

# CITY OF OAKLAND



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May 5, 2026

HONORABLE CITY COUNCIL  
Oakland, California

**Subject: VIMA Harrison 1, LLC v. City of Oakland (Claim)  
City Attorney File No. C38038  
(Human Services Department - Breach of Contract/Property Damage)**

President Jenkins and Members of the City Council:

Pursuant to Section 401 of the Charter, the City Attorney has prepared and requests your approval of a resolution authorizing compromise and settlement of the above-entitled claim for the sum of Six Hundred Ninety-Five Thousand Dollars and Zero Cents (\$695,000).

In 2021, the City leased the 92-room Lake Merritt Lodge from Vima Harrison 1, LLC to shelter unhoused individuals during the Covid-19 emergency. The lease ended in 2024, and the City returned possession of the property to Vima on December 9, 2024. Vima alleges that the City failed to return the property on time and that the property was damaged by the residents during the City's possession of it. Vima seeks money damages for property damage and unpaid rent.

The City has determined that settlement in the amount of Six Hundred Ninety-Five Thousand Dollars and Zero Cents (\$695,000) without admitting liability and to avoid litigation, is in the best interest of the City. The City also agrees as part of the settlement to waive the \$950,000 security deposit.

The City Council authorized settlement of this case in Closed Session on Thursday, April 16, 2026 (moved by Councilmember Carroll Fife and seconded by Council President Kevin Jenkins - 7 Ayes, 1 Excused – Councilmember Rowena Brown).

Respectfully submitted,

  
RYAN RICHARDSON  
City Attorney

Attorneys Assigned:  
Lorena Matei, Senior Deputy City Attorney  
Jordan Flanders, Deputy City Attorney