



Community Services Building  
440 Civic Center Plaza  
Richmond, CA 94804

**AGENDA**  
**Tuesday, July 23, 2019**

*Link to City Council Agendas/Packets*  
<http://sireweb.ci.richmond.ca.us/sirepub/meet.aspx>  
*Register to receive notification of new agendas, etc.*  
<http://www.ci.richmond.ca.us/list.aspx>

**Mayor**  
Thomas K. Butt

**Vice Mayor**  
Ben Choi

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

**Housing Authority Tenant Commissioners**  
Jaycine Scott  
Tanise Smith

---

**The Richmond City Council also serves as Board Members and Commission Members for the following:**

**Housing Authority**  
**Joint Powers Financing Authority**  
**Surplus Property Authority**  
**Local Reuse Authority**

**COMMUNICATION ACCESS INFORMATION:**

This meeting is being held in a wheelchair accessible location. To request disability-related accommodation(s) to participate in the meeting, including auxiliary aids or services, please contact Bruce Soublet, ADA Coordinator, at (510) 620-6509 at least three business days before the meeting date.

## MEETING PROCEDURES

The City of Richmond encourages community participation at its City Council meetings and has established procedures that are intended to accommodate public input in a timely and time-sensitive way. As a courtesy to all members of the public who wish to participate in City Council meetings, please observe the following procedures:

**PUBLIC COMMENT ON AGENDA ITEMS:** Anyone who desires to address the City Council on items appearing on the agenda must complete and file a pink speaker's card with the City Clerk **prior** to the City Council's consideration of the item. Once the City Clerk has announced the item, no person shall be permitted to speak on the item other than those persons who have submitted their names to the City Clerk. Your name will be called when the item is announced for discussion.

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

**OPEN FORUM FOR PUBLIC COMMENT:** Individuals who would like to address the City Council on matters not listed on the agenda or on items remaining on the consent calendar may do so under Open Forum. All speakers must complete and file a pink speaker's card with the City Clerk **prior** to the commencement of Open Forum. The amount of time allotted to individual speakers shall be determined based on the number of persons requesting to speak during this item. **The time allocation for each speaker will be as follows:** 15 or fewer speakers, a maximum of 2 minutes; 16 to 24 speakers, a maximum of 1 and one-half minutes; and 25 or more speakers, a maximum of 1 minute.

**SPEAKERS ARE REQUESTED TO OCCUPY THE RESERVED SEATS IN THE FRONT ROW BEHIND THE SPEAKER'S PODIUM AS THEIR NAME IS ANNOUNCED BY THE CITY CLERK.**

**CONSENT CALENDAR:** Consent Calendar items are considered routine and will be enacted, approved or adopted by one motion unless a request for removal for discussion or explanation is received from the audience or the City Council. A member of the audience requesting to remove an item from the consent calendar that is sponsored by City staff must first complete a speaker's card and discuss the item with a City staff person who has knowledge of the subject material **prior** to filing the card with the City Clerk and **prior** to the City Council's consideration of Agenda Review. Councilmembers who request to remove an item from the consent calendar must do so during Agenda Review. An item removed from the Consent Calendar may be placed anywhere on the agenda following the City Council's agenda review.

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

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

Any law enforcement officer on duty or whose service is commanded by the presiding officer shall be Sergeant-at-Arms of the Council meetings. He/she, or they, shall carry out all orders and instructions given by the presiding officer for the purpose of maintaining order and decorum at the Council meetings (City Council Rules of Procedure and Order Section III F, RMC Section 2.12.030).

\*\*\*\*\*

**OPEN SESSION TO HEAR PUBLIC COMMENT BEFORE  
CLOSED SESSION**

5:30 p.m.

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

**CLOSED SESSION**

Shimada Room of the Community Services Building

**CITY COUNCIL**

PUBLIC EMPLOYEE PERFORMANCE EVALUATION (Government Code  
Section 54957):

City Manager

## **SPECIAL MEETING OF THE RICHMOND HOUSING AUTHORITY**

6:20 p.m.

**A. PLEDGE TO THE FLAG**

**B. ROLL CALL**

**C. STATEMENT OF CONFLICT OF INTEREST**

**D. REPORT FROM THE EXECUTIVE DIRECTOR**

**E. AGENDA REVIEW**

**F. HOUSING AUTHORITY CONSENT CALENDAR**

**F-1.** ADOPT a resolution approving a one-year sole source license agreement addendum with Yardi Computer Systems, Inc. to provide the computer software required to administer the Low-Income Public Housing Program in an amount not to exceed \$21,556.20 ending June 30, 2020 - Richmond Housing Authority (Nannette Beacham/Sue Hartman 621-1309).

