



City of Oakland

Office of the City Clerk
Oakland City Hall
1 Frank H. Ogawa Plaza
Oakland, California 94612
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Clerk

Meeting Minutes

*Community & Economic Development Committee

Oakland City Hall, 1 Frank H. Ogawa Plaza,
Oakland, California 94612

City of Oakland Website: <http://www.oaklandnet.com>

Tuesday, April 12, 2016

1:30 PM

Sgt. Mark Dunakin Room - 1st Floor

DEFINITION OF TERMS:

Consent Item: any action item that a subject matter Committee has forwarded to the full Council with unanimous recommendation for approval and is not controversial, and does not have a high level of public interest as determined by the Rules Committee.

Non-Consent Item: any action that a subject-matter Committee has forwarded to the full Council without unanimous recommendation for approval, or having a high level of public interest, or is controversial as determined by the Rules Committee.

Action Item: any resolution, ordinance, public hearing, motion, or recommendation requiring official vote and approval of the City Council to be effective.

Informational Item: an item of the agenda consisting only of an informational report that does not require or permit Council action.

Roll Call / Call To Order

The Oakland City Council Community And Economic Development Committee convened at 1:36 p.m, with President Pro Tem Reid presiding as Chairperson.

Present 4 - Annie Campbell Washington, Lynette Gibson McElhaney, Rebecca Kaplan, and Laurence E. Reid

COMMITTEE MEMBERSHIP:

- 1 Approval Of The Draft Minutes From The Committee Meeting Of March 22, 2016
[15-0830](#)

Attachments: [View Report](#)

A motion was made by Campbell Washington, seconded by Kaplan, that this matter be Received and Filed. The motion carried by the following vote:

Aye: 3 - Campbell Washington, Kaplan, and Reid

Absent: 1 - Gibson McElhaney

2 Determination Of Schedule Of Outstanding Committee Items

[15-0836](#)

Attachments: [View Report](#)

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A motion was made by Kaplan, seconded by Campbell Washington, that this matter be Received and Filed. The motion carried by the following vote:

Aye: 3 - Campbell Washington, Kaplan, and Reid

Absent: 1 - Gibson McElhaney

3 Subject: NOFA Housing Policy Recommendations
From: Housing And Community Development Department
Recommendation: Receive A Report On The Housing Program And Policy Recommendations Associated With the Affordable Housing Notice Of Funding Availability (NOFA) And Adopt The Following Pieces Of Legislation:

[15-0551](#)

Attachments: [View Report](#)

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The Committee approved the items as amended to add language into the legislation to make project funding more flexible if needed.

A motion was made by Gibson McElhaney, seconded by Campbell Washington, that this matter be Received and Forwarded to the Meeting of the Oakland City Council, to be heard 4/19/2016. The motion carried by the following vote:

Aye: 4 - Campbell Washington, Gibson McElhaney, Kaplan, and Reid

Subject: NOFA Housing Policy Recommendations
From: Housing & Community Development Committee
Recommendation: Adopt An Ordinance Amending Chapter 15.68 Of The Oakland Municipal Code To (1) Allow Affordable Housing Trust Funds From Funds Distributed To The City Under Redevelopment Dissolution Laws To Be Used For Ownership Housing And Mortgage Assistance To Households With Incomes Up To 120% Of Area Median Income, And (2) Allow The Use Of Affordable Housing Trust Funds To Preserve Affordable Housing That Is At Imminent Risk Of Loss Due To Tax Defaults, Rent Increases, Demolition, Or Conversion To Other Uses [TITLE CHANGE]
[15-0768](#)

Attachments: [View Report](#)
[View Supplemental Report](#)
[View Supplemental Report](#)
[13364 CMS](#)

This Ordinance was Approve as Amended the Recommendation of Staff, and Forward.to the Meeting of the Oakland City Council to be heard 4/19/2016

2) A Resolution Amending Resolution Nos. 81961 And 82989 C.M.S. To Increase Income Limits For Households Participating In The First-Time Homebuyer Mortgage Assistance Program From 100% Of Area Median Income To 120% Of Area Median Income, And Modify The Corresponding Calculation For The Purchase Price Limit, And Authorizing The Transfer Of \$800,000 To The Program From The Affordable Housing Trust Fund [TITLE CHANGE]; And
[15-0769](#)

Attachments: [86124 CMS](#)

This City Resolution was Approve the Recommendation of Staff, and Forward.to the Meeting of the Oakland City Council to be heard 4/19/2016

3) A Resolution Establishing An Affordable Housing Acquisition, Rehabilitation, And Preservation Program, Allocating \$1,000,000 From The Affordable Housing Trust Fund To The Program, And Authorizing The City Administrator To Fund Affordable Housing Acquisition, Rehabilitation, And Preservation Loans Under The Program Without Returning To Council [TITLE CHANGE]; And
[15-0770](#)

Attachments: [86125 CMS](#)

This City Resolution was Approve the Recommendation of Staff, and Forward.to the Meeting of the Oakland City Council to be heard 4/19/2016

