

## **City Manager's Weekly Report**

This is the report for the two weeks ending May 13<sup>th</sup>, 2011.

### 1. **Meeting Notes**

The next City Council meeting is scheduled for this Tuesday, May 17<sup>th</sup>, beginning with a Closed Session at 5:00 PM and with the regular agenda underway at 6:30 PM.

### 2. **Richmond Field Station is on the "Short List" for Lawrence Berkeley Laboratory Second Campus**

This past week, the University of California announced that the Richmond Field Station (RFS) has qualified for further consideration as a site for the Lawrence Berkeley National Laboratory (LBNL) second campus.

In March 2011, the City of Richmond responded to the University's request for qualifications, which sought to identify sites for a second LBNL campus. The facility will eventually accommodate up to 2 million gross square feet (GSF) of research and development facilities to accelerate innovation, technology transfer, and commercialization, while creating jobs. The new campus will consolidate approximately 480,000 GSF of existing lab and office space scattered around the East Bay.

The RFS property is owned by the University of California and offers close proximity to the main campus, excellent freeway and bay trail access, and outstanding waterfront views of the San Francisco skyline. Richmond is one of six sites still under consideration for the second campus, with the others being:

Alameda Point  
Berkeley Aquatic Park West  
Brooklyn Basin, Oakland  
Emery Station, Emeryville  
Golden Gate Fields, Albany

A final decision on the location of the second LBNL campus is expected by the University of California in winter 2011 and City staff will continue to focus on this project.

For more information, please visit [www.ci.richmond.ca.us/LBNL](http://www.ci.richmond.ca.us/LBNL).

### 3. **Martin Luther King, Jr. Park**

The Grand Opening Ceremony for the Martin Luther King, Jr. Park was held this past Saturday, May 7<sup>th</sup> under sunny skies, attended by over 400 athletes, families and invited dignitaries. Events included a parade of the athletes led by the Mayor; City Council; Santa Fe, Coronado, and Iron Triangle Neighborhood

Councils; and Raider Hall of Famer Jim Otto. Final touch ups on the park continued this week with the installation of goal posts and track striping.

This has been a very successful project thanks to the effective NURVE partnership among the City of Richmond, the Richmond Community Foundation, the West Contra Costa Unified School District, the National Park Service, the Richmond Housing Authority, Contra Costa County and the neighboring community. The NURVE projects will see more ribbon cuttings during the upcoming year.



Photo: Ellen Gailing



4. **Richmond Natatorium and KCRT Receive Historic Preservation Awards**

This past Monday, the Richmond Historic Preservation Commission held their annual awards ceremony at which two City projects were honored. One of the projects to receive an award for historic preservation was the Richmond Natatorium. Rosemary Corbin, the Chair of the Commission, presented the award to Ellie Strauss, representing the Save the Plunge Trust, and to the city manager, representing the Richmond City Council and staff. The other City honoree was KCRT, which was acknowledged for its production work that has so effectively chronicled Richmond's history. Cecily McMahan received the award on behalf of KCRT.



Photo: Ellen Gailing

5. **Employment & Training Department Receives \$825,000 Grant**

The Employment & Training Department has been awarded an \$825,000 grant from the State Employment Development Department's Workforce Services Division to implement Project HIRE. Project Hire is a focused strategy to prepare displaced workers in the City of Richmond for a significant number of construction-related jobs that will be immediately available within the next several years in infrastructure projects initiated by the City of Richmond. These projects include the Mira Flores housing project, Neighborhood Stabilization Program-funded housing rehabilitation, Nystrom Village public housing, the Officer Bradley A. Moody Memorial Underpass, Richmond Transit Village, and retrofit of the Social Security Administration building, and other planned infrastructure projects with a total value of more than \$300 million.

Because the contractors employed in these projects will be subject to the local hiring requirements included in City First Source hiring agreements, Project HIRE will be able to place program graduates directly into these jobs once their training has been completed. The project will train 125 dislocated workers in auxiliary construction employment that includes project management, estimating,

procurement, administrative support, contract/labor compliance, along with training in the building trades for a portion of the participants.

Richmond residents who have been unemployed for at least 16 out of the last 26 weeks, are receiving unemployment insurance, and are interested in participating in Project HIRE can contact the RichmondWORKS One Stop located at 330 25<sup>th</sup> Street between the hours of 9:00 AM and 4:30 PM, Monday Through Friday, for more information regarding this program.

