

RICHMOND, CALIFORNIA,

February 24, 2022, 5:30 p.m.
Community Services Building
440 Civic Center Plaza
Richmond, CA 94804

A. OPEN SESSION TO HEAR PUBLIC COMMENT BEFORE CLOSED SESSION

The Open Session was called to order at 5:31 p.m. by Mayor Thomas K. Butt via teleconference.

B. ROLL CALL

Present: Councilmembers Claudia Jimenez, Demnlus Johnson III, Gayle McLaughlin, Vice Mayor Eduardo Martinez, and Mayor Thomas K. Butt. **Absent:** Councilmember Nathaniel Bates. Councilmember Willis arrived after adjourning to Closed Session.

C. CLOSED SESSION

C.1 CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION (paragraph (1) of Subdivision [d] of Government Code Section 54956.9)

- SPRAWLDEF et al. v. City of Richmond
- The Guidiville Rancheria of California, et al. v. The United States of America, et. al.
- North Coast Rivers Alliance et al./Point Molate Alliance et al. v. City of Richmond

C.2 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION (Significant exposure to litigation pursuant to paragraph (2) or (3) of Subdivision (d) [as applicable] of Government Code Section 54956.9)

- **Three Cases**

In light of the California Court of Appeal's decision in Fowler v. City of Lafayette, the City Attorney's Office is attaching to this agenda four communications regarding the amended judgment and various agreements related to Point Molate. These letters provide the existing facts and circumstances for going into closed session on these items pursuant to California Government Code Section 54956.9(d)(2) and (e)(3).

D. PUBLIC COMMENT BEFORE CLOSED SESSION

None.

E. ADJOURN TO CLOSED SESSION

Open Session adjourned to Closed Session at 5:32 p.m. Closed Session adjourned at 6:38 p.m.

F. SPECIAL MEETING OF THE RICHMOND CITY COUNCIL

The Special Meeting of the Richmond City Council was called to order at 6:38 p.m. by Mayor Thomas K. Butt via teleconference.

G. ROLL CALL

Present: Councilmembers Claudia Jimenez, Demnlus Johnson III, Melvin Willis, Gayle McLaughlin, and Mayor Thomas K. Butt. Absent: Councilmembers Nathaniel Bates and Vice Mayor Eduardo Martinez.

H. PUBLIC COMMENT INSTRUCTIONAL VIDEO

The Public Comment Instructional Video was shown.

I. STATEMENT OF CONFLICT OF INTEREST

None.

J. AGENDA REVIEW

None.

K. REPORT FROM THE CITY ATTORNEY OF FINAL DECISIONS MADE DURING CLOSED SESSION

Interim City Attorney Dave Aleshire stated there were no reportable actions taken.

L. REPORT FROM THE CITY MANAGER (public comment allowed under Open Forum)

Interim City Manager Shasa Curl reported that the City of Richmond was awarded a grant from the State of California in the amount of \$4.8 million to assist the unhoused community at Castro Street.

M. NEW BUSINESS

M.1 Risks to the City from Formation of a Community Facilities District (CFD) for Point Molate, Role of Goals & Policies Statement in Addressing These Risks

RECEIVE a report and DISCUSS the financial feasibility of the proposed Winehaven Legacy/Point Molate Project and the risks posed to the City by the formation of a Community Facilities District (CFD).

Mark Northcross presented a PowerPoint, which highlighted the following: Point Molate at Build Out; Comparing the Fiscal Impact Studies; Integra Valuation Study; Negative Fiscal Impact During Portion of Build Out; 7-Year Build Out; 15-Year Build Out; 0-Year Build Out; Positive Fiscal Impact from Point Molate; Discussion ensued. The following individuals gave comments via teleconference: Jeanne Kortz, Deborah Bayer, Tarnel Abbott, Paul Carman, Sally Tobin, Pam Stello, Jamin Pursell, and Jim Hanson.

N. ADJOURNMENT

There being no further business, the meeting adjourned at 8:58 p.m., to meet again on March 1, 2022.

Clerk of the City of Richmond

Mayor