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*Mark P. Wall*  
*Joe A. ...*

DEPUTY CITY ATTORNEY

## OAKLAND CITY COUNCIL

RESOLUTION NO. 85 486 C.M.S.

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**A RESOLUTION (1) ACKNOWLEDGING THE CITY OF OAKLAND'S PARTICIPATION IN THE EAST BAY CORRIDORS INITIATIVE, A REGIONAL, MULTI-JURISDICTIONAL COLLABORATION OF BAY AREA CITIES, COUNTIES AND THE ASSOCIATION OF BAY AREA GOVERNMENTS DESIGNED TO SERVE AS A PLATFORM FOR EAST BAY JURISDICTIONS TO PRIORITIZE AND FUND CATALYST PROJECTS THAT SUPPORT HOUSING, INFRASTRUCTURE AND COMMUNITY DEVELOPMENT PROJECTS, (2) AUTHORIZING THE CITY ADMINISTRATOR TO EXECUTE A MEMORANDUM OF UNDERSTANDING (MOU) BETWEEN OAKLAND AND PARTICIPANTS IN THE EAST BAY CORRIDORS INITIATIVE TO COLLABORATIVELY ENHANCE THE LIVABILITY, MOBILITY AND ECONOMIC PROSPERITY FOR AREAS WITHIN THE CORRIDORS AND TO ESTABLISH THE ADMINISTRATIVE AND GOVERNANCE STRUCTURE FOR THE INITIATIVE, AND (3) AMENDING COUNCIL RESOLUTION 83714 C.M.S WHICH ACCEPTED A STATE STRATEGIC GROWTH GRANT FOR INTERNATIONAL BOULEVARD CORRIDOR PLANNING, TO WAIVE CENTRAL SERVICE OVERHEAD IN THE AMOUNT OF APPROXIMATELY \$105,000 PURSUANT TO STATE REQUIREMENTS.**

**WHEREAS**, the City of Oakland (City) had applied to the Association of Bay Area Governments (ABAG), the Council of Government for the San Francisco Bay Area, for designation of the following neighborhoods in the City as Priority Development Areas (PDAs): (1) Downtown at 12<sup>th</sup> / 19<sup>th</sup> Streets, (2) West Oakland, (3) Fruitvale/Dimond, and (4) Coliseum BART Area; and

**WHEREAS**, the City is in the process of amending the boundaries of the current PDAs and establishing new PDAs within the areas under consideration by the East Bay Corridors Initiative; and

**WHEREAS**, ABAG has designated these neighborhoods as PDAs and adopted Plan Bay Area, an integrated land use and transportation strategy to accommodate the region's projected population, housing and job growth between 2010 and 2040 based on PDAs; and

**WHEREAS**, the City and the Jurisdictions of Alameda County, Alameda, Albany, Berkeley, Contra Costa County, El Cerrito, Emeryville, Hayward, Hercules, Oakland, Pinole, Richmond, San Leandro, San Pablo, and Union City (collectively, the Corridor Jurisdictions) have PDAs within their communities that form a geographical and land use alignment referred to as the East Bay Corridor [*see EXHIBIT A* to this Resolution]; and

**WHEREAS**, the staffs of the Corridor Jurisdictions and ABAG have been collaborating to identify a preliminary set of inter-jurisdictional strategies for implementing local and regional planning objectives for each segment of the corridor in an effort referred to as the East Bay Corridor Initiative; and

**WHEREAS**, the staffs of the Corridor Jurisdictions and ABAG recommend that the Corridor Jurisdictions and ABAG continue to coordinate on the development of multi-jurisdictional strategies to create a network of thriving neighborhoods and downtowns in Corridor PDAs, including but not limited to the subgroups that comprise the Oakland-Union City Corridor and the San Pablo Corridor; and

**WHEREAS**, the staffs of the Corridor Jurisdictions and ABAG recommend that the Corridor Jurisdictions and ABAG enter into a Memorandum of Understanding for the East Bay Corridors Initiative (MOU) [*See EXHIBIT B*] to (1) continue the development of multi-jurisdictional strategies to create a network of thriving neighborhoods and downtowns in Corridor PDAs, (2) identify and develop funding sources to implement agreed upon strategies and (3) endorse joint applications by one or more Corridor Jurisdictions for grants and other funding that support agreed upon multi-jurisdictional strategies; and

**WHEREAS**, the MOU does not require the City to expend any funds or endorse any or support any pre-determined project or strategy except as commonly agreed upon among the Corridor Jurisdictions and ABAG; and

**WHEREAS**, the Council passed resolution No. 83714 authorizing the City Administrator to apply for, accept, and appropriate up to \$1 million from the State of California Strategic Growth Council (State) for the Sustainable Communities Planning Grant and Incentive Program Funds for the International Boulevard TOD Implementation Plan and the City received an award of \$999,836 for a three year period beginning on April 2, 2013; and

**WHEREAS**, as part of the State grant terms, indirect costs and overhead, such as the City's Central Services Overhead (CSO), are not reimbursable.

