

CITY COUNCIL MEETING AGENDA

MONDAY, MAY 16, 2016



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

- 6:30 PM** City Council Special Meeting and Closed Session (agenda attached)
7:00 PM City Council Regular Meeting (agenda attached)

AGENDAS

Agendas are available to the public at least 72 hours before the meeting and are posted on the bulletin board outside the East 14th Street entrance to City Hall. Special meeting agendas are available and posted not less than 24 hours before each special meeting. Agendas may be obtained from the City Clerk's Office, on the City's website, or by subscribing to our electronic agenda distribution. 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 at the City Clerk's Office, 835 East 14th Street, San Leandro, and on the City's website at www.sanleandro.org.

CITY COUNCIL GOALS FOR YEAR 2015

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 San Leandro on a firm foundation for long-term fiscal sustainability
- Advance projects and programs promoting sustainable economic development, including transforming San Leandro into a center for innovation
- Provide quality public safety service and grow our partnership with the community to keep San Leandro safe
- Maintain and enhance San Leandro's infrastructure
- Support and implement programs, activities and strengthen communication that enhances the quality of life and wellness, celebrates the arts and diversity and promotes civic pride
- Maintain and support a strong positive relationship between the City, schools and the educational community

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. When you address the City Council, you should approach the podium and speak clearly into the microphone, stating your 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 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.

If you wish to 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 obtained.

AT WORK SESSIONS, the public is invited to make comments concerning an agenda item, and items not listed on the agenda during the "Public Comments" section. Public comments are limited to 3 minutes per speaker, subject to adjustment by the Mayor. Speaker cards are generally not required; the Mayor will inquire if anyone wishes to speak. If you wish to address the City Council, you should approach the podium and speak clearly into the microphone, stating your name for the record.

AT SPECIAL MEETINGS, the public may address the City Council concerning an item on the agenda only. 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 fill out a speaker card and submit it to the City Clerk so that the order of speakers may be determined and an official record of names obtained.



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 Pauline Russo Cutter

Deborah Cox, District 1

Ursula Reed, District 2

Lee Thomas, District 3

Benny Lee, District 4

Corina N. Lopez, District 5

Jim Prola, District 6

Monday, May 16, 2016

6:30 PM

City Manager's Large Conference Room

Special Meeting and Closed Session

1. CALL TO ORDER

1.A. ROLL CALL

Members Cox, Lee, Lopez, Prola, Reed, Thomas; Mayor Cutter

1.B. ANNOUNCEMENTS

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. Public Employee Performance Evaluation Pursuant to California Government Code Section 54957

Title: City Attorney

4. ADJOURN

Adjourn to Regular Meeting at 7:00 p.m. in City Council Chambers.

MEETING ACCESSIBILITY

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.



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Civic Center
835 East 14th Street
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Meeting Agenda

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Deborah Cox, District 1

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Benny Lee, District 4

Corina N. Lopez, District 5

Jim Prola, District 6

Monday, May 16, 2016

7:00 PM

City Council Chambers

Joint Meeting of City Council and Successor Agency to Redevelopment Agency

1. CALL TO ORDER

1.A. PLEDGE OF ALLEGIANCE TO THE FLAG

1.B. ROLL CALL

Members Cox, Lee, Lopez, Prola, Reed, Thomas; Mayor Cutter

1.C. ANNOUNCEMENTS

2. RECOGNITIONS

- 2.A.** [16-236](#) Proclamation Declaring May 13 to 22, 2016 as the East Bay Housing Organization's Affordable Housing Week

3. PRESENTATIONS

- 3.A.** [16-240](#) Presentation by San Francisco Bay Restoration Authority on Measure AA – The San Francisco Bay Clean Water, Pollution Prevention and Habitat Restoration Program
- 3.B.** [16-217](#) Update on the 107th Cherry Festival and Parade Scheduled for Saturday, June 4, 2016
- 3.C.** [16-164](#) Presentation by Alameda County Planning Department on Community Choice Energy

4. PUBLIC HEARINGS

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.A.** [16-033](#) Staff Report to Hold a Public Hearing Pursuant to California Government Code Section 4217.12 to Adopt Certain Findings and Approve an Installation Agreement and a Measurement and Verification Agreement with Climatec, LLC for Energy and Water Savings Projects with Related Improvements to City Facilities (The total cost is \$5,270,455 with funding subject to Municipal Lease, and \$206,986 over 15 years, respectively.)

