



City of Oakland

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

Meeting Minutes - DRAFT

*Community & Economic Development Committee

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

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

Tuesday, May 12, 2015

1:30 PM

Sgt. Mark Dunakin Room - 1st Floor

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

Excused 1 - Laurence E. Reid

Present 3 - Annie Campbell Washington, Lynette Gibson McElhaney, and Rebecca Kaplan

COMMITTEE MEMBERSHIP:

- 1 Approval Of The Draft Minutes From The Committee Meeting Held On April 28, 2015
[14-0909](#)

A motion was made by Kaplan, seconded by Campbell Washington, that this matter be Received and Filed. The motion carried by the following vote:

Excused: 1 - Reid

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

2 Determination Of Schedule Of Outstanding Committee Items

[14-0908](#)

A motion was made by Kaplan, seconded by Campbell Washington, that this matter be Received and Filed. The motion carried by the following vote:

Excused: 1 - Reid

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

3 Subject: Downtown Oakland Specific Plan And EIR

From: Planning And Building Department

Recommendation: Adopt A Resolution Authorizing The City Administrator To Execute A Professional Services Contract With Dover, Kohl & Partners And Team Of Consultants, In An Amount Not To Exceed \$1,000,000, For Services Related To The Downtown Oakland Specific Plan And Environmental Impact Report Without Returning To Council

[14-0862](#)

This item was taken last

*The Committee requested a robust TBM and information about housing affordability and displacement
Council 5/19*

A motion was made by Kaplan, seconded by Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, to be heard 6/2/2015. The motion carried by the following vote:

Excused: 1 - Reid

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

4 Subject: 2014 Housing Element Annual Progress Report

From: Planning & Buiding Department

Recommendation: Conduct A Public Hearing To Receive Input From The City Council And The Public On The 2014 Housing Element Annual Progress Report

[14-0865](#)

The committee requested the following:

Follow up report showing what is going on with other apporved affordable housing

Follow up on community buying program

Tracking list on housing data to come back in the fall

Public Hearing 6-2

A motion was made by Campbell Washington, seconded by Kaplan, that this matter be Received and Filed. The motion carried by the following vote:

Excused: 1 - Reid

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

- 5** Subject: LDDA And New Market Tax Credits For Foothill And Seminary Project
From: Economic & Workforce Development Department
Recommendation: Conduct A Public Hearing And Upon Conclusion Adopt The
Following Pieces Of Legislation:

1) An Ordinance Amending Ordinance No. 13114 C.M.S., Authorizing The Disposition Of Property At Foothill Boulevard And Seminary Avenue To Sunfield Development, LLC, For Development As A Retail Center, To Change The Disposition From A Sale To A Long-Term Ground Lease With An Option To Purchase, And To Rescind The Allocation Of \$150,000 For A Developer Remediation Allowance And Allocate \$75,000 To City Remediation Costs; And

[14-0867](#)

A motion was made by Kaplan, seconded by Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, to be heard 5/19/2015. The motion carried by the following vote:

Excused: 1 - Reid

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

2) A Resolution Amending Resolution No. 84521 C.M.S. Approving An Allocation Of \$6 Million In New Market Tax Credits By Oakland Renaissance NMTC, Inc., To Sunfield Development, LLC, Or Its Affiliates For The Development Of A Retail Project At Foothill Boulevard And Seminary Avenue, To Allocate An Additional \$8 Million In New Market Tax Credits For A Total Allocation Of \$14 Million

[14-0868](#)

- 6** Subject: Lease Amendment With East Oakland Boxing Association
From: Economic & Workforce Development Department
Recommendation: Adopt An Ordinance Authorizing The City Administrator To Negotiate And Execute An Amendment To The 2007 Lease Entered Into With East Oakland Boxing Association For City-Owned Property Located At 816 And 828 98th Avenue To Extend The Term For An Additional Fifteen (15) Years From July 30, 2017 To July 30, 2032, For Zero Rent In Exchange For In-Kind Services As Authorized By Ordinance No. 11722 C.M.S.

[14-0870](#)

There were 4 speakers on this item

A motion was made by Campbell Washington, seconded by Kaplan, that this matter be Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, to be heard 5/19/2015. The motion carried by the following vote:

Excused: 1 - Reid

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

- 7 Subject: Final Development Plan For MacArthur Station Phase 3 And 4
From: Planning & Building Department
Recommendation: Conduct A Public Hearing And Upon Conclusion Adopt A Resolution, As Recommended By The City Planning Commission, (A) Affirming The Commission's Environmental Determination That No Additional Environmental Review Is Needed Pursuant To CEQA Guidelines Sections 15162-15164 And Adopting Related CEQA Findings; And (B) Adopting Final Development Plan For Parcel A/Phase 3 And Parcel C-L/Phase 4, Minor Variances, Design Review And Other Development Related Land Use Permits For The Macarthur Station (MS) Project, Located At 532 39th Street (Also Referenced As 585 40th Street)
[14-0871](#)

*There were 2 speakers on this item
consent 6/2*

A motion was made by Kaplan, seconded by Campbell Washington, that this matter be Approve the Recommendation of Staff, and Forward to the Meeting of the Oakland City Council, to be heard 6/2/2015. The motion carried by the following vote:

Excused: 1 - Reid

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

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.

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**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.**