



City of Alameda

Meeting Agenda

City Council

Tuesday, June 15, 2021

7:00 PM

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

The agenda was revised on June 8, 2021 at 4:00 p.m. to revise the title of Item 3-A on the
Closed Session

*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 regular meeting registration, please click:
https://alamedaca-gov.zoom.us/webinar/register/WN_IYjVUO2TzaJNNruo95y-A*

*For Telephone Participants:
Zoom Phone Number: 669-900-9128
Zoom Meeting ID: 857 7670 5590*

*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.

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

SPECIAL CITY COUNCIL MEETING - CLOSED SESSION - 5:00 P.M.

- 1 Roll Call - City Council
- 2 Public Comment on Closed Session Items - Anyone wishing to have
comments read into record on closed session items, please email
clerk@alamedaca.gov within 30 minutes of the meeting commencing;
comments submitted earlier will not be read
- 3 Adjournment to Closed Session to consider:
 - 3-A [2021-994](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to
Government Code Section 54956.8)
PROPERTIES: 1770 Viking Street, Alameda Point (Building 170), 1900

Skyhawk St., Alameda Point (Building 360), and 1770 Orion St.,
Alameda Point (Building 372)

CITY NEGOTIATOR: Eric Levitt, City Manager; Lisa Maxwell,
Community Development Director; Nanette Mocanu, Assistant
Community Development Director and Ted Anderson, Cushman
Wakefield

NEGOTIATING PARTIES: City of Alameda and Astra Space, Inc.

UNDER NEGOTIATION: Price and terms of payment for the potential
sale of the properties

Attachments: [Public Comment](#)

3-B [2021-1001](#) PUBLIC EMPLOYEE PERFORMANCE EVALUATION
Pursuant to Government Code § 54957
Positions Evaluated: City Manager - Eric Levitt

3-C [2021-915](#) PUBLIC EMPLOYEE PERFORMANCE EVALUATION
Pursuant to Government Code § 54957
Positions Evaluated: City Attorney - Yibin Shen

4 Announcement of Action Taken in Closed Session, if any

[2021-1063](#) June 15, 2021 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) MEETING - 6:59 P.M.**

Pledge of Allegiance

1 Roll Call - City Council and SACIC

**2 Consent Calendar - Items are routine and will be approved by one motion;
members of the public may speak once for up to 2 minutes on the entire
Consent Calendar; following public comment, the Council/SACIC can remove
items and speak for up to 5 minutes on each item; recording a non-affirmative
vote should be done without removal**

2-A [2021-1010](#) Minutes of the Special Joint City Council and SACIC Meeting Held on
June 1, 2021. [City Council and SACIC] (City Clerk)

2-B [2021-936](#) Recommendation to Accept the Investment Report for the Quarter
Ending March 31, 2021. [City Council and SACIC] (Finance 2410)

Attachments: [Exhibit 1 - Quarterly Investment Report](#)

3 Agenda Items - 6 members of the public may speak for up to 3 minutes; 7 or more may speak for up to 2 minutes

- 3-A** [2021-984](#) Public Hearing to Establish the Proposition 4 (Appropriations) Limit for Fiscal Year 2021-22; and to Consider Adoption of Resolution Establishing the Appropriations Limit for Fiscal Year 2021-22. [City Council] (Finance 2410)

Attachments: [Exhibit 1 - Appropriations Limit Calculation Resolution](#)

- 3-B** [2021-1002](#) Adoption of Resolution Approving and Adopting the Operating and Capital Budget for Fiscal Years (FYs) 2021-22 and 2022-23; [City Council] and
Adoption of Resolution Approving and Adopting the Budget for FYs 2021-22 and 2022-23; [SACIC] and
Adoption of Resolution Approving Workforce Changes and Amending the Management and Confidential Employees Association (MCEA) Salary Schedule in FYs 2021-22 and 2022-23 Effective July 1, 2021. [City Council] (Finance 2410)

Attachments: [Exhibit 1 - Draft Transmittal Letter](#)
[Exhibit 2 - Proposed Budget Summary](#)
[Exhibit 3 - Capital Improvement Program Budget Summary](#)
[Exhibit 4 - Recommended Workforce Changes Resolution - Operating and Capital Budget Resolution - Successor Agency Resolution - Workforce Changes Presentation](#)
[Correspondence from City Manager](#)
[Correspondence - Updated 6/15](#)

4 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**

[2021-1064](#) Proclamation Declaring June 19, 2021 as Juneteenth Day.

