



# City of Oakland

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

## Meeting Minutes - DRAFT

### \* Special Meeting of the Oakland City Council

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

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

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Tuesday, December 4, 2018

5:15 PM

City Council Chamber, 3rd Floor

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***The Special Concurrent Meeting of the Oakland City Council and Successor Redevelopment Agency was held on the above date. Opening with the Pledge of Allegiance, the meeting was convened at 5:19 P.M.***

**1 PLEDGE OF ALLEGIANCE**

**2 ROLL CALL / CITY COUNCIL**

**Excused** 1 - Lynette McElhaney

**Present** 4 - Noel Gallo, Dan Kalb, Rebecca Kaplan, and Laurence E. Reid

**3 OPEN FORUM (Total Time Available: 15 Minutes)**

*4 speakers spoke during Open Forum.*

**4 ORAL REPORT OF FINAL DECISIONS MADE DURING CLOSED SESSION & DISCLOSURE OF NON-CONFIDENTIAL CLOSED SESSION DISCUSSIONS**

*There was no Closed Session and no final determinations of Closed Session.*

*There was 1 speaker on this item.*

- 5** Subject: Residential Hotel Regulations  
From: Planning And Building Department  
Recommendation: Adopt An Ordinance (1) Amending The Oakland Planning Code To Adopt A New Section 17.153 Regulating The Demolition, Conversion And Rehabilitation Of Residential Hotels And Make Related And Conforming Amendments To Other Planning Code Sections, And (2) Determining That The Actions Authorized By This Ordinance Were Both The Subject Of Adequate Previous Analysis Under The California Environmental Quality Act ("CEQA") And Are Exempt From CEQA Pursuant To CEQA Guidelines Sections 15061(B)(3) And 15183

[18-0963](#)

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

[View Supplemental Report 11/23/2018](#)

[View Supplemental Report 11/29/2018](#)

[13509 CMS](#)

[Proof Of Publication](#)

*There were 5 speakers on this item.*

**A motion was made by Rebecca Kaplan, seconded by Abel J. Guillén, that this matter be Approved for Final Passage. The motion carried by the following vote:**

**Excused:** 2 - Brooks, and McElhaney

**Aye:** 6 - Campbell Washington, Gallo, Guillén, Kalb, Kaplan, and Reid

**NO VOTE:** 0

**S6** Subject: 12th Street Remainder DDA Amendment  
From: Economic And Workforce Development Department  
Recommendation Adopt An Ordinance To Amend Ordinance 13382 C.M.S. To Authorize A First Amendment To The Disposition And Development Agreement Between The City Of Oakland And The Development Team Composed Of Lakehouse Commons, LLC And Lakehouse Commons Affordable Housing, LP To (1) Extend The Closing Date And Related Outstanding Performance Benchmarks And (2) Increase City Seller Financing To Include Fifty Percent Of The Land Sales Price Attributable To The Market Rate Project [18-1179](#)

**Attachments:** [View Report](#)  
[13514 CMS](#)

*President Pro Tem Guillen made a motion to approve this Ordinance on Introduction and to schedule to the December 11, 2018 Special City Council meeting and Adopt An Ordinance To Amend Ordinance 13382 C.M.S. To Authorize A First Amendment To The Disposition And Development Agreement Between The City Of Oakland And The Development Team Composed Of Lakehouse Commons, LLC And Lakehouse Commons Affordable Housing, LP To (1) Extend The Closing Date And Related Outstanding Performance Benchmarks And (2) Increase City Seller Financing To Include Fifty Percent Of The Land Sales Price Attributable To The Market Rate Project*

*President Pro Tem Guillen made a motion to schedule an item to the December 11, 2018 Special City Council meeting an item concerning the "Community Benefits Program that would include the following:*

- "a) \$50,000 payment to Catholic Charities of the East Bay for a tenant-legal rights and education program(s) to help minimize the displacement of current tenants living within a three-mile radius of the project site, with a particular focus on outreach to monolingual (residents whose primary language is not English).*
- b) \$30,000 to the Lake Merritt Business Association's designated fiscal agent for a study to create a Business Improvement District or Community Benefits District in the commercial area of the Eastlake neighborhood.*
- c) \$150,000 to Oakland Parks and Recreation Foundation or Public Works for the paving and repurposing of dilapidated tennis courts or construction of a recreational facility on existing publicly owned property in Council District 2, San Antonio Park; or to organizations that already are recipients of this community benefits fund.*
- d) \$50,000 to Keep Oakland Clean & Beautiful or designated fiscal agent for graffiti abatement and neighborhood beautification of the Eastlake Neighborhood.*
- e) \$20,000 to Urban Releaf for the purchase and maintenance of trees planted east of Lake Merritt in Council District 2, including the Eastlake Neighborhood."*

*See Item Below*

*There were 3 speakers on this item.*

*A motion was made by Abel J. Guillén, seconded by Dan Kalb, that this matter be Approved On Introduction and Scheduled for Final Passage to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council, to be heard 12/11/2018. The motion carried by the following*

vote:

**Excused:** 2 - Brooks, and McElhaney

**Aye:** 6 - Campbell Washington, Gallo, Guillén, Kalb, Kaplan, and Reid

**NO VOTE:** 0

Subject: 12th Street Remainder Community Benefits  
From: Economic And Workforce Development  
Recommendation: Adopt A Resolution Authorizing The Appropriation And Allocation Of  
\$300,000 Of The Land Sale Proceeds From The Sale Of The 12th Street Remainder  
Parcel To Fund A Community Benefits Program  
[18-1199](#)

**Attachments:** [View Report](#)  
[87455 CMS](#)

***President Pro Tem Guillen made a motion to schedule an item to the December 11, 2018 City Council meeting an item concerning the "Community Benefits Program that would;***

- "a) \$50,000 payment to Catholic Charities of the East Bay for a tenant-legal rights and education program(s) to help minimize the displacement of current tenants living within a three-mile radius of the project site, with a particular focus on outreach to monolingual (residents whose primary language is not English).  
b) \$30,000 to the Lake Merritt Business Association's designated fiscal agent for a study to create a Business Improvement District or Community Benefits District in the commercial area of the Eastlake neighborhood.  
c) \$150,000 to Oakland Parks and Recreation Foundation or Public Works for the paving and repurposing of dilapidated tennis courts or construction of a recreational facility on existing publicly owned property in Council District 2, San Antonio Park; or to organizations that already are recipients of this community benefits fund.  
d) \$50,000 to Keep Oakland Clean & Beautiful or designated fiscal agent for graffiti abatement and neighborhood beautification of the Eastlake Neighborhood.  
e) \$20,000 to Urban Releaf for the purchase and maintenance of trees planted east of Lake Merritt in Council District 2, including the Eastlake Neighborhood."***

**This City Resolution be Rescheduled.to go before the Special Concurrent Meeting of the Oakland Redevelopment Successor Agency/City Council to be heard 12/11/2018**

## CONTINUATION OF OPEN FORUM

## ADJOURNMENT

***There being no further business, and upon the motion duly made, the Council adjourned the meeting at 5:56 p.m.***

## **Americans With Disabilities Act**

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

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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.**