



City of East Palo Alto

DATE POSTED: Thursday, July 15, 2010

Time: 4:30p.m.

Revised and Reposted: Friday, July 16, 2010 3:30P.M.(by: *McWarren*)

By: *Minette Warren*

REGULAR JOINT CITY COUNCIL/REDEVELOPMENT AGENCY MEETING

TUESDAY, July 20 , 2010

Closed Session: 6:00 p.m. Open Meeting - 7:30p.m.

2415 University Ave- First Floor - City Council Chamber

Note to the Public-you can View Staff Reports as PDF's following each Corresponding Agenda Item as Numbered, on the City's Web Site, City Council Agenda/Minutes Page ON FRIDAY, 07-16-10 at www.ci.east-palo-alto.ca.us

6:00 P.M

Regular Joint Closed Session

Regular Joint Closed Session Call to Order and Roll Call

1. Approval of the Closed Session Agenda (Government Code § 54957.7(a))
2. Joint Closed Session Community Forum
3. Adjournment into Closed Session
4. Personnel Matters (Government Code § 54957.6) (*David E. Woods, Mayor , Office of the City Council*)
 - City Attorney Evaluation
 - City Manager Contract
5. Property Negotiations (Government Code § 54956.8: Conference With Real Property Negotiator) (*Carlos Martinez, Manager, RDA Division, Karen Tiedemann, RDA Counsel*)
 - Drew Site - APN#s: 063-292-170, 063-292-160, 063-292-190, 063-292-200

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

Joint Call to Order and Roll Call

6. APPROVAL OF AGENDA

7. Interview of Advisory Body Applicants – (Minette Warren, Deputy City Clerk, Office of the City Clerk

Senior Advisory Committee

Mr. Michael Francois (New Applicant for Regular Term)

Rent Stabilization Board

Ms. Veronica Ndegwa (New Applicant-Tenant Regular)

Planning Commission

Mr. Lap-Ping Wong (New Applicant for Regular Term)

Recommendation: That Council interview the applicants, make the necessary appointments and direct staff to bring back the approving resolution regarding council appointed various Advisory Body board, commissions and committee members

ATTACHMENT: [ITEM7-AdvisoryBodiesInterviewsandAppts.pdf](#)

[CONSENT CALENDAR](#) - City Council/Redevelopment Agency Ordinances, Resolutions/ Informational Reports/Approval Actions and Motions

[Actions and Motions](#)

8. Adopt Resolution approving the Extension to the Memorandum of Understanding Between the City of East Palo Alto and the East Palo Alto Police Officer’s Association – (Stephanie Osaze, Interim Assistant City Manager)

ATTACHMENT: Not Available-to be Presented to Council at a Later Date

9. Administrative Remedies

A. Hold the second reading of Administrative Remedies Ordinance, Municipal Code Amendments (MCA 09-03) and amendments to the technical provisions of said code; and

B. Adopt a Resolution that amends the Fee Schedule- (Lance Bayer, Contract Attorney, City Attorney’s Office, Francis Rainone, Chief Building Official, Building Services Division)
(Lance Bayer, Contract Attorney, City Attorney’s Office, Francis Rainone, Chief Building Official, Building Services Division)

ATTACHMENT: [ITEM9AdminRemediesMuniCodeAmendandFeescheduleAmend.pdf](#)

10. City Council second reading of 2 ordinances for the University Corners Project: One ordinance adopts the Zone Change and one ordinance adopts the Development Agreement. Authorize the Interim City Manager to finalize and execute Contract Amendment #2, for an amount not to exceed \$39,050, to an existing \$645,781 contract with Design, Community, and Environment (DC&E) for a total amended contract amount not to exceed \$684,831

ATTACHMENT: [ITEM10-2OrdsforUniversityCornersProject.pdf](#)

11. Approve Resolution Authorizing the Interim City Manager to Accept and appropriate \$40,000 from the Nature Restoration Trust for Cooley Landing project – *(Lily Lee, Project Consultant, Cooley Landing Project)*

ATTACHMENT:

[ITEM11AcceptappropriateGrantNationalFishandWildlifeFoundation.pdf](#)

12. Approve Resolution Authorizing the Interim City Manager to Accept and appropriate \$49,000 from the Philanthropic Ventures Foundation for Cooley Landing project – *(Lily Lee, Project Consultant, Cooley Landing Project)*

ATTACHMENT: [ITEM12AcceptAppropriategrantfromPhilanthropicVenturesFdn.pdf](#)

13. Approve Resolutions: City Council and RDA Calling and Authorizing the Council/Agency August, 2010 Recess – *(Minette Warren, Deputy City Clerk, Office of the City Clerk)*

ATTACHMENT: [ITEM13CallforAugustCCRDARecess.pdf](#)