Attachments: [Proclamation](#)

- 3-A** [2021-870](#) Proclamation Declaring the Month of June 2021 as Elder Abuse Awareness Month.
- 4** **Oral Communications, Non-Agenda (Public Comment) - Limited to 15 minutes; members of the public may speak for up to 2 minutes regarding any matter not on the agenda; any remaining speakers may comment under Section 8**
- 5** **Consent Calendar - Items are routine and will be approved by one motion; members of the public may speak once for up to 2 minutes on the entire Consent Calendar; following public comment, the Council can remove items and speak for up to 5 minutes on each item; recording a non-affirmative vote should be done without removal**
- 5-A** [2021-995](#) Minutes of the Special Meetings Held on May 8, 2021 May 11, 2021, and May 18, 2021, and the Regular Meeting Held on May 18, 2021. (City Clerk)
- 5-B** [2021-1012](#) Bills for Ratification. (Finance)

Attachments: [Bills for Ratification](#)

- 5-C** [2021-963](#) Recommendation to Authorize the City Manager to Execute a Nine-Month Service Provider Agreement with Lang, Hansen, Giroux & Kidane, a California General Partnership, Substantially the Same as Exhibit 1, in an Amount Not to Exceed \$90,000 for Legislative Advocacy/Governmental Relations Services Relating to the Surplus Land Act. (Community Development 819099)

Attachments: [Exhibit 1 - Agreement](#)

- 5-D** [2021-989](#) Recommendation to Authorize the City Attorney to Execute a Three Year Agreement With the Option to Extend for Two Additional Years, with LWP Claims Solutions, Inc. for Professional Services as the Third Party Administrator (TPA) of the City of Alameda's Self-Insured Workers' Compensation Program in an Amount Not to Exceed \$1,145,879 for Five Years, Plus Related Charges, and Authorize Budget Amendments for the Fiscal Years (FYs) 2021-22 and 2022-23 Biennial Operating Budget by Increasing the Workers' Compensation TPA Services Line Item by \$25,000 for FY 2021-22 and \$30,450 for FY 2022-23. (City Attorney 711)

Attachments: [Exhibit 1 - Agreement](#)

- 5-E** [2021-980](#) Recommendation to Award a Contract for the Publication of Legal Notices for Fiscal Year 2021-22. (City Clerk 2210)

Attachments: [Exhibit 1 - Contract](#)
[Exhibit 2 - Alameda Sun Circulation](#)
[Exhibit 3 - Alameda Journal Circulation](#)

- 5-F** [2021-957](#) Adoption of Resolution Designating Consultants and Authorizing and Directing Actions Related to the Issuance of Special Tax Bonds for Community Facilities District No. 13-1 (Alameda Landing Public Improvements). (Finance 362)

Attachments: [Resolution](#)

- 5-G** [2021-959](#) Adoption of Resolution Approving Funding the Pavement Management Project Through the State of California's Road Maintenance and Rehabilitation Account for Fiscal Year 2021-22. (Public Works 310)

Attachments: [Resolution](#)

- 5-H** [2021-961](#) Adoption of Resolution Authorizing the City Manager to Negotiate and Execute Agreements to Accept and Allocate \$1,555,000 in Grant Funds from the Alameda County Transportation Commission to Complete a Project Initiation Document for the Alameda-Oakland Bicycle-Pedestrian Bridge Project. (Planning, Building and Transportation 4226287)

Attachments: [Exhibit 1 - Project Funding Agreement](#)
[Resolution](#)

- 5-I** [2021-1003](#) Adoption of Resolution Continuing the Declaration of the Existence of a Local Emergency in Response to the COVID-19 Pandemic, Consistent with Government Code Section 8630(c). (City Manager 2110)

Attachments: [Resolution](#)
[Correspondence - Updated 6/15](#)

- 5-J** [2021-1019](#) Final Passage of Ordinance Approving a Second Amendment to the Lease with Greenway Golf Associates, Inc., a California Corporation, for Chuck Corica Golf Complex

Attachments: [Second Amendment](#)

6 Regular Agenda Items - 6 members of the public may speak for up to 3 minutes; 7 or more may speak for up to 2 minutes

- 6-A** [2021-1006](#) Adoption of Resolutions Appointing Kristin Furuichi Fong, Samantha Green, Scott Means and Dianne Yamashiro-Omi as Members of the Social Service Human Relations Board.