[16-034](#) RESOLUTION to Approve an Installation Agreement and Measurement and Verification Agreement with Climatec, LLC for Implementation/Construction of Citywide Energy/Water-Efficiency Projects for a Total Cost of \$5,270,455 and \$206,986 over 15 Years, Respectively

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.** [16-224](#) Update on Implementation of Community Workforce Agreement

- 6.B.** [16-241](#) Update on the City's Response to Concerns of a Gas Odor in Davis West

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.** [16-238](#) Minutes of the Meeting of May 2, 2016
- 8.B.** [16-231](#) Highlights of the Finance Committee Meeting of April 5, 2016
- 8.C.** [16-214](#) ORDINANCE Amending Section 2-2-500 of the San Leandro Municipal Code Relating to the Annual Consumer Price Index (CPI) Adjustment of the Business License Fees (increases business license fees by CPI of 2.6%)
- ADOPT ORDINANCE NO. 2016-003
- 8.D.** [16-215](#) ORDINANCE Amending Section 2-13-140 of the San Leandro Municipal Code to Relating to the Annual Consumer Price Index (CPI) Adjustment of the Emergency Medical Services Tax (EMS Tax) (increases EMS tax by CPI of 2.6%)
- ADOPT ORDINANCE NO. 2016-004
- 8.E.** [16-216](#) ORDINANCE Amending Section 2-18-210 of the San Leandro Municipal Code Relating to the Annual Consumer Price Index (CPI) Adjustment of the Emergency Communication System Access Tax (911 Tax) (increases 911 Tax by CPI of 2.6%)
- ADOPT ORDINANCE NO. 2016-005
- 8.F.** [16-219](#) ORDINANCE Amending Sections 4-28-105, 4-28-115, and 4-28-120 of Title 4, Chapter 28 of the San Leandro Municipal Code Relating to Lodging Registration Requirements to Require a Search Warrant to Review Lodging Registries Without Consent and to Clarify Acceptable Forms of Identification for Guests
- ADOPT ORDINANCE NO. 2016-006
- 8.G.** [16-175](#) Staff Report for a Resolution to Award a Construction Contract to Souto Brothers Landscaping & Concrete Construction, Inc. for the ADA Transition Plan 14-15, Project No. 2015.0020
- [16-176](#) RESOLUTION to Award a Construction Contract to Souto Brothers Landscaping & Concrete Construction, Inc. for the ADA Transition Plan 14-15, Project No. 2015.0020 (recommends award to the low bidder in the amount of \$339,950.00 from Community Development Block Grant and General funds for the construction of ADA compliant concrete walkways, AC pavement, landscaping, striping and signage)

