

# City of Oakland

*Office of the City Clerk  
Oakland City Hall,  
1 Frank H. Ogawa Plaza, Room 201  
Oakland, California 94612*



CITY OF OAKLAND

## **Meeting Agenda - FINAL**

**Tuesday, April 11, 2023**

**4:00 PM**

**City Council Chamber, 3rd Floor**

### **\*Special Community & Economic Development Committee**

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

*City of Oakland Website: <http://www.oaklandca.gov>*

**The Public May Observe And/Or Participate In This Meeting Many Ways.**

**OBSERVE:**

- To observe, the public may view the televised video conference by viewing KTOP channel 10 on Xfinity (Comcast) or ATT Channel 99 and locating City of Oakland KTOP - Channel 10
- To observe the meeting online from the City's Agenda Meeting Calendar, at the noticed meeting time, please click on <https://oakland.legistar.com/calendar.aspx> and click on the "In Progress" link under "Video" for the corresponding meeting.
- To observe the meeting by video conference, please click on this link: <https://us02web.zoom.us/j/86135391880> at the noticed meeting time.
- To listen to the meeting by phone, please call the numbers below at the noticed meeting time: Dial (for higher quality, dial a number based on your current location):US: +1 669 900 6833 or +1 253 215 8782 or +1 346 248 7799 or +1 929 436 2866 or +1 301 715 8592 or +1 312 626 6799 or 833 548 0282 (Toll Free) or 877 853 5247 (Toll Free) or 888 788 0099 (Toll Free) or 833 548 0276 (Toll Free) Meeting ID: 861 3539 1880

If asked for a participant ID or code, press #.

**PUBLIC COMMENT WILL BE TAKEN ON EACH ACTION ITEM . ALL MEMBERS OF THE PUBLIC WISHING TO SPEAK MUST FILL OUT A SPEAKER CARD FOR EACH ITEM. SPEAKERS' CARDS MUST BE RECEIVED BY THE CITY CLERK. COMMENTS ON ITEMS NOT ON THE AGENDA WILL BE TAKEN DURING OPEN FORUM AT THE END OF THE MEETING.**

**ELECTRONIC SPEAKER CARDS/PUBLIC COMMENTS:**

- **THE E-COMMENT FUNCTION IS CURRENTLY UNAVAILABLE.** Please Email Written Comments To [Cityclerk@Oaklandca.Gov](mailto:Cityclerk@Oaklandca.Gov). Written Comments Must Be Submitted At Least 24 Hours Prior To The Meeting Time To Be Delivered To Committee Members.
- To Comment In Person, Members Of The Public Must Submit A Separate Speaker Card For Each Item On The Agenda To The City Clerk Before The Item Is Called.
- To Comment Via Zoom, Members Of The Public Must Submit An Electronic Speakers Card By Emailing [Cityclerk@Oaklandca.Gov](mailto:Cityclerk@Oaklandca.Gov). The Email Should Include The Name And Date Of The Meeting, The Agenda Number, & Zoom Profile Name (Which At The

Speakers Discretion May Be Their Legal Name Or Other Information To Identify Them) Or Phone Number.

• Once You Have Submitted Your Electronic Speaker Card - To Comment Via Zoom , Your Zoom Profile Name Will Be Acknowledged To Speak When Public Comment Is Being Taken On A Eligible Agenda Item At The Presiding Officers Discretion. You Will Be Permitted To Speak During Your Turn, Allowed To Comment, And After The Allotted Time, Re-Muted. Instructions On How To “Raise Your Hand” Is Available At: <https://support.zoom.us/hc/en-us/articles/205566129-raise-hand-in-webinar>.

• To Comment By Phone, Upon Submitting An Electronic Speakers Card, Please Call On One Of The Above Listed Phone Numbers. You Will Be Prompted To “Raise Your Hand” By Pressing “\*9” To Speak When Public Comment Is Taken. You Will Be Permitted To Speak During Your Turn, Allowed To Comment, And After The Allotted Time, Re-Muted. Please Unmute Your Self By Pressing \*6.

If you have any questions, please email the Agenda Management Unit at [cityclerk@oaklandca.gov](mailto:cityclerk@oaklandca.gov)

- Office of the City Clerk

#### **DEFINITION OF TERMS:**

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

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

• **Consent Item:** shall mean, for the purposes of the City Council agenda, any action or informational item that a Standing Committee has forwarded to the full Council with unanimous recommendation for approval, except: 1) any item having a high level of public interest or controversy as determined by the Rules and Legislation Committee; 2) any action item that the Rules and Legislation Committee has placed on the Consent Calendar in accordance with Rule 26; or 3), any item that requires a public hearing or that is otherwise ineligible by law as a Consent Item.