**NOW, THEREFORE, BE IT RESOLVED**, the City Council of the City of Oakland hereby authorizes the City Administrator, or his/her designee, to execute the Memorandum of

Understanding for the East Bay Corridors Initiative, and to take all actions necessary to implement the MOU; and be it

**FURTHER RESOLVED:** That a contribution from the General Purpose Fund in an amount equivalent to the program's Central Services Overhead charges in an estimated amount of \$105,000 will be made in connection with the State Strategic Growth Council grant funded programs.

IN COUNCIL, OAKLAND, CALIFORNIA, MAR 31 2015

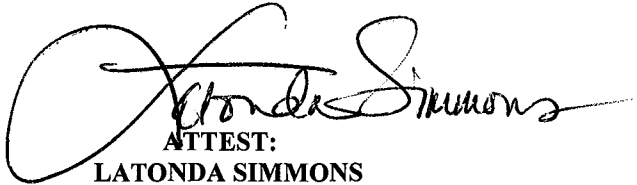
**PASSED BY THE FOLLOWING VOTE:**

AYES- BROOKS, CAMPBELL WASHINGTON, GALLO, GUILLEN, KALB, KAPLAN, REID, and PRESIDENT GIBSON MCELHANEY - 8

NOES- 0

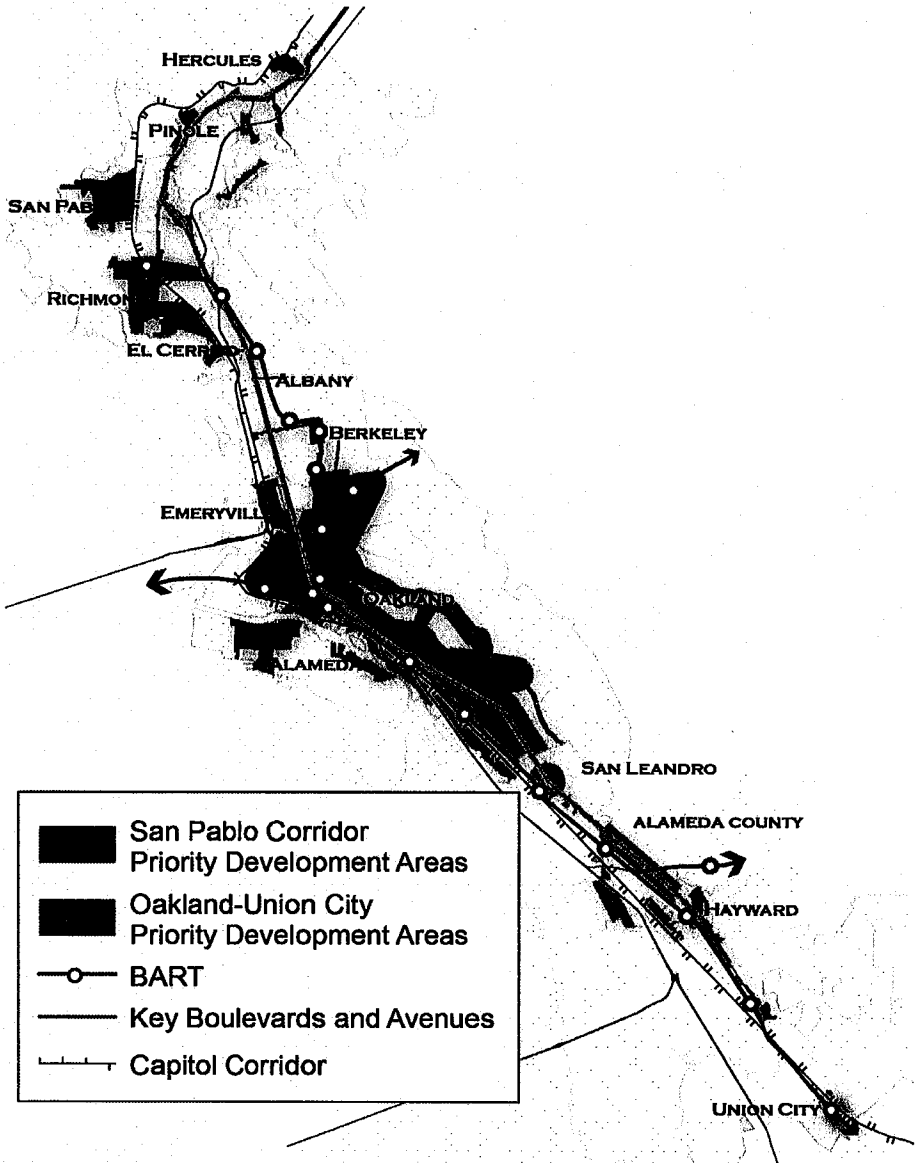
ABSENT- 0






ABSTENTION- 0



ATTEST:  
LATONDA SIMMONS  
City Clerk and Clerk of the Council  
of the City of Oakland, California

**EXHIBIT A  
EAST BAY CORRIDORS  
INITIATIVE AREA**



	San Pablo Corridor Priority Development Areas
	Oakland-Union City Priority Development Areas
	BART
	Key Boulevards and Avenues
	Capitol Corridor

- Oakland-Union City Corridor Jurisdictions**
- Oakland
  - San Leandro
  - Unincorporated Alameda County (Ashland/Cherryland)
  - Hayward
  - Union City

- San Pablo Corridor Jurisdictions**
- Oakland
  - Emeryville
  - Berkeley
  - Alameda
  - Albany
  - El Cerrito
  - Richmond
  - San Pablo
  - Pinole
  - Hercules
  - Unincorporated Contra Costa County

**MEMORANDUM OF UNDERSTANDING  
- EAST BAY CORRIDORS INITIATIVE -**

This Memorandum of Understanding (“MOU”) is entered into by and between the following participating entities (Participant; collectively, Participants):

Association of Bay Area Governments (ABAG)  
City of Alameda (Alameda)  
City of Albany (Albany)  
City of Berkeley (Berkeley)  
City of El Cerrito (El Cerrito)  
City of Emeryville (Emeryville)  
City of Hayward (Hayward)  
City of Hercules (Hercules)  
City of Oakland (Oakland)  
City of Pinole (Pinole)  
City of Richmond (Richmond)  
City of San Leandro (San Leandro)  
City of San Pablo (San Pablo)  
City of Union City (Union City)  
County of Alameda (Alameda County)  
County of Contra Costa (Contra Costa)