**F-2.** ADOPT a resolution approving a sixth contract amendment with A Step Above for elevator maintenance service at the Nevin Plaza Development, increasing the payment limit by \$12,000, for a not to exceed total contract amount of \$172,000 - Richmond Housing Authority (Nannette Beacham/Mario Vaz 621-1309).

**F-3.** ADOPT a resolution approving a sixth contract amendment with Net Electric for electrical maintenance services, increasing the payment limit by \$30,000 to \$80,000, and extending the term to June 30, 2021 - Richmond Housing Authority (Nannette Beacham/Mario Vaz 621-1309).

**F-4.** ADOPT a resolution approving a contract with Intergraded Security Management Group for security services at Nevin Plaza and Hacienda for one year with one optional one-year extension, for a total amount not to exceed \$735,840 - Richmond Housing Authority (Nannette Beacham/Tim Higaes 621-1309).

**F-5.** ADOPT a resolution approving a contract amendment with Century Group Executive Recruitment for temporary staffing services, in the amount of \$100,000, for a new total not to exceed amount of \$200,000 - Richmond Housing Authority (Nannette J. Beacham/Sharrone Taylor 621-1309).

**G. ADJOURNMENT**

**SPECIAL JOINT MEETING OF THE RICHMOND HOUSING  
AUTHORITY AND CITY COUNCIL**

6:25 p.m.

**A. ROLL CALL**

**B. STATEMENT OF CONFLICT OF INTEREST**

**C. AGENDA REVIEW**

**D. CONSENT CALENDAR**

**D-1.** ADOPT a resolution approving the Amended and Restated Bylaws of the Easter Hill Housing Corporation (A/R Bylaws). The A/R Bylaws appoint the City Manager, Richmond Housing Authority Executive Director, Richmond Housing Authority Assisted Housing Manager, City Finance Director and one community resident as Directors and change how Directors and Officers are appointed - Richmond Housing Authority (Carlos Martinez/Shasa Curl/Nannette Beacham 621-1309).

**E. ADJOURNMENT**

## **REGULAR MEETING OF THE RICHMOND CITY COUNCIL**

6:30 p.m.

- A. ROLL CALL**
- B. STATEMENT OF CONFLICT OF INTEREST**
- C. AGENDA REVIEW**
- D. PRESENTATIONS, PROCLAMATIONS, AND COMMENDATIONS**
  - D-1.** PROCLAMATION recognizing the centennial birthday of Ms. Eddie Mae Crummie, who is a Richmond resident and Rosie the Riveter - Councilmember Nathaniel Bates (620-6743) and Mayor Tom Butt (620-6503).
  - D-2.** PROCLAMATION recognizing the Economic Development Commission for coordinating the 3rd Annual Taste of Richmond and acknowledging Golden Gate Meat Company as the 2019 Tasters' Choice Vendor - Councilmember Demnlus Johnson (620-6568) and Mayor Tom Butt (620-6503).
  - D-3.** PROCLAMATION recognizing the Festival Salvadoreño being held on July 28, 2019, at the Craneway Pavilion - Councilmember Eduardo Martinez (620-6593) and Mayor Tom Butt (620-6503).
  - D-4.** ANNOUNCE vacancies on City of Richmond boards, commissions, and committees as of July 17, 2019, and ask that interested individuals send applications to the City Clerk - Office of the Mayor (Mayor Tom Butt 620-6503).
- E. REPORT FROM THE CITY ATTORNEY OF FINAL DECISIONS MADE DURING CLOSED SESSION**
- F. REPORT FROM THE CITY MANAGER**
- G. OPEN FORUM FOR PUBLIC COMMENT**
- H. CITY COUNCIL CONSENT CALENDAR**
  - H-1.** APPROVE a resolution and Cooperative Management Agreement with the National Park Service for a five-year period commencing in Fiscal Year 2019-20 (upon execution), unless extended for an additional five years by mutual agreement, to facilitate continued coordination and collaboration on the promotion and management of the Rosie the Riveter/World War II Home Front National Historical Park (Park) and other Park resources; and AUTHORIZE the City Manager to enter into Task Agreements with the National Park Service - City Manager's Office (Carlos Martinez/LaShonda White 620-6512).

