



# City of San Leandro

Civic Center  
835 East 14th Street  
San Leandro, California

## Draft Minutes

### 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

7:00 PM

City Council Chambers

---

### Joint Meeting of City Council and Successor Agency to Redevelopment Agency

#### 1. CALL TO ORDER

*The meeting was called to order at 7:02 p.m.*

#### 1.A. PLEDGE OF ALLEGIANCE TO THE FLAG

*Mayor Cutter led the Pledge of Allegiance to the Flag.*

#### 1.B. ROLL CALL

**Present** 7 - Cox, Cutter, Lee, Lopez, Prola, Reed, Thomas

#### 1.C. ANNOUNCEMENTS

*Mayor Cutter noted an adjournment in memory of former Councilmember Garry Loeffler at the close of tonight's meeting.*

#### 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

- 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.)

*The hearing was opened to the public.*

*There being no public comments, and without objection, the Public Hearing was closed.*

[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

**A motion was made by Councilmember Prola, seconded by Councilmember Lopez, that this resolution be adopted. The motion carried by the following vote.**

**Aye:** 7 - Cox, Cutter, Lee, Lopez, Prola, Reed, Thomas

Enactment No: Reso 2016-054

#### 5. PUBLIC COMMENTS

*Darlene Evans commented on weed abatement.*

*Mayor Cutter noted that a couple was in attendance earlier to speak on the information in a flyer being distributed by Mr. Paul Vargas, but had to left before Public Comments. She commented that the flyer contains some inaccurate statements and provided clarification on the status of a heritage tree ordinance.*

#### 6. CITY MANAGER AND CITY ATTORNEY REPORTS AND COMMENTS

*At the end of Item 6, Interim Police Chief Tudor provided a brief update on a fatal shooting that occurred yesterday outside the Senior Community Center on East 14th Street.*

- 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

*Item 8.I. was removed from Consent Calendar to Item 9, Items Removed from Consent Calendar.*

## 8. CONSENT CALENDAR

### Approval of the Consent Calendar

**A motion was made by Vice Mayor Reed, seconded by Councilmember Cox, to approve the Consent Calendar. The motion carried by the following vote.**

**Aye:** 7 - Cox, Cutter, Lee, Lopez, Prola, Reed, Thomas

- 8.A.** [16-238](#) Minutes of the Meeting of May 2, 2016  
**Approved as submitted on the Consent Calendar.**
- 8.B.** [16-231](#) Highlights of the Finance Committee Meeting of April 5, 2016  
**Accepted as submitted on the Consent Calendar.**
- 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%)  
**Adopted on the Consent Calendar.**  
Enactment No: Ordinance 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%)  
**Adopted on the Consent Calendar.**  
Enactment No: Ordinance 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%)  
**Adopted on the Consent Calendar.**  
Enactment No: Ordinance 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

**Adopted on the Consent Calendar.**

Enactment No: Ordinance 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)

**Adopted on the Consent Calendar.**

Enactment No: Reso 2016-055

**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)

**Adopted on the Consent Calendar.**

Enactment No: Reso 2016-056

Item 8.I. was removed from the Consent Calendar to Item 9, Items Removed from Consent Calendar.

**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)

**Adopted on the Consent Calendar.**

Enactment No: Reso 2016-057

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 )

**Adopted on the Consent Calendar.**

Enactment No: Reso 2016-058

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

**Adopted on the Consent Calendar.**

Enactment No: Min Order 2016-015

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)

**Adopted on the Consent Calendar.**

Enactment No: Reso 2016-059

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

**Adopted on the Consent Calendar.**

Enactment No: Reso 2016-060

[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

**Adopted on the Consent Calendar.**

Enactment No: Reso 2016-003 SA

8.O. [16-239](#) MOTION Appointing Councilmember Lopez as Representative to the Community Choice Aggregation (CCA) Program Steering Committee for Alameda County

**Adopted on the Consent Calendar.**

Enactment No: Min Order 2016-016

## 9. ITEMS REMOVED FROM CONSENT CALENDAR

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)

**A motion was made by Councilmember Thomas, seconded by Councilmember Lee, that this resolution be adopted. The motion carried by the following vote.**

**Aye:** 7 - Cox, Cutter, Lee, Lopez, Prola, Reed, Thomas

Enactment No: Reso 2016-061

## 10. ACTION ITEMS

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

**A motion was made by Councilmember Prola, seconded by Councilmember Lee, that this resolution be adopted. The motion carried by the following vote.**

**Aye:** 7 - Cox, Cutter, Lee, Lopez, Prola, Reed, Thomas

Enactment No: Reso 2016-062

#### **11. REPORT ON CLOSED SESSION ACTIONS TAKEN**

*No reportable action was taken in closed session.*

#### **12. CITY COUNCIL REPORTS**

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

#### **13. CITY COUNCIL CALENDAR AND ANNOUNCEMENTS**

*City Councilmembers announced calendar of upcoming events and coordinated attendance; reported on local events attended since the last meeting; and made brief comments on issues of concern.*

#### **14. COUNCIL REQUESTS TO SCHEDULE AGENDA ITEMS**

*By consensus, the City Council agreed to schedule the following items:*

- Presentation by San Leandro students on their Operation HOPE business plans*
- Presentation by City Clerk on a possible measure on the November ballot to change the term limit from two to three terms*

#### **15. ADJOURN**

*The meeting was adjourned at 10:36 p.m., in memory of former Councilmember Garry Loeffler.*

**RESPECTFULLY SUBMITTED:**

---

**TAMIKA GREENWOOD**  
**City Clerk of the City of San Leandro**