

## **RICHMOND, CALIFORNIA, January 15, 2019**

The Richmond City Council Evening Open Session was called to order at 5:30 p.m. by Mayor Thomas K. Butt.

### **ROLL CALL**

**Present:** Councilmembers Nat Bates, Ben Choi, Demnlus Johnson III, Vice Mayor Melvin Willis, and Mayor Tom Butt.

**Absent:** Councilmember Eduardo Martinez arrived after the roll was called. Councilmember Jael Myrick arrived after the council adjourned to Closed Session.

### **PUBLIC COMMENT**

The city clerk announced that the purpose of the Open Session was for the City Council to hear public comments on the following items to be discussed in Closed Session:

### **CITY COUNCIL**

#### **CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION (Significant exposure to litigation pursuant to Subdivision (b) of Government Code Section 54956.9):**

One case

#### **LIABILITY CLAIMS - (Government Code Section 54956.9):**

Jose Mejia vs. City of Richmond

Marc Audiffred vs. City of Richmond

There were no public speakers.

The Open Session adjourned to Closed Session at 5:30 p.m.  
Closed Session adjourned at 6:26 p.m.

The Regular Meeting of the Richmond City Council was called to order at 6:37 p.m., by Mayor Butt.

### **ROLL CALL**

**Present:** Councilmembers Bates, Choi, Johnson III, Martinez, Myrick, Willis, and Mayor Butt. **Absent:** None.

### **STATEMENT OF CONFLICT OF INTEREST**

Mayor Butt stated conflict of interest on Item I-6 due to his firm having a business relationship with some of the owners of the properties.

### **AGENDA REVIEW**

Item I-6 was removed from the Consent Calendar for discussion at the end of the agenda.

## **ELECTION OF VICE MAYOR FOR 2019**

A motion by Councilmember Myrick, seconded by Vice Mayor Willis, elected Councilmember Choi as vice mayor for 2019, by the unanimous vote of the City Council.

## **REPORT FROM THE CITY ATTORNEY OF FINAL DECISIONS MADE DURING CLOSED SESSION**

City Attorney Bruce Goodmiller stated there were no final actions taken.

## **REPORT FROM THE CITY MANAGER**

City Manager Carlos Martinez stated there were no items to report.

## **OPEN FORUM FOR PUBLIC COMMENT**

Princess Robinson with Urban Tilth and Pam Bilbo, announced the Martin Luther King Day of Service community event on Monday, January 21, 2019, from 9 a.m. to 2 p.m., at the North Richmond Farm and on the Richmond Greenway.

Bea Roberson stated that two neighborhoods in the City needed street sweeping signs installed.

Naomi Williams welcomed the new and returning City Councilmembers.

Ms. Dandie stated that although there were no female Councilmembers, there was a large female population in Richmond that needed support and representation.

Raymond Landry requested that the street from Cutting Boulevard to 16<sup>th</sup> Street and Potrero Avenue be named after Reverend Tommie Bradford.

Don Gosney announced that the Plumber and Steamfitters Local Apprentice Sign-Ups were from February 4, 2019, through February 8, 2019. More information could be obtained by calling 925-686-0730 or e-mailing [dongosney@comcast.com](mailto:dongosney@comcast.com).

Kimberly Figueroa invited everyone to attend the Richmond High School play named 'We are all equal' on January 24-25, 2019, at 7 p.m. at the Richmond High Theater.

Martha Mosley stated she was discriminated against by her employer.

Monica Ramirez stated a lighted crosswalk was needed at the Solano Playlot.

Jackie Thompson and Rosemary Wright thanked Fire Chief Sheppard and City employees that cleaned up the streets and sidewalks around Friendship Manor.

Rick Perez and Patricia Perez gave comments regarding the need for police accountability.

Tamisha Walker, Jovanka Beckles, Eleanor Thompson, LaMar Harrison, and Kabir Kapur spoke in support of a name change from Atchison Park to Richard J. Boyd Park.

Jamy Mosqueda asked for an update on the future of the Hilltop Mall.

Daniel M. gave comments regarding the many City streets that had potholes and were in disrepair.

Connie Potrero congratulated and welcomed newly elected Mayor Butt and Councilmembers Bates and Johnson III.

Antwon Cloird stated that the Richmond community hasn't fully benefited from all of the opportunities and jobs that came to the City.

Tarnell Abbott thanked Dane Rogers in Engineering and the Engineering Department for the installation of traffic calming devices in her neighborhood.

### **CITY COUNCIL CONSENT CALENDAR**

On motion of Councilmember Myrick, seconded by Councilmember Willis, the items marked with an (\*) were approved by the unanimous vote of the City Council:

\* **I-1.** Approved appointments to the Workforce Development Board; appointed Jeffrey Carr, new appointment, seat #22, term expiration date March 1, 2020, and Matthew Pineo, new appointment, seat #29, term expiration date March 1, 2020.

\* **I-2.** Approved the recommendation of the Recreation and Parks Commission to approve the name change of Atchison Park to Richard J. Boyd Park.

\* **I-3.** Approved a contract amendment with Silver and Wright, LLP for legal services related to the City's receivership program in an amount not to exceed \$50,000 per year for a three-year period with two, one-year options to extend.

\* **I-4.** Approved a fourth amendment to the contract with Public Resources Advisory Group to provide financial advisory services for the Wastewater Enterprise, extending the contract term for two years and increasing the contract amount by \$150,000 for a new contract total of \$410,370.

\* **I-5.** Adopted **Resolution No. 01-19 N.S.**, permitting the City of Richmond to reimburse certain expenditures of the Wastewater Enterprise from the proceeds of long-term bonds.