- H-2.** APPROVE a contract with Stronger Building Services for re-roofing the Corporation Yard, located at #6 13th Street, Richmond, in an amount not to exceed \$350,000 - Engineering and Capital Improvement Projects Department (Yader Bermudez 774-6300).
- H-3.** APPROVE a contract with Andy's Roofing Company Inc. for re-roofing the Developing Personal Resources Center at 1900 Barrett Avenue, Richmond, in an amount not to exceed \$190,000 - Engineering and Capital Improvement Projects Department (Yader Bermudez 774-6300).
- H-4.** APPROVE a contract with Andy's Roofing Company Inc. for re-roofing the Richmond Museum, located at 400 Nevin Avenue, in an amount not to exceed \$155,000 - Engineering and Capital Improvement Projects Department (Yader Bermudez 774-6300).
- H-5.** APPROVE a contract with West Contra Costa Unified School District Adult Education to provide Workforce Development services in support of the State of California Employment Development Department (EDD) English Language Learner (ELL) grant. The contract term will be July 23, 2019, through December 31, 2020, for a total contract amount not to exceed \$37,500 - Employment and Training Department (Sal Vaca/Rosemary Viramontes 307-8008).
- H-6.** APPROVE a three-year contract with Automatic Door Systems, Inc. to provide bi-annual inspections, as needed repairs and service to automatic doors and ADA (Americans with Disabilities Act) operators in City owned buildings in an amount not to exceed \$100,000 for an initial three-year term, with the option to renew this contract for an additional two years - Department of Infrastructure Maintenance and Operations (Tim Higare 620-6508).
- H-7.** APPROVE an amendment to the contract with Groundwork Richmond to function as the Urban Forestry Project Administrator in an amount not to exceed \$274,000 with the contract term extended until August 30, 2021. This contract amendment brings the total contract amount to \$588,000 - Department of Infrastructure Maintenance and Operations (Tim Higare 620-6508).
- H-8.** APPROVE and APPROPRIATE the program narrative and budget in the amount of \$1,000,000 for the 2019-2023 Youth Reinvestment Grant Award, a four-year grant to include the right to negotiate, enter into contracts for four years with the following community based organizations: Richmond Police Activities League (RPAL) (\$400,000), Youth Services Bureau (YSB) (\$250,000), Safe Return Project (\$250,000), and National Council on Crime and Delinquency (NCCD) (\$10,000) annually, and to execute all budgetary amendments approved by the Board of State and Community Corrections - Office of Neighborhood Safety (Sam Vaughn 620-5404).



- H-9.** ADOPT a resolution approving Veolia Water to manage and award contracts for the Macdonald & Virginia Wet Weather Improvement project to W.R. Forde, Inc. for construction, and to Questa Engineering for testing and inspection, for an amount not to exceed \$8,354,870 - Water Resource Recovery Department (Ryan Smith 620-5486).
- H-10.** ADOPT a resolution authorizing service contracts for on-call sanitary sewer and stormwater plan check and inspection services for an amount not to exceed \$450,000 over a three-year period, with an option to extend for two years, July 1, 2019, through June 30, 2022, or potentially June 30, 2024, with APM/Avila Project Management, BKF Engineers, CSW/Stuber-Stroeh Engineering Group, Inc., and West Coast Code Consultants, Inc. for an amount not to exceed \$150,000 per year, funded through applicant permit fees - Water Resource Recovery Department (Ryan Smith 620-5486).
- H-11.** APPROVE the Lease Agreement and Construction Agreement with Richmond Grown for the General Warehouse Building for an initial 20 year term, with yearly rent in the amount of \$240,000, with annual 4% increases, and a minimum annual revenue guarantee comprised of base rent and cannabis business license taxes in the amount of \$550,000, with annual \$50,000 increases up to \$700,000 - Port Department (Jim Matzorkis 215-4600).
- H-12.** APPROVE a Second Amendment to the contract with Waxie Sanitary Supply to increase the number of smart trash and recycling receptacles and provide necessary upgrades for the current receptacles, increasing the amount of the contract by \$238,167, with an \$11,833 project contingency, for a total contract amount of \$596,725 - City Manager's Office (Shasa Curl/Adam Lenz/620-6512).
- H-13.** APPROVE a contract with the Local Government Commission in the amount of \$51,000, for two (2) AmeriCorps CivicSpark fellows to support citywide greenhouse gas (GHG) reduction and climate action efforts and Water Resource Recovery initiatives from September 2019 to August 2020 - City Manager's Office (Shasa Curl/Adam Lenz 620-6512).
- H-14.** AUTHORIZE the City Manager or his designee to negotiate and execute a lease agreement and all required documents with Rich City Apparel to enable a Richmond themed retail store to open in the downtown Richmond Multi-Modal Transit Station (R-Transit building located at 1600 Nevin Avenue - City Manager's Office (Shasa Curl /Janet Johnson 620-6512).
- H-15.** APPROVE a Memorandum of Understanding between the City of Richmond and Richmond Sanitary Service to continue to conduct an On-Call Curbside Bulky Item Clean-Up Pilot Program for Residents of Eligible Multi-Family Complexes with funding from a \$434,300 competitive grant from the State of California's Department of Resources Recycling and Recovery (CalRecycle) - City Manager's Office (Shasa Curl/Adam Lenz 620-6512).

