

City Hall 1401 Marina Way South Richmond, CA 94804

AGENDA Tuesday, June 20, 2006

Mayor Irma L. Anderson

Vice MayorMaria T. Viramontes

Councilmembers

Nathaniel Bates
Thomas K. Butt
Richard Griffin
John E. Marquez
Gayle McLaughlin
Jim Rogers
Tony K. Thurmond

The Richmond City Council also serves as Board Members and Commission Members for the following:

Community Redevelopment Agency
Housing Authority
Joint Powers Financing Authority
Surplus Property Authority
Local Reuse Authority

MEETING PROCEDURES

The City of Richmond encourages community participation at its City Council meetings and has established procedures that are intended to accommodate public input in a timely and time-sensitive way. As a courtesy to all members of the public who wish to participate in City Council meetings, please observe the following procedures:

PUBLIC COMMENT ON AGENDA ITEMS: Anyone who desires to address the City Council on items appearing on the agenda must complete and file a pink speaker's card with the City Clerk **prior** to the City Council's consideration of the item. Once the City Clerk has announced the item and discussion has commenced, no person shall be permitted to speak on the item other than those persons who have submitted their names to the City Clerk. Your name will be called when the item is announced for discussion. **Each speaker will be allowed TWO (2) MINUTES to address the City Council on NON-PUBLIC HEARING items listed on the agenda.**

OPEN FORUM FOR PUBLIC COMMENT: Individuals who would like to address the City Council on matters not listed on the agenda or on Presentations, Proclamations and Commendations, Report from the City Attorney, or Reports of Officers may do so under Open Forum. All speakers must complete and file a pink speaker's card with the City Clerk <u>prior</u> to the commencement of Open Forum. The amount of time allotted to individual speakers shall be determined based on the number of persons requesting to speak during this item. The time allocation for each speaker will be as follows: 15 or fewer speakers, a maximum of 2 minutes; 16 to 24 speakers, a maximum of 1 and one-half minutes; and 25 or more speakers, a maximum of 1 minute.

SPEAKERS ARE REQUESTED TO OCCUPY THE RESERVED SEATS IN THE FRONT ROW BEHIND THE SPEAKER'S PODIUM AS THEIR NAME IS ANNOUNCED BY THE CITY CLERK.

<u>CONSENT CALENDAR</u>: Consent Calendar items are considered routine and will be enacted, approved or adopted by one motion unless a request for removal for discussion or explanation is received from the audience or the City Council. A member of the audience requesting to remove an item from the Consent Calendar must complete and file a speaker's card with the City Clerk <u>prior</u> to the City Council's consideration of Item C, Agenda Review. An item removed from the Consent Calendar may be placed anywhere on the agenda following the City Council's agenda review.

The City Council's adopted Rules of Procedure recognize that debate on policy is healthy; debate on personalities is not. The Chairperson has the right and obligation to cut off discussion that is too personal, too loud, or too crude.

MORNING OPEN SESSION 8:30 a.m.

- A. ROLL CALL
- B. PUBLIC COMMENT
- C. ADJOURN TO CLOSED SESSION

CLOSED SESSIONS

Shimada Room of City Hall

CITY COUNCIL

CC-1. LIABILITY CLAIMS

Claimant: (1) Dorothy Nash Agency Claimed Against: City of Richmond

CC-2. CONFERENCE WITH LABOR NEGOTIATORS

(Government Code Section 54957.6):

City Designated Representative(s): Bill Lindsay, Leslie

Knight, Rob Larson, Lisa Stephenson, and Jeffery Sloan (Renne, Sloan, Holtzman & Sakai, LLP)

Employee Organization or Unrepresented Employee: IAFF Local 188 (Firefighters); SEIU Local 790; Local 21; Richmond Fire Management Association (RFMA)

CC-3. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION

(Subdivision [a] of Government Code Section 54956.9)

One Case: Baykeeper vs. City of Richmond

CC-4. PUBLIC EMPLOYEE PERFORMANCE EVALUATION (Government Code Section 54957.6)

Title: City Clerk

City Manager

OPEN SESSIONS COUNCIL CHAMBER

STUDY SESSION 3:00 p.m.