- 8.H.** [16-196](#) Staff Report for a Resolution to Award a Construction Contract to Rosas Brothers Construction for the Curb Ramp Upgrades (2015-16) Project, Project No. 2016.0071; authorization for the City Manager to Negotiate and Approve Individual Change Orders Up to 10% of the Original Contract Amount; and authorization for the City Manager to negotiate and approve cumulative change orders up to 25% of the original contract amount
- [16-197](#) RESOLUTION to Award a Construction Contract to Rosas Brothers Construction for the Curb Ramp Upgrades (2015-16) Project, Project No. 2016.0071 (recommends award to the lowest responsible bidder in the amount of \$928,600.00 from Measure B funds and Vehicle Registration Fees funds for the installation of concrete curb ramps in advance of street maintenance work at various locations throughout the City, and authorization for the City Manager to Negotiate and Approve Individual Change Orders Up to 10% of the Original Contract Amount; and authorization for the City Manager to negotiate and approve cumulative change orders up to 25% of the original contract amount)
- 8.I.** [16-184](#) Staff Report for a Resolution Accepting the Work for the Washington Avenue at Monterey Boulevard/Bradrick Drive Traffic Signal Modification, Project Number 11-150-28-190
- [16-185](#) RESOLUTION Accepting the Work for Washington Avenue at Monterey Boulevard/Bradrick Drive Traffic Signal Modification, Project Number 11-150-28-190 (provides for acceptance of the replacement of signal equipment, installation of a vehicle detection system, accessible pedestrian signals and modifications to related signage and pavement markings at the intersection of Washington Avenue at Monterey Boulevard/Bradrick Drive)
- 8.J.** [16-108](#) Staff Report for a Resolution Accepting the Work for the San Leandro Ball Park Locker/Restroom Refurbishment; Project No. 2003.0331
- [16-109](#) RESOLUTION Accepting the Work for the San Leandro Ballpark Locker / Restroom Refurbishment, Project No. 2013.0331 (provides for the acceptance of the contract work performed by Southland Construction, Inc., filing of the Notice of Completion, releasing of the performance and payment bonds, and releasing the maintenance bond upon completion of the one-year maintenance period)
- 8.K.** [16-192](#) Staff Report for a Resolution Accepting the Work for the Public Improvements on San Leandro Boulevard and Polar Way
- [16-193](#) RESOLUTION Accepting the Work for the Public Improvements on Polar Way and San Leandro Boulevard (provides for accepting the work done by Chill Build, LLC., filing the Notice of Completion, releasing the performance and payment bonds, and releasing the maintenance bond upon completion of the one-year maintenance period)

- 8.L. [16-228](#) Staff Report on the Independent Auditor's City of San Leandro Memorandum of Internal Control and Required Communications for the Year Ended June 30, 2015
- [16-229](#) MOTION Accepting the City's Memorandum on Internal Control and Required Communications for the Year Ended June 30, 2015
- 8.M. [16-232](#) Staff Report for Resolution Approving the Investment Report for the Quarter Ended March 31, 2016
- [16-233](#) RESOLUTION Accepting Investment Report for the Quarter Ended March 31, 2016 (reviews the activities of the City's investment portfolio)
- 8.N. [16-226](#) Staff Report for Resolutions Approving the Successor Agency's Conveyance of Certain Former Redevelopment Agency Assets to the City of San Leandro and the City's Approval of the Conveyance of These Assets Pursuant to Health and Safety Code Section 34191.5
- [16-227](#) RESOLUTION Approving the Transfer of Certain Former Redevelopment Agency Real Property Assets to the City of San Leandro Pursuant to Health and Safety Code Section 34191.5
- [16-230](#) RESOLUTION of the Successor Agency to the Redevelopment Agency of the City of San Leandro Approving the Transfer of Certain Former Redevelopment Agency Real Property Assets to the City of San Leandro Pursuant to Health and Safety Code Section 34191.5
- 8.O. [16-239](#) MOTION Appointing Councilmember Lopez as Representative to the Community Choice Aggregation (CCA) Program Steering Committee for Alameda County

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. [16-234](#) Staff Report for a Resolution Approving Amendments to the City of San Leandro General Fund Budget for Fiscal Year 2016-17
- [16-235](#) RESOLUTION Approving Amendments to the City of San Leandro Budget for Fiscal Year 2016-17

11. REPORT ON CLOSED SESSION ACTIONS TAKEN

12. CITY COUNCIL REPORTS

City Councilmembers report on attendance at intergovernmental agency meetings, conferences, and seminars since the last meeting.

13. CITY COUNCIL CALENDAR AND ANNOUNCEMENTS

City Councilmembers announce calendar of upcoming events and coordinate attendance; report on local events attended since the last meeting; and make brief comments on issues of concern.

14. COUNCIL REQUESTS TO SCHEDULE AGENDA ITEMS

This section is to be used to propose items for consideration for future scheduling, and not for substantive discussion.

15. ADJOURN**MEETING ACCESSIBILITY**

The meeting is shown live on the City of San Leandro's website at <https://sanleandro.legistar.com/> and on cable (Comcast Channel 15 or AT&T U-Verse Channel 99). The video recording of the meeting will remain accessible to the public on the City of San Leandro's website. The recording is also replayed on cable throughout the week according to the schedule shown at <http://www.sanleandro.org/depts/council/>.

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