- H-16.** AUTHORIZE travel for Councilmembers Johnson, Martinez and Bates and Port Director Jim Matzorkis and Port Operations/Marketing Manager Lucy Zhou to travel to Zhoushan, China for the International Islands Tourism Conference with members of the Richmond-Zhoushan Friendship Commission - Councilmember Demnlus Johnson III (620-6568) and Councilmember Eduardo Martinez (620-6593).
- H-17.** APPROVE a notice of opposition to be sent to our legislature regarding Senate Bill 266 (Leyva) Public Employees' Retirement System: Disallowed Compensation: Benefit Adjustments - City Manager's Office/Finance Department (Carlos Martinez/Belinda Warner 620-6512).
- H-18.** ADOPT a resolution in support of Assembly Constitutional Amendment No. 6 to restore voting rights to everyone in California who is on parole and support Assembly Bill 646 "Free the Vote Act" - Councilmember Jael Myrick (620-6636).
- H-19.** ADOPT an ordinance (second reading) to establish the wages, salary, and compensation for the new classification of Deputy Fire Marshal (Salary Range No. 255 \$13,275 - \$14,636/month), and repealing Ordinance 15-93 N.S. Section 19.19.7 - Human Resources Management Department (Kim Greer/Jessica Somera 620-6600).
- H-20.** AUTHORIZE the City Manager or his designee to negotiate a term sheet for a lease agreement with Chevron and the Maritime Safety and Security Center for a Fire Training Center facility located on Chevron property for the Richmond Fire Department and return to City Council with an update before the end of 2019 - Fire Department (Shasa Curl/Chief Adrian Sheppard 307-8041).

**I. PUBLIC HEARINGS**

- I-1.** ADOPT a resolution approving a report of sewer service charges for Fiscal Year 2019-2020, allowing for the sanitary and stormwater fees to be collected on the annual 2019-2020 tax rolls - Water Resource Recovery Department (Ryan Smith 620-5486/Mary Phelps 621-1269). **This item was continued from the July 16, 2019, meeting.**
- I-2.** ADOPT a resolution adopting an Addendum to a Mitigated Negative Declaration (MND) and approving a Tentative Subdivision Map and Design Review Permit to construct 46 residential units at 5620 Central Avenue, subject to conditions; and INTRODUCE an ordinance (first reading) Rezoning the Cascade Residential Development site from CR, Commercial Regional to PA, Planned Area District - Planning and Building Services Department (Lina Velasco 620-6706). **This item was continued from the June 18, July 2, and July 16, 2019, meetings.**

**J. STUDY AND ACTION SESSION**

**J-1.** RECEIVE a presentation on a recommended litter prevention and abatement fee; and AUTHORIZE the City Manager to execute any and all agreements necessary and take all actions to develop the City Manager's Office: 2020 Environmental Quality Fund and I Heart Richmond campaign - City Manager's Office (Shasa Curl/Adam Lenz 620-6512).

**J-2.** RECEIVE a report and PROVIDE direction to staff regarding the decommissioning of four (4) two-stroke gas-powered leaf blowers by the Department of Infrastructure and Maintenance Operations (DIMO) and City staff recommendation to gather data and community input on banning gas-powered leaf blowers - City Manager's Office/DIMO (Carlos Martinez 620-6512/Tim Higaes 620-6508).

**K. ORDINANCES**

**K-1.** INTRODUCE an ordinance (first reading) amending Richmond Municipal Code Chapter 7.106 - Tobacco Retailer License - to prohibit the sale of electronic cigarettes which require, but have not been issued, a premarket review order from the U.S. Food and Drug Administration - Office of the Mayor (Mayor Tom Butt 620-6503).

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

**M. ADJOURNMENT**

\*\*\*\*\*

*This agenda may be previewed on KCRT – Channel 28, Richmond Television, City website [www.ci.richmond.ca.us](http://www.ci.richmond.ca.us). Any documents produced by the City and distributed to a majority of the City Council regarding any item on this agenda will be made available at the Main Counter at City Hall located at 450 Civic Center Plaza.*