6. **Kennedy High School Students Present Planning Ideas for the Greenway**

On Friday, May 6<sup>th</sup>, fifty 11th grade history students and 12th grade economics students at Kennedy High School presented their design proposals for the revitalization of the Richmond Greenway from South 8th Street to South 15th Street and the Harbour Way South gateways. The presentation was the culmination of the Y-PLAN (Youth - Plan, Learn, Act, Now) project which is an award-winning university-community collaborative project that brought Kennedy High School students together with a diverse group of undergraduate and graduate student mentors from UC Berkeley. Operating out of UC Berkeley's Center for Cities & Schools, Y-PLAN is a model for youth civic engagement that uses urban space slated for redevelopment as a catalyst for community revitalization and education reform. Working with the City Manager's office and Groundwork Richmond, the students spent the past 4 months thinking about how the Richmond Greenway could be improved and analyzing the foundations of healthy communities and the needs of Richmond's diverse communities from a youth perspective. The youth were very professional as they presented their recommendations to their peers, parents, the City and other adult allies. The City plans to utilize the youth's recommendations as plans for a Greenway master plan move forward.

7. **Mentoring Program Launched**

*Be a Mentor, Inc.* is an organization that helps establish mentoring programs to assist youth that are growing up in high crime neighborhoods, and are struggling to balance a very challenging out of school environment with doing well in school. *Be a Mentor* is launching a mentoring effort in Richmond, in partnership with the West County Unified School District and members of the Richmond faith community, and is seeking the interest of community members, perhaps including City of Richmond employees, to participate in this program.

The Mentoring Program will seek to match adult, community volunteers with students in Richmond. The project will work to continue and support these relationships as students progress through high school and then move on to college and careers.

The overall goal of the Mentoring Program is to expose students to positive role models who provide consistent support, guidance, and concrete help on a one-to-one and group basis. By participating in the Mentoring Program, students will

gain self-confidence, improve their chances of graduating from high school, and have assistance in gaining a full-time job and/or admission into college.

Information on this program, including volunteer information, is available at <http://www.beamentor.org/now/>.

## 8. **Redevelopment News**

**Glass Onion Catering Comes to Richmond:** Glass Onion Catering and Gourmet Foods, launched in 1992 as a gourmet catering company for large, high-end events and corporate lunch programs, recently purchased a 42,500 square foot building at 200 West Ohio Avenue in Richmond. The company will spend the next six months retrofitting the building to suit their needs and thereafter will relocate its operations and staff of 100+ from Berkeley to the new Richmond facility.

Glass Onion Catering is viewed as a rising force in the prepackaged, “grab and go” gourmet food industry. The founding owner helped create a catering and gourmet deli program for Andronico’s Market that offered restaurant quality food for cash and carry. In 1996, Glass Onion began selling wraps, cookies and salads to well-known, southern California retail market chains. Today, they continue to service stores in California, Nevada, Arizona, Oregon and Washington and, through a national contract, have added quality co-packers to Glass Onion’s availability across the United States. Once settled in Richmond, the company will join a stellar list of food production and distribution companies – Galaxy Desserts, Grace Baking, Rubicon Bakery and Zoe’s Cookies, to name a few – that call Richmond ‘home’.

**Carquinez Apartments Grand Re-Opening:** The community celebrated the rededication of the Carquinez Apartments at Harbour Way and Nevin Avenue on Friday, May 6<sup>th</sup>. The sponsor, BRIDGE Housing Corporation, preserved 36 units of senior housing affordable to low-income households. With the help of project-based rental subsidies from Richmond Housing Authority, the apartments are affordable to very low- and extremely low-income residents. The Richmond Community Redevelopment Agency provided \$1.3 million for the development, which was leveraged by \$9.6 million from the state, investment in Low Income Housing & Historic Preservation Tax Credits by Union Bank, sponsor’s equity, and Wells Fargo Bank. Saarman Construction performed the rehabilitation and seismic strengthening of this historic building. A resident, Ms. Polk, commented at the grand reopening that her apartment in the Carquinez allowed her to leave an unsafe and unhealthy building four years ago into a new and better environment.

**Nevin Streetscape Improvement Ribbon Cutting Scheduled:** The streetscape improvements on Nevin Avenue between Harbour Way and Marina Way have been completed, and a ribbon cutting ceremony is scheduled for Thursday, May 26<sup>th</sup>, from 10:00 AM to noon. Project funding was provided by the Metropolitan Transportation Authority – TLC Grant, and the Richmond Community Redevelopment Agency. Development assistance was provided by Metropolitan

Transportation Authority, Contra Costa Transportation Authority, CalTrans and West Contra Costa Transportation Advisory Committee. The Project Development and Construction Team were: Richmond Community Redevelopment Agency (RCRA) secured funding; General Contractor, Ghilotti Brothers; Architect, David L. Gates; and Construction Management was provided by BKF Engineers.