The purpose of the Study Session is for the City Council to hear a presentation on the following:

EVENING OPEN SESSION COUNCIL CHAMBERS

RICHMOND COMMUNITY REDEVELOPMENT AGENCY 6:45 p.m.

PLEDGE TO THE FLAG

- A. ROLL CALL
- B. STATEMENT OF CONFLICT OF INTERST
- C. CONSENT CALENDAR

C-1. <u>ADOPT A RESOLUTION</u> – authorizing the Executive Director to execute an Exclusive Right to Negotiate Agreement (ERN) with Community Housing Development Corporation of North Richmond (CHDC) and Eden Housing (collectively the "Developer") for the multi-family rental portion of the Miraflores Housing Development Project, and (2) execute a Program Management Agreement (PMA) with the Developer to oversee site remediation activities on the Miraflores site – Community Redevelopment Agency (Steve Duran 307-8140).

D. <u>OPEN FORUM</u>

E. <u>ADJOURNMENT</u>

JOINT MEETING RICHMOND COMMUNITY REDEVELOPMENT AGENCY/ CITY COUNCIL

6:50 p.m.

- A. ROLL CALL
- B. STATEMENT OF CONFLICT OF INTEREST
- C. CONSENT CALENDAR
 - **C-1.** <u>ADOPT</u> Resolutions authorizing First Amendment to the Land Disposition Agreement (LDA) with Toll Brothers:
 - (a) <u>ADOPT</u> Resolution of the Members of the Richmond Community Redevelopment Agency authorizing the City Manager and Executive Director to execute a First Amendment to the Land Disposition Agreement (LDA) with Toll Brothers Inc., extending the outside Closing Date of the Terminal One property to October 1, 2006 (Steve Duran 307-8140).
 - (b) <u>ADOPT</u> Resolution of the City Council of the City of Richmond authorizing the City Manager and Executive Director to execute a First Amendment to the LDA with Toll Brothers Inc., extending the outside Closing Date of the Terminal One property to October 1, 2006 (Steve Duran 307-8140).
 - **C-2.** <u>ADOPT</u> Resolutions approving the Disposition and Development Agreement (DDA) for the Lillie Mae Jones Plaza:

- (a) <u>ADOPT</u> Resolution of the Members of the Richmond Community
 Redevelopment Agency accepting the Summary Report pursuant to Section 33433
 and approving the Disposition and Development Agreement (DDA) between the
 Richmond Community Redevelopment Agency and Community Housing
 Development Corporation of North Richmond for the Lillie Mae Jones Plaza
 Development (Steve Duran 307-8140).
- (b) <u>ADOPT</u> Resolution of the City Council of the City of Richmond accepting the Summary Report pursuant to Section 33433 and approving the Disposition and Development Agreement between the Richmond Community Redevelopment Agency and Community Housing Development Corporation of North Richmond for the Lillie Mae Jones Plaza Development (Steve Duran 307-8140).
- **C-3. APPROVAL OF MINUTES** meeting held on June 6, 2006.
- D. <u>OPEN FORUM</u>
- E. <u>ADJOURNMENT</u>

OPEN SESSIONS COUNCIL CHAMBER

CITY COUNCIL 7:00 p.m.

PLEDGE TO THE FLAG

- A. ROLL CALL
- B. STATEMENT OF CONFLICT OF INTEREST
- C. AGENDA REVIEW
- D. REPORT FROM THE CITY ATTORNEY OF FINAL DECISIONS MADE AND NON-CONFIDENTIAL DISCUSSIONS HELD DURING EXECUTIVE SESSION
- E. OPEN FORUM FOR PUBLIC COMMENT
- F. PRESENTATIONS, PROCLAMATIONS, AND COMMENDATIONS
 - **F-1.** Presentation to Council and Community of Kennedy High School's Summer Bridge Program Mayor Anderson (620-6503).

- **F-2.** Presentation of Funds from the Mayor's 19th Annual Golf Tournament to the Construction and Architecture Academy of Kennedy High School (formerly known as the Pre-Apprenticeship Academy Mayor Anderson (620-6503).
- **F-3.** Presentation of Scholarships by the National Brotherhood Alliance recognizing the Snow Ball Queen and Her Court Mayor Anderson (620-6503).
- **F-4.** Proclaim June 30, 2006 as Greater Richmond Interfaith Program (GRIP) Day in the City of Richmond Community Redevelopment Agency (Steve Duran 307-8140).

