



City of Oakland

Office of the City Clerk
Oakland City Hall
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Oakland, California 94612
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Clerk

Meeting Minutes - FINAL

* Special Concurrent Meeting of the Oakland Redevelopment Successor Agency and Community & Economic Development Committee

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

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

Tuesday, December 6, 2016

1:00 PM

Sgt. Mark Dunakin Room - Hearing Room 1

The Oakland City Council Community and Economic Development Committee convened at 1:13 p.m., with President Pro Tempore Reid presiding as Chairperson.

Roll Call / Call To Order

Present 3 - Annie Campbell Washington, Lynette Gibson McElhaney, and Laurence E. Reid

Absent 1 - Rebecca Kaplan

1 Approval Of The Draft Minutes From The Committee Meeting Held On November 15, 2016

[16-0471](#)

Attachments: [View Report](#)

A motion was made by Annie Campbell Washington, seconded by Lynette Gibson McElhaney, that this matter be Accepted. The motion carried by the following vote:

Aye: 3 - Campbell Washington, Gibson McElhaney, and Reid

Absent: 1 - Kaplan

2 Determination Of Schedule Of Outstanding Committee Items

[16-0474](#)

Attachments: [View Report](#)

A motion was made by Lynette Gibson McElhaney, seconded by Annie Campbell Washington, that this matter be Accepted. The motion carried by the following vote:

Aye: 3 - Campbell Washington, Gibson McElhaney, and Reid

Absent: 1 - Kaplan

3 The Item Regarding The "Affordable Housing On The Oak To Ninth Project" Was Withdrawn With No New Date

4 Subject: Plug In Electrical Vehicle Readiness Code Update
From: Oakland Public Works
Recommendation: Conduct A Public Hearing And Upon Conclusion Adopt The
Following Pieces Of Legislation;

1) A Resolution Of Findings Supporting Local Amendments To Sections 4.106.4 And
5.106.5.3 Of The 2016 Edition Of The California Green Building Standards Code To
Comply With Changes To State Law And Adopting California Environmental Quality
Act (CEQA) Exemption Findings; And

[16-0359](#)

Sponsors: Oakland Public Works Department

Attachments: [View report](#)

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**This City Resolution be * Withdrawn and Rescheduled.to go before the
*Community & Economic Development Committee to be heard 1/10/2017**

2) An Ordinance Adopting Local Amendments To Sections 4.106.4 And 5.106.5.3 Of
The 2016 Edition Of The California Green Building Standards Code And Amending
Oakland Municipal Code Chapter 15.04 To Include New Requirements For Plug-In
Electric Vehicle Infrastructure To Comply With Changes To State Law And Adopting
California Environmental Quality Act (CEQA) Exemption Findings

[16-0370](#)

Councilmember Kaplan arrived at 1:16 p.m.

**This Ordinance be * Withdrawn and Rescheduled.to go before the *Community &
Economic Development Committee to be heard 1/10/2017**

- 11 Subject: George P. Scotlan Convention Center Management Agreement
From: Economic And Workforce Development Department
Recommendation: Adopt A Resolution: (1) Authorizing The City Administrator, Without Returning To The City Council, To Negotiate And Execute A Ten-Year Agreement, With A Five-Year Extension Option, With Integrated Services Corporation, Inc. For Management And Operation Of The George P. Scotlan Memorial Convention Center For An Annual Base Fee Not To Exceed \$150,000, Plus An Incentive Fee Not To Exceed (A) Ten Percent Of Net Revenue Less Than \$500,000 And (B) Twenty Percent Of Net Revenue Above \$500,000, Such Agreement To Be In A Form And Content Substantially In Conformance With The Term Sheet Attached As Attachment A; And (2) Adopting California Environmental Quality Act (CEQA) Exemption Findings Pursuant To CEQA Guidelines Section 15301.
[16-0418](#)

Sponsors: Economic & Workforce Development Department

Attachments: [View Report](#)
[86525 CMS](#)

This item was heard in advance of item 5.

There were 6 speakers on this item.

A motion was made by Lynette Gibson McElhaney, seconded by Rebecca Kaplan, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 5 Subject: Lease Of 5050 Coliseum Way And 750 50th Avenue
From: Economic And Workforce Development Department
Recommendation: Adopt An Ordinance Authorizing The City Administrator, Without Returning To Council, To Negotiate And Execute A Lease For Properties Located At 5050 Coliseum Way And 750 50th Avenue With Dodg Corporation For Use By The City's Public Works Department For A Term Of Ten (10) Years, With Five, Three-Year Options To Extend The Lease, For The Monthly Rental Amount Of Forty-Three Thousand Dollars (\$43,000), Equal To An Initial Aggregate Annual Amount Of Five Hundred Sixteen Thousand Dollars (\$516,000), Plus Consumer Price Index Increases Each Annual Anniversary Date Not To Exceed Five Percent Per Year; And Making Certain California Environmental Quality Act Exemption Findings
[16-0419](#)

Sponsors: Economic & Workforce Development Department

Attachments: [View Report](#)

There was 1 speaker on this item.

