



Community Services Building
440 Civic Center Plaza
Richmond, CA 94804

AGENDA
Tuesday, May 21, 2019

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Mayor
Thomas K. Butt

Vice Mayor
Ben Choi

Councilmembers
Nathaniel Bates
Demnlus Johnson III
Eduardo Martinez
Jael Myrick
Melvin Willis

Housing Authority Tenant Commissioners
Jaycine Scott
Tanise Smith

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, 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 up to TWO (2) MINUTES to address the City Council on NON-PUBLIC HEARING items listed on the agenda. Speakers are allowed up to THREE (3) minutes on PUBLIC HEARING items.

OPEN FORUM FOR PUBLIC COMMENT: Individuals who would like to address the City Council on matters not listed on the agenda or on items remaining on the consent calendar 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 that is sponsored by City staff must first complete a speaker's card and discuss the item with a City staff person who has knowledge of the subject material **prior** to filing the card with the City Clerk and **prior** to the City Council's consideration of Agenda Review. Councilmembers who request to remove an item from the consent calendar must do so during Agenda Review. An item removed from the Consent Calendar may be placed anywhere on the agenda following the City Council's agenda review.

CONDUCT AT MEETINGS: Richmond City Council meetings are limited public forums during which the City strives to provide an open, safe atmosphere and promote robust public debate. Members of the public, however, must comply with state law, as well as the City's laws and procedures and may not actually disrupt the orderly conduct of these meetings. The public, for example, may not shout or use amplifying devices, must submit comment cards and speak during their allotted time, may not create a physical disturbance, may not speak on matters unrelated to issues within the jurisdiction of the City Council or the agenda item at hand, and may not cause immediate threats to public safety.

CITY HARASSMENT POLICY: The City invites public comment and critique about its operations, including comment about the performance of its public officials and employees, at the public meetings of the City Council and boards and commissions. However, discriminatory or harassing comments about or in the presence of City employees, even comments by third parties, may create a hostile work environment, if severe or pervasive. The City prohibits harassment against an applicant, employee, or contractor on the basis of race, religious creed, color, national origin, ancestry, physical disability, medical condition, mental disability, marital status, sex (including pregnancy, childbirth, and related medical conditions), sexual orientation, gender identity, age or veteran status, or any other characteristic protected by federal, state or local law. In order to acknowledge the public's right to comment on City operations at public meetings, which could include comments that violate the City's harassment policy if such comments do not cause an actual disruption under the Council Rules and Procedures, while taking reasonable steps to protect City employees from discrimination and harassment, City Boards and Commissions shall adhere to the following procedures. If any person makes a harassing remark at a public meeting that violates the above City policy prohibiting harassment, the presiding officer of the meeting may, at the conclusion of the speaker's remarks and allotted time: (a) remind the public that the City's Policy Regarding Harassment of its Employees is contained in the written posted agenda; and (b) state that comments in violation of City policy are not condoned by the City and will play no role in City decisions. If any person makes a harassing remark at a public meeting that violates the above City policy, any City employee in the room who is offended by remarks violating the City's policy is excused from attendance at the meeting. No City employee is compelled to remain in attendance where it appears likely that speakers will make further harassing comments. If an employee leaves a City meeting for this reason, the presiding officer may send a designee to notify any offended employee who has left the meeting when those comments are likely concluded so that the employee may return to the meeting. The presiding officer may remind an employee or any council or board or commission member that he or she may leave the meeting if a remark violating the City's harassment policy is made. These procedures supplement the Council Rules and Procedures relating to disruption of orderly conduct at Council meetings.

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 BEFORE
CLOSED SESSION**

5:00 p.m.

