



# City of Alameda

## Meeting Agenda

### City Council

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Tuesday, July 6, 2021

5:00 PM

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

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***Due to Governor Executive Order N-08-21, 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\\_GeJsEn\\_kT5W9M3Hf\\_8kH7Q](https://alamedaca.gov.zoom.us/webinar/register/WN_GeJsEn_kT5W9M3Hf_8kH7Q)***

***For Telephone Participants:  
Zoom Phone Number: 669-900-9128  
Zoom Meeting ID: 868 2256 5922***

***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.***

***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.***

**CONTINUED JUNE 15, 2021 CITY COUNCIL MEETING - 5:00 P.M.**

#### **Pledge of Allegiance**

- 1 Roll Call - City Council**
- 2 Continued 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-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-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](#)

### **3            Adjournment - City Council**

### **SPECIAL CITY COUNCIL MEETING - 6:58 P.M.**

### **1            Roll Call - City Council**

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

- 2-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](#)

**3 Adjournment - City Council**

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

**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** [2021-1036](#) Recommendation to Accept the Third Quarter Financial Report for the Period Ending March 31, 2021. [City Council and SACIC] (Finance 2410)

**Attachments:** [Exhibit 1 - FY 2020-21 Third Quarter Financial Report](#)

**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** [2021-1038](#) Announcement of the Porch of July Contest Winners.

**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**

[2021-1152](#) July 6, 2021 Oral Communication

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

**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** [2021-1083](#) Minutes of the Special Meeting Held on May 20, 2021, the Continued May 18, 2021 Special Meeting Held on May 25, 2021, and the Regular Meeting Held on June 1, 2021. (City Clerk)

**5-B** [2021-1084](#) Bills for Ratification. (Finance)

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

**5-C** [2021-1030](#) Recommendation to Modify Eligibility Requirements for Non-Profit Organizations Applying for Alameda Strong Community Relief Fund by Including Paycheck Protection Program Recipients and Adding a Requirement Related to the Maximum Number of Employees Employed by the Non-Profit Organization. (Community Development 256)

**5-D** [2021-1033](#) Recommendation to Authorize the City Manager to Execute a Two-Year Agreement, Substantially in the Form of the Attached Agreement, with the Option of Three One-Year Extensions for a Total Five-Year Compensation Amount Not to Exceed \$420,000 and No More than \$90,000 in a Single Fiscal Year with HouseKeys to Provide Inclusionary Housing Program Management and Compliance Services to the City of Alameda. (Community Development 228)

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

**5-E** [2021-1066](#) Recommendation to Approve Amended Employment Agreement for the City Attorney. (Human Resources 2510)

**Attachments:** [Exhibit 1 - City Attorney Employment Agreement](#)

**5-F** [2021-958](#) Adoption of Resolution Amending Resolution Nos. 15728 and 15739 Amending the 2021 Regular City Council Meeting Dates. (City Clerk 2210) [Continued from July 6, 2021; Public Comment Closed]

**Attachments:** [Resolution](#)  
[Correspondence](#)

**5-G** [2021-1034](#) Adoption of Resolution Approving a Final Map and Authorizing Execution of a Subdivision Improvement Agreement for Tract 8591, 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](#)

**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** [2021-946](#) 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-B** [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-C** [2021-945](#) Public Hearing to Consider Adoption of Resolution Approving the 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) [Continued from June 1, 2021 to July 6, 2021]

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

**6-D** [2021-1035](#) Public Hearing to Consider Adoption of Resolution of Intent to Prepare a Housing Element Update for the Period 2023-2031 that Maximizes the Use of City-Owned Land at Alameda Point and Encinal Terminals and Rezones Certain Sites and Districts to Permit Multifamily Housing and Residential Densities of at Least 30 Units Per Acre and Consider Impacts Relating to City Charter Article 26; and Consider Directing Staff to File an Appeal of the City's Regional Housing Needs Allocation. (Planning, Building and Transportation 481001)