A motion was made by Rebecca Kaplan, seconded by Annie Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 6 Subject: Brooklyn Basin Affordable Housing Parcel Swap
From: Housing And Community Development Department
Recommendation: Adopt An Ordinance (1) Authorizing The City To Acquire Project Parcel A For Affordable Housing Development At The Brooklyn Basin Project From Zarsion-OHP I, LLC, In Exchange For Project Parcel G, (2) Authorizing An Amendment To The Cooperation Agreement With The Oak To Ninth Community Benefits Coalition To Reflect The Exchange, And (3) Amending Resolution No. 84349 C.M.S. To Terminate The City's Put Option Providing For The Optional Resale Of The Affordable Housing Parcels Back To Zarsion-OHP I
[16-0431](#)

Sponsors: Housing And Community Development Department

Attachments: [View Report](#)

There were 5 speakers on this item.

A motion was made by Lynette Gibson McElhaney, seconded by Annie Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 7 Subject: Oakland Tourism BID Annual Report Approval
From: Economic and Workforce Development Department
Recommendation: Adopt A Resolution A) Approving The Fiscal Year 2015-2016
Annual Report Of The Oakland Tourism Business Improvement District 2015 Owners'
Association ("Visit Oakland"), And B) Confirming The Continuing Annual Assessment
For The Oakland Tourism Business Improvement District 2015 ("OTBID") For Fiscal
Year 2016-2017
[16-0421](#)

Sponsors: Economic & Workforce Development Department

Attachments: [View Report](#)
[86524 CMS](#)

Staff was directed to include a supplemental report regarding promotional materials.

A motion was made by Lynette Gibson McElhaney, seconded by Annie Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 8 Subject: Army Base Northeast Gateway Construction Related Air Quality
From: Planning And Building Department
Recommendation: Receive An Informational Report On The Construction -Related Air
Quality Plan Prepared By Prologis And Approved By The City Administrator For The
Northeast Gateway Site Of The Oakland Army Base Redevelopment Project
[16-0446](#)

Sponsors: Planning & Building Department

Attachments: [View Report](#)

A motion was made by Rebecca Kaplan, seconded by Annie Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 9** Subject: Proposed Sale Of Real Property 822 Washington Street
From: Economic And Workforce Development Department
Recommendation: Adopt A Resolution Authorizing The ORSA Administrator Or
Designee To Negotiate And Execute A Purchase And Sale Agreement And Related
Documents Between The Oakland Redevelopment Successor Agency And 11 West
Partners, Or A Legal Entity Affiliated With 11 West Partners, For The Sale Of 822
Washington Street, Oakland, CA 94607 For Not Less Than One Million Eight Hundred
Thousand Dollars (\$1,800,000), In A Form And Content Substantially In Conformance
With The Term Sheet; And To Make Certain California Environmental Quality Act
Exemption Findings
[16-0422](#)

Sponsors: Economic & Workforce Development Department

Attachments: [View Report](#)
[View Supplemental Report](#)
[2016-011 CMS](#)

A motion was made by Lynette Gibson McElhaney, seconded by Annie Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 10** Subject: License Agreement For Use Of Building L-118 At Oakland International Airport
From: Economic And Workforce Development Department
Recommendation: Adopt An Ordinance Authorizing The City Administrator, Without Returning To Council, To Negotiate And Execute An Amendment To A License And Concession Agreement With The Port Of Oakland For The City's Use Of Port Building L-118 At The Oakland Airport For Office Use And Maintenance Of City Helicopters: (1) Extending The Agreement By Five Years, With Five (5) One Year Options; And (2) Setting Rent At Sixteen Thousand Four Hundred Seventeen Dollars And Five Cents (\$16,417.05) Monthly, Such Rent To Be Offset By The Equivalent Value Of Services Provided By The Oakland Police Department At The Airport; And Making Certain California Environmental Quality Act Exemptions
[16-0420](#)

Sponsors: Economic & Workforce Development Department

Attachments: [View Report](#)

A motion was made by Annie Campbell Washington, seconded by Lynette Gibson McElhaney, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 12** Subject: Appropriation Of Additional Funding for the Oakland Private Industry Council
From: Economic and Workforce Development Department
Recommendation: Adopt A Resolution Amending Resolution No. 86253 C.M.S., Which Adopted The Fiscal Year 2016-17 Workforce Development Budget And Authorized Workforce Service Provider Contracts, To Appropriate An Additional \$132,597 In Workforce Innovation And Opportunity Act Funds To Rapid Response, And To Allocate \$64,771 Of Said Funds To The Oakland Private Industry Council, Inc.
[16-0432](#)

Sponsors: Economic & Workforce Development Department

Attachments: [View Report](#)
[86526 CMS](#)

A motion was made by Rebecca Kaplan, seconded by Lynette Gibson McElhaney, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

- 13** Subject: Ordinance Amending Vehicular Food Vending Program
From: Council President Reid
Recommendation: Adopt An Ordinance Amending Oakland Municipal Code Chapters 8.09, Vehicular Food Vending, And 5.49, Pushcart Food Vending Pilot Program, To Permit Vehicular Food Vending On Private Property And Within The Public Right-Of-Way On 85th Avenue Between Edes Avenue And San Leandro Boulevard And Make Related Administrative Changes, And Adopting California Exemption Quality Act (CEQA) Exemption Findings [16-0451](#)

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

There were 7 speakers on this item.

A motion was made by Annie Campbell Washington, seconded by Lynette Gibson McElhaney, that this matter be Approve the Recommendation of Staff, and Forward to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/13/2016. The motion carried by the following vote:

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

Open Forum (TOTAL TIME AVAILABLE: 15 MINUTES)

1 speaker spoke 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 2:35 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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