



City of Oakland Meeting Minutes

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

*Special Community & Economic Development Committee

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

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

Tuesday, July 10, 2012

1:00 PM

Sgt. Mark Dunakin Room - 1st Floor

Roll Call / Call to Order

Councilmember Present: 4 - Vice Mayor Nadel, Member Brunner, Member Kernighan and President Pro Tempore De La Fuente
The Oakland City Council Special Community and Economic Development Committee convened at 1:05 p.m., with Councilmember Brunner presiding as Chairperson.

1 Approval of the Draft Minutes from the Committee Meeting held on June 26, 2012

A motion was made by Vice Mayor Nadel, seconded by President Pro Tempore De La Fuente, to *Approve as Submitted. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente

2 Determination of Schedule of Outstanding Committee Items

A motion was made by Vice Mayor Nadel, seconded by President Pro Tempore De La Fuente, to *Approve as Submitted. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente

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3 Subject: Alice Street Learning Center Lease Extension
 From: Office Of Neighborhood Investment
 Recommendation: Adopt A Resolution Authorizing The City To Extend The Lease Term For
 The Alice Street Learning Center At 250-17th Street From The East Bay Municipal Utility
 District For One Year With Two One Year Renewal Options For The Initial Annual Rent Of
 \$102,296 Plus Estimated Cost Of Utilities, Services, And Assessments And To Accept The
 \$111,600.40 Payment From The Oakland Unified School District To Cover Such Costs
 [11-0602](#)

A motion was made by Vice Mayor Nadel, seconded by President Pro Tempore De La Fuente, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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4 Subject: Broadway Shuttle Expansion Agreement
 From: Office Of Economic And Workforce Development
 Recommendation: Adopt A Resolution Authorizing An Agreement With Ac Transit To
 Continue Operating The City Of Oakland Broadway Shuttle For Two Additional Years, At An
 Initial Cost Of \$767,040 Each Year, And Authorizing The City Administrator To Increase This
 Contract Amount For Expanded Shuttle Hours Or Frequency Of Service Using Any Additional
 Public And Private Grants And Financial Support Secured Within The Two-Year Term Of The
 Contract Without Returning To Council
 [11-0606](#)

A motion was made by Vice Mayor Nadel, seconded by President Pro Tempore De La Fuente, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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5 Subject: Temescal/Telegraph BID Annual Report
 From: Office Of Economic And Workforce Development
 Recommendation: Adopt A Resolution Approving The Annual Reports Of The Temescal
 Telegraph Avenue Property Business Improvement District Of 2005 And The Laurel Property
 Business Improvement District Of 2005 Advisory Boards; Confirming The Continuing Annual
 Assessment For Each Applicable District For Fiscal Year 2012/2013; And Authorizing
 Payment Of The City's Cumulative Fiscal Year 2012/2013 Fair Share Assessment In An
 Amount Not To Exceed \$2,218.03 For City-Owned Property In The Temescal/Telegraph
 Avenue District (APN 014 1219 003 00)
 [11-0608](#)

A motion was made by President Pro Tempore De La Fuente, seconded by Vice Mayor Nadel, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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6 Subject: Changes To Linked Banking Survey
 From: Councilmembers Brunner And Kaplan
 Recommendation: Adopt A Resolution Directing The City Administrator To Include Specific
 Information In The Annual Linked Banking Survey, To Require Survey Completion To
 Determine "Eligible Depositories", To Provide A Transparent Comparative Analysis Of Bank
 Performance To Council By March 31, 2013, And To Return To Council With
 Recommendations For Possible Changes To Update The Linked Banking Ordinance
 [11-0618](#)

A motion was made by Vice Mayor Nadel, seconded by President Pro Tempore De La Fuente, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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7 Subject: Entitlement Extensions
 From: Councilmember Brunner And Pro Tem De La Fuente
 Recommendation: Adopt A Resolution Extending Until December 31, 2013 The Expiration
 Date Of Permits Issued Under The Authority Of Title 17 Of The Oakland Municipal Code
 (Planning Code) And Creek Protection Permits Issued Under The Authority Of Chapter 13.16
 Of The Oakland Municipal Code That Otherwise Would Expire On Or Prior To January 1,
 2013 Upon Request And Payment Of Administrative Fee
 [11-0617](#)

A motion was made by President Pro Tempore De La Fuente, seconded by Member Brunner, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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DUE TO THE PRESENCE OF COUNCILMEMBER Brooks, A QUORUM OF THE CITY COUNCIL WAS NOTED, AND A MOTION WAS MADE AND SECONDED TO ADJOURN THE MEETING OF THE Special Community and Economic Development Committee, AND TO CONVENE AS A SPECIAL MEETING OF THE FULL COUNCIL AT 1:27 p.m.

