

## **RICHMOND, CALIFORNIA, February 2, 2021**

The Richmond City Council Evening Open Session was called to order at 4:34 p.m. by Mayor Thomas K. Butt via teleconference.

*Due to the coronavirus (COVID-19) pandemic, Contra Costa County and Governor Gavin Newsom issued multiple orders requiring sheltering in place, social distancing, and reduction of person-to-person contact. Accordingly, Governor Gavin Newsom issued executive orders that allowed cities to hold public meetings via teleconferencing (Executive Order N-29-20).*

*DUE TO THE SHELTER IN PLACE ORDERS, attendance at the City of Richmond City Council meeting was limited to Councilmembers, essential City of Richmond staff, and members of the news media. Public comment was confined to items appearing on the agenda and was limited to the methods provided below. Consistent with Executive Order N-29-20, this meeting utilized teleconferencing only. The following provides information on how the public participated in the meeting.*

*The public was able to view the meeting from home on KCRT Comcast Channel 28 or AT&T Uverse Channel 99 and livestream online at <http://www.ci.richmond.ca.us/3178/KCRT-Live>.*

*Written public comments were received via email to [cityclerkdept@ci.richmond.ca.us](mailto:cityclerkdept@ci.richmond.ca.us). Comments received by 1:00 p.m. on February 2, 2021, were summarized at the meeting, put into the record, and considered before Council action. Comments received via email after 1:00 p.m. and up until the public comment period on the relevant agenda item closed, were put into the record. Public comments were also received via teleconference during the meeting. **Attached herewith all written public comments received.***

### **ROLL CALL**

**Present:** Councilmembers Demnlus Johnson III, Gayle McLaughlin, Melvin Willis, and Mayor Thomas K. Butt. **Absent:** Councilmembers Claudia Jimenez, Eduardo Martinez, and Vice Mayor Nathaniel Bates arrived after the roll was called.

### **PUBLIC COMMENT**

The city clerk announced the public comment procedures and 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 - EXISTING LITIGATION (paragraph (1) of Subdivision [d] of Government Code Section 54956.9):

Richmond Shoreline Alliance et al. v. City of Richmond  
Levin Terminal v. City of Richmond  
Wolverine Fuels Sales v. City of Richmond  
Phillips 66 v. City of Richmond

The following individuals gave comments via teleconference regarding the Richmond Shoreline Alliance et al. v. City of Richmond litigation item: Tarnel Abbott, Sherry Padgett, Deborah Bayer, Jeanne Kortz, Carolyn Graves, Pam Stello, Maggie Paul Lazar, Janet S. Johnson, Sara Theiss, Margaret Childs, Dorothy Gilbert, and Faris Jessa.

The Open Session adjourned to Closed Session at 4:59 p.m. Closed Session adjourned at 6:27 p.m.

The Regular Meeting of the Richmond City Council was called to order at 6:31 p.m. by Mayor Butt via teleconference.

### **ROLL CALL**

**Present:** Councilmembers Jimenez, Johnson, Martinez, McLaughlin, Willis, and Mayor Butt. **Absent:** Vice Mayor Bates arrived after the roll was called.

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

None.

### **AGENDA REVIEW**

Item J-2 was withdrawn from the agenda.

The city clerk announced the public comment procedures published on the agenda.

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

City Attorney Theresa Stricker stated there were no final actions to report.

### **REPORT FROM THE CITY MANAGER**

City Manager Laura Snideman announced that the City of Richmond's Recreation Division was hosting virtual cooking classes at 5:00 p.m. on Thursdays, starting on February 11 through March 4, 2021. Ms. Snideman reminded the community of the Transparent Richmond open data and performance reporting website that allowed the community to explore Richmond's data and strategic goals.

### **OPEN FORUM FOR PUBLIC COMMENT**

The following individuals gave comments via teleconference:

Emily Ross gave comments in support of a street sweeping program. Ms. Ross stated that it was the responsibility of Richmond elected officials to provide accurate information to residents.

Janet S. Johnson urged the City of Richmond to change its direction regarding the AstraZeneca site in Richmond and reach a settlement agreement. Ms. Johnson requested that the Department of Toxic Substances Control reopened their review to clean the site to residential standards.

Tarnel Abbott requested the City of Richmond to reopen the Richmond Campus Bay Environmental Impact Report in consideration of the revised United States Environmental Protection Agency trichloroethylene health risk standards and global warming sea level rise predictions. Ms. Abbott announced that the Richmond Southeast Shoreline Area Community Advisory Group met monthly.

Marisol Cantu gave comments regarding appointments to the City of Richmond and regional boards and commissions. Ms. Cantu expressed concerns regarding the lack of diversity of the Citizens Police Review Commission (CPRC). Ms. Cantu urged Mayor Butt to consider appointing Councilmember Jimenez as a council-liaison to the CPRC.

### **CITY COUNCIL CONSENT CALENDAR**

On motion of Councilmember Willis, seconded by Councilmember Martinez, the items marked with an (\*) were approved by the following vote: **Ayes:** Councilmembers Jimenez, Johnson, Martinez, McLaughlin, Willis, and Mayor Butt. **Noes:** None. **Absent:** Vice Mayor Bates. **Abstained:** None.

**\*G-1.** Received the annual year-end developer fee report as required pursuant to Section 66006 of the Government Code.

**\*G-2.** Received the City of Richmond's Investment and Cash Balance Report for the month of December 2020.

**\*G-3.** Approved appointment to the Workforce Development Board; appointed La'Tanya Dandie new appointment, seat #8, economic development and community representative, term expiration date March 1, 2025.

**\*G-4.** Proclamation declaring February 2021 as Black History Month in the City of Richmond.

**\*G-5.** Approved a contract with Governmentjobs.com dba NeoGov for the existing Insight Enterprise Software License and a subscription to Governmentjobs.com for a term beginning January 27, 2021, and ending January 26, 2022.

**\*G-6.** Adopted **Resolution No. 7-21** approving the first amendment to the Regulatory Agreement between the City of Richmond and the borrower providing for the payment of the Monitoring Fees to the City of Richmond annually in advance after the Discharge Date of the Bonds issued by the City in 2004 related to the Baycliff Apartments project.

**\*G-7.** Adopted **Resolution No. 8-21** designating the Employment & Training Department as America's Job Center of California (AJCC) operator and career services provider for the Richmond Workforce Development Board pursuant to the Workforce Innovation and Opportunity Act of 2014, and adopting the Richmond Workforce Development Board Recertification Request for Program Years 2021-2023.

**\*G-8.** Adopted **Resolution No. 9-21** authorizing the execution of a construction contract with Ghilotti Bros., Inc., for construction of the Castro Ranch Road Rehabilitation Project in an amount not to exceed \$3,131,450.47, including a 10% contingency (\$284,677.31).

**\*G-9.** Adopted **Resolution No. 10-21** authorizing the city manager to accept a Grant of Easement from the West Contra Costa Unified School District Board of Education, and to sign the Certificate of Acceptance in order to record the Easement with the County Recorder.

**\*G-10.** Approved the Fiscal Years (FY) 2020-2022 Love Your Block Mini-Grant (LYB Mini-Grant) program guidelines, application, final report, and grant award agreement and authorized the city manager or designee to administer grant award agreements and disburse grant funds upon selection of recipients.

**\*G-11.** Ratified an agreement with Contra Costa County Health Services (CCHS) and all ancillary documents to establish a COVID-19 vaccine center at the Richmond Memorial Auditorium, 403 Civic Center Plaza.

## **PUBLIC HEARINGS**

**H-1.** The city clerk announced that it was time, pursuant to public notice, to hold a public hearing relating to the proposed issuance of revenue bonds by the California Municipal Finance Authority ("CMFA"), in an amount not to exceed \$48,000,000, in connection with the issuance of revenue bonds for Richmond Hacienda, L.P. or a partnership created by Mercy Housing, Inc. The proceeds of the bonds enabled the borrower to finance the acquisition, rehabilitation, improvement, and equipping of a 150-unit affordable senior housing facility, located at 1300 Roosevelt Avenue in the City of Richmond; and adopt a resolution to approve the proposed financing by the CMFA. Finance Director Belinda Brown introduced the item. Anthony Stubbs of the California Municipal Finance Authority presented a Powerpoint that highlighted the Tax Equity Fiscal Responsibility Act and the role of the CMFA. Michael Kaplan of Mercy Housing, Inc. presented the Hacienda Apartments project update and schedule. Discussion ensued. The Council recommended the right of first refusal for former residents that were previously vacated from the Hacienda Apartments. The Council requested a list of all the cities that were part of the CMFA joint powers authority. Mayor Butt declared the public hearing open. Naomi Williams and Scarlet Silver gave comments via teleconference. Mayor Butt closed the public hearing. On motion of Councilmember Willis, seconded by Councilmember Johnson, adopted **Resolution No. 11-21** by the unanimous vote of the City Council.

