

CITY COUNCIL MEETING AGENDA

MONDAY, NOVEMBER 19, 2012



LIST OF CITY COUNCIL MEETINGS AND EVENTS ON THIS DATE (at the time of publication)

- 5:00 PM** City Council and Successor Agency to Redevelopment Agency Special Meeting and Closed Session (agenda attached)
- 6:00 PM** Dinner/Mixer with Youth Advisory Commission (no agenda)
Location: Helen Lawrence South Offices Conference Room
- 7:00 PM** City Council, Public Financing Authority, and Successor Agency to Redevelopment Agency Regular Meeting (agenda attached)

AGENDAS

Agendas are available to the public at least 72 hours in advance of the meeting and are posted on the notice board outside the East 14th Street main entrance to the Civic Center by the Wednesday preceding the meeting. Special meeting agendas are available and posted not less than 24 hours prior to each special meeting. Agendas may be obtained from the City Clerk's Office. For information, call the City Clerk's Office at (510) 577-3366.

The complete agenda book is available for review at the City Clerk's Office, at the Main Library, and on the City website. Any writings or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection with the agenda book, during normal business hours, and on the City's website at www.sanleandro.org.

If special accommodations are required for the disabled, please call the City Clerk's Office at (510) 577-3366 or TDD at (510) 577-3343 at least 5 working days prior to the meeting.

CITY COUNCIL GOALS FOR FISCAL YEAR 2012-2013

The following City Council Goals serve as a guide for the upcoming fiscal year, and provide overall direction for the City's services and programs:

- Place the City on a firm foundation for long-term fiscal sustainability
- Work with the community and all stakeholders towards completing major projects and programs for sustainable economic development
- Provide quality public safety services and work in partnership with the community to keep San Leandro safe
- Maintain and enhance the City's infrastructure
- Support programs, activities and communication that enhance the quality of life in San Leandro and promote a sense of community and civic pride
- Maintain and support a strong positive relationship between the City and schools

CITY COUNCIL MEETINGS

Regular meetings of the City Council are held on the first and third Mondays of each month at 7:00 p.m. in the Civic Center, City Council Chambers, 835 East 14th Street. Work Sessions of the City Council are held regularly at 7:00 p.m. on the second Monday of each month, with an additional Work Session scheduled on the fourth Monday, if needed, generally in the Civic Center Complex. At Work Sessions, City staff provide reports to the City Council on a variety of items and issues; however, usually, no formal action is taken at Work Session. Starting times for each item are approximate.

The City Council agenda also includes actions of the Successor Agency to the San Leandro Redevelopment Agency. In addition, meetings of the Economic Development Agency, Parking Authority and Public Financing Authority are held annually on the third Monday of June in conjunction with City Council meetings. All actions listed on the agenda are City Council actions, unless otherwise noted.

The City Council is prohibited by State law from discussing items not listed on the agenda unless, by a two-thirds vote, or unanimous vote if less than two-thirds of the members are present, the City Council finds that there is a need to take immediate action, and the need for the action came to the City's attention after the agenda was posted.

The order of business specified in the agenda may be changed if deemed appropriate by the Mayor and agreed to by a majority of the City Council.

PUBLIC PARTICIPATION

The City Council welcomes your participation at meetings.

AT REGULAR MEETINGS, you have several opportunities for public participation, as follows:

Public Hearings: Anyone wishing to speak regarding a Public Hearing should fill out a speaker card prior to the completion of the staff presentation and submit it to the City Clerk. The order of business for Public Hearings is as follows:

1. Staff presentation
2. Applicant/Appellant – 10 minutes
3. City Council Questions/Clarifications
4. Public Comments – 5 minutes per speaker, subject to adjustment by the Mayor
5. Applicant/Appellant Rebuttal – 5 minutes
6. City Council Comments/Questions/Action

Public Comments: The public is invited to make comments on items **that are not listed on the agenda** at this time. Public comments are limited to 3 minutes per speaker, subject to adjustment by the Mayor.

Consent Calendar: Members of the public who wish to address the City Council regarding items remaining on the Consent Calendar may do so for up to 3 minutes per item with a maximum of 5 minutes total for all items.

Items Removed from Consent Calendar and Action Items: Public comments on these items will be limited to 3 minutes per speaker, subject to adjustment by the Mayor.

When you address the City Council, you should **fill out a speaker card** and submit it to the City Clerk prior to or as the item is being announced so that the order of speakers may be determined and an official record of names and addresses obtained. Speakers should approach the podium and speak clearly into the microphone, stating their name for the record. There shall be no dialogue between persons speaking from the podium and the City Council until the speaker has completed his or her comments. Your item may be taken under consideration and referred to staff. All personal, racial or ethnic slurs, profane language, or disruptive conduct is prohibited. Any person who disrupts the meeting by expressing such conduct is subject to removal from the City Council Chambers and/or arrest.

AT WORK SESSIONS, the Mayor will inquire if anyone wishes to address the City Council during the portion of the agenda entitled "**Public Comments**." Public comments are limited to 3 minutes per speaker, subject to adjustment by the Mayor. If you wish to address the City Council, you should approach the podium and speak clearly into the microphone, stating your name and address for the record.