G. <u>CONSENT CALENDAR</u>

- G-1. <u>APPROVE</u> a contract amendment and extension with Maze & Associates Accountancy Corporation to add \$61,317 for related cost to complete final items associated with the 2005 Audit Finance Department (James Goins 620-6740)
- G-2. <u>APPROVE</u> a contract with Gregory Stepanicich of Richards, Watson, and Gershon in the amount of \$50,000 to serve as outside counsel to conduct a charter review for the City of Richmond City Manager's Office (Bill Lindsay 620-6512).
- **G-3.** <u>APPROVE</u> the lease addendum with SunTrust Leasing Corporation to finance certain information technology equipment purchase Finance Department (James Goins 620-6740).
- **G-4.** <u>APPROVE</u> a contract amendment agreement for \$25,000 between Victor R. Ochoa and the City for the provision of legal services in the City Attorney's Office through December 31, 2006 City Attorney's Office (John Eastman 620-6509).
- G-5. <u>APPROVE</u> a contract amendment for \$13,500 between Mary J. Renfro and the City for the provision of legal services in the City Attorney's Office through June 30, 2006 City Attorney's Office (John Eastman 620-6509).
- **G-6.** <u>APPROVE</u> the purchase of 24 new police cars as replacement vehicles for the Police Department at a total cost of \$620,685.30 Public Works (Willie Haywood 231-3020).
- **G-7.** <u>AUTHORIZE</u> the Mayor to execute an Implementing Agreement for management and operation of the Gilman Street Sports facility pursuant to the Joint Powers Agreement between the Cities of Albany, Berkeley, El Cerrito, Emeryville, and Richmond Mayor Anderson and Councilmember Thurmond (620-6503).
- G-8. <u>ADOPT RESOLUTION</u> amending the City of Richmond's Position Classification Plan to add the classification of Property Maintenance and Housing Inspector Human Resources (Leslie Knight 620-6600).

- G-9. <u>ADOPT A RESOLUTION</u> that reflects the Council's May 2, 2006 action, certifying the Final Environmental Impact Report (EIR) and approving the Mitigation Monitoring and Reporting Program (MMRP), and Conditionally Approving the Tentative Map and Final Development Plan for the Westshore Marina Residential Condominium Development Project Planning (Richard Mitchell 620-6706).
- **G-10. ADOPT RESOLUTION OF INTENTION NO. 895** to vacate and abandon for public purpose a portion of South 13th Street, located South of Wright Avenue and schedule a public hearing for July 11, 2006 Planning Department (Richard Mitchell 307-8159).
- **G-11.** <u>ADOPT ORDINANCE</u> amending the wages, salary, and compensation for City Councilmembers to include (1) the current cost of monthly medical insurance and (2) the extension of registered domestic partner coverage to city Councilmembers Human Resources (Leslie Knight 620-6600).
- **G-12.** ADOPT AN ORDINANCE amending Section 7.04.320 of the Richmond Municipal Code to authorize the Tax Collector (Finance Director) to Withhold Business Licenses for Illegal Activity Finance Department (James Goins 620-6740).
- G-13. APPROVE APPOINTMENTS AND REAPPOINTMENTS TO BOARDS AND COMMISSIONS: Planning Commission: Virginia Finley, Nagaraja Rao and Ludmyrna Lopez, Incumbents, terms expiring June 30, 2006; Police Commission: Cochise Potts, term expiring November 1, 2009; Commission on Aging: Gloria Battiste, term expiring May 19, 2008 Mayor Anderson (620-6503).
- G-14. <u>APPROVE</u> minutes of the Regular Meeting held on June 6, 2006 and the Special Joint City Council/West Contra Costa Unified School District Meeting held on May 23, 2006 City Clerk's Office (Diane Holmes 620-6513).

