



City of Oakland

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

Meeting Agenda - SUPPLEMENTAL

Special Community & Economic Development Committee

Tuesday, December 3, 2019

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

COMMITTEE MEMBERSHIP:

Nikki Bas, District 2; Noel Gallo, District 5; Loren Taylor, District 6; Chairperson: Vice Mayor Larry Reid, District 7

- 1 Approval Of The Draft Minutes From The Committee Meeting Held On November 12, 2019

[18-2467](#)

Attachments: [View Report](#)

- 2 Determination Of Schedule Of Outstanding Committee Items

[18-2470](#)

Attachments: [View Report](#)
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- 3 Subject: Applying For CalHome Grant Funds
From: Housing And Community Development
Recommendation: Adopt A Resolution Authorizing The City Administrator Or His Or Her Designee To Apply For, Accept And Appropriate Grant Funds From The California Department Of Housing And Community Development In An Amount Not To Exceed The Maximum Program Limit Under The CalHome Program For First-Time Homebuyer Mortgage Assistance Programs

[18-2507](#)

Attachments: [View Report](#)

Pursuant to Rule 28 of Resolution 87044 C.M.S., this item was added to this agenda.

- 4 Subject: On-Call Plan Check, Inspections And Damage Assessment Services
From: Planning And Building Department
Recommendation: Adopt A Resolution: 1) Awarding A Professional Services Agreement To: (A) CSG Consultants, Inc., 4Leaf, Inc., And To West Coast Code Consultants, Inc. For On-Call Plan Check, Inspections And Public Right Of Way Plan Review Services For A Three-Year Term In The Amount Not To Exceed Two Million Six Hundred And Fifty-Five Thousand Dollars (\$2,655,000) Each, With Two One-Year Options To Extend The Contract In The Amount Of \$885,000 Per Year; And (B) TRB + Associates, Inc. And Bureau Veritas North America, Inc. For On-Call Plan Check And Inspections Services In The Amount Not To Exceed Two Million Four Hundred And Sixty Thousand Dollars (\$2,460,000) Each, With Two One-Year Options To Extend The Contract In The Amount Of \$820,000 Per Year; And (C) CSG Consultants, Inc., 4Leaf, Inc., And West Coast Code Consultants, Inc. For Declared Emergency Response For Damage Assessment Report Review, Plan Check, Inspections And Public Right Of Way Plan Review Services In The Amount Not To Exceed Six Hundred And Twenty Thousand Dollars (\$620,000) Each; And (D) TRB + Associates, Inc. And Bureau Veritas North America, Inc. For Damage Assessment Report Review, Plan Check And Inspections In The Amount Not To Exceed Five Hundred And Twenty Thousand Dollars (\$520,000) Each; And 2) Appropriate Thirteen Million Five Hundred And Eighty-Five Thousand Dollars (\$13,585,000) From The Fund Balance Accrued To Date From The Development Service Fund (Fund 2415); And 3) Authorize The Oakland Fire Department To Utilize Salary Savings Accrued To Date From The General Purpose Fund (Fund 1010) For On-Call Plan Check Services For A Three-Year Term In The Amount Not To Exceed One Million Eight Hundred Thousand Dollars (\$1,800,000)

[TITLE CHANGE]

[18-2493](#)

Attachments: [View Report](#)

Pursuant to Rule 28 of Resolution 87044 C.M.S., this item was added to this agenda.

- 5 Subject: Air Quality Plan For Operations Of Good Eggs Facility
From: Planning And Building Department
Recommendation: Receive An Informational Report On The Air Quality Plan Approved By The City Administrator For Operations Of The Good Eggs Facility Located At 2000 Maritime Street, Suite 200 In The Southeast Gateway Area Of The Oakland Army Base Redevelopment Project
[18-2511](#)

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

Pursuant to Rule 28 of Resolution 87044 C.M.S., this item was added to this agenda.

- 6 Subject: Information On Impact Fees
From: Council President Kaplan
Recommendation: Receive An Informational Report On The Status Of: 1) The City Of Oakland's Current Efforts To Complete An Assessment Of The Affordable Housing, Jobs/Housing, And Transportation And Capital Improvements Impact Fee Programs From July 2016 To June 2019, And 2) Affordable Housing Impact Fee (AHIF) Collections, Budgeting For 2019/21 And Deployment
[18-2061](#)

Attachments: [View Report](#)
[View Supplemental Report 11/8/2019](#)
[View Supplemental Report 11/27/2019](#)

Legislative History

6/27/19	*Rules & Legislation Committee	Scheduled to the *Community & Economic Development Committee
9/10/19	*Community & Economic Development Committee	* Withdrawn and Rescheduled to the *Community & Economic Development Committee
9/12/19	*Rules & Legislation Committee	Withdrawn with No New Date
10/31/19	*Special Rules and Legislation Committee	Scheduled to the *Community & Economic Development Committee

The Committee Accepted a Title Change read into record

11/12/19 *Community & Economic Development Committee Continued to the *Community & Economic Development Committee
The Committee continued this item to the December 3, 2019 and directed staff to update the list to include the Top 30 project applicants and add the following 5 lines to the spreadsheet;

1. Amount Assessed
2. 1st Installment Pay Day
3. 2nd Installment Pay Day
4. Exemptions/Waivers
5. How many onsite affordable housing units.

There were 11 speakers on this item.

7 The Item Regarding The "Affordable Housing Impact Fee Ordinance" Was Removed From This Agenda Via Rule 28

8 Subject: Federal Opportunity Zone Designation Updates
From: Economic And Workforce Development Department
Recommendation: Receive An Informational Report On Opportunity Zone Designation Updates And Policy Recommendations
[18-2376](#)

Attachments: [View Report](#)

Legislative History

10/24/19	*Rules & Legislation Committee	Scheduled to the *Community & Economic Development Committee
10/31/19	*Special Rules and Legislation Committee	* Withdrawn and Rescheduled to the *Community & Economic Development Committee

9 Subject: Modifications To Condominium Conversion Ordinance
From: President Pro Tempore Kalb
Recommendation: Adopt An Ordinance Amending Oakland Municipal Code Chapter 16.36, Condominium Conversions, To: (1) Extend The Conversion Rights Requirement To Two- To Four-Unit Residential Buildings; (2) Limit Conversion Rights To Residential Buildings With Building Permits Issued After Conversion Application; (3) Enhance Tenant Rights And Notice Requirements To Tenants; And (4) Make Other Modifications; And To Direct City Administrator Or Designee To Study Alternative Methods Of (A) Ensuring One-For-One Replacement Of Rental Units In The City As A Result Of Condominium Conversions And (B) Increasing Affordable Home Ownership And Reducing Displacement Of Renters Subject To Conversion; And Adopt CEQA Exemption Findings
[18-2106](#)

Attachments: [View Report](#)

Pursuant to Rule 28 of Resolution 87044 C.M.S., this item was added to this agenda.

Legislative History

7/11/19	*Rules & Legislation Committee	Scheduled to the *Community & Economic Development Committee
10/31/19	*Special Rules and Legislation Committee	Scheduled to the *Community & Economic Development Committee

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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