Lillie Mae Jones Plaza Nearing Completion: The construction of the Lillie Mae Jones Plaza, an affordable transitional housing development located at Macdonald Avenue and Second Street, is 97% complete. Completion of this 26-unit building by Segue Construction is expected by June, with a grand opening celebration to be scheduled after tenants move in. The sponsors, Community Housing Development Corporation of North Richmond and East Bay Asian Local Development Corporation, are in the process of qualifying applicants for the units, which are reserved for low-income families, including the previously homeless, and people with mental health diagnoses or HIV/AIDS.

The Richmond Community Redevelopment Agency has invested \$3.4 million in the development, leveraging another \$9 million from the state's Mental Health Services Act, CalReUse programs, funds from the American Recovery and Reinvestment Act, and Housing Opportunities for Persons with AIDS program. Staff is preparing to bring to the City Council/Agency Board in June, a services funding agreement, and accompanying documents, to provide critical support to the residents to maintain and thrive in their new homes and will complete the city's investment in the development.

Terminal One Request for Proposals Released: The Redevelopment Agency has released a Request for Proposals (RFPs) to develop the Terminal One site. The timing and content of this RFP is in accordance with various settlement agreements related to the development and entitlements for the site. This project involves the redevelopment of approximately 13.5 acres of shoreline property immediately to the east of Ferry Point and Miller-Knox Regional Park, and west of the Richmond Yacht Club and Brickyard Cove. The site is approved for up to 258 residential units. In addition, the project will include development of several areas of open space along the shore adjacent to and including the terminal pier. A new segment of the Bay Trail will be developed to provide access to the shoreline.

## 9. **Richmond Small Businesses Honored**

HERO ARTS - Richmond Based HERO ARTS has won the Business of the Year Award from the California Air Resources Board in recognition for Exceptional Climate Change Management Practices. The occasion was the California Air Resources Board's second [CoolCalifornia.org](http://CoolCalifornia.org) Small Business Award ceremony today, honoring 23 small businesses from across the state for their climate-smart actions. The program recognizes California small businesses that demonstrate leadership and that have made notable, voluntary achievements toward reducing their climate impact. HERO ARTS was among a select group that received the Business of the Year award for demonstrating exceptional climate change

management practices and communication. More information on the award winners can be obtained at: [CoolCalifornia.org](http://CoolCalifornia.org) , and more information on Hero Arts can be obtained at: <http://www.heroarts.com/>.

Park Florist - Bob and Lloyd Perata and their business, Park Florist, were honored by the Contra Costa Council as a small business of the year. Park Florist was one of 12 Contra Costa County businesses honored, following their nomination by the Richmond Chamber of Commerce. Of note, Park Florist has been in business for 100 years!

10. **Richmond Health and Wellness Element Implementation: Outdoor Vendor Ordinance Community Workshop #2**

On Wednesday, May 4<sup>th</sup>, over 60 people participated in the second of four community meetings to discuss potential amendments to the City's outdoor vendor ordinance. With the revised ordinance, the City aims to expand access to healthy food options in underserved neighborhoods and expand job opportunities for residents. At the meeting, Contra Costa County Environmental Health Services staff provided an overview of its Mobile Food Facilities Program and City and Contra Costa Health Services staff led an exercise to gather community input on issues that should be addressed in the revised ordinance. Translation in Spanish was provided. Associate Planner Hector Rojas is the staff contact for this project ([510] 620-6662, [hector\\_rojas@ci.richmond.ca.us](mailto:hector_rojas@ci.richmond.ca.us)), and more information about this project can be obtained at [www.richmondhealth.org](http://www.richmondhealth.org).



## 11. **Public Works Updates**

**Electrical Division:** The Electrical division conducted traffic control and deployed three trucks along the Richmond Parkway relamping 30 luminaries from San Pablo Avenue to the Giant Highway off ramps.