**I-6.** The matter to adopt an ordinance adopting associated zoning text amendments and rezoning for Change Area 12 (Northshore) was presented by Planning Director Lina Velasco. The Council requested that future locations for affordable and low income housing be discussed at its upcoming retreat. A motion by Councilmember Myrick, seconded by Councilmember Martinez, adopted **Ordinance No. 01-19 N.S.**, by the following vote: **Ayes:** Councilmembers Johnson III, Martinez, Myrick, Willis, and Vice Mayor Choi. **Noes:** None. **Absent:** Mayor Butt. **Abstain:** Councilmember Bates.

**\*I-7.** Adopted **Ordinance No. 02-19 N.S.**, amending Chapter 3.54 of the Richmond Municipal Code entitled "Citizens Police Review Commission" in order to ensure compliance with Senate Bill 1421 (police personnel records) and Assembly Bill 748 (body cam footage).

**\*I-8.** Adopted **Resolution No. 02-19**, to create a pool of underwriters for bond deals.

**\*I-9.** Received City's Investment and Cash Balance Report for the month of November 2018.

**\*I-10.** Approved the minutes of the December 11, 2018, special Richmond City Council meeting.

### **PUBLIC HEARINGS**

J-1. The City Clerk announced that it was time pursuant to public notice to hold a public hearing and introduce an ordinance (first reading) amending Richmond Municipal Code Sections 9.20.150 and 9.20.155 to update the 2019 solid waste collection rates by an annual Consumer Price Index rate adjustment of 3.25 percent for residential customers, and 4.36 percent for commercial customers, and adding a new section 9.20.157 to approve future rate updates by resolution of the City Council. The item was presented by Community Development Director Shasa Curl and Environmental Services Manager Adam Lenz. Mayor Butt declared the public hearing open. There were no public speakers. Mayor Butt closed the public hearing. On motion of Councilmember Myrick, seconded by Vice Mayor Choi, said ordinance received first reading and was laid over one week to receive second reading by the following votes: **Ayes:** Councilmembers Bates, Johnson III, Myrick, Vice Mayor Choi, and Mayor Butt. **Noes:** Councilmembers Martinez and Willis. **Absent:** None. **Abstain:** None.

### **COUNCIL AS A WHOLE**

**K-1.** The matter to direct staff to issue an Addendum No. 2 to provide additional clarifications to the Point Molate Master Developer RFP related to development of drum lot 2, affordable housing, maximum number of housing units, financing strategies for infrastructure, and requirement for shuttle or bus service was presented by Mayor Butt. The following individuals gave comments: John Ozenberger, Ricardo Davis, Paul Carmon, Don Gosney, Dr. Connie Potrero, Pam Bilbo, Raymond Landry, Chris Sheridan, Vickie Garica, Tania Pulido, Evan Bissell, Amanda Rodriguez, Shirley Dean, Valerie Jameson, Antwon Cloird, Tony Sustak, Beryl Golden, Jeanne Kortz, Charles Smith, Tarnel Abbott, Jim Hanson, Robert Cheasty, David Helvarg, and Deborah Bayer. Following discussion, a motion by Mayor Butt, seconded by Councilmember Johnson III, to approve the staff report to extend the filing date to February 4, 2019, with the following additional clarifications: There is no restriction on use of Drum Lot 2, although respondents should explain why they need to propose housing or other uses there. There is no prescriptive requirement for affordable housing other than that under our inclusionary zoning ordinance, although respondents should explain how they determined their proposed affordable housing obligation. There is no upper limit on the number of housing units, although exceeding 1,100 would trigger more intense CEQA scrutiny. The City will support infrastructure financing strategies, such as Mello-Roos,

Enhanced Infrastructure Financing Districts and others that do not obligate the general fund. There is no prescriptive requirement for a shuttle; just a discussion of a shuttle or other transportation options that do not involve privately owned vehicles and how that might be handled. Keep the evaluation criteria as is in addendum No. 1 with the addition of the following: Quality and creativeness of the proposed plan and design; proposed sales revenue and subsequent tax revenue accruing to the City; and number and type of jobs to be created. A substitute motion by Councilmember Martinez, seconded by Councilmember Willis to keep the existing request for proposals and send to the original larger list of companies originally contacted, along with a comprehensive Point Molate vision and include the following provisions: request that the master developers respondents incorporate concepts into the alternative plan by proposing that the development contains no housing on Drum Lot 2; includes a mix of affordable housing with goals of 2/3 to be moderate to low income; includes an evacuation plan and a transportation plan that describes approaches to bringing bus services; insure that infrastructure costs are self-funded with no additional costs to Richmond taxpayers and includes no bonds backed by the City and also includes former Councilmember Recinos stipulations and suggestions regarding the evaluation criteria, failed by the following vote: **Ayes:** Councilmembers Martinez and Willis. **Noes:** Councilmembers Bates, Johnson III, Myrick, Vice Mayor Choi, and Mayor Butt. **Absent:** None. **Abstain:** None. The original motion passed by the following vote: **Ayes:** Councilmembers Bates, Johnson III, Vice Mayor Choi, and Mayor Butt. **Noes:** Councilmembers Martinez, Myrick, and Willis. **Absent:** None. **Abstain:** None.

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

None.

**ADJOURNMENT**

There being no further business, the meeting adjourned at 9:33 p.m., to meet again on Tuesday, January 22, 2019, at 6:30 p.m.

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Clerk of the City of Richmond

(SEAL)

Approved:

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Mayor