A. Purpose. The activities undertaken under this MOU will constitute the East Bay Corridor Initiative (Initiative). The purpose of this MOU is to define and formalize the working relationship among regional and local agencies whose geographical boundaries include a portion or all of the East Bay Corridors, as further described below. This MOU defines the shared goals and objectives of these local and regional agencies working collaboratively to enhance livability, mobility and economic prosperity within the Corridors, and establishes the necessary administrative and governance structure to promote a cooperative relationship and for ensuring success of the Initiative.

B. Background. Plan Bay Area is an integrated land use and transportation strategy to accommodate the region’s projected population, housing and job growth between 2010 and 2040 which, if implemented, would achieve State targets for reductions in greenhouse gas emissions. Plan Bay Area is based primarily on the PDAs in the nine county San Francisco Bay Region, including those in the East Bay Corridor (Corridor PDAs). ABAG and the Metropolitan Transportation Commission (MTC) adopted Plan Bay Area in 2013. The strategy for implementation of Plan Bay Area includes investment of existing and anticipated resources in PDAs.

Reflecting strong transit access and a local commitment to planning and investment, Plan Bay Area projects that Corridor PDAs will grow at a faster rate than the region as a whole. Many of the investments included in Plan Bay Area connect and/or serve the cities and counties within the Corridor (Corridor Jurisdictions).

Compared to the region as a whole, residents of Corridor PDAs have lower household incomes; suffer more from poor air quality and other adverse environmental impacts; are at a higher risk during natural disasters; and are subject to displacement risk from rising housing costs. Many Corridor PDAs face obstacles to realizing the development envisioned in adopted plans. These range from limited local resources to build infrastructure and public spaces to a lack of funding for affordable housing and difficulties attracting private investment. At the same time, the Corridor PDAs are located in close proximity to jobs and institutions of higher education. Further, numerous economic clusters appear to be growing in, or near the Corridor PDAs. Given this opportunity, the potential positive impact of a complementary approach to planning and investment is substantial, and can potentially provide a model for other Bay Area sub-regions with similar challenges.

