

# **City of Richmond – POINT MOLATE COMMUNITY ADVISORY COMMITTEE**

Multi-Purpose Room  
440 CIVIC CENTER PLAZA

## **MINUTES**

**MONDAY, MARCH 19, 2012, 6:30 PM**

### **1. CALL TO ORDER**

Chair Garrett called the meeting to order at 6:34 p.m.

### **2. ROLL CALL**

Present: Committee Members Beyaert, Christian, Clark, Garrett, Gilbert, Hanna (7:01), Helvarg, Hite, Kortz (6:41), Martinez (6:38), Puleo, Rosing, Smith, C., Smith, N., Stello (6:41), Sundance and Whitty.

Absent: Committee Member Satre.

Staff Present: Gayle McLaughlin, Mayor; Marilyn Langlois, Community Advocate, Mayor's Office; Craig K. Murray, Staff Liaison/Development Project Manager II, Community & Economic Development Department/CORASATTCRA.

### **3. WELCOME AND MEETING PROCEDURES**

Garrett welcomed audience, explained meeting procedures, and discussed the Speaker Card process.

### **4. AGENDA REVIEW AND ADOPTION**

Garrett reviewed Agenda items and briefed PMCAC on the Agenda order and pulled the Minutes from the Consent Calendar. Whitty then motioned to approve the Agenda, Rosing seconded. Passed unanimously.

### **5. ANNOUNCEMENTS THROUGH THE CHAIR**

Garrett announced that Mayor is in another meeting upstairs but will be at meeting after 7:00pm and announced that Pt Molate experienced a power outage.

### **6. OPEN FORUM**

No speakers for Open Forum.

### **7. PRESENTATIONS, DISCUSSION & ACTION ITEMS**

#### **A. Presentation of newly appointed PMCAC Members Otheree Christian and Joseph Puleo.**

Christian and Puleo presented their backgrounds and interest in serving the PMCAC. Garrett welcomed new members and summarized rules and by-laws governing PMCAC.

#### **B. Idea Scrum Update Discussion**

Garrett reviewed information from Idea Scrum in October, 2011 and summarized priority levels of interest areas.

Committee members provided updates of their interest areas for Pt. Molate. Agreement by Committee to invite a representative from the Presidio Trust to speak. Beyaert indicated that fundraising should go with each specific Pt. Molate project. Beyaert moved and Helvarg seconded that PMCAC request the City Manager to fund reopening of Point Molate Beach from the City's award of impact mitigation funds from the Cosco Busan oil spill damage settlement.

#### **C. Working Session:**

##### **1) Funding Paths**

Garrett discussed City contract with ECivis and that this firm will continue to provide a grant database and it include Foundation, State, Federal and County sources.

2) Area Non-Profit Partnering

Discussion on need to identify grant sources to needs of Pt. Molate. Hanna suggested to field review Pt Molate with potential grant partners. Garrett and Committee discussed a local project, the Richmond Greenway, as an example of drawing grant funds. Garrett motioned with amendment by Helvarg to form a Grant Subcommittee of three people to research/pursue grant opportunities through grant generating partners. Second by Stello. Approved unanimously.

D. Call for Sub-Committee Appointments

Garrett reviewed past and current Sub-Committees and available posts. Puleo opted to serve on Finance with C.Smith and Martinez. Christian decided not to serve at this time. Beyaert conveyed that Satre would like to serve on Clean-Up and Restoration. Garrett cautioned that with Satre it will be eight and should be odd-numbered. Rosing stated that he was willing to step down from C&R to focus more on outreach if an odd-number is required.

**8. STAFF REPORTS**

A. Review of Financial Reports

Reports from Andrea Miller of Richmond Finance Department were reviewed. Garrett summarized invoice of cost overrun and pollution policy expenses and then reviewed series of Arcadis and Terraphase invoices and summarized that it is approaching \$2M mark of consultant expenses. Garrett expressed concern of pre-paid invoices prior to work and Finance Committee could review this and expressed desires for future information that the Finance Committee could review. Garrett summarized monthly expense of Packaged Ground Water Treatment Plant and need for review for expense of soil removal. Hite inquired who created budget and expressed concern about front end expenses not leaving enough for closure expenses.