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

CLOSED SESSION

Shimada Room of the Community Services Building

CITY COUNCIL

LIABILITY CLAIMS (Government Code Section 54956.9):

Larry Lewis vs. City of Richmond

Shawn Pickett vs. City of Richmond

CONFERENCE WITH REAL PROPERTY NEGOTIATOR (Government Code Section 54956.8):

Property: Hacienda Housing Complex, 1300 Roosevelt Avenue
Agency negotiators: Carlos Martinez and Shasa Curl
Negotiating parties: Mercy Housing California and Community Housing
Development Corporation of North Richmond
Under negotiation: price and terms of payment

CONFERENCE WITH LABOR NEGOTIATORS (Government Code Section 54957.6):

Agency Representatives: Lisa Stephenson, Bruce Soublet, Belinda Warner, Maria Blue, and Jack Hughes
Employee organization: Service Employees International Union (SEIU Local 1021)

Agency Representatives: Lisa Stephenson, Bruce Soublet, Belinda Warner, Maria Blue, and Todd Simonson
Employee organization: International Federation of Technical and Professional Engineers (IFTPE Local 21)

**SPECIAL MEETING OF
THE RICHMOND HOUSING AUTHORITY**

6:25 p.m.

A. PLEDGE TO THE FLAG

B. ROLL CALL

C. STATEMENT OF CONFLICT OF INTEREST

D. REPORT FROM THE EXECUTIVE DIRECTOR

E. AGENDA REVIEW

F. HOUSING AUTHORITY CONSENT CALENDAR

- F-1.** ADOPT a resolution approving a contract with Pacific Site Management for as-needed landscape services at public housing properties in an amount of \$75,000 from May 21, 2019 to June 30, 2020 with two optional one-year extensions for a total amount not to exceed \$225,000 - Richmond Housing Authority (Nannette Beacham 621-1309/ Tim Higaes 620-6508).
- F-2.** ADOPT a resolution approving an emergency contract with Universal Protection Service for security services at Nevin Plaza and Hacienda for four months, for a total amount not to exceed \$336,000, and an expiration date of August 1, 2019 - Richmond Housing Authority (Nannette J. Beacham/Tim Higaes 621-1309).
- F-3.** ADOPT a resolution authorizing service contracts with: (1) Edrington Schirmer & Murphy LLP; (2) Law Office of Charles T. Ramsey; and (3) Law Offices of Bill Ford for as needed unlawful detainer legal services in an amount not to exceed \$75,000 per firm, per year over a three-year period with two optional one-year extensions, for a total amount not to exceed \$375,000 per firm - Richmond Housing Authority (Nannette J. Beacham/Shannon Moore 621-1309).
- F-4.** ADOPT a resolution approving a contract with Kray Cabling, to install cabling to upgrade the Closed-Circuit Television system at the Nevin Plaza Development, in an amount not to exceed \$65,000 for a one-year term - Richmond Housing Authority/Department of Infrastructure and Maintenance Operations (Nannette Beacham 621-1309/Tim Higaes 620-6508).
- F-5.** ADOPT a resolution approving a three-year contract with Convergent Technologies, to install a new Closed-Circuit Television surveillance system for the Nevin Plaza Development, in an amount not to exceed \$110,000 - Richmond Housing Authority/Department of Infrastructure and Maintenance Operations (Nannette Beacham 621-1309/Tim Higaes 620-6508).

F-6. ADOPT a resolution approving a contract amendment with Renoir Staffing, LLC for temporary staffing services, increasing the contract amount by \$15,000 for a total amount not to exceed \$25,000 - Richmond Housing Authority (Nannette J. Beacham/ Sharrone Taylor 621-1309).

F-7. APPROVE the minutes of the April 16 and 23, 2019, Special Richmond Housing Authority meetings - City Clerk's Office (Pamela Christian 620-6513).

G. ADJOURNMENT

REGULAR MEETING OF THE RICHMOND CITY COUNCIL

6:30 p.m.

- A. **ROLL CALL**
- B. **STATEMENT OF CONFLICT OF INTEREST**
- C. **AGENDA REVIEW**
- D. **REPORT FROM THE CITY ATTORNEY OF FINAL DECISIONS MADE DURING CLOSED SESSION**
- E. **REPORT FROM THE CITY MANAGER**
- F. **OPEN FORUM FOR PUBLIC COMMENT**
- G. **CITY COUNCIL CONSENT CALENDAR**