4) A Resolution Establishing An Affordable Housing Multifamily Emergency Repair Program, Allocating \$600,000 From The Affordable Housing Trust Fund To The Program, And Authorizing The City Administrator To Fund Affordable Housing Multifamily Emergency Repair Loans Under The Program Without Returning To Council

[15-0771](#)

Attachments: [86126 CMS](#)

This City Resolution was Approve the Recommendation of Staff, and Forward.to the Meeting of the Oakland City Council to be heard 4/19/2016

4 Subject: Façade Improvement Program Allocation Of Historic Mitigation Funds
From: Economic And Workforce Development Department
Recommendation: Adopt A Resolution Authorizing The City Administrator Or Designee To (1) Accept And Appropriate \$188,750 In Historic Mitigation Funds From Three Developers To The Façade Improvement Program; And (2) Accept And Appropriate Any Historic Mitigation Funds Which May Be Received By The City Of Oakland In Fiscal Year 2015/2016 Through Fiscal Year 2024/2025 To The Façade Improvement Program Relying On An Exemption From California Environmental Quality Act ("CEQA") Review Pursuant To Section 15061(B)(3) Of The CEQA Guidelines

[15-0802](#)

Attachments: [View Report](#)

[86127 CMS](#)

A motion was made by Kaplan, seconded by Gibson McElhaney, that this matter be Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, to be heard 4/19/2016. The motion carried by the following vote:

Aye: 4 - Campbell Washington, Gibson McElhaney, Kaplan, and Reid

- 5** Subject: Brownfield Loan Modification For 785 Seventh Street
From: Economic And Workforce Development Department
Recommendation: Adopt A Resolution Authorizing The City Administrator Or Designee To Negotiate And Execute A Third Amendment To A Loan Agreement And Promissory Note Between The City Of Oakland And Brush Street Group, LLC For Brownfield Cleanup At 785 Seventh Street, Oakland CA 94607; Action Taken In Reliance On Previously Certified Environmental Impact Report For The West Oakland Specific Plan Certified On July 29, 2014 (CEQA Guidelines 15162 And As A Separate And Independent Basis, Section 15183)

[15-0803](#)

Attachments: [View Report](#)

[86128 CMS](#)

A motion was made by Kaplan, seconded by Gibson McElhane, that this matter be Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, to be heard 4/19/2016. The motion carried by the following vote:

Aye: 4 - Campbell Washington, Gibson McElhane, Kaplan, and Reid

- 6** Subject: 1638-47th Avenue Church And School Conversion To Residential Units
From: Planning And Building Department
Recommendation: Conduct A Public Hearing And Upon Conclusion Adopt The Following Pieces Of Legislation:

1) A Resolution, As Recommended By The City Planning Commission, To Approve Regular Design Review And A Minor Variance For The Church And School Conversion Located At 1638-47th Avenue And Adopt CEQA Exemptions Whereas;
And

[15-0805](#)

Attachments: [View Report](#)

[View Presentation](#)

[86133 CMS](#)

A motion was made by Campbell Washington, seconded by Gibson McElhane, that this matter be Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, to be heard 4/19/2016. The motion carried by the following vote:

Aye: 4 - Campbell Washington, Gibson McElhane, Kaplan, and Reid

Subject: 1638-47th Avenue Church And School Conversion To Residential Units
From: Planning & Building Department
Recommendation: Adopt An Ordinance, As Recommended By The City Planning
Commission, To Rezone The Project Site From RU-1 Urban Residential Zone-1 To
RU-4 Urban Residential Zone - 4 With Height Area 45 For 1638-47th Avenue And
Adopt CEQA Exemptions
[15-0806](#)

Attachments: [View Report](#)
[View Presentation](#)
[13367 CMS](#)

This Ordinance was Approve the Recommendation of Staff, and Forward.to the
Meeting of the Oakland City Council to be heard 4/19/2016

7 Subject: Unites States Embargo On Cuba
From: Councilmembers Kaplan And Guillén
Recommendation: Adopt A Resolution Urging The United States Congress To End
The Trade Embargo On Cuba
[15-0823](#)

Attachments: [View Report](#)

This City Resolution was Scheduled.to the *Rules & Legislation Committee to be
heard 4/28/2016

Open Forum (TOTAL TIME AVAILABLE: 15 MINUTES)

There was 1 open forum speaker

Adjournment

*There being no further business, and upon the motion duly made, the Oakland
City Council Community And Economic DevelopmentCommittee adjourned the
meeting at 2:16 p.m.*

* In the event of a quorum of the City Council participates on this Committee, the
meeting is noticed as a Special Meeting of the City Council; however no final City
Council action can be taken.

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MATERIALS RELATED TO ITEMS ON THIS AGENDA SUBMITTED TO THE CITY COUNCIL AFTER DISTRIBUTION OF THE AGENDA PACKETS MAY BE VIEWED IN THE OFFICE OF THE CITY CLERK, 1 FRANK H. OGAWA PLAZA, 1ST AND 2ND FLOOR, OAKLAND, CA 94612 FROM 8:30 A.M. TO 5:00 P.M.