Between 2000 and 2014, Alameda, Albany, Berkeley, El Cerrito, Emeryville, Hayward, Hercules, Oakland, Pinole, Richmond, San Leandro, San Pablo, Union City, Alameda County and Contra Costa (Corridor Jurisdictions) have adopted 25 land use plans for Priority Development Areas (PDAs), a locally-driven land use planning program of ABAG for sustainable development. All of these PDAs are located within the geography of East Bay Corridor (see Attachment 1).

In September 2013, the East Bay Corridors Initiative was presented to ABAG's Executive Board as a top implementation strategy for realizing Plan Bay Area. Between September and November 2013, staff from Participants, ABAG, and other public agencies met to identify obstacles to achieving the level and quality of growth planned for PDAs in these jurisdictions. To develop strategies, the group divided the East Bay Corridor into two segments: the Oakland-Union City Corridor and the San Pablo Corridor (see Attachment 1). The Oakland-Union City Corridor includes Oakland, San Leandro, Hayward, and Union City, as well as the Alameda County. The San Pablo Corridor includes Oakland, Emeryville, Berkeley, Albany, El Cerrito, Richmond, San Pablo, Pinole, Hercules and Contra Costa.

During 2014, staff from Participant jurisdictions, ABAG and other public agencies held workshops to identify a preliminary set of inter-jurisdictional strategies for implementing local PDAs and regional planning objectives for each segment of the corridor. In 2015, Participants, ABAG and other public agencies will engage in working groups to solidify these strategies. This will set the stage for engagement with city leadership, development of partnerships with the non-profit and business communities, and obtaining funding to carry out the strategies.

**C. Proposed Activities.** The Participants will undertake the following activities.

1. Continue to coordinate with Planning and Community Development Directors the development of multi-jurisdictional strategies to create a network of thriving neighborhoods and downtowns in Corridor PDAs. This coordination can include all Participants or subgroups, including but not limited to the subgroups that comprise the Oakland-Union City Corridor and the San Pablo Corridor.
2. Identify and develop funding sources to implement agreed upon strategies.
3. Endorse joint applications by Participants for grants and other funding that support agreed upon multi-jurisdictional strategies.

D. Responsibilities. Each Participant will have the following responsibilities:

1. Each Participant will assign a representative to the Steering Committee.
2. Each Participant will participate in the development and/or review of relevant multi-jurisdiction strategies.
3. ABAG will coordinate the East Bay Corridors Initiative. This will not limit or supersede any other activities undertaken collaboratively by Participants.

E. Structure and Governance. For ease of formation and administration and to maintain flexibility, the East Bay Corridor Initiative is structured as an unincorporated association of local and regional public entities. The Participants agree that this MOU is independent of any other contract(s) or agreement(s) between or among the Participants, or the contract(s) or agreement(s) between or among any Corridor Jurisdiction that are promulgated to implement a grant or local PDA plan.

A Steering Committee made up of one representative from each Participant will coordinate activities undertaken pursuant to this MOU. Every Participant will appoint as its representative(s) to the Steering Committee or any subcommittee, a staff person with expertise and experience land use planning and development, presumably the local Planning Director. The Steering Committee may establish subcommittees to undertake activities that advance the East Bay Corridor Initiative that affect less than all Participants.

Through a unanimous vote of all Steering Committee representatives, the Steering Committee may establish rules related to decision-making for the entire Steering Committee or Subcommittees, including but not limited to voting and participation.

Every Participant also has the right, but not the obligation, to appoint an alternate to the Steering Committee or subcommittee. The alternate may attend any meeting of the Steering Committee or subcommittee. However, the alternate is not included in the quorum count, is not entitled to vote and may not participate in the deliberations of the Steering Committee or subcommittee, except in the absence of the representative for whom he/she is an alternate.

F. Participant Resources. The Participants acknowledge that the East Bay Corridor Initiative is likely to require some investment of resource for it to be effective. Each Participant will assign staff, at no cost, to act as its representative to the Steering Committee and any relevant subcommittee.

G. Other Matters. Each Participant shall indemnify and hold harmless the other Participants from the indemnifying Participant's share of liability, as determined by a court of law, for any and all claims, costs and liability for any damage caused by the negligence or willful misconduct of the indemnifying Participant and its officers, employees or agents in the indemnifying Participant's performance under this MOU. The obligations of the indemnifying Participant under this section shall not apply to any claim, cost or liability caused by the negligence or willful misconduct of any other Participant. Under no circumstances shall the indemnifying Participant be liable to any other Participant or any other person or entity for consequential or special damages, or for any damages based on loss of use, revenue, profits or business

opportunities arising from or in any way relating to performance of the indemnifying Participant under this MOU.