• **Non-Consent Item:** shall mean, for the purposes of the City Council agenda, any action or informational item that: 1) a Standing Committee has forwarded to the full Council without unanimous recommendation for approval; 2) has a high level of public interest or controversy as determined by the Rules and Legislation Committee or: 3) requires a public hearing or is otherwise ineligible by law as a Consent Item.

**COMMITTEE MEMBERSHIP:**

*Councilmember Carroll Fife, District 3; Councilmember Noel Gallo, District 5;  
Councilmember Kevin Jenkins, District 6; Chairperson: President Pro Tempore Dan  
Kalb, District 1*

**Roll Call / Call To Order**

- 1 Approval Of The Draft Minutes From The Committee Meeting Of March 14, 2023

[23-0189](#)

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

- 2 Determination Of Schedule Of Outstanding Committee Items

[23-0223](#)

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

- 3 Subject: California Automated Permit Processing (CalAPP) Program Grant  
From: Planning And Building Department  
Recommendation: Adopt A Resolution Authorizing The City Administrator To Apply For,  
Accept, And Appropriate Up To A Total Of One Hundred Thousand Dollars \$100,000 In  
California Automated Permit Processing Program (CalAPP) Grant Funds From The State  
Of California Energy Commission And Adopting Appropriate California Environmental  
Quality Act Findings

[23-0201](#)

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

[View Legislation](#)

**Legislative History**

3/23/23

\*Rules & Legislation  
Committee

Scheduled to the \*Community & Economic  
Development Committee

- 4 Subject: Extended Rent Reduction For Oakland School For The Arts At The Fox Theater  
From: Economic And Workforce Development Department  
Recommendation: Adopt An Ordinance (1) Authorizing A Lease Amendment Between  
The City Of Oakland And The Oakland School For The Arts (OSA) For Approximately  
62,910 Square Feet Located On The 2nd And 3rd Floors Of The Fox Theater At 1805  
Telegraph Avenue To Extend The Reduced Rental Rate Of Forty-Seven Thousand  
Twenty-Five Dollars (\$47,025) Per Month Through June 30, 2026; (2) Making Findings  
That The Lease Amendment For Below Fair Market Value Is In The Best Interest Of The  
City; And (3) Making Appropriate California Environmental Quality Act Findings

[23-0234](#)

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

[View Legislation](#)

**Legislative History**

3/30/23

\*Rules & Legislation  
Committee

Scheduled to the \*Community & Economic  
Development Committee

- 5** Subject: Fox Theater Restaurant Lease  
From: Economic And Workforce Development Department  
Recommendation: Adopt An Ordinance Authorizing The City Administrator To (A) Negotiate And Execute A Lease Agreement With Uptown Forward LLC, A California Limited Liability Corporation, For The Ground Floor Restaurant Space Located At 1805 Telegraph Avenue (Fox Theater) For A 3- Year Term With Three 5-Year Options And Rent Of Ten Thousand Five Hundred Dollars (\$10,500) Per Month With A Three Percent (3%) Annual Increase For Use As A Cocktail Lounge With Food Service; And (B) Adopting California Environmental Quality Act Findings

[23-0236](#)

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

[View Legislation](#)

**Legislative History**

3/30/23

\*Rules & Legislation  
Committee

Scheduled to the \*Community & Economic  
Development Committee

- 6** Subject: License Of 1911 Telegraph To Oakland School For The Arts  
From: Economic And Workforce Development Department  
Recommendation: Adopt An Ordinance (1) Authorizing A License Agreement Between The City Of Oakland And The Oakland School For The Arts (OSA) For The Approximately 45,121 Square Foot Vacant City-Owned Property Located At 1911 Telegraph Avenue For Improvement And Use As An Outdoor Recreation Area For A 3-Year Term With Three 1-Year Options To Renew At A Rate Of Five Hundred Dollars (\$500) Per Month; (2) Making Findings That The License For Below Fair Market Value Is In The Best Interest Of The City; And (3) Making Appropriate California Environmental Quality Act Findings

[23-0237](#)

**Attachments:** [View Report & Attachment](#)

[View Legislation](#)

**Legislative History**

3/30/23

\*Rules & Legislation  
Committee

Scheduled to the \*Community & Economic  
Development Committee

7 Subject: Governor's Office Of Business And Economic Development And Local  
Jurisdiction Assistance Grants For Cannabis Program

From: Economic & Workforce Development Department

Recommendation: Adopt The Following Pieces Of Legislation:

1) A Resolution Authorizing The City Administrator To: (1) Apply For And Accept One Million Nine Hundred And Ninety-Six Thousand Four Hundred And Eighty-Seven Dollars And Fifty Cents (\$1,996,487.50) In State Of California, Governor's Office Of Business And Economic Development (Go-Biz) Equity Act Grant Funds; (2) Appropriate The Go-Biz Grant Funds By: (A) Providing Grants And/Or No-Interest Loans In An Amount Not To Exceed Two-Hundred And Fifty Thousand Dollars (\$250,000) Per Grant Or Loan For Cannabis Equity Applicants And Licensees, To Be Determined And Without Return To Council, For Businesses' Start-Up And Ongoing Costs In A Cumulative Amount Not To Exceed One-Million Seven Hundred And Ninety-Six Thousand Eight Hundred And Thirty-Eight Dollars And Seventy-Five Cents (\$1,796,838.75); And (B) Funding Administration Of The Cannabis Equity Program In An Amount Not To Exceed One Hundred And Ninety-Nine Thousand, Six Hundred And Forty-Eight Dollars And Seventy-Five Cents (\$199,648.75); And (3) Increase The Amount Of The Existing Three-Year Professional Services Agreement With 4Front Partners To Administer Cannabis Equity Grant And Loan Programs By Seventy-Eight Thousand Nine Hundred And Seventy-Nine Dollars And Seventy-Five Cents (\$78,979.75); And (4) Waive The Request For Proposals/Qualifications Process For The Amended Professional Services Agreement With 4Front Partners; And

[23-0169](#)

**Attachments:** [View Report And Attachment A](#)

[View Legislation](#)

**Legislative History**

3/9/23	*Rules & Legislation Committee	Scheduled to the *Community & Economic Development Committee
3/30/23	*Rules & Legislation Committee	Scheduled to the *Special Community & Economic Development Committee

2) A Resolution Amending Resolution No. 89064 C.M.S., Which Among Other Things Authorized The City Administrator To Award Grants For Business Security Purposes To Provisionally Licensed Cannabis Applicants In An Amount Not To Exceed Two-Hundred And Fifty Thousand Dollars (\$250,000) Per Grant, By Authorizing The City Administrator To: (1) Reallocate Any Available Local Jurisdiction Assistance Grant Program Funds In The Form Of Grants For The Purpose Of Bringing The Business Facilities Of Provisionally Licensed Cannabis Applicants Into Compliance With Building, Fire, And Health Code Requirements; And (2) Award Said Grants In An Amount Not To Exceed Two-Hundred And Fifty Thousand Dollars (\$250,000) Per Grant To Provisionally Licensed Cannabis Applicants To Be Determined And Without Return To Council In A Cumulative Amount Not To Exceed Four Million Five-Hundred Thousand Dollars (\$4,500,000)

[23-0170](#)

**Attachments:** [View Report And Attachment A](#)

[View Legislation](#)

**Legislative History**

3/9/23	*Rules & Legislation Committee	Scheduled to the *Community & Economic Development Committee
3/30/23	*Rules & Legislation Committee	Scheduled to the *Community & Economic Development Committee

**8 Subject: Covid-19 Eviction Moratorium Phase-Out And Amendments To The Just Cause Ordinance**

**From:** Council President Fortunato Bas And President Pro Tempore Kalb

**Recommendation:** Adopt An Ordinance Establishing A Timeline For Termination Of The Moratorium On Residential Evictions, Rent Increases, And Late Fees Enacted In Response To The Covid-19 Pandemic (Ordinance Nos. 13589 C.M.S., 13594 C.M.S., 13606 C.M.S.); And Amending The Just Cause For Eviction Ordinance To: (1) Permanently Codify Certain Protections Established By The Moratorium; (2) Prohibit Evictions Based On Non-Payment Of Rent Where The Amount Demanded Is Less Than One Month Of Hud Fair Market Rent; (3) Require Landlords To Demonstrate Substantial Damage Before Evicting Tenants For Breach Of Lease; (4) Conform Occupancy Limitations To State Law; (5) Limit Evictions Of Resident Managers With Pre-Existing Tenancies; And (6) Make Other Non-Substantive Clarifying Amendments

[23-0216](#)

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

[View Legislation](#)

[View Supplemental Presentation - 4/6/2023](#)

**Legislative History**

3/23/23	*Rules & Legislation Committee	Scheduled to the *Community & Economic Development Committee
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**Open Forum**

## **Adjournment**

**\* 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.**

## **Americans With Disabilities Act**

**If you need special assistance, including translation services to participate in Oakland City Council and Committee meetings please contact the Office of the City Clerk. When possible, please notify the City Clerk 5 days prior to the meeting so we can make reasonable arrangements to ensure accessibility. Also, in compliance with Oakland's policy for people with environmental illness or multiple chemical sensitivities, please refrain from wearing strongly scented products to meetings.**

**Office of the City Clerk - Agenda Management Unit**

**Phone: (510) 238-6406**

**Fax: (510) 238-6699**

**Recorded Agenda: (510) 238-2386**

**Telecommunications Relay Service: 711**

**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.**