14. That the East Palo Alto City Council:
 - A. Approve a Resolution to call and order the Tuesday, November 2, 2010 general municipal election, for the City of East Palo Alto, for the purpose of electing two members to the City Council; and
 - B. Authorize the Interim City Manager/City Clerk to enter into a service agreement with the San Mateo County Recorder/Assessors Office's Election Division to conduct the election. *(Minette Warren, Deputy City Clerk, Office of the City Clerk)*

ATTACHMENT: [ITEM14Nov22010Election.pdf](#)

15. Approve a resolution opposing East Palo Alto as a potential site location of the San Mateo County Replacement Jail Facility – *(Marie McKenzie, Project Manager, Carlos Martinez, RDA Division Manager, RDA Division)*

ATTACHMENT: [ITEM15-Oppositiontoepaascountyjailsite.pdf](#)

16. Authorize the Interim City Manager to enter into a contract with Public Health Institute for an amount not to exceed \$25,000 to facilitate the Operation Ceasefire

Technical Assistance. – (Melinda Trammell, Administrative Manager, Ronald Davis, Police Chief, Police Department)

ATTACHMENT: [ITEM16-PublicHealthInstitute-Wakelingcontract.pdf](#)

17. Approve a contract with One East Palo Alto in an amount not to exceed \$25,000, to facilitate the Operation Ceasefire Advisory Committee – (Melinda Trammell, Administrative Manager, Ronald Davis, Police Chief, Police Department)

ATTACHMENT: [ITEM17-OneEastPaloAltocontract.pdf](#)

18. Adopt Resolution authorizing the Interim City Manager to extend the Janitorial Services contract for one year in an amount not to exceed \$51, 572.00 – (Anthony Docto, Director, Public Works Department)

ATTACHMENT: [ITEM18JanitorialSvcsContract.pdf](#)

19. Adopt a Resolution Correcting the Contract and Clarifying the Language contained in Section 2 of the Agreement between the City Council and the Interim City Manager and Rescinding the previous Resolution. (Vincent C. Ewing, City Attorney, City Attorney's Office)

ATTACHMENT: [Item19AmendcorrectionofInterimCMContract.pdf](#)

20. Measure “C” Strategy Consultant Request for Proposal – (Ronald Davis, Police Chief, Police Department)

ATTACHMENT: [ITEM20MeasureCStrategyConsultantRFP.pdf](#)

21. Safe Routes to School

It is recommended that the City Council adopt a resolution to approve the following:

- A. Authorize the Interim City Manager to award a construction contract to J.J.R Construction, Inc. for an amount not-to-exceed the bid price of \$1,346,795.01 to construct the specified improvements; and
- B. Establish an overall project budget in the amount of \$1,376,795.00 to complete the improvements of the Safe Routes to School (SR2S) Improvements Project.

ATTACHMENT: [ITEM21SafeRoutestoSchoolContractAward.pdf](#)

22. Proclamation
Congratulating Mount Olive M.B. Church on 50 years of service to the East Palo Alto Community

ATTACHMENT: [ITEM22MountOliveMBChurch50thYrProclamation.pdf](#)

23. Authorizing the Interim City Manager to apply for \$200,000 from the Stewardship Council for Cooley Landing – (Lily Lee, Project Manager – Cooley Landing Project)

ATTACHMENT: [ITEM23LandStewardshipCouncilCooleyLandingGrant.pdf](#)

Recommendation: That Council Adopt the Ordinances and Resolutions, and; Approve the Proclamation by Motion

the Consent Calendar; and, Items 23, 24, and 25 may be addressed during Community Forum only, unless otherwise approved by Council

Written Communications:

- A. Fee Waiver request for Collard Green on the Green Mardi-Gras Festival – (Patrick Brock, Festival Coordinator)
- B. ONEEPA Sponsored Employment Program Update – (Faye McNair Knox, PhD, Executive Director)

ATTACHMENT: [ItemAandBWrittenCommunication.pdf](#)

24. Special Presentations:

Internet Technology – (Tony Gelpman, Manager, IT Department, City of Red Wood City)

ATTACHMENT: [ITEM24ITCouncilPresentation.pdf](#):

25. Oral Reports

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

Staff Reports

Update on Status of Court Signing and Authorizing the Settlement Agreement between the City and Wells Fargo – (Vincent C. Ewing, City Attorney)

26. City Council/Redevelopment Agency Reports

27. Community Forum

[Policy and Action City Council/RDA Resolutions/Ordinance-First Readings, Informational Reports/ Approval Actions](#)

[City](#)

- 28.** Contract Amendment #2, with Design, Community, and Environment (DC&E). (Carlos Martinez, RDA Division Manager, RDA Division)

Recommendation: That the City Council of the City of East Palo Alto: Authorize the Interim City Manager to finalize and execute Contract Amendment #2, for an amount not to exceed \$39,960, to an existing \$645,781 contract with Design, Community, and Environment (DC&E) for a total amended contract amount not to exceed \$685,741