- G-1. AUTHORIZE the city manager to utilize Chevron Environmental and Community Investment Agreement (ECIA) funds to: (1) execute a contract with GRID Alternatives (GRID) in a contract amount of \$1,400,872 to provide solar installations and associated roof and electrical upgrades to 180 low-income households; and (2) reimburse the City for associated staff costs for project management, outreach and administrative costs - City Manager's Office (Shasa Curl/Adam Lenz 620-6512).
- G-2. AUTHORIZE Water Resource Recovery Department Director Ryan Smith to travel to Denmark on June 10 through 15, 2019, to attend a fact-finding trip to learn about Danish innovations in wastewater treatment and resource recovery innovation, with expenses paid by the Danish program's organizers - Water Resource Recovery Department (Ryan Smith 620-5486).
- G-3. APPROVE a Schedule and Quote with Active Network, LLC to provide an annual refresher and certification training for the program registration and scheduling software system used by the Community Services Department. This action increases the contract amount by \$6,000 for a total contract amount not to exceed \$53,700 with a contract term ending date of March 26, 2020 - Community Services Department (Rochelle Polk 620-6511).
- G-4. APPROVE a three-year contract with Pyro Spectaculars North, Inc., to provide a fireworks show for the City of Richmond on July 3rd at the Marina Bay Park, in the amount of \$123,600 for the term of three years effective July 1, 2019, to July 31, 2021 - Community Services Department (Rochelle Polk 620-6511).

- G-5.** APPROVE the purchase of two 2019 Ford Fusion Energi from Towne Ford, in an aggregate amount not to exceed \$62,000 - Department of Infrastructure Maintenance and Operations (Tim Higaes 620-6508).
- G-6.** ACCEPT and APPROPRIATE a California Library Association (CLA) grant in the amount of \$2,000 for the Library and Cultural Services Department, Library Division, and APPROVE an agreement with CLA to provide programming for the Lunch at the Library program for the summer of 2019 - Library and Cultural Services Department (Katy Curl 620-6554/Jane Pratt 620-5452).
- G-7.** ADOPT a resolution authorizing service contracts with CEQA and NEPA consulting firms (12 firms referenced in resolution) for as-needed services, in an amount not to exceed \$1,000,000 per firm over a three-year period, with an option to extend the contracts for two years - Planning and Building Services Department (Lina Velasco 620-6706).
- G-8.** ADOPT a resolution accepting the recommendation of the EPA Brownfields Revolving Loan and Grant Approval Board to award the Community Housing Development Corporation of North Richmond (CHDC) a \$269,792 grant, and AUTHORIZE the city manager and/or his designee to execute a standard contract with CHDC to complete remediation of four vacant sites in North Richmond - Housing and Community Development Department (Lina Velasco/Charice Duckworth 307-2052).
- G-9.** APPROVE the following appointments and re-appointments: Richmond Rent Board: Alana Grice Conner, new appointment, seat #1, term expiration date March 21, 2021, Virginia Finlay, re-appointment, seat #2, term expiration date March 21, 2021, Emma Gerould, re-appointment, seat #3, term expiration date March 21, 2021, David Gray, re-appointment, seat #4, term expiration date March 21, 2021, Lauren Maddock, re-appointment, seat #5, term expiration date March 21, 2021; and Community Police Review Commission: Porschea Brown, new appointment, seat #2, filling an unexpired term with and expiration date of November 1, 2020, Christopher Whitmore, new appointment, seat #5, term expiration date November 1, 2021, Randy Joseph, new appointment, seat #6, term expiration date November 1, 2021, Steven Lacy, new appointment, seat #7, term expiration date November 1, 2021; and Planning Commission: Nancy Baer, re-appointment, seat #1, term expiration date June 30, 2020, Jen Loy, re-appointment, seat #2, term expiration date June 30, 2020, David Tucker, re-appointment, seat #3, term expiration date June 30, 2021, Andrew Butt, re-appointment, seat #4, term expiration date June 30, 2020, Michael Huang, re-appointment, seat #5, term expiration date June 30, 2020, Claudia Garcia, re-appointment, seat #6, term expiration date June 30, 2020, and Brandon Evans, new appointment, seat #7, term expiration date June 30, 2020 - Office of the Mayor (Mayor Tom Butt 620-6503).

