



City of East Palo Alto

ACTION MINUTES

By: Minette Warren
**REGULAR JOINT CITY COUNCIL/REDEVELOPMENT
AGENCY MEETING**

TUESDAY, June 1, 2010
Closed Session: **6:00p.m.** Open Meeting - 7:30p.m.
2415 University Ave-First Floor - City Council Chamber

**Note to the Public-you can View Agendas and Minutes on the City's Web Site,
City Council Agenda/Minutes Page at www.ci.east-palo-alto.ca.us**

6:00 P.M

Regular Joint Closed Session

Call to Order: 6:00p.m.

Roll Call: Martinez, Evans, Abrica, Romero, Woods

1. Approval of the Closed Session Agenda (Government Code § 54957.7(a))

Action: Motion/Second: Abrica/Romero Vote: 5-0

2. Joint Closed Session Community Forum: None

3. Adjournment into Closed Session

**4. Personnel Matters (Government Code § 54957.6) (ML Gordon, Assistant City Manager,
Office of the City Manager)**

- City Manager Recruitment
- City Attorney Evaluation

**5. Realty negotiations (Government Code Section 54956.8: Conference With
Real Property Negotiator)**

*BMR - Homeowner Notice of Intent to Sell Condominium (Wilbert Lee, Director,
Housing Services Department, Karen Tiedermann, RDA Counsel)*

- – **APN#** 063-292-170, 063-292-160, 063-292-190, 063-292-200
(Carlos Martinez, RDA Division Manager)
- **4 Corners** *(Carlos Martinez, RDA Division Manager)*

6. Potential/Pending litigation (Government Code § 54956.9 (a)) *(Vincent C Ewing, City Attorney)*

- Page Mill/Woodland Park v. City of East Palo Alto, et al., Litigation

<u>Case Name</u>	<u>Case Number</u>
Page Mill/Woodland Park v. CEPA, et al.	CIV 474732
Page Mill/Woodland Park v. CEPA, et al.	CIV 478790
Page Mill/Woodland Park v. CEPA, et al.	CIV 477568
Page Mill/Woodland Park v. CEPA, et al.	CIV 477567
Page Mill/Woodland Park v. CEPA, et al.	CIV 480456 (Brown Act RSB)
Page Mill/Woodland Park v. CEPA, et al.	CIV 482848 (Substantial Rehab Exemption)
Page Mill/Woodland Park v. CEPA, et al.	CIV 486819
Page Mill/Woodland Park v. CEPA, et al.	CIV 483884
Page Mill/Woodland Park v. CEPA, et al.	CIV 486152 (Fiscal Merger)

- East Palo Alto Merchants Association (EPAMA)

7:30 P.M REGULAR JOINT CITY COUNCIL/REDEVELOPMENT AGENCY MEETING

Joint Call to Order: 7:35p.m.

Roll Call: Martinez, Evans, Abrica, Romero, Woods

7. APPROVAL OF AGENDA

Action: Motion/Second: Romero/Abrica Vote: 5-0

CONSENT CALENDAR - City Council/Redevelopment Agency Ordinances, Resolutions/ Informational Reports/Approval Actions and Motions

Actions and Motions

- 8.** Adopt a Resolution authorizing the County of San Mateo to collect the Measure C Parcel Tax, National Pollution Discharge Elimination System (NPDES) Fees and Garbage Fees on the 2010-2011 property tax bill on behalf of the City of East Palo Alto – *(Stephanie Osaze, Director, Finance Department)*
- 9.** Adopt a Resolution authorizing the RDA Interim Executive Director to enter into an Agreement with Keyser Marston Associates (KMA) in an amount not to exceed \$50,000 to study the feasibility of situating a hotel on the Drew site in an amount not to exceed \$50,000. *(Carlos Martinez, RDA Division Manager)*
- 10.** Adopt a Resolution electing Statutory Pass Through Payments pursuant to Health and Safety Code Sections 33607.5 and 33607.7 in connection with the Redevelopment Plans for the University Circle, Gateway 101, and Ravenwood Industrial Area Redevelopment Project Areas. *(Karen Tiedeman, RDA Council, Stephanie Osaze, Director, Finance Department)*
- 11.** Receive and File the 2010 First Quarter First Source Hiring Report *(Carlos Martinez, RDA Division Manager)*

Recommendation: That Council Receive and File the Report.

12. Adopt a resolution required to be submitted as part of a grant application that authorizes the City Manager to enter into contract with the State Department of Parks and Recreation for the purpose of securing funds to construct the Cooley Landing project in accordance with the City's strategic goals, objectives, and policies; and, direct that, prior to entering into contract, the City Manager seek Council authorization to accept and allocate grant proceeds awarded to ensure that grant terms are consistent with City Council Strategic Goals and Objectives

13. Adopt a Resolution required to be submitted as part of a Grant Application that authorizes the City Manager to enter into contract with the State of California for the purpose of securing funds to construct the Cooley Landing Project in accordance with the City's Strategic Goals, Objectives and Policies; and, direct that, prior to entering into a contract, the City Manager seek Council's authorization to accept and allocate grant proceeds awarded to ensure that grant terms are consistent with City Council Strategic Goals and Objectives.