ATTACHMENT: [ITEM28-ContractAmendmnt2withDCE.pdf](#)

29. Approve Resolutions Authorizing the Vacant Property Fee Schedules – *(Frank Rainone, Chief Building Official, Building Services Division)* **(Carried over from 07/06/2010 Regular CC-RDA Council Meeting)**

Recommendation: Staff Recommends adoption of the two draft resolutions, which adopt penalty fee schedules for the two ordinances

ATTACHMENT: [ITEM29ApproveResolutionAuthorizingVacantPropertyFees.pdf](#)

30. Approve Resolution Authorizing a Change Order payment in the amount of \$7,500 to the Blossom Valley Contract for the Jack Farrell Park Improvement Project from \$117,754.00 to \$125,254.00 to pay for a staff initiated change order. *(Meda Okelo, Director, Community Services Department)* **(Continued from 07-06-10 Regular CC RDA Meeting)**

Recommendation: That the Council Approve the Resolution

ATTACHMENT: [ITEM30AuthoritytoincreaseBlossomValleyconstrcontract.pdf](#)

31. Authorizes the Interim City Manager to waive all fees associated with the use of Bell Street Park for the Annual Children’s Day, estimated to be an amount not to exceed \$833.00– *(Meda Okelo, Director, Community Services Department)*

Recommendation: That Council Authorizes the Interim City Manager to waive all fees associated with the use of Bell Street Park for the Annual Children’s Day, estimated to be an amount not to exceed \$833.00

ATTACHMENT: [ITEM31FeeWaiverforChildrensDayFestival2010.pdf](#)

32. Adopt Resolution authorizing the Interim City Manager to negotiate a contract with Allied for Street Sweeping Services; and, to authorize the Interim City Manager to issue a Request for Proposal for Street Sweeping Services.– *(Anthony Docto, Director, Public Works Department)*

Recommendation: That Council Authorize the Interim City Manager to negotiate a contract with Allied Street Sweeping Services, and; to issue a Request for Proposal for Street Sweeping Services.

ATTACHMENT: [ITEM32AlliedWasteStreetSweepingContract.pdf](#)

33. Cooley Landing Vision Plan – *(Lily Lee, Project Manager, Cooley Landing Project)*

- 1) Support the *Cooley Landing Vision Plan* for further study under the California Environmental Quality Act (CEQA) process and for developing a 30% design.
- 2) Provide direction to staff regarding a preferred parking design for Cooley Landing.

Recommendation: Staff recommends that the City Council:

Support the *Cooley Landing Vision Plan* for further study under the California Environmental Quality Act (CEQA) process and for developing a 30% design, **and**; Provide direction to staff regarding a preferred parking design for Cooley Landing.

ATTACHMENT: [ITEM33CooleyLandingVisionPlan.pdf](#)

34. Update/Status Report on Summer Mobile Recreation Program – (*Meda Okelo, Director, Community Services*)

Recommendation: That Council Accept and File the report

ATTACHMENT: [ITEM34Updateon2010summerrecprograms.pdf](#)

35. Amend by motion and resolution the City of East Palo Alto Municipal Code by the following actions:

1. Repeal the following provisions of the City of East Palo Alto Municipal Code:
 - a. 2.48.020 Qualifications (Planning Commission).
 - i. Each member of the planning commission shall be a full-time resident of the city. (Prior code § 2-4.502)
 - b. 2.40.010 Creation of community services commission.
 - i. There is created a community services commission which shall consist of seven members appointed by the city council, each of whom shall be a permanent resident of the city. Any member of the community services commission may be removed at any time by a vote of at least three council members. (Ord. 134 § 2, 1991)
 - c. 14.04.060 Composition and eligibility.
 - i. There shall be in the city a rent stabilization board. The board shall consist of seven appointed board members and three alternates, all of whom shall be residents of East Palo Alto. The board shall elect annually as chairperson one of its members to serve in that capacity. The board shall be composed of three tenants, two landlords and two homeowners who do not own rental property in East Palo Alto. The appointment of alternates shall reflect these categories. (Prior code § 12-1.201)
2. Adopt by motion and resolution an ordinance amending the qualifications for all City advisory bodies as follows:
 - a. 2.36.050.1 Qualifications of advisory bodies.
 - i. Each member of a City of East Palo Alto advisory body shall be a full-time resident of East Palo Alto *and shall not serve concurrently in a similar capacity with any other City advisory body.*
 - b. 2.48.020.1 Qualifications (Planning Commission).
 - i. Each member of the planning commission shall be a full-time resident of the city *and shall not serve concurrently in a similar capacity with any other City advisory body.* (Prior code § 2.48.020)
 - c. 2.40.010.1 Creation of community services commission.