8 Subject: Non-Owner-Occupied Ordinance
 From: Councilmember Desley Brooks
 Recommendation: Adopt An Ordinance Amending The Oakland Municipal Code To Establish
 A New Chapter 8.58 Requiring The Registration Of And Inspection Of Improved Residential
 Real Property Which Is Not Occupied By The New Owner And The Abatement Of Health And
 Safety Violations
 [11-0541](#)

**Continued to *Community & Economic Development Committee on
9/11/2012**

There were 20 speakers on this item.

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9 Subject: Code Enforcement Liens And Fees Refund - Steven Edrington
 From: Department Of Planning, Building, And Neighborhood Preservation
 Recommendation: Adopt A Resolution Approving A \$3,902.44 Refund To Steven Edrington
 Of Code Enforcement Liens And Fees Previously Assessed Against The Prior Owner For The
 Rehabilitation Of A Foreclosed And Public Nuisance Home Located At 7520 Circle Hill Drive
 [11-0581](#)

A motion was made by President Pro Tempore De La Fuente, seconded by Member Kernighan, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were 2 speakers on this item.

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10 Subject: Prevailing Wages
 From: Office Of The City Administrator
 Recommendation: Receive An Informational Report Describing The City's Real Time
 Reporting Of Prevailing Wages And Workforce Characteristic Data Through The Current
 Labor Compliance Program Tracker (LCPtracker)
 [11-0597](#)

***Received and Filed**
There were no speakers on this item.

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11 Subject: West Oakland Jobs Center Funding
From: Councilmember Brunner
Recommendation: Receive An Informational Report On The Funding Sources For The West
Oakland Jobs Center
[11-0616](#)

***Received and Filed**

The committee directed staff to do the following:

1. *Convene a task force and begin work creating an interim jobs center to ensure that workers are prepared for the December 2013 start of construction*
2. *Engage the Unions to provide an essential role in the creation of the jobs center*
3. *Discuss possibility of depositing money into the social justice fund*
4. *Schedule through Rules an action item to be heard at the October 9, 2012 Community and Economic Development Committee that provides an update on all activities*

The committee directed the Department of Contracts and Compliance to create a flyer or leaflet to educate the public about the services that contracts and compliance and the Business Center provide to connect citizens with job opportunities

There were no speakers on this item.

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12 Subject: OAB Jobs Policy Compliance And Enforcement
From: Councilmember Brooks
Recommendation: Adopt A Resolution Amending The Oakland Army Base Construction Jobs Policies For Public Improvements And Vertical Construction; Establishing Weekly Reporting Requirements For Contractors And Sub-Contractors; Authorizing The Establishment Of A Website Which Will Post Compliance Information In Real Time; Mandate Use Of The City's LCP Tracker Program; And Establishing Sanctions On Contractors And Sub-Contractors For Noncompliance With Oakland's Jobs Policy
[11-0620](#)

A motion was made by Vice Mayor Nadel, seconded by Member Kernighan, that this matter be *Approve as Amended the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Non-Consent item. The motion carried by the following vote:

Votes: Councilmember No: President Pro Tempore De La Fuente
Councilmember Aye: Vice Mayor Nadel, Member Kernighan and Member Brunner

The committee directed staff to amend the resolution to include the following language: "On page 4. Section D. DAMAGES. Delete the existing language and in its place insert the following:

1. Require all contractors and subcontractors to submit weekly workforce charts listing workers by name, residential address, craft, job category, hours worked, sex, race. These charts will be public records. The weekly workforce charts shall be submitted in the formate of the attached template; the workforce information shall be posted, in real time, on a website which the public may view.

On page 5. Section H Employment Projections add the following to subsection 1:

PRIME CONTRACTOR: Within one month after being awarded a prime contract the prime contractor shall:

- 1. identify the estimated number of job positions to be created by the contract;*
- 2. developer shall work with the unions to specify training needed for entry level and semi skilled positions by title;*
- 3. identify the estimated number of apprentices jobs to be created by the contract;*
- 4. identify the estimated Project Hours needed by trade at each stage of the contract.*
- 5. Information contained in 1 through 5 above shall be forwarded to the Job Center and the City Contract Compliance Office.*
- 6. said prime contractor shall be required to submit to the Jobs Center and City Contract Compliance Office weekly workforce -charts listing workers by name, residential address, craft, job category, hours worked, sex and race.*
- 7. The weekly workforce chart shall be submitted in the format on the attached template; the workforce information shall be posted in real time on a website which the public may view.*

