



City of Alameda

Meeting Agenda

City Council

Tuesday, October 4, 2022

7:00 PM

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

The agenda was revised on 9/27/22 at 4:30 p.m. to provide closed session information to allow comment via telephone and on 10/4/22 at 11:30 a.m. to indicate Item 5-C was withdrawn

Pursuant to Assembly Bill 361, codified at Government Code Section 54953, 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_d5FSWzUITWSZfdforgu08A*

*For Telephone Participants:
Zoom Phone Number: 669-900-9128
Zoom Meeting ID: 880 9863 0725*

Closed Session participation options are under Section 2 of the Closed Session agenda.

see information

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 - 5:00 P.M.

1 Roll Call - City Council

2 Public Comment on Agenda Items Only - Anyone wishing to comment via telephone, please call:

Phone Number: 669-900-9128

Meeting ID: 858 2177 0263

To have a comment read into the record, please email clerk@alamedaca.gov no more than 30 minutes prior to the meeting; comments submitted more than 30 minutes prior will not be read

3 Consent Calendar - Items are routine; Council can remove items and speak for up to 5 minutes on each item; recording a non-affirmative vote should be done without removal

3-A [2022-2395](#) Recommendation to Approve Nancy Bronstein, Interim City Manager, and Amy Wooldridge, Recreation and Parks Director as Real Property Negotiators for the Alameda Swimming Pool Association Lease Agreement for Operations and Maintenance of Swimming Pool Facilities Located at Lincoln Park, 1450 High Street and Franklin Park, 1432 San Antonio Avenue in Alameda. (Recreation 10051400)

3-B [2022-2294](#) Recommendation to Approve Nancy Bronstein, Interim City Manager, Lisa Maxwell, Community Development Director, Len Aslanian, Assistant City Attorney, and Nanette Mocanu, Assistant Community Development Director, as Real Property Negotiators for 2440 Monarch Street, Suite 100, (Building 43), Alameda Point, Alameda, CA. (Community Development)

4 Adjournment to Closed Session to consider:

4-A [2022-2394](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8)
PROPERTIES: Swimming Pool Facilities Located at Lincoln Park, 1450 High Street and Franklin Park, 1432 San Antonio Avenue
CITY NEGOTIATOR: Nancy Bronstein, Interim City Manager; and Amy Wooldridge, Recreation and Parks Director
NEGOTIATING PARTIES: City of Alameda and Alameda Swimming Pool Association
UNDER NEGOTIATION: Price and terms of lease

4-B [2022-2265](#) CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Pursuant to Government Code Section 54956.8)
PROPERTY: 2440 Monarch Street, Suite 100, (Building 43) Alameda Point, Alameda, CA
CITY NEGOTIATORS: Interim City Manager Nancy Bronstein, Community Development Director Lisa Maxwell, Assistant Community Development Director Nanette Mocanu, and Assistant City Attorney

Len Aslanian

NEGOTIATING PARTIES: City of Alameda and Steeltown Winery

UNDER NEGOTIATION: Price and Terms of Lease [Not heard on September 20,2022]

4-C [2022-2429](#) PUBLIC EMPLOYEE APPOINTMENT/HIRING

Pursuant to Government Code § 54957

Title/description of positions to be filled: City Manager/Interim City Manager

4-D [2022-2430](#) CONFERENCE WITH LABOR NEGOTIATORS (Government Code Section 54957.6)

CITY NEGOTIATORS: Nancy Bronstein, Interim City Manager; Nico Procos, General Manager Alameda Municipal Power; Jessica Romeo, Human Resources Manager; and Steve Woo, Senior Human Resources Analyst

EMPLOYEE ORGANIZATIONS: Alameda City Employees Association (ACEA); Management and Confidential Employees Association (MCEA); Electric Utility Professionals Association (EUPA); International Brotherhood of Electrical Workers (IBEW); Alameda Police Officers Non-Sworn (PANS); Alameda Municipal Power Unrepresented Employees (AMPU)

UNDER NEGOTIATION: Salaries, Employee Benefits and Terms of Employment

5 Announcement of Action Taken in Closed Session, if any

6 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 - Limited to 15 minutes

3-A [2022-1618](#) Proclamation Declaring October 2022 as Lesbian, Gay, Bisexual, Transgender and Queer/Questioning History Month.

Attachments: [Proclamation](#)

3-B [2022-1619](#) Proclamation Declaring October 2022 as Filipino Heritage Month.

