

CALL TO ORDER

Mayor Rob Schroder called the meeting to order at 6:15 p.m. in the Council Chambers with all members present.

PUBLIC COMMENT (Closed Session Items Only)

Jaime Fox thanked all those who could make the meeting and thanked the Council for placing the item on agenda. He encouraged the Council to save the hills.

Julian Frazier urged the Council to make a commitment to the Alhambra Hills area and use Measure WW funds for Alhambra Hills.

An unidentified speaker thanked the Council for their efforts and urged the Council to acquire the hills, since they are part of the City's legacy.

Nancy Peacock stated the hills should be preserved.

Rina Waterson stated that the hills are beautiful and should be saved. She thanked the Council for the steps taken so far.

CLOSED SESSION

- A. CONFERENCE WITH REAL PROPERTY NEGOTIATORS pursuant to California Government Code Section 54956.8.

Property: Multiple parcels within the Alhambra Hills Specific Plan area (APNs: 164-010-019, 164-010-025, 164-010-026, 164-150-016, 164-150-022, 164-150-030, 366-010-007, and 366-060-007); Alhambra Highlands Project, Martinez.

Agency Negotiators: Jim Jakel, Interim City Manager; Alan Shear, Asst. City Manager, Jeff Walter/Veronica Nebb, City Attorney.

Negotiating Parties: Richfield Investment Corporation.

Under Negotiation: Purchase price, and terms of payment.

Council adjourned to Closed Session at 6:23 p.m. to the City Manager's Office.

RECONVENE - PLEDGE OF ALLEGIANCE - CALL TO ORDER

The meeting reconvened at 7:13 p.m. in the Council Chambers. Mayor Schroder reported that the Council held a Closed Session with respect to Property Negotiators regarding the multiple parcels within the Alhambra Specific Plan. There was discussion of the appraisal, which has been completed, and direction was given to the City's property negotiator to open a dialouge with the current owner of the property.

PRESENT: AnaMarie Avila Farias, Councilmember, Lara DeLaney, Councilmember, Mark Ross, Councilmember, Michael Menesini, Vice Mayor, and Rob Schroder, Mayor.

EXCUSED: None.

ABSENT: None.

PRESENTATION(S)

A. Presentation by New Leaf Collaborative.

Rona Zollinger, New Leaf Collaborative Academy, reviewed New Leaf's mission and provided an update on its recent work to address water quality and water conservation in Martinez. Ms. Zollinger presented New Leaf's goals, which were developed with the assistance of City Engineer Tim Tucker. She discussed the next year's projects that New Leaf will collaborate on with the City. New Leaf students Kiva Bartholome, Chris Wade, Matt Laird, and Amanda Rainey gave reports on their experiences. Ellen Concepcion discussed the internship program, and Lorena Castillo spoke on rainwater catchnet systems.

The Council thanked them for the inspirational presentation. Councilmember DeLaney asked if the Collaborative would expand into other environmental issues, and Ms. Zollinger stated it would continue to respond to the concerns of its partners. Vice Mayor Menesini commented on the National Environmental Educational Development program established in the 60s.

B. Presentation by Astound Broadband, LLC.

Mr. Doug Schulz, Vice President of Operations for Astound Broadband, LLC, spoke on Astound's campaign, which started in May to donate \$20 for each new customer to the Joltin Joe Restoration Project. Mr. Schulz presented a final check towards the Joltin Joe. The Council expressed their appreciation to Mr. Schulz for Astound's support.

C. Joltin Joe Update.

Ray Raineri expressed his appreciation to Mike Chandler, Senior Management Analyst, for his assistance with the presentation. He also presented Rick Aldridge, Local Carpenters Union, Don Curtis, and John Went, Sons of Italy, who have had key roles in the restoration project from the beginning. Mr. Raineri provided an update of the restoration project and showed several pictures. He noted that the boat is at the Kenney Building out in the Marina and can be viewed on Saturdays between 9:00 a.m. and 1:00 p.m. when the crew is working on it.

Rick Aldridge provided details on the work that has been done. He stated that in March 2015, it will be five years since the restoration of the Joltin Joe was begun, and it is about a year from being complete.

Mr. Raineri stated that this boat will enrich the City of Martinez. He thanked Astound for their donation.