## **RESOLUTIONS**

**I-1.** The matter to adopt a resolution in support of a just transition from fossil fuels was introduced by Councilmember Martinez. The following individuals gave comments via teleconference: Tarnel Abbott, Floy Andrews, Andres Soto, and Nick Despota. Discussion ensued. A motion was made by Councilmember Martinez, seconded by Councilmember Willis, to adopt said resolution. A friendly amendment made by Vice Mayor Bates directing staff to return to the Council with a data analysis within thirty days on this matter was accepted. The motion adopted **Resolution No. 12-21** and directed staff to provide a data analysis by the unanimous vote of the City Council.

## **COUNCIL AS A WHOLE**

**J-1.** The matter to 1) discuss and provide direction to staff on a site for the Safe Parking Program; 2) accept and appropriate a \$260,000 Homeless Emergency Aid Program grant from Contra Costa County for this program; 3) appropriate \$300,000 of Affordable Housing In-lieu fee for this program; and 4) authorize the city manager to negotiate and execute a sole source contract with Housing Consortium of the East Bay, for a not to exceed amount of \$560,000, to establish and manage the safe parking program facility was introduced by Community Development Director Lina Velasco. Planner Emily Carroll and Crime Prevention Manager Michelle Milam presented a Powerpoint that highlighted the following: Safe Parking Program background, past survey, and study; 2020 Point in Time Count data; proposed one-year Safe Parking Pilot Program; target population and selection criteria; funding; site analysis, criteria, and recommended sites by ranking; operator and scope of work; and next steps. Discussion ensued. The Council requested staff to discuss with the Bay Area Rapid Transit the use of a portion of its property for safe parking overflow if the Lighthouse site at 1800 Barrett Avenue was selected. The following individuals gave comments via teleconference: Nick Despota, Luis Padilla, Angela Cox, Tom Kelly, Stacey Walker, Leisa Johnson, Tarnel Abbott, Beverly Galloway, and Naomi Williams. Further discussion ensued. A motion made by Councilmember McLaughlin, seconded by Mayor Butt, to consider the Hilltop Mall parking lot as the first choice site and the Fire Training Center as the second choice site, failed by the following vote: **Ayes:** Councilmembers Jimenez, McLaughlin, and Mayor Butt. **Noes:** None. **Abstained:** Councilmembers Johnson, Martinez, and Willis. **Absent:** Vice Mayor Bates. Another motion was made by Councilmember Willis, seconded by Councilmember Johnson, to consider the Hilltop Mall parking lot as the first choice site and the Richmond Civic Center parking lot as the second choice site. A friendly amendment made by Councilmember McLaughlin, to make certain that staff was aware of the homeless encampment at the Richmond Main Library, and safety concerns of the library employees were addressed humanely as soon as possible, was accepted. The motion directed staff to consider the Hilltop Parking lot or Richmond Civic Center sites respectively, with the friendly amendment by the following vote: **Ayes:** Councilmembers Jimenez, Johnson, Martinez, McLaughlin, and Willis. **Noes:** Mayor Butt. **Abstained:** None. **Absent:** Vice Mayor Bates.

**J-2. Withdrawn from the agenda,** the matter to approve appointments for the Mayor and Councilmembers to Regional Committees, Ad-Hoc Committees, and Liaison Positions for the year of 2021.

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

Councilmember Johnson wished everyone a Happy Black History Month. Councilmember Johnson shared the history of the annual observance and theme. Councilmember Johnson announced that the City of Richmond was holding a Pan African flag-raising ceremony.

Councilmember Willis conveyed eligible community member's concerns regarding difficulty accessing COVID-19 vaccinations. Councilmember Willis encouraged the community

to visit [www.coronavirus.cchealth.org/get-vaccinated](http://www.coronavirus.cchealth.org/get-vaccinated) website to determine vaccine eligibility and make vaccination appointments.

Councilmember Martinez reported that he attended the East Bay Plain Subbasin Groundwater Sustainability Plan Development Technical Advisory Committee meeting on January 27, 2021. Councilmember Martinez announced that a stakeholders meeting was held in February 2021.

**ADJOURNMENT**

There being no further business, the meeting adjourned at 10:05 p.m., in memory of Sabrina Kurita and Cicely Tyson, to meet again on Tuesday, February 16, 2021, at 6:30 p.m.

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Clerk of the City of Richmond

(SEAL)

Approved:

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Mayor

**From:** [Alan Carlton](#)  
**To:** [City Clerk Dept](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION.  
**Date:** Tuesday, February 02, 2021 10:43:28 AM

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No development at Zeneca until it is cleaned up completely.

**From:** [Alayne Meeks](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** Public Comments-Open Session Prior to Closed Session  
**Date:** Monday, February 01, 2021 1:03:18 PM

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America needs to start getting their act together to protect wildlife, climate change areas, and potential residents to a possibly hazardous area. I know these big developers pay your wages, but please don't rush into anything without taking the most basic of precautions. America knows how to do things, but it needs to leave a more lasting legacy of doing things well.

Alayne Meeks

Born and raised in California-still live in California

witness to the changes and wishing we could do a better job for all

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Please respond to [meekshoney@gmail.com](mailto:meekshoney@gmail.com), my old account [alayne@meekshoney.com](mailto:alayne@meekshoney.com) no longer exists. Thank you!



**From:** [Alessandra Wollner](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Monday, February 01, 2021 10:41:56 AM

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To Whom It May Concern,

I'm writing to request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first

The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) **This is a US-EPA superfund qualified site**, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Asta-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

Due to the gross judgement errors by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

Please reconsider this development.

Sincerely,  
Alessandra Wollner

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*It is not your responsibility to finish the work of perfecting the world, but you are not free to desist from it either.* -Pirkei Avot 2:21

**From:** [Al M](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Eduardo Martinez](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Tuesday, February 02, 2021 2:33:50 PM

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Dear City Staff, City Manager, City Attorney, Mayor Butt and Councilmembers in favor of the Campus Bay Mixed Use Project:

As briefly and clearly as I possibly can: I am in strong opposition to the “Campus Bay Site Mixed Use Project” and DTSC’s decision to opt for Alternative 3a instead of Alternative 6.

I will add that, for too long now, the staff of the City of Richmond has been working against the Richmond community. It is time for the City staff to start doing what the Richmond community needs it to do: protect the rights and well-being of the people of Richmond. The City staff, City Manager, City Attorney must stop accommodating developers and listening to everything they say at the detriment of the health and wellness of Richmond community and the Bay as a whole.

My message to decision-makers is clear. It’s the same message as the one CAG and the vast majority of the Richmond community have been sending for close to 2 decades now: the corporations and businesses responsible for dumping their toxic waste at the Campus Bay site must clean it up, thoroughly, and the entire 100% of that toxic waste must be removed before anything is done on this site. The health and well-being of everyone in Richmond and by extension, the Bay Area as a whole, come first. City staff, Attorney and Manager must work with the community to resolve all issues related to dangerous violations of social, racial and environmental justice, now and into the future.

The Campus Bay site is leaking devastatingly dangerous contaminated water and soil gas. Our City must not protect, encourage and assist the corporations and businesses responsible for this environmental catastrophe.

In addition to being an environmental tsunami, it is also a social, racial and human catastrophe that will haunt us forever. Even more: this development project will lead to an economic disaster for which the City of Richmond and its residents will be responsible, not just now or in the near future, but without a doubt for several generations to come. And finally, the Campus Bay site mixed use project as it stands now will leave the City of Richmond and its residents accountable for major unwanted bills and fees after Shopoff and Hilco are long gone. Here as well, the City will remain liable in case of lawsuits for many generations on.

I want my City to fulfill its mission, be true to its words: support the overwhelming voice of the Richmond community. The City of Richmond must be on the Richmond people’s side: remove toxic waste from the Campus Bay site entirely, 100%, without further delay.

Regards,

AM

**From:** [Ann Harvey](#)  
**To:** [gayle\\_mcglothlin@ci.richmond.ca.us](mailto:gayle_mcglothlin@ci.richmond.ca.us); [City Clerk Dept](#); [Laura Snideman](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com); [Lina Velasco](#); [Melvin Willis](#); [Teresa Stricker](#); [Claudia Jimenez](#)  
**Subject:** PUBLIC COMMENTS – FEBRUARY 2 OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Monday, February 01, 2021 5:25:54 PM

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Dear City Council,

Please re-open the Campus Bay EIR for a complete health and safety review. I understand the site was judged qualified for a US-EPA superfund site, and that since that evaluation it has become clear that the risk of leakage of toxic substances into the bay and neighboring sites will rise as sea level rises—at a pace faster than had been anticipated. At a minimum, please consider the US-EPA TCE health risk standards revised in February 2020 and BCDC’S global warming sea level rise predictions, which doubled in January 2021.

