



**Community Services Building
440 Civic Center Plaza
Richmond, CA 94804**

**AGENDA
Tuesday, February 18, 2014**

Mayor
Gayle McLaughlin

Vice Mayor
Jovanka Beckles

Councilmembers

Nathaniel Bates
Thomas K. Butt
Courtland "Corky" Boozé
Jael Myrick
Jim Rogers

Housing Authority Tenant Commissioners

Helen Hall
Jackie Thompson

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

**Housing Authority
Joint Powers Financing Authority
Surplus Property Authority
Local Reuse Authority**

COMMUNICATION ACCESS INFORMATION:

This meeting is being held in a wheelchair accessible location.

To request disability-related accommodation(s) to participate in the meeting, including auxiliary aids or services, please contact Bruce Soublet, ADA Coordinator, at (510) 620-6509 at least three business days before the meeting date.

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 Agenda Review.** An item removed from the Consent Calendar may be placed anywhere on the agenda following the City Council’s agenda review.

Any law enforcement officer on duty or whose service is commanded by the presiding officer shall be Sergeant-at-Arms of the Council meetings. He/she, or they, shall carry out all orders and instructions given by the presiding officer for the purpose of maintaining order and decorum at the Council meetings (City Council Rules of Procedure and Order Section III F, RMC Section 2.12.030).

**OPEN SESSION TO HEAR PUBLIC COMMENT
ON CLOSED SESSION ITEMS**

5:30 p.m.

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

CLOSED SESSION

Shimada Room of the Community Services Building

A. **CITY COUNCIL**

A-1. LIABILITY CLAIMS - PENDING LITIGATION (Government Code Section 54956.9):

Claimant: Robbie Hurtado
Agency claimed against: City of Richmond

Claimant: Christian Castancho
Agency claimed against: City of Richmond

A-2. CONFERENCE WITH REAL PROPERTY NEGOTIATOR (Government Code Section 54956.8):

Property: Westridge Apartments
Agency negotiators: Bill Lindsay, James Goins, and Tim Jones
Negotiating party: Menlo Capital Group
Under negotiation: price and terms of payment

**MEETING OF THE SUCCESSOR AGENCY TO THE RICHMOND
COMMUNITY REDEVELOPMENT AGENCY
AND RICHMOND CITY COUNCIL**

6:30 p.m.

A. PLEDGE TO THE FLAG

B. ROLL CALL

C. STATEMENT OF CONFLICT OF INTEREST

D. AGENDA REVIEW

E. PRESENTATIONS, PROCLAMATIONS, AND COMMENDATIONS

E-1. PRESENTATION of Black History Month 2014 proclamations honoring long-standing, outstanding Richmond community leaders Naomi Williams, Texanita Bluitt, and Mrytle Braxton - Mayor McLaughlin (620-6503).

F. REPORT FROM THE CITY ATTORNEY OF FINAL DECISIONS MADE AND NON-CONFIDENTIAL DISCUSSIONS HELD DURING CLOSED SESSION

G. OPEN FORUM FOR PUBLIC COMMENT

H. SUCCESSOR AGENCY TO THE RICHMOND COMMUNITY REDEVELOPMENT AGENCY CONSENT CALENDAR

H-1. ADOPT a resolution approving the Successor Agency to the Richmond Community Redevelopment Agency's Recognized Obligation Payment Schedule for the period July 2014 to December 2014 (ROPS 14/15A) pursuant to AB 1X26 and AB 1484 - Housing and Community Development (Patrick Lynch 307-8140).

H-2. ADOPT a resolution approving a contract with the Center for Creative Land Recycling (CCLR) in an amount not to exceed \$25,000, and for a term from March 1, 2014, to June 30, 2015, to provide environmental and program management assistance including but not limited to administrative, audit, regulatory, and grant compliance services related to completion of soil remediation activities at the Miraflores Housing Development site - Housing and Community Development (Patrick Lynch 307-8140).

- H-3.** ADOPT resolutions approving and authorizing: (1) amendment of the 2013-2015 biennial budget for the Officer Bradley A. Moody Memorial Underpass, increasing fiscal year 2013-2014 expenditures by \$9,750,400 to \$28,026,205, decreasing fiscal year 2014-2015 expenditures by \$5,289,206 to \$10,774,193, and reallocating \$4,461,194 of unspent fiscal year 2012-2013 expenditures to fiscal year 2013-2014; and (2) amendment of the construction management contract with The Hanna Group, increasing the payment limit by \$322,645 to a total not to exceed amount of \$4,822,068 - Successor Agency to the Richmond Community Redevelopment Agency (Patrick Lynch/Chadrick Smalley 307-8091). This item was reviewed and recommended for approval by the Finance Committee at its February 7, 2014, meeting.