City of San Leandro

Civic Center
835 East 14th Street
San Leandro, California

Meeting Agenda City Council

Welcome to your City of San Leandro City Council meeting.

Your City Councilmembers are:

*Mayor Stephen H. Cassidy
Michael Gregory, District 1
Ursula Reed, District 2
Diana Souza, District 3
Tom Dlugosh, District 4
Pauline Russo Cutter, District 5
Jim Prola, District 6*

Monday, November 19, 2012

5:00 PM

City Manager's Large Conference Room

Joint Special Meeting and Closed Session of City Council and Successor Agency to Redevelopment Agency

1. CALL TO ORDER

1.A. ROLL CALL

Members Cutter, Dlugosh, Gregory, Prola, Reed, Souza; Mayor Cassidy

2. PUBLIC COMMENTS

Public Comments are limited to 3 minutes per speaker, subject to adjustment by the Mayor. The public is invited to make comments on Closed Session items only at this time.

3. CLOSED SESSION

Adjourn to Closed Session regarding:

**3.A. City Council
Conference with Labor Negotiators Pursuant to California Government Code
Section 54957.6:**

Agency Designated Representative: Chris Zapata, City Manager
Employee Organization: San Leandro Police Officers' Organization (SLPOA)

- 3.B. Joint City Council and Successor Agency to Redevelopment Agency
Conference with Legal Counsel - Existing Litigation Pursuant to California
Government Code Section 54956.9(a) - 2 Cases:

The Estate of Douglas M. King, et al. v. the City of San Leandro Redevelopment
Agency, et al. (Alameda County Superior Court, Case No. HG12614907)

The Estate of Douglas M. King, et al. v. the City of San Leandro, et al.
(Alameda County Superior Court, Case No. HG12630231)

- 3.C. City Council
Public Employee Performance Evaluation Pursuant to California Government
Code Section 54957:

Title: City Attorney

4. ADJOURN

*Adjourn to Dinner/Mixer with Youth Advisory Commission at 6:00 p.m. in Helen
Lawrence South Offices Conference Room*



City of San Leandro

Civic Center
835 East 14th Street
San Leandro, California

Meeting Agenda City Council

Welcome to your City of San Leandro City Council meeting.

Your City Councilmembers are:

*Mayor Stephen H. Cassidy
Michael Gregory, District 1
Ursula Reed, District 2
Diana Souza, District 3
Tom Dlugosh, District 4
Pauline Russo Cutter, District 5
Jim Prola, District 6*

Monday, November 19, 2012

7:00 PM

City Council Chambers

Joint Meeting of City Council, Public Financing Authority, and Successor Agency to Redevelopment Agency

1. CALL TO ORDER

1.A. PLEDGE OF ALLEGIANCE

1.B. ROLL CALL

Members Cutter, Dlugosh, Gregory, Prola, Reed, Souza; Mayor Cassidy

1.C. ANNOUNCEMENTS

2. PRESENTATIONS/ RECOGNITIONS

2.A. 12-517 MOTION: Motion Approving Resolution Commending Steven Leung for His Years of Service on the Rent Review Board

2.B. 12-553 Updates to the Allocation Process of Federal Community Development Block Grant (CDBG) Funds under the Community Assistance Grant Program (CAP) for Social Services

3. PUBLIC HEARINGS – CITY COUNCIL

Public Hearing Comments are limited to 5 minutes per speaker, subject to adjustment by the Mayor. When you address the City Council, you should FILL OUT A SPEAKER CARD and submit it to the City Clerk so the order of speakers may be determined and an official record of names and addresses obtained.

4. PUBLIC HEARINGS – OTHER

5. PUBLIC COMMENTS

Public Comments are limited to 3 minutes per speaker, subject to adjustment by the Mayor. When you address the City Council, you should FILL OUT A SPEAKER CARD and submit it to the City Clerk so the order of speakers may be determined and an official record of names and addresses obtained. The public is invited to make comments on items of public interest NOT listed on the Agenda.

6. CITY MANAGER AND CITY ATTORNEY REPORTS AND COMMENTS

- 6.A. 12-516** City Manager Update on San Leandro Hospital

7. AMENDMENT OF CONSENT CALENDAR

City Councilmembers or staff have an opportunity at this time to request that an item be removed from the Consent Calendar for the presentation of a staff report or other special consideration. Members of the Public may request the opportunity to address the City Council regarding items remaining on the Consent Calendar by filling out a speaker card and submitting it to the City Clerk prior to the calling of Item 7, Amendment of Consent Calendar. Items remaining on the Consent Calendar will be considered for approval under one motion.

8. CONSENT CALENDAR

Consent Calendar items are considered for approval by the City Council with one single action. As described above in Item 7, Amendment of Consent Calendar, the City Council may remove items from the Consent Calendar for purposes of presentation or discussion. Members of the public who have requested to address the Council regarding items remaining on the Consent Calendar may do so for up to 3 minutes per item with a maximum of 5 minutes for all items. Items listed on the Consent Calendar are deemed to have been read by title.