Subsection 2: SUBCONTRACTOR: Each Contractor shall at least one month before commencing performance of any project work:

- 1. identify the estimated number of job positions to be created by the contract;*
 - 2. developer shall work with the unions to specify training needed for entry level and semi skilled positions by title;*
 - 3. identify the estimated number of apprentices jobs to be created by the contract;*
 - 4. identify the estimated Project Hours needed by trade at each stage of the contract.*
 - 5. Information contained in 1 through 5 above shall be forwarded to the Job Center and the City Contract Compliance Office.*
 - 6. said prime contractor shall be required to submit to the Jobs Center and City Contract Compliance Office weekly workforce -charts listing workers by name, residential address, craft, job category, hours worked, sex and race.*
 - 7. The weekly workforce chart shall be submitted in the format on the attached template; the workforce information shall be posted in real time on a website which the public may view”*
- . The committee directed staff to negotiate the enforcement measures with the developer.*

There were 20 speakers on this item.

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S-13

Subject: Establishing The Oakland Redevelopment Successor Agency

From: Office Of Neighborhood Investment

Recommendation: Adopt The Following Pieces Of Legislation:

1. A Resolution Establishing The Oakland Redevelopment Successor Agency As The Successor Agency To The Redevelopment Agency Of The City Of Oakland And Providing For Its Governance; And
[11-0640](#)

A motion was made by President Pro Tempore De La Fuente, seconded by Vice Mayor Nadel, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Non-Consent item. The motion carried by the following vote:

Votes: Councilmember No: Member Brunner

Councilmember Aye: Vice Mayor Nadel, Member Kernighan and President Pro Tempore De La Fuente

There were no speakers on this item.

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2. A Successor Agency Resolution Establishing The Oakland Redevelopment Successor Agency, Designating Officers, And Adopting Administrative, Governance, And Operating Rules

[11-0640-1](#)

A motion was made by President Pro Tempore De La Fuente, seconded by Vice Mayor Nadel, that this matter be *Approve as Amended the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 As a Non-Consent item. The motion carried by the following vote:

Votes: Councilmember No: Member Brunner
Councilmember Aye: Vice Mayor Nadel, Member Kernighan and President Pro Tempore De La Fuente
There were no speakers on this item.

[2012-0002 CMS.pdf](#)

S-14

Subject: Approving Submission Of The ROPS To Oversight Board
From: Office Of Neighborhood Investment
Recommendation: Adopt A Successor Agency Resolution Approving The Submission Of A Recognized Obligation Payment Schedule And Successor Agency Administrative Budget For January Through June 2013 To The Oakland Oversight Board, The County, And The State

[11-0636](#)

A motion was made by Vice Mayor Nadel, seconded by Member Kernighan, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Non-Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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S-15 Subject: Sunfield Development DDA
From: Office Of Neighborhood Investment
Recommendation: Adopt A Successor Agency Resolution Authorizing The Oakland
Redevelopment Successor Agency To Enter Into A Disposition And Development Agreement
With The City Of Oakland And Sunfield Development, LLC. For The Sale Of Property At
Foothill Boulevard And Seminary Avenue For No Less Than \$6,000 For Development As A
Retail Shopping Center. And Authorizing An Agreement With The City Of Oakland To
Provide \$150,000 For Remediation Of The Site
[11-0638](#)

A motion was made by President Pro Tempore De La Fuente, seconded by Vice Mayor Nadel, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Non-Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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THE SPECIAL MEETING OF THE CITY COUNCIL ADJOURNED AT THIS TIME AND RECONVENED AS THE Special Community and Economic Development Committee.

S-16 Subject: Central District Pass Through Payment
From: Office Of Neighborhood Investment
Recommendation: Adopt A Resolution Ratifying Receipt And Electing To Receive A Portion
Of The Tax Increments From The Central District Redevelopment Project Area
[11-0648](#)

A motion was made by Vice Mayor Nadel, seconded by Member Kernighan, that this matter be *Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, due back on July 17, 2012 as a Non-Consent item. The motion carried by the following vote:

Votes: Councilmember Aye: Vice Mayor Nadel, Member Kernighan, Member Brunner and President Pro Tempore De La Fuente
There were no speakers on this item.

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Open Forum (TOTAL TIME AVAILABLE: 15 MINUTES)

There were no speakers during Open Forum.

Adjournment

There being no further business, and upon the motion duly made, the Oakland City Council Community and Economic Development Committee adjourned the meeting at 4:50 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.

NOTE: Americans With Disabilities Act

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