I believe the outgoing council did not weigh the risks of the proposed development sufficiently. The site requires clean up, not just a concrete cover.

Sincerely,  
Ann Harvey, MD

**From:** [Anne Fletcher](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Monday, February 01, 2021 10:54:11 AM

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Please re-open the Campus Bay EIR and do a complete health-and-safety review.

It is unconscionable to leave a polluting site leaking when you are well aware of the risks to health and the environment.

The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) This is a US-EPA superfund qualified site, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Asta-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

Due to the gross judgement errors by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE

health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

**From:** [Brenda Hillman](#)  
**To:** [City Clerk Dept](#); [Tom Butt - external](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Tuesday, February 02, 2021 9:17:03 AM

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Dear City officials:

I am writing to urge you in the strongest possible terms to reconsider and to reverse the plan for building condos on the Zeneca site. It is badly leaking contaminated fluids. This needs to be cleaned up, for Pete's sake. Very bad. If you allow this to go forward, you're putting the lives of humans and other creatures in danger. Please put all your energy into cleaning up the site instead.

Sincerely,

Brenda Hillman  
Teacher, Saint Mary's College of California  
[bhillman@stmarys-ca.edu](mailto:bhillman@stmarys-ca.edu)



**From:** [Carolyn Graves](#)  
**To:** [City Clerk Dept](#)  
**Cc:** [Gayle McLaughlin](#); ["Eduardo Martinez"](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [PCcomments](#)  
**Subject:** PUBLIC COMMENTS - OPEN SESSION PRIOR TO CLOSED SESSION: Item B, Richmond Shoreline Alliance et al v City of Richmond  
**Date:** Tuesday, February 02, 2021 12:49:16 PM  
**Importance:** High

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Dear Mayor Butt and council members Bates, Jimenez, Johnson, Martinez, McLaughlin, and Willis, as well as City Manager Snideman, Community Development Director Velasco, and City Attorney Stricker,

The US EPA confirmed in writing that the Zeneca site is a US-EPA superfund qualified site. In fact this site qualified very high on the US-EPA scoring of superfund sites back in 1994, before additional site characterization by technical experts confirmed the existence of even more types and volumes of Class 1 hazardous waste (ie., posing a threat to human and environmental health) than were known during the original evaluation. The only reason this site escaped superfund listing is because Astra-Zeneca took advantage of a loophole in the superfund program that allows wealthier polluters to request oversight by the State rather than the Federal EPA. City staff and certain council members should stop representing this site is a "Brownfield" and stop making decisions based on these incorrect representations, especially as they were given more than ample information by the community over the last 15-20 years that these representations were incorrect.

It is time for the Council to declare publicly that the City is against siting housing on any hazardous waste site, and that it supports cleaning up hazardous waste sites threatening the health of the Bay and the surrounding neighbors. A Resolution or series of Resolutions would do that, as well as giving direction asap to city attorneys and staff to make City actions reflect these goals.

Please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021. It is your duty to protect the health and safety of the citizens of Richmond.

***Sea-level rise from climate change could exceed the high-end projections, scientists warn***

<https://www.cbsnews.com/news/climate-change-rising-sea-levels-worst-case-projections/>

Regards,  
Carolyn Graves  
Richmond Resident

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v.173.295 Thank you.

**From:** [Charles Taylor](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS - OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Monday, February 01, 2021 11:23:00 AM

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Dear Richmond, CA City Clerk, Gayle McLaughlin, Eduardo Martinez, Claudia Jimenez, Demnius Johnson, Tom Butt, Nat Bates, Laura Snideman, Lina Velasco, and Teresa Stricker

I am writing to request reversal of approvals of the Campus Bay 4,000 condo units on superfund-qualified Zeneca site **without full removal of hazardous waste first.**

The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) This is a US-EPA superfund qualified site, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Asta-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

Due to the gross judgement errors by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE

health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

Sincerely,

Charles Taylor

**From:** [Colleen Boyle](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com)  
**Subject:** SUBJECT: PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Monday, February 01, 2021 10:57:44 AM

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Dear City Council Members,

The Zeneca site on the Richmond southeast shoreline is leaking highly contaminated water and soil gas from 550,000 cubic yards of hazardous material left behind by 100 years of chemical manufacturing. The community is near unanimous in its commitment that the material must be removed from the shoreline to protect the San Francisco Bay and all future generations from its harmful impacts.

Pouring concrete on top of 65-acres of hazards to build dense 80-foot-high condominiums will leave an unmitigated toxic forever-legacy. There would be no way to physically reach contaminated source material after development, short of tearing down newly constructed multi-story buildings. There is no containment on the sides or underneath the massive quantities of hazardous material, allowing contaminated soil and groundwater to leak, unchecked for all time.

Due to the gross errors in judgment made by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes - at a minimum - consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

Thank you for your time and consideration,  
Colleen Boyle

--

**Colleen Boyle**  
Department of Philosophy & Humanities

**CONTRA COSTA COLLEGE**  
2600 Mission Bell Dr., San Pablo, CA 94608  
OFFICE (510) 215-4926 | x44926 | GE-208E  
[cboyle@contracosta.edu](mailto:cboyle@contracosta.edu)

**From:** [David Kafton](#)  
**To:** [City Clerk Dept](#)  
**Cc:** [David Kafton](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Tuesday, February 02, 2021 12:42:32 PM

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Dear Council Members, City Manager, City Planner, & City Attorney,

Greetings on this gorgeous winter day in Richmond.

I am a resident of Marina Bay, owner/broker of Kafton Real Estate, and a member of the Richmond Shoreline Alliance and Richmond Progressive Alliance.

I urge you to stop as soon as possible Shopoff Realty's disastrous 4,000+ residential development on Astra-Zeneca's toxic waste dump.

Please direct the new City Attorney and City staff to cancel as soon as possible the disastrous Development Agreement between Shopoff Realty and the City of Richmond.

The Shopoff proposal is disastrous for humans, the surrounding wetlands, and San Francisco Bay.

I support a full cleanup of the Astra-Zeneca toxic waste dump.

I also support restoring and preserving as Open Space the south Richmond Shoreline Area between Marina Bay and Central Avenue, including a fully cleaned up Astra- Zeneca toxic waste dump.

Thank you very much for your consideration of my suggestions.

All the best,

David Kafton

*David Kafton, Ph.D.*  
*Owner/Real Estate Broker*  
*Kafton Real Estate*  
[david@kaftonrealestate.com](mailto:david@kaftonrealestate.com)  
[davidkafton@gmail.com](mailto:davidkafton@gmail.com)  
[www.kaftonrealestate.com](http://www.kaftonrealestate.com)  
510.524.8973



**From:** [Deborah Bayer](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Comment before closed session re RSA lawsuit  
**Date:** Tuesday, February 02, 2021 1:05:47 PM

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- **To the Council:**

The land use restrictions on the Campus Bay site state that no schools or daycare centers will be allowed. This is because children are more susceptible to the hazards of pollution than adults.

So my question is: if day care centers and schools are prohibited on the Campus Bay site, why is it ok for families with children to live there?

There are many reasons why children are more vulnerable to heavy chemicals like mercury and lead, and to gases like TCE that are found in the soil at the Astra Zeneca site.

Toxins harm developing tissues more than they harm fully mature systems.

- Children's lungs, nervous system, and immune system begin development in the womb but are not yet mature at birth. They continue to lay down new tissues and connections throughout childhood, and need a healthy environment in order to develop properly.
- 
- The effects of heavy metals like lead and mercury on developing brains and nervous systems are well known. TCE also presents many hazards.
- Women who are in the first 8 weeks of pregnancy are the most sensitive to TCE exposures because it may increase the risk of heart defects in the developing fetus.
- TCE may also affect the immune system – this includes changes to the developing immune system in early life.
- Because children are smaller, they take in more environmental toxins found in water, air, and soil as compared to adults. This leads to a higher concentration of toxins per unit of body weight. **To make things worse, their ability to** detoxify and excrete many toxins is also not fully developed, so more toxins stay in their tissues longer.
- 
- \* Children have a higher respiratory rate so they breathe in more air per minute.  
\* They have higher levels of physical activity and play outside more. They are also shorter than adults, so are closer to the ground.
- 
- **They have a habit of putting fingers in their mouths,** which leads to ingestion of chemicals and heavy metals from the soil.



- And children like to explore. When they play outside, for example, they often dig. So do dogs and voles. No sign saying "No digging allowed" is going to prevent that. I would like an answer from the City Council on why our children should be put at risk.

**From:** [Doria Mueller-Beilschmidt](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Tuesday, February 02, 2021 12:24:22 PM

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Dear Mayor, City Council Members, City Clerk, City Manager, and Staff,

I write to you to ask that the City Council reverse the decision made in December 2020 to approve the mixed use development at the Bay Campus/Astra Zeneca Superfund Site. This very unhealthy beautiful piece of land should be cleaned up properly by AstraZeneca long before any development is considered.