**Parks and Landscaping Division:** During the past two weeks, crews worked to prepare for the Martin Luther King Jr. Park Grand Opening, including trimming trees along the new score board; finished repairing the irrigation system and sod preparation at the Nicholl Park's Putting Green; continued installing engineered safety mulch at playgrounds (7 of 14 completed); continued working on the replacement of the Shane Drive median; continued performing fire fuel vegetation management in Marina Bay and along the Richmond Parkway; weeded along the Greenway and Senior Center parking lot; supported the electrical department on electrical repairs at the Nicholl Park's skate park; and began repairing the Southside Park irrigation systems (52 valves stolen). Tree trimming was completed on Florida, Grant, Macdonald, and Potrero Avenues, 18<sup>th</sup> Street, and 20<sup>th</sup> Street. Next week, tree trimming will be performed on Barrett and San Pablo Avenues, and on 7<sup>th</sup> and 20<sup>th</sup> Streets.

**Streets Division:** Crews completed paving Virginia Avenue from 12<sup>th</sup> Street to Marina Way, and 13<sup>th</sup> Street north of Cutting Boulevard, in preparation of the Martin Luther King Jr. Park Grand Opening. Crews also continued paving Nicholl Park's picnic area.

Last Saturday, the Signs and Lines Department implemented traffic control along the Richmond Parkway to re-stripe the Giant Highway off ramps. They also continued working on re-stripping the Giant Highway off-ramps, and making the Fred Jackson Way street signs.

**Facilities Division:** The painters continue painting the exterior and interior (40% complete of interior) of the Disabled Person's Recreation Center (DPRC). The stationary engineers continue conducting major HVAC system maintenance. The

Utility Department continues pressure washing the Civic Center Plaza (50% complete); completed waxing floor and cleaning the carpet at the Parchester Community Center. Next week utilities crews will begin waxing and cleaning the carpet at the Shields Reid Community Center.

## 12. **Engineering Services Capital Improvement Project Updates**

**Bay Trail from Dornan Tunnel to Cutting Boulevard:** Staff received a formal grant award letter from the Association of Bay Area Governments (ABAG) on May 6<sup>th</sup>. This grant is for \$20,000 and will be applied toward the design of this project. The grant will be used in conjunction with a \$5,000 grant received from Trails for Richmond Action Committee (TRAC).

**Winehaven Emergency Structural Stabilization:** Building Regulations has issued a building permit to the contractor. Work is scheduled to commence by May 13<sup>th</sup>. The stabilization of the failed column in "Building One" will be the first order of work.

**Stormwater Program Update:** Engineering Services has installed trash filters in three stormwater catch basins this week as part of the City's stormwater permit's required trash load reduction plan. In addition to capturing trash, the trash filters will catch sediments that would otherwise wash to the Bay. These inserts are a part of a regional wide effort to assess the trash that makes its way through our watersheds and interferes with the water quality of our creeks and Bay, and will be part of the Bay Area-wide monitoring program.

## 13. **Recreation Updates**

**East Bay Customs, Classics & Bike Showcase** - The 2<sup>nd</sup> Annual East Bay Customs, Classics & Bikes Showcase will be held at the Richmond Auditorium on Saturday, May 14<sup>th</sup>, beginning at 10:00 AM and culminating with an awards ceremony at 4:00 PM. Admission is free and the entire community can enjoy kids' activities, a DJ and live music, performers, food and much more. The kick off event will be held in the Civic Center Plaza on Friday, May 13<sup>th</sup>, from 5:00 PM to 9:00 PM featuring a live blues performance by Big Cat Tolefree.

**Senior Information Day:** The Recreation Department sponsored Commission on Aging presented the 29<sup>th</sup> Annual Senior Information Day at the Richmond Memorial Auditorium this past Wednesday, May 11<sup>th</sup> from 9:00 AM to 1:00 PM. The event included senior resources, demonstrations, entertainment, free health screenings, and door prizes.

14. **Bike to Work Day - Thursday, May 12th**



This past Thursday, May 12<sup>th</sup>, was National Bike to Work Day. In conjunction with the East Bay Bicycle Coalition, the City of Richmond collaborated with Richmond community organizations to promote bicycling as a mode of transportation. The City assisted in four "Energizer Stations" in Richmond during the 7:00 AM – 9:00 AM commute and distributed free Bike to Work Day Bags and refreshments. Stations were hosted by Building Blocks for Kids, Groundwork Richmond, Richmond Spokes, SunPower, and the Richmond Bicycle Pedestrian Advisory Committee. Special thanks go to Mack 5 and BKF Engineers for sponsoring Richmond energizer stations.

*Feel free to contact me if you have any questions or comments about these or any other items of interest to you.*

***Have a great week!***

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[www.ci.richmond.ca.us/list.aspx](http://www.ci.richmond.ca.us/list.aspx)