



# City of Oakland Meeting Agenda

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

**\*Special Concurrent Meeting of the Redevelopment  
Agency and Council Community & Economic  
Development Committee**  
**Oakland City Hall, 1 Frank H. Ogawa Plaza, Oakland, California 94612**

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

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**Tuesday, November 16, 2010**

**2:00 PM**

**Hearing Room One - 1st Floor**

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***DEFINITION OF TERMS:***

***Consent Item: any action item that a subject matter Committee has forwarded to the full Council with unanimous recommendation for approval and is not controversial, and does not have a high level of public interest as determined by the Rules Committee.***

***Non-Consent Item: any action that a subject-matter Committee has forwarded to the full Council without unanimous recommendation for approval, or having a high level of public interest, or is controversial as determined by the Rules Committee.***

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

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

**Roll Call / Call to Order**

**COMMITTEE MEMBERSHIP:**

**President Jane Brunner, District 1; Patricia Kernighan, District 2; Larry Reid, District 7; Chairperson Ignacio De La Fuente, District 5**

- 1 Approval of the Draft Minutes from the Committee Meeting held on October 26, 2010
- 2 Determination of Schedule of Outstanding Committee Items  
(CED111610)
- 3 Subject: Code Enforcement Relocation Program  
From: Community And Economic Development Agency  
Recommendation: Adopt A City Resolution 1) Creating A Revolving Fund To Provide Relocation Assistance To Eligible Tenants Under The Code Enforcement Relocation Program, And Appropriating \$150,000 In Community Development Block Grant Funds For This Purpose; And 2) Creating A Vacant, Blighted Property Board Up, Clean Up Revolving Fund With \$150,000 In Appropriated Fiscal Year 2010-2011 Community

Development Block Grant Funds

[\(10-0157\)](#)

- 4        Subject:    Employment Training And Job Placement Services  
From:        Office Of The Mayor  
Recommendation: Adopt A Resolution (1) Appropriating \$285,000 From A Workforce Investment Act Grant For The Oakland Green Jobs Initiative To Train And Place Oakland Residents In Green Jobs For Fiscal Year 2010-2011, (2) Authorizing Contracts With Men Of Valor In The Amount Of \$35,000, CivicCorps In The Amount Of \$49,600, Growth Sector In The Amount Of \$40,000, Urban University In The Amount Of \$89,400, And Cypress Mandela Training Center In The Amount Of \$25,000 To Collaboratively Provide Employment Training And Job Placement Services, (3) Authorizing A Contract For Up To \$20,000 To Evaluate Program Performance Without Returning To Council, And (4) Allocating \$26,000 For City Administration  
[\(10-0149\)](#)

- 5        Subject:    Coliseum Industrial Infrastructure Improvements  
From:        Community And Economic Development Agency  
Recommendation: Adopt The Following Pieces Of Legislation:

1) An Agency Resolution Contributing An Amount Not To Exceed \$460,000 To The City Of Oakland Under The Cooperation Agreement To Complete Feasibility Studies And Construction Documents With \$260,000 For The Proposed Coliseum Industrial Infrastructure Improvements And \$200,000 For The Proposed Tyrone Carney Park Reconfiguration In The Coliseum Project Area; And

[\(10-0156\)](#)

2) A City Resolution Accepting A Contribution In An Amount Not To Exceed \$460,000 From The Redevelopment Agency Under The Cooperation Agreement To Complete Feasibility Studies And Construction Documents With \$260,000 For The Proposed Coliseum Industrial Infrastructure Improvements And \$200,000 For The Proposed Tyrone Carney Park Reconfiguration

[\(10-0156-1\)](#)

- 6        Subject:    Mills Act Contracts  
From:        Community And Economic Development Agency  
Recommendation: Adopt A Resolution Approving Five (5) Mills Act Contracts Between The City Of Oakland And The Properties At 2801 Harrison Street (Estimated - \$665/Year Property Tax Reduction), 1081 53rd Street (Estimated - \$644/Year Property Tax Reduction ), 1926 Martin Luther King Jr. Way (Estimated - \$448/Year Property Tax Reduction), 2651 22nd Avenue (Estimated - \$1,502/Year Property Tax Reduction), And 1615 Broadway (Estimated - \$21,762/Year Property Tax Reduction), Pursuant To Ordinance No. 12987 C.M.S., To Provide These Owners With Property Tax Reductions In Exchange For Their Agreement To Repair And Maintain Their Historic Property In Accordance With Submitted Work Programs.