- 6-B** [2021-974](#) Recommendation to Approve the City of Alameda's Investment Policy. (Finance 2410)

Attachments: [Exhibit 1 - Recommended Investment Policy](#)
[Correspondence](#)

- 6-C** [2021-825](#) Recommendation to Accept Update on Progress To Date Addressing Police Reform and Racial Equity; Provide Direction on a Pilot Mental Health Response Program; and Consideration of a Draft Work Plan for the Remaining Topics. (City Manager 2110/Police Department 3111) [Continued from June 15, 2021; Public Comment Closed]

Attachments: [Exhibit 1 - Police Reform Staff Report](#)
[Exhibit 2 - Felton Institute Justice Service Programs](#)
[Correspondence from City Manager](#)
[Presentation](#)
[Correspondence - Updated 7/6](#)

- 6-D** [2021-1004](#) Recommendation to Receive Direction from City Council Regarding Uses for a Potential Homeless Housing, Assistance and Prevention Grant Award. (Community Development 267) [Not heard on June 15, 2021]

- 6-E** [2021-946](#) Public Hearing to Consider Adoption of Resolution Amending Master Fee Resolution No. 12191 to Add and Revise Fees. (Finance 2410) [Not heard on June 15, 2021]

Attachments: [Exhibit 1 - Fiscal Year 2021-22 Master Fee Schedule](#)
[Resolution](#)

- 6-F** [2021-960](#) Public Hearing to Consider Collection of Delinquent Integrated Waste Management Accounts via Property Tax Bills. (Public Works 02741) [Not heard on June 15, 2021]

Attachments: [Exhibit 1 - 2021 Lien List](#)

- 6-G** [2021-992](#) Public Hearing to Consider a Call for Review of the Historical Advisory Board's Decision to Approve Certificate of Approval No. PLN20-0431 to Allow the Demolition of Two Main Buildings and Four Accessory Buildings at 620 Central Avenue (the "McKay Wellness Center Project") and Adoption of Resolution Approving Certificate of Approval Application No. PLN20-0431 to Allow the Demolition of Two Main Buildings and Four Accessory Buildings at 620 Central Avenue (The "McKay Wellness Center" Project). [The City of Alameda has prepared an Addendum to a Mitigated Negative Declaration pursuant to Section 15164 of the CEQA Guidelines and no further environmental review is required.] (Planning, Building and Transportation 481005) [Continued from June 15, 2021]

Attachments: [Exhibit 1 - Historical Advisory Board Resolution No. HAB-21-01](#)
[Exhibit 2 - Call for Review Petition](#)
[Exhibit 3 - 2003 Correspondence](#)
[Exhibit 4 - Email from GSA to City staff](#)
[Exhibit 5 - April 28, 2021 Page & Turnbull Memorandum](#)
[Exhibit 6 - Addendum to the Mitigated Negative Declaration Resolution](#)
[Supplemental Memo](#)
[Correspondence - Updated 6/14](#)
[Additional Correspondence - Updated 6/16](#)
[Additional Correspondence - Updated 6/24](#)
[Additional Correspondence - Updated 7/1](#)
[Presentation](#)
[Additional Correspondence - Updated 7/6](#)

- 7 City Manager Communications - Communications from City Manager**
- 8 Oral Communications, Non-Agenda (Public Comment) - Members of the public may speak for up to 2 minutes regarding any matter not on the agenda**
- 9 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 can speak for up to 3 minutes; 6 members of the public may speak for up to 3 minutes; 7 or more may speak for up to 2 minutes**
- 9-A** [2021-990](#) Consider Adoption of Resolution Supporting the Goal of Reaching 100% Zero Emission Vehicle Sales in California by 2030. (Mayor Ezzy Ashcraft) [Not heard on June 15, 2021 and July 6, 2021]
- 9-B** [2021-997](#) Considering Having an Introduction and Update from the New Police Chief regarding Strategies to Address Crimes. (Councilmember Herrera Spencer) [Not heard on June 15, 2021 and July 6, 2021]
- 9-C** [2021-998](#) Considering Directing Staff to Provide an Update on License Plate Readers. (Councilmember Herrera Spencer) [Not heard on June 15, 2021 and July 6, 2021]
- 9-D** [2021-999](#) Consider Directing Staff to Publicly Share Information on Parking Recreational Vehicles. (Councilmember Herrera Spencer) [Not heard on June 15, 2021 and July 6, 2021]

- 9-E** [2021-1000](#) Consider Directing Staff to Address Representation for Below Market Rate Homeowners on Homeowner Association (HOA) Boards and with Property Management. (Councilmember Herrera Spencer) [Not heard on June 15, 2021 and July 6, 2021]

10 Council Communications - Councilmembers can speak for 9 minutes to address any matter not on the agenda, including reporting on conferences or meetings

- 10-A** [2021-1005](#) Mayor's Nominations for Appointment to the Historical Advisory Board, Housing Authority Board of Commissioners, Planning Board, Public Art Commission and Public Utilities Board.

Attachments: [Correspondence - Updated 7/6](#)

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.
- 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>
- Sign up to receive agendas here: <https://alameda.legistar.com/Calendar.aspx>
- 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.