



**City Hall  
1401 Marina Way South  
Richmond, CA 94804**

**Tuesday, May 16, 2006**

**Mayor**

Irma L. Anderson

**Vice Mayor**

Maria T. Viramontes

**Councilmembers**

Nathaniel Bates

Thomas K. Butt

Richard Griffin

John E. Marquez

Gayle McLaughlin

James Rogers

Tony K. Thurmond

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

**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 **prior** 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.**

**CONSENT CALENDAR:** 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 **prior 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.*

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**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. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION  
(Subdivision [a] of Government Code Section 54956.9)**

**Two Cases: Kubota vs. City of Richmond  
Quintero vs. City of Richmond**

- CC-2. PUBLIC EMPLOYEE PERFORMANCE EVALUATION  
(Government Code Section 54957.6)**

**Title: City Manager  
City Attorney**

- CC-3. LIABILITY CLAIMS**

**Claimants: (1) Sanchez  
(2) Thompson**

**Agency Claimed Against: City of Richmond**

**CITY COUNCIL/REDEVELOPMENT AGENCY**

**CC-4. CONFERENCE WITH REAL PROPERTY NEGOTIATOR  
(Government Code Section 54956.8)**

**Property:** Vernon-Castro (APN 561-144-002)

**Negotiating Parties:** Steve Duran, City of Richmond and the Richmond Community Redevelopment Agency; Don Gilmore, Community Housing Development of Corporation of North Richmond; and East Bay Habitat for Humanity

**Under Negotiation:** Price and Terms of Payment

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**OPEN SESSIONS  
COUNCIL CHAMBER**

**STUDY SESSION  
6:30 p.m.**

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

1. Receive status report and provide direction to City lobbyist Dan Boatwright and Community & Economic Development Agency staff on SB1008, Enterprise Zone Extension – Mayor Anderson (620-6503).

**Total Time: 30 Minutes**

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**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 of donations for the Mayor's Summer Youth Employment Program – Mayor Anderson (620-6503).

**F-2.** Proclaim May as “National Preservation Month” in the City of Richmond – Mayor Anderson (620-6503).

**F-3.** Proclamation recognizing Pat Asch, General Warehouse Manager at Costco, in recognition of her contributions to the City of Richmond during her tenure at Costco Richmond – Mayor Anderson and Councilmember Bates (620-6503/620-6581).

**G. CONSENT CALENDAR**

**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 Council.**

**G-1. APPROVE** – an amendment to a contract with Applied Analytix, LLC to provide additional enhancements to the TM1 budget system configuration. This amendment will increase the contract amount by \$100,000 for a total of \$143,876 and extend the contract through June 30, 2007 – Finance (James Goins 620-6740).

- G-2. APPROVE** – a contract with CCG Systems, Inc. to purchase and install “FASTER” fleet management software, migrate data from the existing EMS fleet management system to the new system, and train staff in the use of the new software. Total amount of the contract will not exceed \$98,800 – Public Works (Willie Haywood 231-3010).
- G-3. APPROVE** – a contract with Gordon Hart, representing Paul, Hastings, Janofsky, and Walker, to assist in the preparation of required documents to facilitate the Navy’s early transfer of Point Molate to the City of Richmond. Total amount of the contract will not exceed \$50,000 – City Manager (Bill Lindsay 620-6512).
- G-4. APPROVE** – an amendment to the existing two-year Miscellaneous Concrete Repair Contract with Bay Hawk, Inc. This amendment will fund emergency irrigation repairs and will increase the value of the contract by \$16,627.60 for a total amount of \$772,827.60 – Engineering (Rich Davidson and Sharon West (307-8105/231-3078).
- G-5. APPROVE** – an amendment to a contract with MuniFinancial to expand the scope of work to add the following three projects: (1) review the City’s existing Impact Fee Program with recommendations for improvement, (2) analyze the feasibility of establishing a road construction impact fee, and (3) study the feasibility of establishing a user-fee surcharge to help pay for updating the General Plan. This amendment will increase the contract value by \$12,700 for a total amount of \$97,780 – Finance Department (James Goins 620-6740).
- G-6. APPROVE** – a contract with the Omega Group to implement the “CrimeView” System to support police operations. Implementation of this system includes installation of the software, integration with the City’s existing CAD/RMS system, and staff training to use the new software. Total amount of the contract will not exceed \$152,950 – Police and Information Technology (Chief Chris Magnus and Sue Hartman 620-6655/620-6877).
- G-7. APPROVE** – a contract with Remediation Risk Management, Inc. (RRM), for the development of an investigative work plan at the Corporation Yard, in the amount of \$13,829, and development of an additional work plan pursuant to the Regional Water Quality Control Board’s request, in the amount of \$22,066. The total for both work plans would not exceed \$36,000 – Engineering (Rich Davidson 307-8105).
- G-8. APPROVE** – a contract with Don Casimere to provide confidential investigative and appeals services for the City of Richmond for one year. Total amount of the contract will not exceed \$100,000 – Human Resources (Leslie Knight 620-6600).