- G-10.** APPROVE an appointment to the Commission on Aging: APPOINT Dr. Shirley Gilbert, re-appointment, seat #13, term expiration date May 19, 2023 - Office of the Mayor (Mayor Tom Butt 620-6503).
- G-11.** APPROVE appointments to the Economic Development Commission: APPOINT Ayoka Medlock-Nurse, new appointment, seat #1, filing an unexpired term with an expiration date of March 30, 2021, Tina Brown, re-appointment, seat #6, term expiration date March 30, 2022, Audrey Shields, new appointment, seat #8, term expiration date March 30, 2022, Diana Wear, re-appointment, seat #9, term expiration date March 30, 2022, James Lee, re-appointment, seat #11, term expiration date March 30, 2022, Patrick Sterns, re-appointment, seat #12, term expiration date March 30, 2022, Hossian Albgal, re-appointment, seat #14, term expiration date March 30, 2022, and Christina Kenney re-appointment, seat #15, term expiration date March 30, 2022 - Office of the Mayor (Mayor Tom Butt 620-6503).
- G-12.** ADOPT an ordinance (second reading) amending Chapter 9.40.015 of the Richmond Municipal Code entitled "Tiny Houses on Wheels Pilot Project" to extend the termination date of the project through July 25, 2021 - Office of the Mayor (Mayor Tom Butt 620-6503).
- G-13.** ADOPT a resolution to ACCEPT and APPROPRIATE \$130,000 in San Francisco Bay Trail funds from the Association of Bay Area Governments (ABAG) for the North Shore (Goodrick Avenue) Bay Trail Gap Closure Project - Engineering and Capital Improvement Projects Department (Yader Bermudez 774-6300/Michael Williams 307-8147).
- G-14.** REJECT the bid received for the 2019 Slurry Seal Project and direct staff to re-advertise the project - Engineering and Capital Improvement Projects Department (Yader Bermudez 620-5478/Tawfic Halaby 621-1612).
- G-15.** ADOPT a resolution to ACCEPT and APPROPRIATE \$788,854 in funding from the Contra Costa County Health Services Hazardous Materials Division, and APPROVE a two-year interagency agreement from July 1, 2019, to June 30, 2021, in support of the department's Hazardous Materials Response Program - Fire Department (Chief Adrian Sheppard 307-8041).
- G-16.** ADOPT a resolution to ACCEPT and APPROPRIATE the ST18 Sexual Assault Law Enforcement Specialized Units Program grant from the Cal OES funds in the amount of \$204,500 and APPROVE the continuation of a contract with Community Violence Solutions, funded by the Cal OES grant for on-site advocates to assist victims of sexual assault for the period January 1, 2019 through December 31, 2019, in an amount not to exceed \$94,611 - Police Department (Chief Allwyn Brown 621-1802).

- G-17.** ADOPT a resolution to ACCEPT and APPROPRIATE \$3,440 in grant funding from the California Department of Justice, Bureau of Forensic Services awarded to the Richmond Police Department to audit sexual assault evidence kits in police evidence - Police Department (Chief Allwyn Brown 621-1802).
- G-18.** APPROVE an interagency agreement to provide the Contra Costa County Behavioral Health Services Division with police arrest data from July 15, 2018, to September 15, 2020; and ACCEPT and APPROPRIATE \$22,500 in Proposition 47 grant funds - Police Department (Chief Allwyn Brown 621-1802).
- G-19.** APPROVE a contract with Contra Costa County Department of Technology to provide radio programming repairs and necessary software upgrades on all radio equipment used by the police department in an amount not to exceed \$12,000, from March 1, 2019, through June 30, 2019 - Police Department (Allwyn Brown 621-1801).
- G-20.** APPROVE a sole-source contract with STAND! For Families Free of Violence for the continuation of services for on-site advocates to assist victims of domestic violence for the period January 1, 2019, to December 31, 2019, in an amount not to exceed \$47,567 - Police Department (Chief Allwyn Brown 621-1802).
- G-21.** APPROVE the minutes of the April 23, 2019, regular Richmond City Council meeting - City Clerk's Office (Pamela Christian 620-6513).
- G-22.** ADOPT a resolution in recognition of Peace Officers' Memorial Day and National Police Week from May 12th through May 18th, 2019 - Councilmember Nathaniel Bates (620-6593).