B. Committee Log for PMCAC inquiries to staff, contractors

Garrett stated that some progress has been made on invoices, Water Board posting of Drafts and comments received. Garrett expressed PMCAC's desire is to receive these Drafts and comments directly from Terraphase. Garrett summarized items still needed as listed on the inquiry tracker. Puleo expressed need for entire Arcadis invoices. Garrett asked if Committee wanted any other items to add to Inquiry Tracker. Committee provided no additional items. Murray indicated that items are now posted on City Clerk site. Beyaert expressed appreciation.

**9. CONSENT CALENDAR**

Garrett provided minute corrections. Beyaert motioned to approve the Consent Calendar, Helvarg seconded. Passed unanimously.

**10. FUTURE AGENDA ITEMS**

Garrett mentioned electrical at Pt Molate and that Public Works Representative should speak at next meeting and not sure if Navy escrow funds should pay for power related to packaged ground water treatment and that it maybe pro-rata based on remediation versus costs for street and office lights.

Garrett summarized the recent power outage and location next to Building 13. Garrett spoke with Public Works Director Bermudez and would like to have him speak to PMCAC. Garrett expressed concern for long-term portable power for remediation operations. Garrett cautioned that electrical is old, of questionable reliability and inquired if an assessment of life of electrical infrastructure can be provided.

Garrett indicated that she will seek Presidio Trust Representative to be a speaker.

Martinez asked to revisit 7D for Subcommittee Appointments to call for appointments. N.Smith asked for a Community Outreach Committee. Garrett indicated if there is a majority then can revisit 7C. Martinez motioned, Rosing seconded. Unanimously approved. Martinez stated it should be three on Community Outreach Sub-Committee. Martinez discussed topics that this Subcommittee could have as their charge. Martinez motioned to form Committee, second Whitty. Approved unanimously.

## 11. CITY COUNCIL LIAISON REPORTS

Mayor advised that she spoke with City Manager regarding letter from PMCAC and need for documents. Mayor indicated that City Manager agreed that he didn't see any reason why public documents shouldn't be provided to PMCAC.

Mayor conveyed that Upstream and Tribe filed a Federal legal complaint seeking Millions from City. Mayor has ongoing conversations with City Attorneys Office to have a visionary session at a City Council Meeting and that may be in a couple months.

Beyaert inquired about status of Terraphase under the City-Upstream Remediation Agreement. Mayor indicated that it could continue unless either party wants to break away from the agreement.

Mayor responded to inquiries relating to dealings with Upstream and that City waited 120 days and also showed Good Faith by allowing another 120 days to Upstream for an Alternative Proposal.

Mayor noted that could see where City stands to pursue an additional developer.

Garrett inquired if PMCAC should meet with City Manager. Whitty expressed no need to meet but to cc PMCAC on items.

Mayor indicated support to open up Pt Molate Beach for use by the public.

N.Smith inquired if Mayor could ask City Attorney on what is impact of this lawsuit on any future partners and land use.

Garrett inquired about status of relief. Mayor indicated that Upstream is going forward but believes it was ruled by Courts in City's favor.

N.Smith inquired if possible to have someone from City Attorney's Office to speak. Helvarg indicated that this is counterproductive and we should continue forward with PMCAC desires to seek other uses and lawsuits will take their own course.

## 12. CHAIR AND SUB-COMMITTEE REPORTS

- a. Clean Up and Restoration: Beyaert provided hand-outs, noted receipt of Terraphase Quarterly Report and summarized Orders from the Water Board. Beyaert indicated concern that PMCAC could not see drafts submitted to Water Board. However, Water Board did provide some of these drafts and that was a break through. Beyaert reviewed listed items in hand-out document and summarized concerns to City. Beyaert asked Sub-Committee to meet after this meeting. Public Speaker Gosney discussed history US Navy with the Pt Molate Restoration Advisory Board on Bioremediation or Monitored Natural Attenuation and noted that it is slow and not cheap because of this and there is a cost to annual amount of \$2M to City just to provide management of the former base.
- b. Finance: No report.
- c. Legal: No report.

## 13. ADJOURNMENT

Garrett moved to adjourn the meeting at 8:32 pm, seconded by Martinez. Passed unanimously.

**14. SCHEDULED MEETINGS**

Committee Meeting – .

Monday, April 16, 2012, 6:30 p.m., Multi-Purpose Room, 440 Civic Center Plaza

Minutes respectfully submitted by:



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Craig K. Murray, PMCAC Staff Liaison