H. Withdrawal and Termination. This MOU will continue until terminated by majority vote of the Steering Committee, but Participants may withdraw from this MOU on 60 days' notice to other Participants. New Participants may be added by majority vote of the current Participants.

I. Amendments. This MOU may be amended by a written agreement executed by the Participant in the same manner as this MOU.

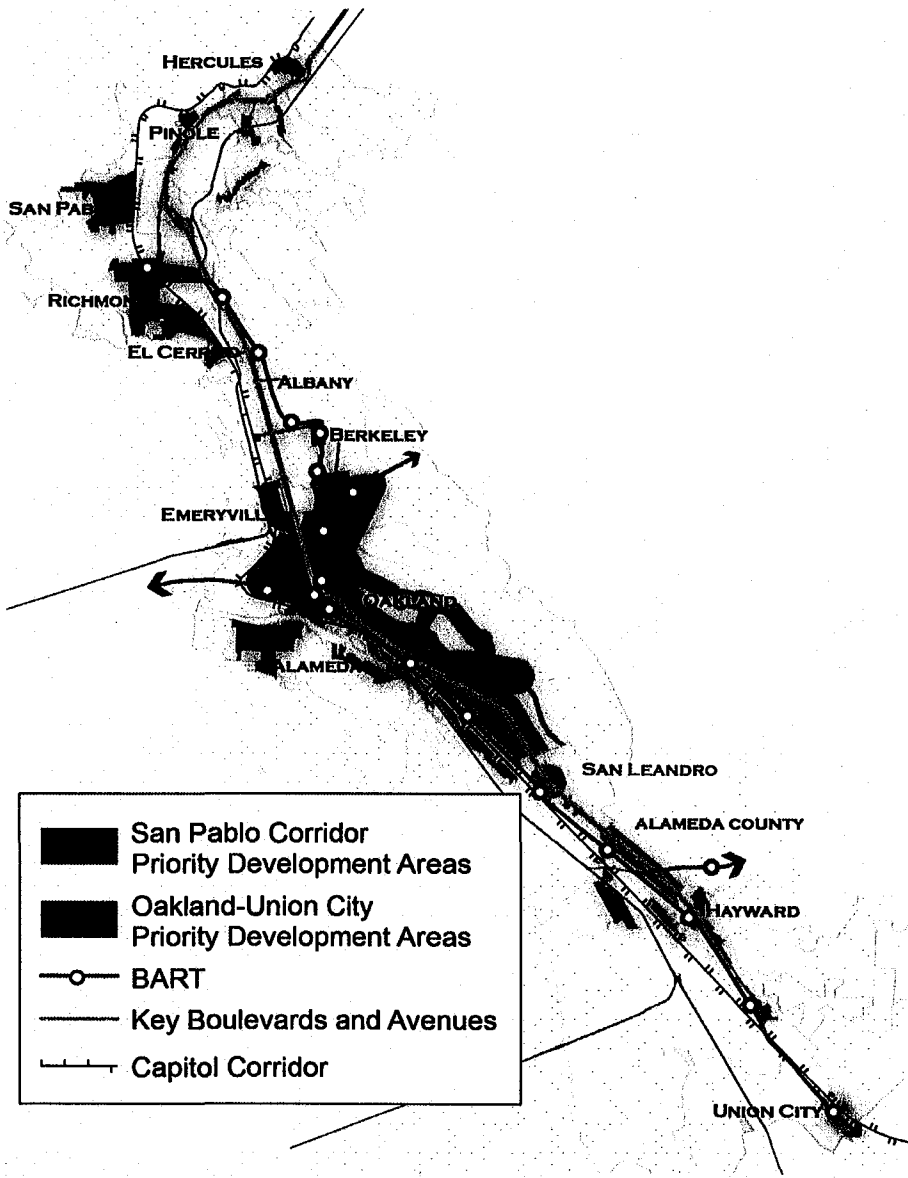
J. Counterparts. This MOU may be executed in counterparts, each of which is an original and all of which constitute one and the same instrument.






K. Effective Date. This MOU is effective upon the date a minimum of nine Participants have executed the MOU.

IN WITNESS WHEREOF, the Participants have caused this Memorandum of Understanding to be effective with the approval of their authorized representatives on the dates indicated below.



**Attachment 1  
EAST BAY CORRIDORS  
INITIATIVE AREA**



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	Oakland-Union City Priority Development Areas
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