[\(10-0109\)](#)

- 7        Subject:    Improvements To Agency-Owned Site - 66th Ave /San Leandro Street

From: Community And Economic Development Agency  
Recommendation: Adopt The Following Pieces of Legislation:

1) An Agency Resolution Resolution Authorizing An Additional \$300,000 Of Agency Funds For A Total Allocation Of \$1,300,000 For The Improvement Of An Agency Owned Site Located At The Northeast Corner Of 66th Avenue And San Leandro Street ("The Property"); Authorizing The Agency Administrator To Award A Contract Or Contracts On The Open Market For Improvements To The Property, Including But Not Limited To Demolition Of Structures, Trailers And Concrete, Removal Of Hazardous Materials And Restoration Of Facilities Such As Utilities, Storm Drainage, Sewage And Water Facilities, Parking Areas And Driveways, In An Amount Or Amounts Not To Exceed, Cumulatively, \$130,000.00; Waiving Advertising And Bidding Requirements For Said Work; And Authorizing From The Total Budget Of \$1,300,000 A Contribution Of Agency Funds In An Amount Of \$200,000 To The City Under The Cooperation Agreement For Payment Of City Staff Costs For Project Management; And  
[\(10-0158\)](#)

2) A City Resolution Accepting And Appropriating Redevelopment Agency Funds Under The Cooperation Agreement In An Amount Of \$200,000 For Payment Of City Staff Costs For Management Of Improvements To The Oakland Redevelopment Agency Site Located At The Northeast Corner Of 66th Avenue And San Leandro Street  
[\(10-0158-1\)](#)

8 Subject: Façade And Tenant Improvement Programs  
From: Community And Economic Development Agency  
Recommendation: Adopt The Following Pieces Of Legislation:

1) An Agency Resolution Amending Resolution No. 2009-0078 C.M.S. To Increase Third Party Design Contracts For The Façade And Tenant Improvement Programs By \$196,000 For A Total Of \$726,000 For Fiscal Year 2010-2011 Utilizing Funds Appropriated In The Fiscal Year 2009-2011 Redevelopment Agency Budget And Authorizing The Agency Administrator To Negotiate, Execute And Amend All Third Party Contracts For The Façade And Tenant Improvement Programs  
[\(10-0107\)](#)

2) An Agency Resolution Allocating An Additional \$300,000 From Coliseum Redevelopment Funds For A Total Allocation Of \$500,000 For Fiscal Year 2010-2011 To The Coliseum Commercial Façade Improvement Program; And  
[\(10-0107-1\)](#)

3) An Agency Resolution Allocating \$150,000 To The West Oakland Redevelopment Project Area Façade Improvement Program And Allocating \$150,000 To The West Oakland Redevelopment Project Area Tenant Improvement Program For Fiscal Year 2010-2011  
[\(10-0107-2\)](#)

9 Subject: Five Professional Service Agreement  
From: Community And Economic Development Agency

Recommendation: Adopt The Following Pieces Of Legislation:

1) An Agency Resolution Authorizing A Professional Service Agreement In An Amount Not To Exceed \$219,000 With Seifel Consulting Inc. For The Preparation Of Reports And Studies For The Proposed Amendment To The Central District Redevelopment Plan Extending Time Limits And Increasing The Tax Increment Cap;

[\(10-0144\)](#)

2) An Agency Resolution Authorizing A Professional Service Agreement In An Amount Not To Exceed \$260,000 With Environmental Science Associates For The Preparation Of An Environmental Impact Report For The Proposed Redevelopment Plan Amendment To The Central District Redevelopment Plan Extending Time Limits And Increasing The Tax Increment Cap;

[\(10-0144-1\)](#)

3) An Agency Resolution Authorizing A Professional Service Agreement In An Amount Not To Exceed \$230,000 With Seifel Consulting Inc. For The Preparation Of Reports And Studies For The Proposed Amendment To The Broadway/MacArthur/San Pablo Redevelopment Plan Expanding The Project Area To Incorporate The Lowell Street/Golden Gate/Gaskill Area And Extending The Eminent Domain Time Limit;

[\(10-0144-2\)](#)

4) An Agency Resolution Authorizing A Professional Service Agreement In An Amount Not To Exceed \$287,000 With Environmental Science Associates For The Preparation Of An Environmental Impact Report For The Proposed Redevelopment Plan Amendment To The Broadway/MacArthur/San Pablo Redevelopment Project Area Plan Expanding The Project Area To Incorporate The Lowell Street/Golden Gate/Gaskill Area And Extending The Eminent Domain Time Limit; And

[\(10-0144-3\)](#)

5) An Agency Resolution Authorizing A Professional Service Agreement In An Amount Not To Exceed \$30,000 With Wood Rodgers For The Preparation Of A Legal Description For The Proposed Amendment To The Broadway/MacArthur/San Pablo Redevelopment Plan Expanding The Project Area To Incorporate The Lowell Street/Golden Gate/Gaskill Area

[\(10-0144-4\)](#)

**Open Forum (TOTAL TIME AVAILABLE: 15 MINUTES)**

**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.

NOTE: Americans With Disabilities Act  
If you need special assistance to participate in Oakland City Council and Committee meetings please contact the Office of the City Clerk. When possible, please notify the City Clerk 48 hours prior to the meeting so we can make reasonable arrangements to

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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  
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(TTD)

**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 8:30AM TO 5:00PM**

**LATONDA SIMMONS  
Agency Secretary/City Clerk  
and Clerk of the Council**

ORA - Oakland Redevelopment Agency  
S - Supplemental Item