"The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) This is a US-EPA superfund qualified site, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Asta-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use."

Thank you for your service to our City.

Respectfully,

Doria Mueller-Beilschmidt

ACSM CPT, M.S. Biology

Richmond, CA

**From:** [Dorothy Gilbert](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Demnlus Johnson](#); [Eduardo Martinez](#); [Melvin Willis](#); [Claudia Jimenez](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS--OPEN SESSION PRIOR TO CLOSED SESSION: request reversal of approvals of Campus Bay 4,000 units  
**Date:** Tuesday, February 02, 2021 12:40:42 PM

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Dear City Officers and Council:

The Zeneca site on the Richmond southeast shoreline, a Superfund-qualified toxic site, has a long history of severe contamination, after 100 years of heavy manufacturing there. A gross and dangerous error was made last December by the outgoing lameduck City Council. allowing the 86-acre site to be covered with concrete. This was not just sweeping the dirt under the rug; it was allowing contaminated Bay water to seep out into surrounding areas of the shore--also further out into the Bay. As the planet warms and sea and Bay waters rise, this area will be liquefied, even flooded in parts, and these virulent toxins will be spread widely. This location--unless it is thoroughly cleaned---is no place for any construction, let alone 4,000 units. The former Council chose the easy, less expensive, utterly irresponsible route, voted against the crucial extensive cleanup and for this makeshift, hazardous decision.

As someone living for two decades in the Richmond Panhandle, due east of the site, I have long been all too familiar with the problems with it. I and many of my neighbors remember when a gated community was planned there and, when the soil was found to be extremely toxic, plans were proposed for fans to be placed under the buildings, blowing the toxins due east onto the Panhandle area. Mercifully, a stop was put to that proposal. But there remains the difficulty of cleaning a site with a 100-year history of manufacturing, using the most caustic of chemicals. causers of cancer and other horrific diseases. The name Zeneca has been associated with health solutions; there is a stunning irony in its being now associated with this very dangerous Superfund-eligible site!

Please reverse this lame-duck Council's decision; please re-open the Campus Bay EIR. Please also review thoroughly the health and safety concerns regarding this area, taking into account the US-EPA health risk standards established in 2020, and the global warming sea level predictions, now, as of this past January 2021, found to be double the threat formerly believed.

Thank you very much for considering this letter.  
Sincerely,  
Dorothy Gilbert  
Richmond homeowner 22 years

**From:** [GRETA GEBHARDT](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Fwd: PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Tuesday, February 02, 2021 11:59:10 AM

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----- Forwarded message -----

From: GRETA GEBHARDT <[gsgfussganger@gmail.com](mailto:gsgfussganger@gmail.com)>  
Date: Tue, Feb 2, 2021, 11:55 AM  
Subject: PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
To: <[Gayle\\_McLaughlin@ci.richmond.ca.us](mailto:Gayle_McLaughlin@ci.richmond.ca.us)>

Re: Astra Zeneca housing  
February 2, 2021 meeting

Short term profit for a few is being placed above the lifespan and health of Richmond residents. It is criminal to build housing that forces its occupants IN THEIR HOMES to outwit a permanent pandemic lifestyle.

Is Richmond to be known for the tolerance and propagation of the most contaminated Superfund in California, or for doing all it could do to clean it up?

With the history and knowledge of toxic neighborhoods and their consequences in the US, how can anyone devise plans to carry that into the future, to deliberately continue to wish this on other human beings?

Greta Gebhardt  
Marina Bay resident

**From:** [JAIME PEREZ](#)  
**To:** [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Eduardo Martinez](#)  
**Cc:** [City Clerk Dept](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Tuesday, February 02, 2021 12:33:52 PM

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Good afternoon Council Members and Mayor,

I'm a resident of Richmond and I've lived in Marina Bay since 2015.

I want to register my growing concern about the development in the Astra-Zeneca site bordering the SF Bay Trail that was approved in a previous Council session by the then-lame duck majority. **This is a US-EPA Superfund qualified site that ranked very high on the US-EPA scoring of Superfund sites.** It escaped inclusion in the Superfund priority listing only because Astra-Zeneca was one of the first to take advantage of a loophole allowing wealthier polluters to request oversight by the state rather than the US EPA.

Due to the gross judgement errors by the slim lame duck majority of the prior council, I respectfully request that you reopen the Campus Bay EIR and do a complete health-and-safety review. This should at least include consideration of the US-EPA TCE health risk standards as revised in February 2020 and of the global warming sea level rise predictions that were doubled in January 2021.

Thank you in advance for your consideration.

Best regards,  
Jaime Perez

**From:** [Janet Johnson](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Eduardo Martinez](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#)  
**Cc:** [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS - OPEN FORUM PRIOR TO CLOSED SESSION  
**Date:** Tuesday, February 02, 2021 12:56:17 PM

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Dear Mayor and City Council Members,

I and Sunflower Alliance, which I represent, urge the city to not move forward with the project on the Astra-Zeneca site until it considers updated scientific evidence on the likely effects of sea-level rise and seismic soil liquefaction. Even more importantly, there are new governmental guidelines on the health and safety risks of exposure to known toxic chemicals that have not been taken into account. Accordingly, we urge the city to do everything in its power to reach a settlement of the suit in which we are a plaintiff.

Because of the dangerous health issues, the city should reopen conversations with the Department of Toxic Substances Control. Chemicals buried at the Astra-Zeneca site are known carcinogens whose effects may not show up for ten to 30 years. It's crazy to put housing, especially low income housing, on a toxic waste site. And to put low-income housing on ground level? Where is the environmental justice in that?

The old city council had different ideas about how development should proceed, but it's time for the present city council to be clear and unequivocal that it doesn't support building housing on this site until it's cleaned up to residential standards.

Why should Richmond be the one city today building on a toxic waste dump? Haven't we moved beyond that? How is it that the city council abandoned decades of planning at the whiff of a few dollars waved in front of their faces?

The Astra-Zeneca site is leaking into San Francisco Bay, and this will only get worse as sea level rises. We need to address this now and move forward responsibly. Thank you.

--

[Janet Scoll Johnson](#)  
pronouns: [she/her](#)  
[No Coal in Richmond](#)  
[Sunflower Alliance](#)  
[Richmond Shoreline Alliance](#)

**From:** [Janice Haugan](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [Eduardo Martinez](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Tuesday, February 02, 2021 12:42:27 PM

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Dear Mayor and Members of the City Council,

For the health of the future residents and the bay, please insist on a full cleanup at the Campus Bay Project site.

Thank you for considering my request.

Janice Haugan  
Richmond, CA



**From:** [Jeannette Kortz](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [richcityservant](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Monday, February 01, 2021 9:41:08 AM

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Dear City Council Members, City Clerk, City Attorney, and Richmond Community Development Director,

I implore you to reverse the decision made by the previous lame duck Richmond City Council on the Astra Zeneca/Campus Bay site.

The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site.

This site must be cleaned up to residential standards before any human can live there, and as I write this, the toxins are leaking into the San Francisco Bay affecting fish and other wildlife, not to mention dogs that play in the water, and the wind surfers/kite surfers.

Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top.

This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) This is a US-EPA superfund qualified site, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Astra-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

Due to the gross judgement errors by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

Thank you for your time,

Jeanne Kortz

Richmond Resident since 2006

**From:** [Jeffrey Kilbreth](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [richcityservant](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Cc:** [John Gioia](#)  
**Subject:** February 2nd CC Mtng - PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Monday, February 01, 2021 11:22:29 AM

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I am writing to request that the City Council re-open and review the health, safety and environmental risks associated with the proposed AstraZeneca site project. The goals of the project are laudable and certainly consistent with our South Shore planning area, but the decision to move forward as fast as possible and to take unnecessary risks with public health, the city's reputation and the health of San Francisco Bay seems difficult - if not impossible - to justify. Why wouldn't we take advantage of Astra-Zeneca's \$100 million insurance policy and their deep pockets to clean the site up properly before constructing a new residential neighborhood? This was City policy - until it wasn't.

It is not a good look for Richmond to be building 3,000-4,000 homes above a superfund site where there can be no day care centers and nothing can be planted in the ground. It's not a brownfield site. It is a bona fide superfund site. We already have more reputational problems associated with industrial pollution than we need!

And delaying the project for a full clean-up won't lose us ten years as some people inaccurately asserted. If train cars are brought close to the site, loaded carefully and covered before moving their cargo to a proper Class 1 landfill, the 550,000 cubic yards of hazardous material can likely be removed in a year. And even if it took three years, it would still be worth it.