The Council thanked them for the presentation and for their work. Councilmember Ross noted that Joe DiMaggio's hundredth birthday could help bring in enough donations to finish the project.

**PUBLIC COMMENT (COMPLETE SPEAKER CARD AND GIVE TO CLERK)
Reserved only for those requesting to speak on items not listed on the Agenda.**

Mr. Mathew Rinn, Board Member of Contra Costa Community College District, thanked the Council for its support of Bond Measure E. He announced community forums and welcomed the public to attend. The district is soliciting community feedback and input on the future of the community colleges.

Cameron Mira, creator and manager of Tartus Tesla, requested that the Council reconsider his application for an event at the Amphitheater. He stated that Tartus Tesla has considerable experience and maintains safety at all time. Mr. Mira said that the event would consist of music produced on the tesla coil, which is a high frequency resident transformer, and stated he believes the show would foster interest in science. Assistant City Manager Shear indicated that Municipal Pooling Authority had some concerns and is still working with the applicant.

Carla Mira provided pictures of the Tesla Coil and stated that Tartus Tesla submitted a safety procedure manual and a two million dollar insurance policy. She noted that her understanding is that the application has been denied and encouraged the Council to reconsider the application.

Kathy Reichert stated that she has been unsuccessful at obtaining a noise permit to use the coil. The Police suggested a different park. She said that the Amphitheater is the perfect location, since it has the needed electricity and the room for the barrier. She stated Rick Buys, Liability Claim Manager at Municipal Pooling Authority, had told her the application was denied. Mayor Schroder asked that staff work with the family to see if this can happen.

Aimei Durfee, Martinez Environmental Group, urged the Council to adopt a strong resolution and take a stand to stop the rail transportation of crude oil.

Beth Rainsford spoke on the crude oil transport and the dangers of an explosion. She also urged the Council to address the issue of sufficient monitoring at the rail area near the marina.

Julian Fraizer stated that he has friends and family in the area where crude oil is transported. The Martinez Environmental Group provided a copy of a strong resolution. He noted specific aspects of the resolution, which he urged the City to adopt, and recommended that City staff research the impact of this and other potentially dangerous industries.

Mike Alford spoke on Talbort Howard and E3. He stated that they will have a demonstration of their product and will be converting 500 gallons from the Bay and the creek into drinking water. This will bring jobs to Martinez. Mayor Schroder noted that they had received an invitation from Talbort Howard.

CONSENT CALENDAR

- A. Motion waiving reading of text of all Resolutions and Ordinances.
 - 1. Motion rejecting Claim against the City by Thomas Breinig, #14-14. [M.Cabral]

2. Resolution No. 097-14 approving Subdivision 9025 "The Village at Arnold" Final Map, authorize the City Manager to execute the subdivision improvement agreement and allocate \$35,350 from Traffic Impact Fee Funds to account C1048, Pacheco Boulevard at Arnold Drive Traffic Signal and Intersection Improvements. [T.Tucker/13.9025]
3. Resolution No. 098-14 authorizing the City Manager to execute Master Cooperative Agreement No. 28C.01 between the Contra Costa Transportation Authority and the City of Martinez regarding the disbursement of Measure J transportation funds. [T.Tucker/6.7.15]
4. Resolution No. 099-14 accepting the Pacheco Transit Hub/Park and Ride Project as complete per contract documents and instruct the City Clerk to file a Notice of Completion. [D.Salts/6.7.16]
5. A. Resolution No. 100-14 adjusting the employer's contribution under the employees' Medical and Hospital Care Act (PEMHCA) for the Martinez Police Officers' Association (MPOA); and[A.Shear/4.5.6&4.5.13]
- B. Resolution No. 101-14 adjusting the employer's contribution under the employees' Medical and Hospital Care Act (PEMHCA) for Police Management. [A.Shear/4.5.7&4.5.13]

On motion by Mark Ross, Councilmember; seconded by AnaMarie Avila Farias, Councilmember, to approve Item #A and Items #1 through #5 of the Consent Calendar. Motion unanimously passed 5 - 0. Yes: AnaMarie Avila Farias, Councilmember; Lara DeLaney, Councilmember; Mark Ross, Councilmember; Michael Menesini, Vice Mayor; Rob Schroder, Mayor.

