



City of Alameda

Meeting Agenda

City Council

Tuesday, October 6, 2020

7:00 PM

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

Due to Governor Executive Order N-29-20, Councilmembers can attend the meeting via teleconference. The City allows public participation via Zoom.

***For information to assist with Zoom participation, please click:
<https://www.alamedaca.gov/zoom>***

***For Zoom meeting registration, please click:
https://alamedaca.gov.zoom.us/webinar/register/WN_JlyFUQP-QjOh8dh6HEJEoA***

***For Telephone Participants:
Zoom Phone Number: 669-900-9128
Zoom Meeting ID: 868 1072 9752***

Any requests for reasonable accommodations should be made by contacting the City Clerk's office: clerk@alamedaca.gov or 510-747-4800

City Hall will be NOT be open to the public during the meeting

SPECIAL CITY COUNCIL MEETING - CLOSED SESSION - 5:30 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 [2020-8348](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8)
PROPERTY: Building 14, approximately 31,194 rentable square feet of building area, located at 1800 Ferry Point at Alameda Point
CITY NEGOTIATORS: Eric J. Levitt, City Manager, Lisa Maxwell, Assistant City Attorney, Debbie Potter, Community Development Director, and Nanette Mocanu, Assistant Community Development Director
NEGOTIATING PARTIES: City of Alameda and Navigator Systems

UNDER NEGOTIATION: Price and terms

- 3-B [2020-8310](#) PUBLIC EMPLOYEE PERFORMANCE EVALUATION
Pursuant to Government Code § 54957
Positions Evaluated: City Manager - Eric Levitt

4 Announcement of Action Taken in Closed Session, if any

- 4-A [2020-8401](#) October 06, 2020 Closed Session Announcement

Attachments: [Announcement](#)

5 Adjournment - City Council

**SPECIAL JOINT MEETING OF THE CITY COUNCIL AND SUCCESSOR AGENCY TO
THE COMMUNITY IMPROVEMENT COMMISSION (SACIC) - 6:59 P.M.**

Pledge of Allegiance

1 Roll Call - City Council/SACIC

**2 Consent Calendar - Items are routine and will be approved by one motion
unless removal is requested by the Council/SACIC or the public**

- 2-A [2020-8314](#) Minutes of the Special Joint City Council and SACIC Meeting Held on
September 1, 2020. [City Council and SACIC] (City Clerk)

- 2-B [2020-8312](#) Recommendation to Accept the Investment Report for the Quarter
Ending June 30, 2020. [City Council and SACIC] (Finance 2410)

Attachments: [Exhibit 1 - Quarterly Investment Report](#)
[Exhibit 2 - City Treasurer Letter](#)

3 Adjournment - City Council/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 [2020-8353](#) Proclamation Declaring October 2020 as Lesbian, Gay, Bisexual,
Transgender, Queer History Month. (City Manager 2110)
[Informational only, will not be presented]

- 3-B [2020-8402](#) Proclamation Declaring the Dedication of Service for Art Kurrasch on the Alameda Housing Authority Board.
Attachments: [Proclamation](#)
- 3-C [2020-8403](#) Proclamation Declaring October 6, 2020 as Debbie Potter Day.
Attachments: [Proclamation](#)
- 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 [2020-8344](#) Minutes of the Special and Regular City Council Meetings Held on September 1, 2020. (City Clerk)
- 5-B [2020-8355](#) Bills for Ratification. (Finance)
Attachments: [Bills for Ratification](#)
- 5-C [2020-8244](#) Recommendation to Authorize the City Manager, or Designee, to Execute an Exclusive Negotiation Agreement (ENA) with Brookfield Bay Area Holdings and Catellus to Develop the West Midway Project at Alameda Point. (Community Development 819099)
Attachments: [Exhibit 1 - Proposed ENA](#)
- 5-D [2020-8332](#) Recommendation to Authorize the City Manager, or Designee, to Negotiate and Execute an Agreement in the Amount of \$350,000 with Brookfield Bay Area Holdings LLC and/or Catellus Development Corporation to Advance Design and Development of Backbone Infrastructure for RESHAP (Rebuilding Supportive Housing at Alameda Point). (Community Development 819099)
Attachments: [Exhibit 1 - Scope of Work](#)
- 5-E [2020-8315](#) Recommendation to Accept the Fiscal Year 2019-20 Annual Report for the City's Rent Program. (Community Development)
Attachments: [Exhibit 1 - Annual Report](#)
- 5-F [2020-8333](#) Recommendation to Accept Proposed Changes to the Emergency Rent Relief Guidelines and Authorize the City Manager to Approve Future Changes to the Guidelines. (Community Development)
Attachments: [Exhibit 1 - Proposed Guidelines - Redlined](#)
[Exhibit 2 - Proposed Guidelines - Clean](#)
- 5-G [2020-8218](#) Adoption of Resolution Amending the Capital Budget for Fiscal Year