Finally, it is simply beyond comprehension how anyone could think it was ok to leave this amount of toxic waste this close to SF Bay. Using the latest sea level rise projections, most of it will end up in the Bay within thirty or forty years unless we remove it soon. Has BCDC actually signed off on the proposed project? We should make any decision about this site with them. Our Supervisor, John Gioia, lives in Marina Bay and serves on the BCDC Board. What does he say about the current decision to "just cap it." I would bet that it wouldn't be his recommendation.

Sincerely,

Jeff Kilbreth  
217 Bishop Ave  
Richmond, CA 94801

415 656-7617

**From:** [Jim Hite](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public Comments - Open Session Prior to Closed Session  
**Date:** Monday, February 01, 2021 9:32:08 AM

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Good Evening, my name is Jim Hite, Richmond resident since 1999. Whose conscience on this council allows a development to proceed that will include children with families to live on a site that doesn't allow childcare on said site because of the potential hazards involved in a partial remediation of the toxic soil that lies beneath? If full remediation is not going to happen why not turn the site into a huge home for aging sixties rockers who probably have ingested enough toxins to not even notice the fumes that will inevitably rise from partial remediation. Thank you

**From:** [Trina Jackson](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Fwd: PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION - Zeneca Site Clean-Up  
**Date:** Tuesday, February 02, 2021 10:48:33 AM

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FYI

Sent from my iPad

Begin forwarded message:

**From:** Julia Rogers <jlundyr@gmail.com>  
**Date:** February 2, 2021 at 8:30:48 AM PST  
**To:** Irene Perdomo <Irene\_Perdomo@ci.richmond.ca.us>, Eduardo Martinez <Eduardo\_Martinez@ci.richmond.ca.us>, Gayle McLaughlin <Gayle\_McLaughlin@ci.richmond.ca.us>, Trina Jackson <trina\_jackson@ci.richmond.ca.us>, Melvin Willis <melvin\_willis@ci.richmond.ca.us>, Demnlus Johnson <demnlus\_johnson@ci.richmond.ca.us>, Claudia Jimenez <Claudia\_Jimenez@ci.richmond.ca.us>, Tom Butt - external <tom.butt@intres.com>, Nat Bates <natbates@comcast.net>  
**Subject: PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION - Zeneca Site Clean-Up**

Dear Public Officials Who Run Richmond,

Thank you so much for your service. As a longtime resident of Richmond, I appreciate you.

I live in Marina Bay and deeply value the Bay Trail, biking and walking often at the Richmond Marina and along the trail in both directions. I'm concerned about the plan to build on the Astra-Zeneca lot without further study and clean-up efforts.

Please re-open the Campus Bay Environmental Impact Report and do a complete health-and-safety review. Please take into consideration the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions, which doubled in January 2021.

Thank you,  
Julia Rogers  
2105 Jetty Dr, Richmond, CA 94804

**From:** [Karen Franklin](#)  
**To:** [City Clerk Dept](#); [Tom Butt - external](#); [Gayle McLaughlin](#); "Eduardo Martinez"; [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Tuesday, February 02, 2021 8:40:51 AM

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Dear Mayor, City Council, City Manager, City Clerk, City Planner and City Attorney,

I am writing as a long-time resident and homeowner in Richmond, and the former president of the Panhandle Neighborhood Council, to strongly urge you to reverse the precipitous approval of Shopoff Realty's plan to build a massive housing development atop the hazardous Zeneca site along the South Richmond shoreline.

The Panhandle is among the closest residential neighborhoods to this proposed development, and we are united in believing that a current Environmental Impact Report is imperative for such an enormous and potentially perilous development. The environmental landscape is rapidly changing, and a current EIR should be undertaken that at minimum incorporates (1) US-EPA TCE health risk standards (revised one year ago), (2) current predictions of sea-level rise (which were doubled last month, and are readily available from the SF Bay Conservation and Development Commission), and (3) Cal EPA's more health-protective vapor intrusion standards (announced last year).

The lame-duck city council was rash and foolhardy in rushing pell-mell into this scheme based on the hollow assurances of companies with public records of financial improprieties (Shopoff) and public health and safety violations (Hilco), improprieties and violations that to be the best of my knowledge were never even investigated by the city. In the interests of the public's health and the city's financial future, we beg you to reconsider that slim city council approval, and accomplish a full and current health and safety review prior to approving a development atop this US-EPA superfund-qualified site. The last thing Richmond needs is more years and years of costly, and completely unnecessary, litigation.

Thank you,

Karen Franklin

Richmond resident and homeowner

Former president, Panhandle Annex Neighborhood Council

**From:** [Kira Halpern](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [EduardoMartinezrichcityservant@gmail.com](mailto:EduardoMartinezrichcityservant@gmail.com); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [Eduardo Martinez](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Tuesday, February 02, 2021 10:44:10 AM

---

Dear City of Richmond Public Officials:

The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) This is a US-EPA superfund qualified site, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Asta-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

Due to the gross judgement errors by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

Don't just give lip service to all the issues we know we are facing today.

Do something! Do the right thing and protect people's lives, property and health by NOT developing on a toxic site soon to be flooded by rising sea level. Thank you for your attention to this dire matter.

Sincerely,  
Kira

--

Kira Halpern  
Realtor, DRE #01886087  
Winkler Real Estate Group  
1215 Solano Avenue  
Albany, CA 94706  
Cell: 510-375-0822  
Office: 510-528-2200



**From:** [Kris Fletcher](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public Comments Before Closed Session Regarding Litigation  
**Date:** Monday, February 01, 2021 2:30:07 PM

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Good afternoon,

I am writing to express my opposition to a hastily permitted housing development on an unremediated toxic site. Please reverse the decision of the last city council in the last days of their term and save the residents of Richmond from yet another costly settlement.

Sincerely,  
Kristin Fletcher  
61 Lakeshore Ct  
Richmond  
804-709-7737

**From:** [Laura Thomas](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com)  
**Subject:** Public Comment Before Closed Session Agenda" for the 4:30 session  
**Date:** Tuesday, February 02, 2021 12:11:19 PM

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My name is Laura Thomas, a homeowner and mother residing in District 5, the Panhandle Annex.

I am writing to reiterate my disgust and dismay by the action of the lame duck city council to proceed with developing the toxic Zeneca site by capping it as opposed to a complete clean up which has been supported by the community unwaveringly for the 10 plus years I have resided here.

It was a shameful abuse of power prioritizing greed over the will of the constituents depending on our elected officials to represent us. I further feel mocked and disrespected by Mayor Butt who has used our neighborhood opposition to street sweeping signs as a counterpoint to our environmental concerns implying that if we truly cared about the environment we would not voice our opposition to signage. This blatant attempt to distract and misrepresent our position is reprehensible and further breaks down any trust in his willingness to listen and respect the wishes of the residents that voted him into office.

The community-based lawsuit regarding the Zeneca site was filed December 30, 2020, against the City of Richmond, triggered by gross judgment errors of the prior City Council whose term ended two weeks ago. The newly seated City Council has an opportunity to resume the strong 15-year collaboration with a highly engaged community regarding the Zeneca site and correct broadly unpopular choices made by the prior City Council.

Commitment to swiftly settle the lawsuit will save the City legal fees and diverted city-wide energies that should be dedicated to finding solutions for a full clean-up of shoreline sites which had prior unwavering City Council and community support.

My hope is that our newly elected, more progressive and environmentally minded city council members can give City Staff, City Attorneys and the community a strong signal that solutions are being sought to resolve shoreline hazards that do not include leaving them in-place. Leaving contaminated material in-place jeopardizes human and environmental health during and after future development. Avoid future lawsuits and liability for the City – **no homes on Zeneca's toxic landfill.**

Thank you for your consideration,  
Laura Thomas

**From:** [lauren schiffman](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [Eduardo Martinez](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Reversal of approvals of Campus Bay condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Monday, February 01, 2021 10:34:41 PM

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To Whom It May Concern:

I urge you to please re-open the Campus Bay EIR and do a complete health and safety review that includes consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions that were doubled in January 2021.

The outgoing council members gave no consideration to the updated sea level rise data available from the San Francisco Bay Conservation and Development Commission. They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to dangerous and widespread contaminants on this site. In addition, the outgoing council members ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

I am a community member who has been concerned about the dangers of this toxic site for years, even attending community meetings with the Department of Toxic Substances Control to voice my strong support for doing a full cleanup. The damage that could be done to human health, wildlife health, and ecosystem health is just not worth trying to save money with a nonexistent or incomplete cleanup.

This site has been leaking highly contaminated water and vapors for decades from the hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Simply pouring concrete over the site--but doing nothing about the toxics flowing underground onto neighboring properties and into the bay--before building condos on top is not enough of a remedy for protection, and Richmond residents deserve better. This US-EPA superfund-qualified site contains over a hundred types of class 1 toxic waste (those that pose a threat to human and environmental health) in both the soil and groundwater of this site. Please do the right thing and call for a complete cleanup .