- 8.A. 12-515** APPROVE: Minutes of the Meeting of November 5, 2012
- 8.B. 12-501** Staff Report for a Resolution Awarding a Construction Contract to Gallagher and Burk, Inc. for the BART-Downtown Pedestrian Interface Project along San Leandro Boulevard, Federal Aid Project No. CML-5041(036), City Project No. 11-150-38-331
- 12-502** ADOPT: Resolution Awarding Construction Contract to Gallagher and Burk, Inc. for the BART-Downtown Pedestrian Interface Project Along San Leandro Boulevard, Federal Aid Project No. CML-5041(036), City Project No. 11-150-38-331 (awards a construction contract to the lowest responsible bidder, Gallagher and Burk, Inc., in the amount of \$4,846,700 funded with a Transportation for Livable Cities grant; DFSI funds; Measure B Streets & Roads funds; Measure B Bike & Pedestrian funds; and Gas Tax funds)
- 8.C. 12-511** Staff Report for a Resolution Approving a Consulting Services Agreement with Construction Testing Services, Inc. for the Water Pollution Control Plant (WPCP) Rehabilitation Project, Project No. 08-593-52-239

12-512 ADOPT: Resolution Approving a Consulting Services Agreement with Construction Testing Services, Inc. for the Water Pollution Control Plant (WPCP) Rehabilitation Project, Project No. 08-593-52-239 (provides for inspection services for material and construction testing of critical structural components to meet building permit requirements at a cost of \$94,000 from account number 593-52-252-5240)

8.D. 12-522 MOTION: Motion Nominating Joan Maramonte as District 3 Member to Human Services Commission

9. ITEMS REMOVED FROM CONSENT CALENDAR

Public comments are limited to 3 minutes per speaker per item, subject to adjustment by the Mayor.

10. ACTION ITEMS

Public comments are limited to 3 minutes per speaker per item, subject to adjustment by the Mayor. When you address the City Council, you should fill out a speaker card and submit it to the City Clerk, prior to the calling of the Action Item.

10.A. 12-532 Staff Report Approving the Required Resolutions and Documents for the Issuance of the City of San Leandro 2013 Refunding Lease Revenue Bonds (Refunding Bonds)

12-541 ADOPT: Resolution of the City Council of the City of San Leandro Approving Documents and Actions Relating to the Refinancing of 2001 Certificates of Participation and the 2003 Certificates of Participation (approves the issuance of the San Leandro Public Financing Authority 2013 Refunding Bonds not to exceed \$14.5 million in par value)

12-542 ADOPT: Resolution of the San Leandro Public Financing Authority Authorizing the Issuance and Sale of 2013 Refunding Lease Revenue Bonds to Refinance Outstanding 2001 Certificates of Participation and 2003 Certificates of Participation, and Approving Related Documents and Official Actions (approves the issuance of the San Leandro Public Financing Authority 2013 Refunding Bonds not to exceed \$14.5 million in par value)

12-543 ADOPT: Resolution of the Successor Agency to the Redevelopment Agency of the City of San Leandro Approving, Authorizing and Directing Execution of an Amended and Restated Reimbursement Agreement and Authorizing and Directing Certain Actions with Respect Thereto (authorizes the execution of documents relating to the issuance of the San Leandro Public Financing Authority 2013 Refunding Bonds)

10.B. 12-528 Staff Report and Presentation Regarding an Ordinance Establishing Community Benefit Districts in the City of San Leandro

12-538 PASS TO PRINT: An Ordinance Adding Title 2, Chapter 2-20 to the San Leandro Municipal Code Relating to the Establishment of Community Benefit Districts (enhances the ability of the City and property owners to establish property and business improvement districts aimed at improving the quality of life in neighborhood and mixed use commercial districts)

10.C. 12-554 Staff Report for Resolution Authorizing the City Manager to Execute Five-Year Agreements for the Police Chief and Assistant City Manager

12-555 ADOPT: Resolution Authorizing the City Manager to Execute Five-Year Agreements for the Police Chief and Assistant City Manager (provides employment agreements with Police Chief Sandra Spagnoli for an annual salary of \$187,000 and with Assistant City Manager Lianne Marshall for an annual salary of \$187,000)

10.D. Report on Closed Session Actions Taken

11. CITY COUNCIL CALENDAR

City Councilmembers announce calendar of upcoming events and coordinate attendance.

12. CITY COUNCIL REPORTS AND ANNOUNCEMENTS

City Councilmembers report on meetings and other local events attended since the last meeting; report on attendance at conferences and seminars; and make brief comments on issues of concern.

13. ADJOURN

CITY COUNCIL GOALS FOR FISCAL YEAR 2012-2013

The following City Council Goals serve as a guide for the upcoming fiscal year, and provide overall direction for the City's services and programs:

- Place the City on a firm foundation for long-term fiscal sustainability
- Work with the community and all stakeholders towards completing major projects and programs for sustainable economic development
- Provide quality public safety services and work in partnership with the community to keep San Leandro safe
- Maintain and enhance the City's infrastructure
- Support programs, activities and communication that enhance the quality of life in San Leandro and promote a sense of community and civic pride
- Maintain and support a strong positive relationship between the City and schools