H. PUBLIC HEARINGS

H-1. Conduct a public hearing to adopt a Resolution authorizing the City of Richmond to levy special assessments against certain properties having unpaid accounts relating to Administrative Citations, constituting a public nuisance under Richmond Municipal Code Chapters 6.38. Special Assessments Total: \$ 29,340 – Police Department (Chief Chris Magnus 620-6555)

H-2. Conduct a public hearing to adopt a Resolution authorizing the City of Richmond to levy special assessments against certain properties having unpaid accounts relating to Cleanup Notifications and Inspections, Lot Cleanups and/or Building Board ups, constituting a public nuisance under Richmond Municipal Code Chapter 9.22. Special Assessments Total: \$14,032 – Police Department (Chief Chris Magnus 620-6555).

I. <u>RESOLUTIONS</u>

J. <u>ORDINANCES</u>

- **J-1. INTRODUCE AN ORDINANCE** repealing Ordinances 10-04 and 21-06 and setting forth City Council compensations regarding cellular phone and facsimile monthly allowances to achieve compliance with AB 1234 City Manager's Office (Bill Lindsay 620-6512).
- **J-2. INTRODUCE AN ORDINANCE** amending section 11.96.030 under Richmond Municipal Code, pertaining to the citation of homeless persons for "camping" in public when public shelter is unavailable City Attorney's Office (John Eastman 620-6509).
- **J-3.** <u>INTRODUCE ORDINANCE</u> establishing wages, salary, and compensation for the new classification of Property Maintenance and Housing Inspector Human Resources (Leslie Knight 620-6600).
- **J-4.** ADOPT AN ORDINANCE for a proposed 8% increase in wastewater fees for Richmond Municipal Sewer District No. 1 Finance (James Goins 620-6740).

J-5. ADOPT ORDINANCES AND A RESOLUTION –

Ordinances:

- (1) Amending Chapter 15.12 updating the West Contra Costa Sub-Regional Transportation Mitigation Program (STMP) and providing for the immediate interim authorization for STMP fees;
- (2) Updating the West Contra Costa Sub-Regional Transportation Mitigation Program (STMP) and providing for the immediate interim authorization for STMP fees; and

Resolution:

(3) Authorizing the City Manager to execute a Master Cooperative Agreement for the 2006 Sub-Regional Transportation Mitigation Fee Program – City Attorney's Office (John Eastman 620-6509).

K. COUNCIL AS A WHOLE

- **K-1.** Adopt the new proposed revisions to City Council Expenditure policy to achieve compliance with AB 1234 City Manager's Office (Bill Lindsay 620-6512).
- **K-2.** Approve the development of a Senior Sewer Rebate Program that would link a total \$100 sewer rebate to primary senior homeowner residence that is designated to pay district one sewer increase approved June 6, 2006 Vice-Mayor Viramontes, Councilmembers Griffin, Thurmond and Marquez (620-6581).
- **K-3.** Approve participation in the WCCTAC effort to promote taxi safety, approve start up of a pilot program for 30 licensed Richmond taxis to acquire safety shields and cameras Vice-Mayor Viramontes (620-6581).
- **K-4.** Direct the City Manager and Finance Director to identify up to \$10,000 in unspent funds from a specific General Fund line item(s) to be carried over to Fiscal Year 2006-07 to be used for the 2006 Summer Youth Employment Program Councilmember Thurmond (620-6581).
- **K-5.** Authorize immediate resumption of Automatic Aid between the Richmond Fire Department and the Contra Costa County Consolidated Fire District Councilmember Butt, Marquez and McLaughlin (620-6581).
- **K-6.** Approve the Memorandum of Understanding (MOU) with the Richmond Museum Association concerning the future relocation of the Richmond Museum of History Library and Community Services (Monique le Conge 620-6555).
- **K-7.** Adopt the Resolution affirming the "Buffer Zone" identified in the Knox Freeway/Cutting Boulevard Corridor Specific Plan, and directing staff to prepare amendments to the zoning ordinance Planning Department (Richard Mitchell 621-1231.

L. COMMUNICATIONS

- M. REPORTS OF OFFICERS: STANDING COMMITTEE REPORTS, REFERRALS TO STAFF, AND GENERAL REPORTS (INCLUDING AB 1234 REPORTS)
- N. <u>ADJOURNMENT</u>

This agenda may be previewed on KCRT – Channel 28, Richmond Television, City website <u>ci.richmond.ca.us</u> and is also posted at the Civic Center Library and in the lobby of City Hall South

CC.20june2006Agenda