Thank you for your attention to this matter.

Lauren Schiffman  
Richmond, CA

**From:** [poemedy@aol.com](mailto:poemedy@aol.com)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Monday, February 01, 2021 9:43:21 PM

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**As a bay swimmer (3 times a week at Keller Beach) this matter is extremely relevant to me. The beach has seen more swimmers than ever since Covid shut down pools. As citizens and taxpayers we deserve clean water to swim in. Please clean up this site--for the health of humans, sealife, and our beautiful bay. Make the polluter pay! They're making a mint from vaccines; they can afford it.**

**Thank you in advance for doing the right thing.**

**Lisa Martinovic**

The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) This is a US-EPA superfund qualified site, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Asta-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

Due to the gross judgement errors by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE health risk standards

revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

**From:** [Maggie Paul LAZAR](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Nat Bates](#); [Eduardo Martinez](#); [Tom Butt - external](#); [richcityservant](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION Request reversal of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Tuesday, February 02, 2021 8:10:45 AM

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Dear Mayor, City Council, City Clerk, City Manager, City Planner, and City Attorney:

I urge you to re-open the Campus Bay EIR and do a complete health-and-safety review, which includes, at a minimum, consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

The former Zeneca site is a complex polluted site. The assessments and plans for remediation have so far failed to reflect the health risks posed by the sea level rise according to current projections. The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site.

Sincerely,

Maggie Lazar  
Member of the Richmond Southeast Shoreline Community Advisory Group

**From:** [Martha Jackson](#)  
**To:** [Tom Butt - external](#); [Nat Bates](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Eduardo Martinez](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#); [City Clerk Dept](#)  
**Subject:** "Public Comment Before Closed Session Agenda" for the 4:30 session  
**Date:** Monday, February 01, 2021 8:59:14 AM

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No housing on AstraZeneca toxic waste dump without full clean up!

Please stop the Campus Bay Mixed Use Development project from going forward on that unsafe property. The health and safety of the future residents and workers will be at risk, as well as that of the people who live nearby (my neighborhood and others), and all the wildlife in Stege Marsh and all of San Francisco Bay.

Please make decisions that protect our community and our natural world. It is in your power to make the healthy decision for everyone's future.

Thank you,

--

Martha Jackson  
1323 Mariposa Street  
Richmond, CA 94804

**From:** [Ryan Carle](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Monday, February 01, 2021 11:00:47 AM

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Dear Richmond city planners,

The Zeneca site on the Richmond southeast shoreline has been leaking highly contaminated water and vapors for decades, from the 550,000 cubic yards of hazardous material left behind after 100-years of chemical/fertilizer/pesticide manufacturing on this shoreline site. Despite the known risks of sea level rise, liquefaction (which is more likely as sea level rise progresses), and health risks should any of the proposed "remedies" fail, in December the small majority of lame duck City Council members approved pouring concrete over most of the 86-acre site (but doing nothing about the toxics flowing underground onto neighboring properties and into the Bay), with up to 4,000 multi-story condos to be built on top. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director.) This is a US-EPA superfund qualified site, which qualified very high on the US-EPA scoring of superfund sites, escaping superfund listing only because Asta-Zeneca was one of the first to take advantage of the Superfund loophole that allowed wealthier polluters to request oversight by the state rather than the federal EPA. This doesn't change the fact that over a hundred types of class 1 toxic waste (ie., posing a threat to human and environmental health) exist in high volumes in both the soil and groundwater of this site.

The outgoing council gave no consideration to updated sea level rise data available from the San Francisco Bay Conservation and Development Commission (BCDC). They also failed to heed Cal EPA's more health-protective vapor intrusion standards announced on February 14, 2020, which apply to the most dangerous and widespread contaminants on this site. In addition, the lame duck council members blatantly and arrogantly ignored the residential and business community's near-unanimous 15-plus years of requests for a full and complete cleanup of this site before returning this site to use.

Due to the gross judgement errors by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes at a minimum consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

Thank you,  
Ryan Carle  
2621 N. Rodeo Gulch Rd. Soquel CA 95073  
760-709-1179



**From:** [Sally Tobin](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#)  
**Cc:** [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS - OPEN SESSION PRIOR TO CLOSED SESSION  
**Date:** Tuesday, February 02, 2021 11:37:38 AM

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Dear Mayor and City Council Members:

The people of Richmond insist on a complete cleanup (Alternative 6) of the site of the Campus Bay Mixed-Use Project. Anything less will only extend the toxic history of the site and demonstrate that the City of Richmond is unwilling to stand up for the health and safety of its residents. Simply put, those who created the toxic dump need to clean it up thoroughly before the City of Richmond considers any development agreements.

Yes, this matter has been contentious. But now is the time for City Council members and City Staff and the people of Richmond to work with each other to ensure that residents are valued and protected, now and into the future. We can do it - together!

Sincerely,  
Sally Tobin

**From:** [Sarah Wong Thompson](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); [richcityservant@gmail.com](mailto:richcityservant@gmail.com); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** \*\* PUBLIC COMMENTS – OPEN SESSION PRIOR TO CLOSED SESSION: Request reversal of approvals of Campus Bay 4,000 condo units on superfund-qualified Zeneca site without full removal of hazardous waste first  
**Date:** Tuesday, February 02, 2021 9:39:52 AM

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Dear City Council Members,

The Zeneca site on the Richmond southeast shoreline is leaking highly contaminated water and soil gas from 550,000 cubic yards of hazardous material left behind by 100 years of chemical manufacturing. The community is near unanimous in its commitment that the material must be removed from the shoreline to protect the San Francisco Bay and all future generations from its harmful impacts.

Pouring concrete on top of 65-acres of hazards to build dense 80-foot-high condominiums will leave an unmitigated toxic forever-legacy. There would be no way to physically reach contaminated source material after development, short of tearing down newly constructed multi-story buildings. There is no containment on the sides or underneath the massive quantities of hazardous material, allowing contaminated soil and groundwater to leak, unchecked for all time.

Due to the gross errors in judgment made by the slim majority of the prior council, please re-open the Campus Bay EIR and do a complete health-and-safety review, which includes - at a minimum - consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021.

Thank you for your time and consideration,  
Sarah Wong

**From:** [Shirley Dean](#)  
**To:** [City Clerk Dept](#); [Gayle McLaughlin](#); "Eduardo Martinez"; [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Tom Butt - external](#); [Nat Bates](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** PUBLIC COMMENTS - OPEN SESSION PRIOR TO CLOSED SESSION: Item B, Richmond Shoreline Alliance et al v City of Richmond  
**Date:** Monday, February 01, 2021 1:47:52 PM  
**Importance:** High

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Dear Mayor Butt, Vice Mayor Bates and Councilmembers Jimenez, Johnson, Martinez, McLaughlin and Willis, City Clerk Christian, City Manager Snideman, Community Development Director Velasco, and City Attorney Stricker,

On February 2, 2021 you have before you the unique and urgent opportunity to reverse a decision made by a former Richmond City Council that will bring irreparable harm to the health and safety of East Bay shoreline residents, but particularly those of the City of Richmond, and impact Richmond City Revenues.

It is not disputed by any one that after more than 100 years of chemical/fertilizer/pesticide manufacturing, the Zeneca site has been leaking highly contaminated water and vapors for decades. As bad as a "brownfield" is, the Zeneca site is a huge step up the pollution scale. The Zeneca site is a US-EPA superfund qualified site which escaped superfund listing years ago only because Asta-Zeneca took advantage of a loophole that allowed polluters to request oversight by the State rather than the Federal EPA. On this very date, as you continue to talk about what should happen on this site, over a hundred Class 1 toxic chemicals that are a threat to human and environmental health exist in high volumes in both the soil and groundwater on the site and continue to leak into San Francisco Bay.

A two decades-long study by the community regarding the use of the area resulted in the recommendation that the site be fully cleaned up. However, last December, despite the wishes of the community and the growing scientific knowledge about the health and safety risks of the increasing sea level rise on that site, a lame duck City Council approved pouring a concrete cap over most of the 86-acre site without doing anything about the toxics flowing underground onto neighboring properties and into the Bay, so that a developer could build up to 4,000 multi-story housing units right on top of the pollution.

Furthermore, in the recent November City election, voters seemed to understand what had happened as the candidates who supported the lame duck Council's decision were all defeated. Between the scientific evidence that has been presented and the voter's will, how can you look the other way? Now is the time to sit down and find a better solution. That's your sworn duty.

Such a better solution can be found by re-opening the Campus Bay EIR and doing an up-to-date complete health and safety review, which includes, at a minimum, consideration of the US-EPA TCE health risk standards revised in February 2020 and the global warming sea level rise predictions which were doubled in January 2021. Such a factual and resident-focused solution is far better than pursuing endless, resource consuming litigation.