Attachments: [Proclamation](#)

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 9

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 [2022-2434](#) Minutes of the Special and Regular City Council Meetings Held on September 6, 2022. (City Clerk)

5-B [2022-2433](#) Bills for Ratification. (Finance)

Attachments: [Bills for Ratification](#)

5-C [2022-2360](#) WITHDRAWN - Recommendation to Authorize the Interim City Manager, or Designee, to Partially Accept the Improvements Completed by Alta Buena Vista Owner, LLC for Tract 8254, Plans for the Public Improvement of Clement Avenue Extension. (Public Works 31041520) [Will not be heard on October 4, 2022]

5-D [2022-2368](#) Recommendation to Authorize the City Manager to Reject All Bids, Release All Bonds Held, and Advertise for the Rebidding of the Littlejohn Park Recreation Building Restoration Project. (Public Works 60341590)

5-E [2022-2371](#) Recommendation to Authorize the Interim City Manager, or Designee, to Execute a One-Year Agreement, with the Option to Extend One-Year, with Dudek in an Amount Not to Exceed \$269,830.29 to Develop an Urban Forest Plan. (Public Works 31041520)

Attachments: [Exhibit 1 - Agreement](#)
[Correspondence - Updated 10/4](#)

6 Continued Agenda Items - Public comment and speaking times are determined based upon the prior meeting discussion

7 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

7-A [2022-2308](#) Recommendation to Approve Findings to Allow City Meetings to be Conducted via Teleconference. (City Clerk 10022020)

7-B [2022-2380](#) Recommendation to Authorize the Interim City Manager, or Designee, to Proceed with the Grand Street Resurfacing and Safety Improvement

Project Final Concept, Including Preparation of Final Design and Construction Documents, Consistent with the Recommended Final Concept Plan. (Public Works 31041520)

Attachments: [Exhibit 1 - Proposed Final Concept Plan](#)
[Correspondence - Updated 10/4](#)

- 7-C** [2022-2292](#) Introduction of Ordinance Authorizing the Interim City Manager, or Designee, to Execute a Lease with Kai Concepts, LLC, a California Limited Liability Company, for Thirty-Six Months for Building 168 Located at 1651 Viking Street, Alameda, CA (Community Development 29061822)

Attachments: [Exhibit 1 - Premises](#)
[Exhibit 2 - Lease](#)
[Ordinance](#)

- 7-D** [2022-2323](#) Adoption of Resolution Adopting the Equitable Building Decarbonization Plan. (City Manager 10021032) [Not heard on October 4, 2022]

Attachments: [Exhibit 1 - Equitable Building Decarbonization Plan](#)
[Resolution](#)
[Presentation](#)
[Correspondence - Updated 10/4](#)

- 7-E** [2022-2336](#) Recommendation to Receive a Six-Month Update on the Alameda Community Assessment Response and Engagement (CARE) Team Pilot Program. (Fire 10032270) [Not heard on September 20 or October 4, 2022]

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

- 8** **City Manager Communications - Communications from City Manager**
- 9** **Oral Communications, Non-Agenda (Public Comment) - Members of the public may speak for up to 2 minutes regarding any matter not on the agenda**
- 10** **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**
- 10-A** [2022-2111](#) Consider Directing Staff to Reform the Fee Towing Companies
Require Alameda Residents to Pay to Retrieve Towed Vehicles.

(Councilmember Daysog) [Not heard on June 21, July 5, September 6, 20, or October 4, 2022]

Attachments: [Email](#)

- 10-B** [2022-2175](#) Consider Directing Staff to Address Massive Corporations Purchasing Housing. (Councilmember Herrera Spencer) [Not heard on July 5, September 6, 20, or October 4, 2022]

Attachments: [Email](#)

- 10-C** [2022-2300](#) Consider Directing Staff to Create a Requirement for Upfront Payment of Candidate Statements if a Candidate for Local Elected Office Has a Balance Due from a Prior Election. (Councilmember Knox White and Vice Mayor Vella) [Not heard on September 6, 20, or October 4, 2022]

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

- 12** **Adjournment - City Council**

- Meeting Rules of Order are available at:
<https://www.alamedaca.gov/Departments/City-Clerk/Key-Documents#section-4>
- Please contact the City Clerk at 510-747-4800 or clerk@alamedaca.gov at least 48 hours prior to the meeting to request any reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.
- Translators and sign language interpreters will be available on request. Please contact the City Clerk at 510-747-4800 at least 48 hours prior to the meeting to request a translator or interpreter.
- Minutes of the meeting available in enlarged print.
- 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.
- 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.