PUBLIC HEARING(S)

CITY MANAGER

6. Consider a Resolution approving the Location Agreement and Operations Covenant between the City of Martinez and S&S Tool and Supply Inc. DBA S&S Supplies and Solutions, as it is consistent with the City of Martinez Economic Stimulus Program; and authorize the Interim City Manager to execute said Agreement. [J.Jakel/19.03.28]

Interim City Manager Jim Jakel stated that he needed to amend the resolution to be conditional on the agreement being signed. He indicated he is in contact with Shell and they are in the process of signing the agreement. He explained the background of the Economic Stimulus Program, the key financial implications of the agreement, and the benefits to the City of working with S&S Tool and Supply.

Mayor Schroder opened the Item for public comment.

Mike Alford suggested Talbott Howard be contacted and invited to participate in the Stimulus Program.

Seeing no further speakers, Mayor Schroder closed public comment on the Item.

Councilmember DeLaney stated she continued to have philosophical concerns with this type of program, but since the program has already been approved and is being implemented, she would support the resolution in order to foster productive relationships with local businesses.

Councilmember Ross acknowledged there is a risk and reward associated with the program, and noted that this is what many cities have to do currently in order to continue to attract industry.

Vice Mayor Menesini agreed the program is important for the City to remain competitive, protect local jobs, and maintain the City's tax base.

Mayor Schroder thanked Tracy and Steve, owners S&S, for their willingness to negotiate and Paul Gavert, Shell's General Manager, as well as Steve Lesher for their assistance.

On motion by Michael Menesini, Vice Mayor; seconded by AnaMarie Avila Farias, Councilmember, to approve Resolution No. 102-14 approving the Location Agreement and Operations Covenant between the City of Martinez and S&S Tool and Supply Inc. DBA S&S Supplies and Solutions, as it is consistent with the City of Martinez Economic Stimulus Program; and authorize the Interim City Manager to execute said Agreement. Motion unanimously passed 5 - 0. Yes: AnaMarie Avila Farias, Councilmember; Lara DeLaney, Councilmember; Mark Ross, Councilmember; Michael Menesini, Vice Mayor; Rob Schroder, Mayor.

7. City Manager Comment(s)/Update(s)/Report(s).

Dina Tasini, Planning Manager, announced that the City was awarded a grant in the amount of \$200,000 from the Contra Costa Transportation Authority to conduct a fiscal and market analysis for the Priority Development Area (Downtown Specific Plan Area). The City is required to provide a match of \$26,000. The CCTA will be managing the grant, as well as providing a consultant team. CCTA will match the City with the consultant team and the analysis will begin in about a month.

CHIEF OF POLICE

8. Chief of Police Comment(s)/Update(s)/Report(s).

Interim Chief of Police Eric Ghisletta handed out pamphlets on panhandling (aggressive solicitation) that the Police Department is distributing downtown for both merchants and customers. The pamphlets have so far been fairly well received. Interim Chief Ghisletta indicated he is meeting with all the merchants to discuss the program, which will help increase the Department's visibility, and he may add a pilot program of an additional foot patrol. He also added that the Department is officially on Facebook and Twitter.

Councilmember DeLaney suggested the Central County Homeless Outreach's contact information be added to the pamphlet, and Interim Chief Ghisletta stated he would add it if the Outreach was willing.

APPOINTMENTS TO COMMISSIONS AND/OR AGENCIES

9. Consider the following reappointments: [M.Cabral/16.00.04]

- A. Reappoint Peter Carpenter, Carolyn Duncan and Carter Wilson to the Cemetery Commission for a four-year term. [16.01.01]

On motion by Rob Schroder, Mayor, no second required to approve reappointment Peter Carpenter, Carolyn Duncan and Carter Wilson to the Cemetery Commission for a four-year term. Motion unanimously passed 5 - 0. Yes: AnaMarie Avila Farias, Councilmember; Lara DeLaney, Councilmember; Mark Ross, Councilmember; Michael Menesini, Vice Mayor; Rob Schroder, Mayor.