2020-2021 Using the Fund Balance of the Construction Improvement Fund for Krusi Park Recreation Center Replacement in the Amount of \$135,000 for Project Management and Inspection. (Public Works 164)

Attachments: [Exhibit 1 - Budget Amendment Staff Report Resolution](#)

- 5-H [2020-8309](#) Adoption of Resolution Approving a Final Map and Authorizing Execution of a Subdivision Improvement Agreement for Tract 8524, Bay 37 as a Condition to Final Map Approval (Alameda Landing Waterfront Development). (Public Works 310)

Attachments: [Exhibit 1 - Final Map](#)
[Exhibit 2 - Agreement Resolution](#)

- 5-I [2020-8351](#) Final Passage of Ordinance Amending the Alameda Municipal Code by Adding a New Article XVIV (Third Party Food Delivery Services) of Chapter VI (Businesses, Occupations and Industries) Establishing a Temporary Limit on Charges Imposed by Third-Party Delivery Services During the Locally Declared State of Emergency Related to the COVID-19 Pandemic. (Community Development 256)

- 5-J [2020-8352](#) Final Passage of Ordinance Amending the Alameda Municipal Code by Amending Various Provisions of Article VIII (Sunshine Ordinance) of Chapter II (Administration) Concerning Special Meetings, including the Setting and Noticing of Such and Other Meetings. (City Attorney)

6 Regular Agenda Items

- 6-A [2020-8343](#) Adoption of Resolutions Appointing Ben Finkenbinder as a Member of the Golf Commission; Reappointing/Appointing Bachir Hadid, Elizabeth Kuwada, Sandra Kay, Kenji Tamaoki, and Vadim Sidelnikov as Members of the Housing Authority Board of Commissioners; and Appointing Xiomara Cisneros and Reappointing Ron Curtis as Members of the Planning Board.

- 6-B [2020-8283](#) Recommendation to Appoint Kimi Sugioka as Alameda's Poet Laureate. (Library 5210)

Attachments: [Exhibit 1 - Inaugural Poem](#)

- 6-C [2020-8336](#) Recommendation to Receive an Update on a Strategic Plan for Addressing Homelessness in Alameda. (Community Development 267)

Attachments: [Presentation](#)

- 6-D [2020-8349](#) Recommendation to Authorize the City Manager, or Designee, to Negotiate and Execute Rent Relief Agreements with Commercial

Tenants in City-Owned Alameda Point Properties via a \$1.5 Million Loan Conversion Assistance Program and Implement an Alameda Point Non-Profit and Spirits Alley Businesses Rent Relief Program in Response to the COVID-19 Pandemic; and
Adoption of Resolution Appropriating \$1.5 Million from the Base Reuse Fund for the Loan Conversion Assistance Program and \$315,000 from the General Fund to Assist the Alameda Theater. (Community Development 858/442)

Attachments: [Resolution](#)
[Correspondence - Updated 10/5](#)

- 7 **City Manager Communications - Communications from City Manager**
- 8 **Oral Communications, Non-Agenda (Public Comment) - Speakers 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**
- 10 **Council Communications - Councilmembers can address any matter not on the agenda, including reporting on conferences or meetings**
- 10-A [2020-8313](#) Consideration of Mayor's Nominations for Appointments to the Civil Service Board, Commission on Persons with Disabilities and Social Service Human Relations Board.
- 10-B [2020-8356](#) Stopwaste Topic Brief - 2020 Recycling Plan Update. (Councilmember Oddie) [Informational only]
Attachments: [Topic Brief](#)
- 11 **Adjournment - City Council**

- Please contact the City Clerk at 510-747-4800 or clerk@alamedaca.gov at least 48 hours prior to the meeting to any reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.
- Meeting Rules of Order are available at:
<https://www.alamedaca.gov/Departments/City-Clerk/Key-Documents#section-2>
- Translators and sign language interpreters will be available on request. Please contact the City Clerk at 510-747-4800 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 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.
- The meeting will be broadcast live on the City's website:
<https://www.alamedaca.gov/GOVERNMENT/Agendas-Minutes-Announcements>
- Documents related to this agenda are available for public inspection and copying at of 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.