Thank you for your consideration of these views.

Shirley Dean

[Shirley.dean@sbcglobal.net](mailto:Shirley.dean@sbcglobal.net)



**From:** [TARNEL ABBOTT](#)  
**To:** [Tom Butt - external](#); [Nat Bates](#); [Gayle McLaughlin](#); [Melvin Willis](#); [Claudia Jimenez](#); [Demnlus Johnson](#); [Eduardo Martinez](#)  
**Cc:** [City Clerk Dept](#); [Laura Snideman](#); [Lina Velasco](#); [Teresa Stricker](#)  
**Subject:** Re: Public Comment Before Closed Session Agenda Item B- Richmond shoreline alliance et al VS City of Richmond  
**Date:** Sunday, January 31, 2021 7:58:11 PM

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correction: STEGE Marsh

On 01/31/2021 7:50 PM TARNEL ABBOTT <tarnelabbott@comcast.net> wrote:

For City Council Meeting 2/2/21

Dear Richmond City Council Members and City Staff,

City Manager, Community Development director and City Attorney:

My name is Tarnel Abbott. As your primary responsibility is to protect the health and safety of Richmond residents- please do whatever you can to stop the "Campus Bay Mixed Use Development" project from going forward. Building residential housing on the Astra/Zeneca superfund qualified toxic waste dump without a full clean up is a bad idea. This is not a "brownfield" as it was mistakenly characterized in the staff report written by Lina Valesco (Community Development Director). Hundreds of toxic substances that make up 500,000 cubic yards are on the site; the legacy of 100 plus years of chemical /fertilizer/pesticide manufacturing by Stauffer Chemical and Zeneca. The health of future residents and workers is at risk. The health of all the wildlife who live in Stege Marsh, Baxter Creek and San Francisco Bay is at risk. Once permanently capped with concrete, there will be no way to stop the toxic plumes from continuing to spread off site as there is no containment beneath or around it.

I urge the City Attorney to accept the offer that the attorney representing the community -based lawsuit made to you, for a conversation to try to find a way to settle our lawsuit out of court . We have only the best interests of the community in our hearts and were forced to sue the City because the former City Council were bought off by promises of "community benefits" and pressured by "development at all costs" elements, and entered into a development agreement that tries to put legal handcuffs on the City. Our attorney has reached out to the City Attorney with no response. The City needs to keep the health and safety of its residents as its primary duty. The community elected a new City council to represent the interests of the community – it is time for a new direction with how we respect the wishes of the community and how important protection of the shoreline is to us– the community. We know that our health is dependent on the health of the waters: groundwater, Baxter Creek, Steve Marsh and San Francisco Bay. Your duty is to us, , the people of Richmond. We are your base of power-not out of town developers or high paid corporate funded "experts". We have independent experts who have and are willing to share their knowledge for the real benefit: a healthy place to live for all.

Tarnel Abbott

Richmond Resident

**From:** [Zina Henderson](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public Comments-open session prior to closed session  
**Date:** Monday, February 01, 2021 6:05:29 PM

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I'm writing this email in opposition to the building of condos on the toxic Zeneca Site. We all have only 1 life to live and we'd like to live them as healthily as possible.

Proponents for this project however, have other options to choose from. I understand you have your sights set on Zeneca. But surely if you explore other options, an ideal alternative will reveal itself. I'm urging you to choose community health over profits for your pockets.

Community activist,  
Zina Henderson

Sent from my Verizon, Samsung Galaxy smartphone

**From:** [Cordell Hindler](#)  
**To:** [City Clerk Dept](#)  
**Subject:** OPEN FORUM FOR PUBLIC COMMENT  
**Date:** Thursday, January 28, 2021 9:08:21 PM

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hello Sabrina, i have a couple of Comments for the Record

1. i have been in Conversation with the cities of SAN PABLO and Pinole and they do have standing committees to hear about Finance
2. i am disappointed that the council keeps taking items off consent calendar. that is not following protocol

sincerely  
Cordell



**From:** [Furqan Nanji](#)  
**To:** [City Clerk Dept](#)  
**Subject:** public comments – Open Forum  
**Date:** Tuesday, February 02, 2021 12:59:17 PM

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Hi

I would like to oppose using City-owned lot next to the old cafeteria building on Canal Blvd for the Safe Parking program.

My 1.5 year old daughter, wife and I recently moved to 504 Bridge View Ct, Richmond, CA 94801. We were looking for a safer community to live in.

It is incredibly disheartening to know that the city is considering using this parking lot to park RVs and other recreational vehicles with potentially homeless people. There are several problems with this:

- a) There is no public transportation for miles. I am not sure how these people will have access to the trains or any other transport system. The area is completely disconnected from any service including medical and fire.
- b) I think this will be a major fire hazard. We are close to several oil tankers here. If people without the proper permits are living here and tossing around cigarette butts or roasting marshmallows even over camp fires, there can be a serious fire hazard. I'm not sure this proposal has been properly thought through. This could be several million dollars in potential liability for the city.
- c) We moved here to get a safe environment for our daughter. I am skeptical whether allowing RVs without proper permits etc. parking here would lead to this being a safe neighborhood. Please reconsider.

**From:** [Jonathan Hawes](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public comment for next city council meeting  
**Date:** Tuesday, February 02, 2021 12:32:21 PM

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Good evening. My name is Jonathan Hawes. I served as El Monte City Clerk from 2013 to 2018. Since 2015 I have been a whistleblower on Andre Quintero and Team El Monte's embezzlement of \$10 million from the El Monte Promise Foundation scholarship fund. I have interviewed dozens of El Monte residents who have privately confirmed that Promise funds were used for fraudulent trips to Vietnam and Haiti, a bogus consultant in Salt Lake City, house repairs, and other criminal activities. I have myself been interviewed by the FBI about two dozen times. Documents proving the embezzlement have been submitted to the FBI and the District Attorney's Office and are now available to the public online ([https://drive.google.com/file/d/1v434alh1dkikaj4TCNZLMSZkhftmtA8f/view?usp=drive\\_web](https://drive.google.com/file/d/1v434alh1dkikaj4TCNZLMSZkhftmtA8f/view?usp=drive_web)). I am asking the Richmond City Council to call out these crimes and protect the vulnerable residents of one of the poorest cities in southern California. El Monte children, who should've been provided with college scholarships, were robbed. Andre Quintero and Team El Monte members must go to prison. If you have any questions, please call or text me at (626) 863-2149. Thank you.

**From:** Leisa Johnson <leisa\_johnson@icloud.com>  
**Sent:** Tuesday, February 02, 2021 4:53 PM  
**To:** Tom Butt - external; Nat Bates; Gayle McLaughlin; Eduardo Martinez; Melvin Willis; Claudia Jimenez; Demnlus Johnson; City Clerk Dept; Laura Snideman; Lina Velasco  
**Cc:** Leisa Johnson  
**Subject:** Comments regarding Agenda Item J-1: Safe Parking Program

Dear Mayor, Vice Mayor, City Councilmembers and Staff:

Happy New Year and congratulations to the newest members of the council.

I am writing regarding Richmond's proposed Safe Parking Program. I'd first like to acknowledge City Staff for all of the time & energy they invested in developing this proposal. Some of you may be aware that I, in collaboration with Mike Vasilas, actively participated in identifying possible sites for this program and reviewing with Staff (Michelle Milam & Emily Carroll) over the past several months. I am happy to see that Staff developed a scoring & ranking system that allowed them to recommend to Council their top three choices.

For this **temporary** program to be successful and serve its intended purpose to truly help those in need, the chosen site should provide a safe & healthy environment to both its participants and the surrounding residential &/or business community. It must also be conveniently located to public transportation as well as physical & mental health, substance abuse, and counseling services.

#### **A. City Staff is not recommending the lot on Canal Blvd.**

I, and many in the BYC community, are happy to see that Staff is no longer recommending this site. In fact, this site ranked next to last amongst the 13 City-owned parcels that Staff evaluated.

As I have communicated to City Staff and Management on more than one occasion, this site has several serious issues and I want to summarize those here.

#### **1. Public Health & Safety Risks to BYC Residents, Businesses and Safe Parking Program Participants:**

- The hillside that is immediately adjacent to this parking lot is an extreme fire hazard and houses several **active Kinder Morgan petro/chemical holding tanks and pipelines** (*please see attached pictures*).
  - A Kinder Morgan representative directly said to me, "If that hillside catches on fire, then you better get in your car and get the h\*\*\* out of there as fast as you can because I know that I sure as h\*\*\* will be."
  - I believe the City could & should be held liable if they knowingly & willingly ignore the community's valid concerns, put this program at this site, and then the hillside catches fire and surrounding houses & businesses are damaged &/or destroyed, and god forbid people are hurt or die.
  - In fact, some of us are so worried about the safety of those tanks & pipelines that I have been requesting for over two months that the City block off both that parking lot as well as the lot behind the cafeteria building. Both sites are prone to frequent, often daily, illegal dumping, drugs and sex trafficking. Matches, cigarettes and even propane tanks are frequently found immediately next to the hillside that houses Kinder Morgan's tank farm & pipelines, and it is in everyone's best interest to immediately mitigate the risk of a fire starting on that hillside.