I. CITY COUNCIL CONSENT CALENDAR

- I-1.** RECEIVE a monthly report on the Richmond Municipal Sewer District for January 2014 - Engineering Services Department (Chad Davisson 307-8091).
- I-2.** AUTHORIZE the Port to enter into an amended lease with Intren Inc. for a portion of the warehouse and the land at Terminal 3, 1411 Harbour Way South, for a term of one year, with two options to extend the lease for a period of six months each, providing annual revenue of \$90,000 - Port Department (Jim Matzorkis 215-4600).
- I-3.** APPROVE a sole-source agreement with L.N. Curtis & Sons, the exclusive distributor of Globe Millenia brand personal protective clothing, for the purchase of such personal protective clothing for fire department personnel in an amount not to exceed \$90,000 within a three-year period - Fire Department (Chief Michael Banks 307-8041).
- I-4.** ADOPT a resolution in support of the I-80/Central Avenue Interchange Enhancement Project Phase I concept plan and direct staff to proceed with project implementation using Contra Costa Transportation Authority funds - Engineering Services Department (Alan Wolken/Steven Tam 307-8091).
- I-5.** ADOPT a resolution approving a Memorandum of Understanding (MOU) between SEIU Local 1021 and the City of Richmond. The MOU will be effective from July 1, 2013, through March 31, 2016, and provides for a 6% salary increase over a three-year period - Human Resources Management Department (Lisa Stephenson 620-6600).
- I-6.** INTRODUCE an ordinance (first reading) to establish wages, salaries, and compensation for the classifications represented by the Service Employees' International Union (SEIU Local 1021) in the City's classified service, and repealing Ordinance No. 42-06 N.S. - Human Resources Management Department (Lisa Stephenson 620-6600).

- I-7.** APPROVE actions relating to the competitive procurement of post-collection processing and disposal services conducted by the West Contra Costa Integrated Waste Management Authority ("RecycleMore"): (1) ADOPT a post-collection service agreement with Richmond Sanitary Services, a subsidiary of Republic Services, Inc. (Republic); (2) APPROVE a collection franchise agreement amendment with Richmond Sanitary Service / Republic; and (3) APPROVE the transfer station franchise agreement with Golden Bear Transfer Services, Inc. - City Manager's Office (Bill Lindsay 620-6512).
- I-8.** INTRODUCE an ordinance (first reading) amending Richmond Municipal Code Sections 9.20.150 and 9.20.155 to increase the solid waste collection rates by 1.56% to reflect the change in the Consumer Price Index (CPI) in accordance with the franchise agreement between the City of Richmond and Richmond Sanitary Service - Finance Department (James Goins 620-6741).
- I-9.** APPROVE a sole-source agreement with ECMS, Inc. to clean and repair the Fire Department's personal protective equipment in an amount not to exceed \$15,000 over the next three years - Fire Department (Chief Michael Banks 307-8041).
- I-10.** APPROVE a contract amendment with Architects MA to provide structural design changes and environmental assessments to the Family Justice Center in an amount not to exceed \$13,600, with a total contract amount not to exceed \$158,100 that is included in the Council-approved bond and budget for the project - Police Department (Chief Chris Magnus 621-1802).
- I-11.** APPROVE a construction agreement with Turner Group Construction in an amount not to exceed \$86,795 to renovate the property at 127 South 27th Street using Neighborhood Stabilization Program III (NSP3) funds, and to provide construction-related training and work experience to Richmond BUILD participants - Housing and Community Development (Patrick Lynch 307-8140).
- I-12.** APPROVE a construction agreement with Turner Group Construction for an amount not to exceed \$424,215 to renovate the property at 411-423 South 23rd Street using Neighborhood Stabilization Program III (NSP3) funds, and to provide construction-related training and work experience to Richmond BUILD participants - Housing and Community Development (Patrick Lynch 307-8140).
- I-13.** APPROVE the purchase of a technical rescue vehicle from Hi-Tech EVS to replace an existing unit for the Richmond Fire Department for a total cost of \$399,000, and authorize the balance of funding in the amount of \$99,000 to augment \$300,000 in previously-accepted grant funds for this purchase - Public Works Department (Yader A. Bermudez 231-3008).
- I-14.** APPROVE the minutes of the regular December 17, 2013, City Council Meeting - City Clerk's Office (Diane Holmes 620-6514).