- G-9. APPROVE** – a contract with Zucker Systems to conduct an operation, work flow, and reporting systems study to assist in establishing best practices to support improved service levels in the Planning and Building Departments – Planning and Building Regulations (Richard Mitchell and Fred Clement 620-6706/307-8159).
- G-10. APPROVE** – a contract with Remediation Risk Management, Inc. (RRM) for development of a work plan to assess soil and groundwater quality at Fire Station No. 64 (4801 Bayview Ave) – Engineering (Rich Davidson 307-8105).
- G-11. ADOPT A RESOLUTION** – authorizing acceptance of a gift of a portable structure from Chevron U.S.A. Inc., for use as a classroom and office space at the new Richmond Fire Department Training Center site and agreeing to pay Chevron for its relocation costs in an amount not to exceed \$15,000 – Fire Department (Chief Michael Banks 307-8041).
- G-12. ADOPT AN ORDINANCE** – Establishing wages, salary, and compensation for the new classification of **Public Works Operations Administrator (Salary Range is \$4,248 to \$4,852 per month)** – Human Resources (Leslie Knight 620-6600).
- G-13. AUTHORIZE** – staff to call for construction bids for the 2006-07 Pavement Rehabilitation Project. Engineer’s estimate is \$7.0 million dollars – Engineering (Rich Davidson 307-8105).
- G-14. APPROVE APPOINTMENTS AND REAPPOINTMENTS TO BOARDS AND COMMISSIONS: Richmond Workforce Investment Board**: Alex Gomez, West Contra Costa Business Center; Barrie Hathaway, Street Tech; Lance Jackson, Seville Group, Inc.; and John Troughton, Cushman and Wakefield; appointed replacements Velma Bagby, EDD; and Tim Jones, Housing Authority Executive Director; **Commission on Aging**: Eli Williams, Barbara Scott, Arnie Kasendorf and Katie Summers, Incumbents, terms expiring May 19, 2008; **Youth Commission**: Angelina Faggett and Janina Madrid, terms expiring May 16, 2007 – Mayor Anderson (620-6503).
- G-15. APPROVE** – minutes of the Morning and Evening Open Session held on April 18, 2006; the April 25, 2006, Special Meeting; and the May 2, 2006, Morning and Evening Session.
- G-16. APPROVE** - authorizing the City Manager to execute a contract with SC Consulting to perform a strategic needs assessment of the Information and Technology Department – City Manager (Bill Lindsay 620-6512).

**H. PUBLIC HEARINGS**

**H-1. AN APPEAL** from the Planning Commission's denial of a variance to construct a new single-family residence on a substandard lot of 2,500 SF located at 1603 Garvin Avenue (APN 529-140-013). SFR-3 Zoning District, Robert Sutherland, owner/applicant, **was withdrawn at the request of the appellant.**

**I. RESOLUTIONS**

**J. ORDINANCES**

**J-1. INTRODUCE AN ORDINANCE** – extending optional coverage for Registered Domestic Partners to City Councilmembers – Human Resources (Leslie Knight 620-6600).

**K. COUNCIL AS A WHOLE**

**K-1.** Review and discuss the Recreation Division's activities, programs, and proposed reorganization plans – Library and Community Services (Monique le Conge 620-6788).

**K-2.** Discuss the Richmond "Camping" Ordinance, and direct staff to review with the Public Safety Committee possible amendments to the ordinance requiring that officers enforcing the "no camping " rules inform violators of where there is available shelter as an alternative – Councilmember James Rogers (620-6512).

**K-3.** Review and discuss the draft ordinance requiring that major project developments and superstores exceeding 100,000 square feet obtain a Conditional Use Permit, and refer a proposed ordinance to the Planning Commission for a public hearing – Vice-Mayor Viramontes (620-6581).

**K-4.** Discuss convening and hosting a regional working meeting of Bay Area cities and counties to establish regional strategies and outcome measures for dealing with drugs, guns, and other issues contributing to Bay Area crime – Councilmember Tony Thurmond (620-6581).

**K-5.** Direct staff to submit the final report of the City's expenditures from Cinco de Mayo 2006 including all itemized expenditures – Councilmember Bates (620-6581).

**L. COMMUNICATIONS**

M. **REPORTS OF OFFICERS: STANDING COMMITTEE REPORTS, REFERRALS TO STAFF, AND GENERAL REPORTS (INCLUDING AB 1234 REPORTS)**

N. **ADJOURNMENT**

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*This agenda may be previewed on KCRT – Channel 28,  
Richmond Television, City website [ci.richmond.ca.us](http://ci.richmond.ca.us)  
and is also posted at the Civic  
Center Library and in the lobby of City Hall South*

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