

**REVISED**  
3-7-12

Approved as to Form and Legality

**FILED**  
OFFICE OF THE CITY CLERK  
OAKLAND

**OAKLAND CITY COUNCIL**

*Hee*  
\_\_\_\_\_  
City Attorney

2012 MAR 14 PM 4:38 **RESOLUTION No. 83747 C.M.S.**

Introduced by Councilmember \_\_\_\_\_

**RESOLUTION AUTHORIZING A PROFESSIONAL SERVICES CONTRACT WITH LAMPHIER-GREGORY AND TEAM OF CONSULTANTS, IN AN AMOUNT NOT TO EXCEED \$1,900,000, FOR SERVICES RELATED TO THE OAKLAND ALAMEDA COLISEUM COMPLEX AND ENVIRONS AND THE OAKLAND AIRPORT BUSINESS PARK SPECIFIC PLANS AND ENVIRONMENTAL IMPACT REPORT WITHOUT RETURN TO COUNCIL**

**WHEREAS**, Per the Funding Agreement adopted on March 3, 2011 by the Oakland City Council (Resolution #83256 CMS), and as submitted in the First Amended and Restated Enforceable Obligation Payment Schedule (EOPS), approximately \$3.5 million has been allocated by the City Council to fund preparation of up to two specific plans, an environmental impact report ("EIR") and other predevelopment costs for the future development of the 750 acres surrounding the Oakland-Alameda Coliseum Complex, and the business park east of the Oakland International Airport; and

**WHEREAS**, The City envisions this area as a location for sub-regional corporate headquarters, combined with a mixed use, sports and entertainment complex, all accessible to multiple modes of transportation, taking advantage of the proximity of the Oakland International Airport;

**WHEREAS**, The City issued an advertised, competitive Request for Proposals for contracting services for these two specific plans and EIR in October, 2011, with a deadline for submission of November 4, 2011; and

**WHEREAS**, six consultant teams responded by the deadline to the Request for Proposals; and

**WHEREAS**, after City, Redevelopment Agency and Port of Oakland staff interviewed the six consultant teams, which included Lamphier-Gregory, a professional services company based in Oakland; and

**WHEREAS**, the interview team has identified Lamphier-Gregory as the firm best situated and qualified to serve as the prime contractor to prepare the Specific Plans and the EIR; and

**WHEREAS**, to guard against an over-reliance on the presence of professional sports franchises for the future development of the Coliseum site, the Project Design, Specific Plan, and EIR shall include non-stadium alternatives; and

**WHEREAS**, under a separate Council resolution, an Exclusive Negotiating Agreement is sought with JRDV Urban International separately to facilitate private predevelopment work at the Oakland Alameda Coliseum complex, for an amount not to exceed \$1.6 million; and

**WHEREAS**, sufficient funds for the specific plans and EIR are available under the Enforceable Obligations Payment Schedule; and

**WHEREAS**, the City lacks the equipment and qualified personnel to perform the necessary work and the City Council finds and determines that services under these contracts will be temporary, and the performance of these contracts is in the public interest because of economy; and

**WHEREAS**, the City Council finds and determines that the performance of these contracts shall not result in the loss of employment or salary by any person having permanent status in the competitive service; now, therefore, be it

**RESOLVED**, That the City Administrator, or her designee, is hereby authorized to award, negotiate, and enter into professional services agreements with Lamphier-Gregory and sub-consultants, as needed, for the preparation of the Coliseum Area Specific Plan(s) and EIR, for an amount of \$1,900,000, including contingency, and to execute any amendments or modifications of said professional services agreements, within the limitations of the Project budget, without returning to the City Council; and be it

**FURTHER RESOLVED**: That the City Council has independently reviewed and considered the environmental determination, and the Council finds and determines that this action complies with CEQA because this action on the part of the City is exempt from CEQA pursuant to the following CEQA Guidelines (each on a separate and independent basis): Section 15262 (feasibility and planning studies), Section 15306 (information collection), Section 15061(b)(3) (general rule) and Section 15183 (“Projects consistent with a General Plan or Zoning”); on a separate and independent basis, the two resolutions comply with CEQA because they rely on the previously certified Final Environmental Impact Report for the Land Use and Transportation Element of the Oakland General Plan (1998); and be it

**FURTHER RESOLVED**, That the professional services agreements shall be reviewed and approved by the City Attorney for form and legality, and placed on file in the Office of the City Clerk.

MAR 6 2012

IN COUNCIL, OAKLAND, CALIFORNIA, \_\_\_\_\_

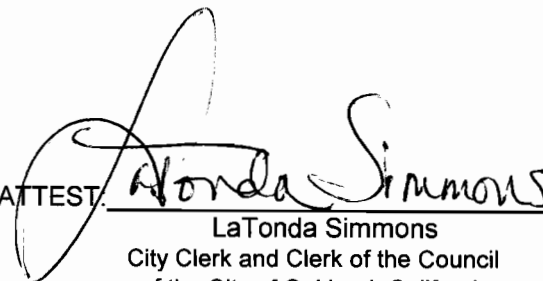
**PASSED BY THE FOLLOWING VOTE:**

AYES - BROOKS, BRUNNER, DE LA FUENTE, ~~REID~~, KERNIGHAN, NADEL, SCHAAF and PRESIDENT REID - 7

NOES - 0

ABSENT - Kaplan - 1

ABSTENTION - 0

ATTEST   
LaTonda Simmons  
City Clerk and Clerk of the Council  
of the City of Oakland, California