- I-15.** ADOPT a resolution approving the application for grant funds for the Sustainable Communities Planning Grant and Incentives Program under the Safe Drinking Water, Water Quality and Supply, Flood Control, River and Coastal Protection Bond Act of 2006 (Proposition 84) for development of the Richmond Climate Action Plan - City Manager's Office (Bill Lindsay 620-6512).
- I-16.** APPROVE an amendment to the existing on-call design services contract with Harris & Associates to continue pavement designs for the City of Richmond, increasing the term by 12 months to a revised termination date of June 30, 2015, and increasing the contract amount by \$100,000 to a total contract amount not to exceed \$600,000 - Engineering Services Department (Alan Wolken 307-8137/Tawfic Halaby 621-1612). This item was reviewed and recommended for approval by the Finance Committee at its February 7, 2014, meeting.
- I-17.** APPROVE a contract with Liebert Cassidy Whitmore MP in an amount of \$100,000 to continue contract negotiations, legal consultation, and employee training for the period January 1, 2014, through December 31, 2014 - Human Resources Management Department (Lisa Stephenson 620-6600). This item was reviewed by the Finance Committee at its February 7, 2014, meeting.
- I-18.** APPROVE the National Joint Powers Association (NJPA) contract with Staples & Commercial, Inc. and the National Cooperative Purchasing Alliance (NCPA) contract with American Office Products Distributors, Inc. (AOPD), with The Office City as the local distributor, in an amount not to exceed \$350,000 per year for the two vendors for a period of three years, with two one-year options to renew - Finance Department (James Goins 620-6740). This item was reviewed and recommended for approval by the Finance Committee at its February 7, 2014, meeting.
- I-19.** APPROVE a contract with Baker & Taylor, Inc. authorizing Richmond Public Library to purchase preprocessed library materials, and customized services, not to exceed a total of \$750,000 over the period of fiscal years 2013-14, 2014-2015, and 2015-2016 with the option of two one-year extensions - Library and Cultural Services Department (Katy Curl/Wylendia Eastman 620-6554). This item was reviewed and recommended for approval by the Finance Committee at its February 7, 2014, meeting.
- I-20.** ADOPT a resolution authorizing the utilization of a progressive design-build project delivery method for construction of a wet weather storage facility, with construction costs not to exceed \$17,500,000 and project management costs not to exceed \$850,000, and authorize a contract with Carollo Engineers to lead the progressive design-build team - Engineering Services Department (Chad Davisson 307-8091). This item was reviewed and recommended for approval by the Finance Committee at its February 7, 2014, meeting.

Should any of the following continued items be removed from the Consent Calendar, they will be heard immediately following the approval of the Consent Calendar. All other items removed from the Consent Calendar will be placed at the end of the agenda for consideration.

- I-21.** APPROVE a 20-year master lease agreement with Golden Solar Power Group (GSPG) for the General Warehouse located at the Point Potrero Marine Terminal, providing for approximately \$4,900,000 of lease revenue to the Port, with the Port retaining the value of the building rehabilitation, and restoration which is anticipated to be a minimum of \$1,000,000 - Port Department (Jim Matzorkis 215-4600). This item was continued from the December 3, 2013, meeting.
- I-22.** APPROVE a three-year license agreement with Nematode Holdings, Inc. to use City-owned property at 2100 Western Drive at Point Molate from March 1, 2014 - February 28, 2017, for the storage of miscellaneous equipment primarily related to the ferry rider's publication "Bay Crossings", a periodical which covers ferry service and the working waterfront scene around the Bay - City Manager's Office (Bill Lindsay 620-6512). This item was continued from the February 4, 2014, meeting.
- I-23.** ADOPT a resolution to apply for and accept \$249,600 in grant funds from the Bay Area Air Quality Management District (BAAQMD) for the continuation of an employment shuttle service within the City of Richmond - City Manager's Office (Bill Lindsay 620-6512). This item was continued from the February 4, 2014, meeting.

J. RESOLUTIONS - NOT EARLIER THAN 7:00 P.M.

- J-1.** ADOPT a resolution endorsing the Saffron Strand 2014 Annual Homeless Workforce Conference "Let's Get Serious: Skills, Jobs, Careers as Paths Out of Homelessness and Poverty" taking place June 16-17 at the Richmond Auditorium and waive the rental fee of the Auditorium - Mayor McLaughlin (620-6503) Vice Mayor Beckles (620-6568) Councilmember Myrick (620-6636).

K. ORDINANCES - NOT EARLIER THAN 7:15 P.M.

- K-1.** INTRODUCE an ordinance (first reading) regulating the operation of Second Hand Dealers, including but not limited to "Cash for Gold" businesses, and restricting their location to C-2, General Commercial and C-3, Regional Commercial, zoning districts within the City - Planning and Building Services Department (Richard Mitchell 620-6706).

L. COUNCIL AS A WHOLE - NOT EARLIER THAN 7:30 P.M.

- L-1.** DISCUSS and provide direction to staff regarding the amount of funding Holland and Knight obtained for the City of Richmond during the term of their contract - Councilmember Boozé (620-6593). This item was continued from the February 4, 2014, meeting.
- L-2.** DISCUSS and consider directing staff to send a letter to Google inviting them to consider the Port of Richmond for the relocation of the barge currently docked at Treasure Island - Vice Mayor Beckles and Councilmember Butt (620-6861).
- L-3.** DISCUSS and consider directing staff to submit a written response regarding a petition from Karki Enterprise Inc. dba: Point Richmond Market and Deli to remove or modify alcohol beverage license conditions - Councilmembers Bates and Butt (620-6861).
- L-4.** APPROVE the second amendment to loan documents with the East Bay Center for the Performing Arts (EBC) to amend the bridge loan and promissory note by: (1) extending the repayment maturity date to no later than June 30, 2018; and (2) providing a grant of \$200,000 per year for the next five years starting in June 2014 to be used as leverage by EBC for raising capital and program funds - Finance Department (James Goins 620-6740).

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

N. ADJOURNMENT

This agenda may be previewed on KCRT – Channel 28, Richmond Television, City website www.ci.richmond.ca.us. Any documents produced by the City and distributed to a majority of the City Council regarding any item on this agenda will be made available at the Main Counter at City Hall located at 450 Civic Center Plaza.