Declaring Intention to Establish a Community Facilities District (CFD) and to Authorize the Levy of Special Taxes

Therein - Alameda Point Public Services District. (Base Reuse 819099)

Attachments: [Exhibit 1 - Boundary Map for CFD 17-1 Resolution](#)

- 5-F** [2017-3940](#) Adoption of Resolution for Authorization to Apply for Housing Related Parks Grant from the State Department of Housing and Community Development for the Annual Playground Replacement Program. (Recreation and Parks 280)

Attachments: [Resolution](#)

- 5-G** [2017-3972](#) Final Passage of Ordinance Approving a Lease and Authorizing the City Manager to Execute Documents Necessary to Implement the Terms of a 3 Year Lease with No Extension Options with Williams-Sonoma, Inc. a Delaware Corporation, for Building 169, Suite 102 Located at 1680 Viking Street, Alameda Point. [In accordance with the California Environmental Quality Act (CEQA), this project is Categorical Exempt under the CEQA Guidelines Section 15301(c) - Existing Facilities.] [Requires Four Affirmative Votes] (Base Reuse 819099)

6 Regular Agenda Items

- 6-A** [2017-3915](#) Recommendation to Approve Pre-Commitment of \$6.0 million of the City's Base Allocation of Funding through the Alameda County Affordable Housing Bond Program for the Eagle Avenue and Site A Affordable Housing Projects. (Housing 266)

Attachments: [Presentation](#)
 [Presentation - New Slide Submittal](#)
 [Correspondence](#)

- 6-B** [2017-3968](#) Introduction of Ordinance Approving a Lease and Authorizing the City Manager to Execute Documents Necessary to Implement the Terms of a Lease with Delphi Productions, Inc. a California Corporation, for a Ten-Year Lease with One Five-Year Renewal Option for Building 39 Located at 950 West Tower Street at Alameda Point. [In accordance with the California Environmental Quality Act (CEQA), this project is Categorical Exempt under the CEQA Guidelines Section 15301(c) - Existing Facilities.] [Requires Four Affirmative Votes] (Base Reuse 819099)

Attachments: [Exhibit 1 - Premise](#)
[Exhibit 2 - Land Area](#)
[Exhibit 3 - Parking](#)
[Exhibit 4 - Lease](#)
[Ordinance](#)
[Ordinance - REVISED](#)

- 6-C [2017-3978](#) Adoption of Resolution Requesting the Federal Aviation
[\(15 minutes\)](#) Administration to Address Increased Aircraft Noise in Alameda.
(Community Development 481005)

Attachments: [Exhibit 1 - City Council Resolutions from Oakland and Berkeley](#)
[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 [2017-3971](#) Consider Revising the City Council Call for Review Process to Appeal Board and Commission Decisions by Requiring that Two, Rather Than Just One, City Council Members Initiate a Call for Review and State a Reason for the Appeal. (Councilmember Ezzy Ashcraft)

Attachments: [Correspondence](#)
[Submittal](#)

- 9-B [2017-3983](#) Consider Adoption of Resolution in Support of a Congressional Investigation Regarding the Impeachment of President Donald Trump. (Vice Mayor Vella and Councilmember Oddie)

Attachments: [Exhibit 1 - Alameda4Impeachment handout](#)
[Correspondence](#)
[Submittal](#)

10 Council Communications - Councilmembers can address any matter not on the agenda, including reporting on conferences or meetings

- 10-A [2017-3951](#) Consideration of Mayor's Nominations for Appointments to the Recreation and Parks Commission and Rent Review Advisory Committee.

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.