Recommendation: That Council Adopt the Resolutions

Action: Motion/Second: Abrica/Romero Vote: 5-0

Items 8, 9, 10, 11,12 and 13 may be addressed during Community Forum only, unless otherwise approved by Council

14. Proclamation

Honoring the City's Eldest Citizen (*Meda Okelo, Director, Community Services Department*)

Awardee: Mrs. Juanita Meadows

15. Written Communications:

One EPA Sponsored Summer Employment Program (*Faye McNair Knox, Ph.D., Director, One EPA*)

16. Special Presentations

- **Aspire School History and Accomplishments (10 Minutes)**– (*Michael Berman, College and Academic Counselor, East Palo Alto Phoenix Academy*)

17. **Oral Reports**

- Reports Out of Closed Session- (*Vincent C. Ewing, City Attorney*)

City Attorney Ewing Report Out: Direction Given, No Action Taken

- Staff Reports
- Foreclosure Prevention Workshop (*Wilbert Lee, Director, Housing Services Department*)
- Measure C (*Meda Okelo, Director, Community Services Department*)

18. **City Council/Redevelopment Agency Reports**

19. **Community Forum**

20. **PUBLIC HEARING:** Proposed Water Rate Increase based on Wholesale price increase from SFPUC and Related Analysis

Recommendation: Open the Hearing and accept testimony. Closed the hearing; and, Adopt a Resolution approving the Proposed Water Rate Increase based on Wholesale price increase from SFPUC and Related Analysis

Open Hearing:	Motion/Second:	Romero/Abrica	Vote: 5-0
Deliberation held by Council			
Close Hearing:	Romero/Abrica	Vote: 5-0	
Action:	Motion/Second:	Abrica/Romero	Vote: 4-1 (Evans/Abstained)

Policy and Action City Council/RDA Resolutions/Ordinance-First Readings, Informational Reports/ Approval Actions

CITY

21. **San Francisco Creek – JPA** (*Anthony Docto, Director, Public Works Department, Lem Matermann, Executive Director*)

Recommendation: Discuss staff presentation and provide direction

Council Discussed, Direction given to Public Works Director

22. Authorizes the City Manager to enter into a contract with Habitat for Humanity (HfH) for an amount not to exceed \$500,000 to acquire eight (8) foreclosed single family houses and establish a “sweat equity” first time homebuyer program in East Palo Alto.
— (*Wilbert Lee, Director, Housing Department*)

Recommendation: That the City Council authorizes the City Manager to enter into a contract with Habitat for Humanity (HfH) for an amount not to

exceed \$500,000 to acquire eight (8) foreclosed single family houses and establish a “sweat equity” first time homebuyer program in East Palo Alto

Action: Continued to Next Regular CC RDA Meeting

At 11:55 Council made unanimous decision to continue meeting past 12:00a.m., if necessary.

23. City Shuttle Program---(*Anthony Doctor, Director Public Works Dept.*)

Recommendation: It is recommended that the City Council of East Palo Alto discuss the following recommendations, deliberate, and provide direction to staff, regarding the City’s Shuttle Program, in light of the program’s unsustainable funding and staffing constraints:

1. Consider the overall Shuttle Program fiscal situation within the context of the overall FY 2010-2011 budget discussion currently in progress;
2. Direct staff to explore possible transfer of responsibilities of the City Shuttle Program to the Peninsula Traffic Congestion Relief Alliance and/or in conjunction with program consolidation with other stakeholders/end-users (i.e.other jurisdictions currently providing shuttle program services.
3. Authorize staff to engage in discussions with the city’s existing service provider regarding how best to utilize available limited funding in an effort to identify the highest level of service for the longest period possible.
4. For those shuttle service categories that have no identified funding or alternative arrangements to sustain them, direct staff to prepare a plan for the Council’s consideration at the June 15, 2010 meeting to terminate service, effective July 1, 2010. The plan, at minimum would include public notification of shuttle service termination to the general public, stakeholders/end-users, and the vendor, PCA.

Action: Continued to Next Regular CC RDA Meeting

24. Summer Recreation Program Utilizing Temporary Occupancy Tax (TOT) Funds (*Continued from the May 18, 2010 Regular Meeting*) – (*Meda Okelo, Director Community Services Department*)

Recommendation: That the City Council authorize the use of \$168,167 from the Transient Occupancy Tax (TOT) Fund to implement the Summer 2010 Mobile Recreation and Mad Hatter Teen Excursion Programs with the opening of 2 sites at Jack Farrell Park and at a location on the west side of East Palo Alto.

Council deliberated, Directed staff to cut program by half

Action: Motion/Second: Romero/Abrica Vote: 4-1 (Evans/No)

25. *ADJOURNMENT: 12:10p.m.*