- Finally, trains frequently block both Cutting and Canal Blvd, sometimes for more than 30 minutes. This means emergency services are at high risk for a delayed response.

**2. Public Health & Safety Risks to Safe Parking Program Participants who, based on their proximity to the following hazards, will be even more at risk to:**

- Repeated H2S exposure from Veolia, often significantly exceeding their 60 ppb CUP threshold, which can lead to immediate headaches and respiratory issues;
- Chronic exposure to irritating stench from both Veolia & AAK; and
- Noise pollution from the trains immediately across the road: train horns & rail cars are loaded and banged throughout the day, evening and early morning hours, which can be deafening and will certainly impact sleep patterns.
  - NOTE: the proposed program & scope of work includes security-enforced quiet hours from X PM to X AM each day. This policy directly conflicts with what actually occurs in that industrial zone due to the ongoing rail operations.

**3. Of the 35 sites City Staff reviewed, I believe this site has the most significant and cumulative public health & safety risk profile.**

**4. This facility is not located near Public Transit or other needed services and resources.**

**B. City Staff is recommending one of the below City-owned parcels:**

- Lighthouse Building: 1800 Barrett Ave
- Fire Training Center: Cutting Blvd and Stege Ave
- Civic Center 1: 27th St and Nevin Ave (Employee parking lot across from Main Library)

I whole heartedly support these three recommendations. They have the highest scores based on their proximity to public transit (BART & AC Transit) and essential services (e.g., grocery stores, schools, & parks).

**C. We all deserve a short- and long-term plan that will address this crisis in a timely & effective manner.**

I believe City Staff is not being honest and transparent with the Public when they continually convey this will be a temporary, one-year program because that is all they currently have funding for.

- Supervisor Gioia has confirmed **there is not a single Safe Parking Program that has ended.**
- This City has repeatedly told the Public that programs are temporary when they know full well they won't be. The Public needs & deserves City transparency from the beginning.
  - ONS (Office Neighborhood Safety) is just one example. This was a temporary, grant-funded program, and now utilizes significant General Fund dollars.
  - The Safe Parking Program will continue and require General Fund dollars, thereby pulling resources from other programs at a time when Richmond is already broke.
- It is for this very reason that this program should be implemented right next to City Hall so that our Elected Leaders and City Management are continuously reminded of their responsibility to develop an effective short- and long-term plan in collaboration with our County and State Elected Leaders to help provide these individuals with more stable housing options and services to address mental health, substance abuse, job counseling and other needs in a timely & effective manner.

We all recognize this crisis exists not just in our community but throughout our county, district, and state. I believe we should be looking at converting more motels to SROs. I believe communities will be supportive of this model if the necessary assurances are provided (e.g., individuals & families are receiving mental health & counseling services as needed) to help ensure public health & safety and if there is true accountability. This approach has the potential to be both faster and more economical as well as enhance public health & safety, especially in the midst of a pandemic that may very well extend into 2022.

We also need more new construction options that utilize pre-fab construction and pre-approved plans to eliminate overly burdensome bureaucratic processes, expedite timelines, and reduce cost. But this crisis will not be solved by solely discussing & focusing on "building more housing". Many experts estimate that up to 95% of unsheltered people suffer from mental illness and substance abuse disorder. As a society, until we actively recognize & appropriately prioritize this important root cause, we won't even make a dent in this crisis.

Thank you.

Respectfully,  
Leisa





**From:** [Adey Teshager](#)  
**To:** [City Clerk Dept](#)  
**Subject:** PUBLIC COMMENT- item# J2  
**Date:** Tuesday, February 02, 2021 12:24:29 PM

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- Hello my name is adey teshager calling in full support of councilwoman Claudia Jimenez as Second Liaison because of her continued support and advocacy for those marginalized and criminalized members of our community taking lead as councilwoman .She has demonstrated interest and involvement in local law enforcement oversight and transparency and shown the ability to collaborate across sectors and viewpoints. Cloudia,s commitment to reducing harmful impacts of over-policing and mass incarceration, particularly on communities of color and low-income communities.

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ADEY TESHAGER



**From:** [Cordell Hindler](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public Comment J-2 Council as a whole  
**Date:** Thursday, January 28, 2021 9:17:24 PM

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hello Sabrina, i have reviewed the Liaison Appointments, and i hope that the council will approve it

sincerely  
Cordell

**From:** [Luis Chacon](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public Comments-- Agenda Item # J2  
**Date:** Tuesday, February 02, 2021 8:10:45 AM

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Good evening councilmembers,

I'm reaching out this evening in regards to council member appointments to the Community Police Review Commission.

First, in regards to Councilmember Johnson's potential appointment-- In the time I've known Councilmember Johnson, he has always worked in the best interests of youth and families in our community. I feel he will represent our community well on the CPRC through his knowledge of our community and commitment to justice. I very much look forward to his appointment.

I also support a second liaison to the CPRC--Councilmember Jimenez. She would be a very strong choice. In the time I've known Councilmember Jimenez, she has demonstrated her commitment to transparency and oversight, collaboration and conversation, and ensuring a just and fair relationship between law enforcement and our community.

Having two community / city council members representing the largest demographics in our community only makes sense.

Thank you.

**From:** [Nicole Valentino](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public Comment Agenda Item #J2  
**Date:** Tuesday, February 02, 2021 1:11:41 PM

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Dear Mayor and City Council:

At this time of year when councilmembers are appointed to committees, I have reviewed the lists and I can surmise the rationale for many of the appointments. I was surprised and disappointed however, to see that newly elected member Caludia Jiminez is not being considered for an appointment to the Citizens police Review Commission, as either primary or alternate/additional liaison. Given the climate of tension between the community and the Police Dept and the work I have witnessed on the part of Ms. Jiminez, she appears to be a great choice for Richmond. Perhaps Mr. JOhnson and Ms. Jiminez could be most effective as a team.

As you may or may not be aware, Ms. Jiminez has consistently demonstrated an interest and a commitment to:

- Promoting local law enforcement oversight and transparency
- Collaborating across multiple sectors and viewpoints
- Reducing harmful impacts of over-policing and mass incarceration, especially in communities of color and low-income communities.
- Advocating for strengthening Richmond's Citizens Police Review Commission and utilizing independent investigators to ensure all cases of alleged police misconduct are fully investigated and officers are held accountable to the community
- Advocating for the establishment of county level Racial Justice Task Force that includes community members and directly addresses disproportionate impacts of justice system on People of Color
- Participating in Reimagining Public Safety - working and partnering with city and community organizations around creative alternatives to policing and establishing the Reimagining Public Safety Task Force
- Advocating for redirecting millions of dollars in state realignment funds toward services for people in Contra Costa County returning home from incarceration

This is by no means an exhaustive list list. Rather it is a short list of what I believe qualifies her to be considered for a liaison position to the Citizens Police Review Commission.

I thank you in advance for your consideration of my suggestion.

Respectful regards,  
*Nicole Valentino*  
*Richmond resident*

**BLACK LIVES MATTER**

**From:** [Randy Joseph](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public Comment Agenda Item J2  
**Date:** Tuesday, February 02, 2021 12:57:28 PM

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Good Evening,

My name is Randy Joseph. I am a Richmond Resident and the Chair of the Richmond Community Police Review Commission. I am advocating for Claudia Jimenez to be added as a second liaison to the Richmond Community Police Review Commission. I feel with two liaisons with different backgrounds we have two voices that can support the mission of the CPRC. Especially with Jimenez background with supporting the CPRC, and advocating for Black and Brown lives, having an additional voice strengthens the CPRC.

Thank you,

Randy Joseph

**From:** [Valerie Jameson](#)  
**To:** [City Clerk Dept](#)  
**Subject:** Public comment on J2  
**Date:** Monday, February 01, 2021 10:41:34 PM

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Hello,

I am writing to express **my concern** with the council member's appointments to local and regional committees. I am distraught by the lack of representation of Councilmember Jimenez as the primary representative on **any** of the committees (she is only listed as an alternate for one).

I don't believe that it is fair or equitable to have her voice and participation limited. I respectfully ask that she be appointed as the **lead council representative on the Community Police Review Commission**. This is an area that Councilmember Jimenez is uniquely qualified to hold given her extensive advocacy in the realm of public safety.

I implore the Mayor to make one small step in having more reflective and responsive governance and oversight.

Thank you!