H. CITY OF RICHMOND CONSENT CALENDAR RESOLUTIONS RELATING TO POLICY DECISIONS ON ISSUES THAT PERTAIN TO OTHER JURISDICTIONS

- H-1.** ADOPT a resolution in support of Assembly Bills 1505, 1506, and 1507, which regulates charter schools and gives district school boards more authority to resist privatization of schools and direct staff to send letters of support to Assembly Member Wicks, Senator Skinner, and Governor Newsom - Councilmember Eduardo Martinez (620-6593).
- H-2.** ADOPT a resolution in support of California State Assembly Bill No. 857, the "Public Banking Act", authored by Assembly Members David Chiu and Miguel Santiago, to allow local government to apply for a state banking charter to establish a public bank - Councilmember Eduardo Martinez (620-6593).

I. BUDGET SESSION

- I-1.** RECEIVE an update on the draft operating budget for Fiscal Year 2019-20 and the Capital Improvement Plan budget for Fiscal Years 2019-24 - Finance Department (Belinda Warner 620-6740/Markisha Guillory 620-5434).

J. PUBLIC HEARINGS

- J-1.** INTRODUCE an ordinance (first reading) establishing certain fees for the proposed Master Fee Schedule - Finance Department (Belinda Warner/Antonio Banuelos 620- 6741).

K. RESOLUTIONS

- K-1.** ADOPT a resolution: (a) providing for the issuance of the City's Wastewater Revenue Bonds, Series 2019A and its Wastewater Revenue Refunding Bonds, Series 2019B; (b) authorizing the execution and delivery of a seventh supplemental indenture, a bond purchase agreement, and escrow agreement, a continuing disclosure agreement and an official statement; (c) approving a form of preliminary official statement in connection therewith; (d) authorizing a swap termination payment related to the City's variable rate Wastewater Revenue Refunding Bonds, Series 2008A and directing the execution of a swap termination agreement and documents related thereto; and (e) authorizing certain other actions in connection therewith - Finance Department (Belinda Warner/Markisha Guillory 620-5434).
- K-2.** ADOPT a resolution opposing BNSF Railway Company's plan to reactivate rail use through Miller/Knox Regional Shoreline Park - Mayor Tom Butt (620-6503) and Councilmember Demnlus Johnson III (620-6568).
- K-3.** ADOPT a resolution establishing the Fiscal Year 2019-20 Residential Rental Housing Fee in the amount of \$212 per Controlled Rental Unit and \$112 per Partially Covered Rental Unit, which includes Governmentally Subsidized Rental Units - Rent Program (Nicolas Traylor 620-6564).

L. ORDINANCES

- L-1.** INTRODUCE an ordinance (first reading) to amend Richmond Municipal Code 2.34 entitled "Schedule of Fees and Service Charges" to charge fees to members of the public seeking electronic records under the Public Records Act to review, extract and redact audio and video files. The immediate party to a police encounter involving a use of force that results in great bodily injury or death, an immediate family member or next of kin are exempt from said fee - Police Department (Allwyn Brown 621-1802).

M. COUNCIL AS A WHOLE

M-1. DIRECT staff to amend Ordinance 5-16 (The Richmond Municipal Code entitled Citizens Police Review Commission) to establish a quorum relative to the number of commissioners appointed, and to bring the drafted ordinance to the City Council for a first reading - Councilmember Eduardo Martinez (620-6593) - **This item was continued from the May 7, 2019, meeting.**

M-2. CONSIDER reestablishing the West Contra Costa Unified School District/City Coordination Committee and provide direction to staff - Councilmembers Eduardo Martinez (620-6593) and Nathaniel Bates (620-6743). **This item was continued from the May 7, 2019, meeting.**

M-3. CONSIDER amending Richmond Municipal Code Chapter 10.08 Trimming, Pruning, Care, Planting, Removal, and moving of trees, shrubs or plants to include a list of invasive and prohibited species in the city of Richmond and direct staff to conduct a cost analysis of removing Eucalyptus trees at the ferry terminal - Councilmember Eduardo Martinez (620-6593).

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

O. 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.