**Attachments:** [Exhibit 1 - Draft Housing Element Housing Opportunity Sites](#)  
[Exhibit 2 - ABAG Regional Housing Needs Allocation](#)  
[Exhibit 3 - Planning Board Resolution No. PB-21-03 Resolution](#)  
[Councilmember Herrera Spencer Alternative Resolution Correspondence - Updated 7/6](#)

- 6-E**     [2021-987](#)     Recommendation to Authorize the Chief of Police to Update the Existing Alameda Police Department Policy Manual to be Current with Existing Best Practices and Statutory Requirements. (Police 3112)  
[Not heard on July 6, 2021]

**Attachments:** [Exhibit 1 - Senate Bill 823-Related to Policy 324](#)  
[Exhibit 2 - Senate Bill 338, Penal Code 368.6-Related to Policy 362](#)  
[Exhibit 3 - Assembly Bill 2617-Related to Policy 393](#)  
[Exhibit 4 - Assembly Bill 2425-Related to Policy 810](#)  
[Exhibit 5 - CA Dept. of Justice Bulletin-Related to Policy 812](#)  
[Exhibit 6 - Assembly Bill 846-Related to Policy 1000](#)  
[Exhibit 7 - Assembly Bill 2992-Related to Policy 1014](#)  
[Exhibit 8 - Senate Bill 480-Related to Policy 1046](#)  
[Exhibit 9 - Assembly Bill 1066-Related to Policy 420](#)  
[Exhibit 10 - Policy 300 Use of Force](#)  
[Exhibit 11 - Policy 314 Vehicle Pursuits](#)  
[Exhibit 12 - Policy 320 Domestic Violence](#)  
[Exhibit 13 - Policy 324 Temporary Custody of Juveniles](#)  
[Exhibit 14 - Policy 326 Senior and Disability Victimization](#)  
[Exhibit 15 - Policy 328 Discriminatory Harassment](#)  
[Exhibit 16 - Policy 344 Report Preparation](#)  
[Exhibit 17 - Policy 380 Child and Dependent Adult Safety](#)  
[Exhibit 18 - Policy 393 Gun Violence Restraining Orders](#)  
[Exhibit 19 - Policy 420 Cite and Release](#)  
[Exhibit 20 - Policy 442 Criminal Organizations](#)  
[Exhibit 21 - Policy 464 Homeless Persons](#)  
[Exhibit 22 - Policy 600 Investigation and Prosecution](#)  
[Exhibit 23 - Policy 602 Sexual Assault Investigations](#)  
[Exhibit 24 - Policy 612 Brady Material Disclosure](#)  
[Exhibit 25 - Policy 614 Operations Planning and Deconfliction](#)  
[Exhibit 26 - Policy 810 Records Maintenance and Release](#)  
[Exhibit 27 - Policy 812 Protected Information](#)  
[Exhibit 28 - Policy 1000 Recruitment and Selection](#)  
[Exhibit 29 - Policy 1014 Sick Leave](#)  
[Exhibit 30 - Policy 1046 Uniform Regulations](#)

**6-F**     [2021-940](#)     Introduction of Ordinance Approving a Third Amendment to the Greenway Golf Lease Agreement for Operation of the Corica Park Golf Complex [Requires Four Affirmative Votes]; and Recommendation to Authorize the City Manager to Execute the Third Amendment to the Jim's on the Course Concession Agreement for Food and Beverage Services at the Corica Park Golf Complex.

(Recreation 280)

**Attachments:** [Exhibit 1 - Settlement Agreement](#)  
[Exhibit 2 - Greenway Golf Third Amendment \(Option B\)](#)  
[Exhibit 2 - REVISED Greenway Third Amendment \(Option B\)](#)  
[Exhibit 3 - Jim's on the Course Third Amendment \(Option B\)](#)  
[Exhibit 4 - Original Greenway Lease](#)  
[Exhibit 5 - Original Jim's Concession Agreement Ordinance](#)  
[Correspondence from City Manager](#)  
[Correspondence](#)

- 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**

**11 Adjournment - City Council**

- 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 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](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.