- B. Reappoint Paul Kelly and Sigrid Waggener to the Planning Commission for a four-year term. [16.06.01]

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Paul Kelly and Sigrid Waggener to the Planning Commission for a four-year term. Motion unanimously passed 5 - 0. Yes: AnaMarie Avila Farias, Councilmember; Lara DeLaney, Councilmember; Mark Ross, Councilmember; Michael Menesini, Vice Mayor; Rob Schroder, Mayor.

- C. Reappoint Shane Bower and Maria Dona to the Veterans Commission for a four-year term. [16.07.01]

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Shane Bower and Maria Dona to the Veterans Commission for a four-year term. Motion unanimously passed 5 - 0. Yes: AnaMarie Avila Farias, Councilmember; Lara DeLaney, Councilmember; Mark Ross, Councilmember; Michael Menesini, Vice Mayor; Rob Schroder, Mayor.

- D. Reappoint Susan Gustofson, Brian Killian and Rebecca Vanni to the Design Review Committee for a two-year term. [16.11.01]

On motion by Rob Schroder, Mayor, no second required to approve reappointment Susan Gustofson, Brian Killian and Rebecca Vanni to the Design Review Committee for a two-year term. Motion unanimously passed 5 - 0. Yes: AnaMarie Avila Farias, Councilmember; Lara DeLaney, Councilmember; Mark Ross, Councilmember; Michael Menesini, Vice Mayor; Rob Schroder, Mayor.

Councilmember Avila Farias asked that the Council consider ways to encourage a broader civic engagement in the community and a more diverse representation on the committees.

Councilmember Lara DeLaney announced that the Cemetery Commission will be conducting the Annual Fall Clean-Up on Saturday, October 11th from 10:00 a.m. to 2:00 p.m.

CITY COUNCIL

10. Provide direction to staff regarding a request made by Councilmember Mark Ross to participate with Muir Heritage Land Trust in the purchase of 66 acres of the Swett Ranch using Measure WW funds.

Councilmember Ross provided background on the ranch and encouraged the Council to show support for the Muir Heritage Land Trust and the City's heritage by participating in the purchase.

Mayor Schroder noted that Linus Eukel, Executive Director Muir Heritage Land Trust, had expressed interest in the City's providing the entire purchase price but that he would prefer the entire community to participate. Mayor Schroder expressed his support of the idea.

Vice Mayor Menesini stated he would be willing to explore the idea, but he would prefer Measure WW funds to be spent on projects within the City limits. Councilmember DeLaney suggested City staff develop a list of possible WW projects and the amounts needed. Vice Mayor Menesini agreed the list would be helpful to encourage public support and participation.

Interim City Manager Jim Jakel indicated that staff will provide Council with a comprehensive list of all the resources, Measure H funds, Measure WW funds, park dedication fees, and developer fees and pair it with a list of projects, including the possible purchase of the Swett property. He recommended that the Council conduct a workshop so that they could receive input from the public.

The Council agreed to the suggestion as indicated by Interim City Manager Jakel.

Mayor Schroder opened the Item for public comment.

Mike Alford commented on the importance of projects like this to keep the City moving forward, but agreed they should stay within the City limits. He added this is another opportunity to work with Talbort Howard.

Seeing no further speakers, Mayor Schroder closed public comment on the Item.

11. Council Subcommittee Reports.

Vice Mayor Menesini and Councilmember Avila Farias reported out on their Public Safety Subcommittee meeting that was held on September 8th. Vice Mayor Menesini stated that he has a draft resolution on rail transport that he would like the Council to consider at the next meeting. He noted it will be important for the Council and the public to see the research the Subcommittee has pulled together as the wording of the resolution is discussed. Councilmember Avila Farias added she had attended a session on this issue at the League of California Cities Conference in September, and the Subcommittee's proposed resolution will incorporate collaboration with other governments in the area.

Vice Mayor Menesini also reported on a presentation by the Police Department on the Department's efforts to reach out to the County's mental health sector.

Councilmembers Ross and Avila Farias reported out on their Annexation Ad Hoc Committee held on September 16th. The analysis has been received, but the Committee had follow-up questions, so a full report will be given at the next meeting.

12. City Council Comments.

Councilmember Mark Ross suggested that the Public Safety Subcommittee work in conjunction with the Fire Department to discuss safety routes through neighborhoods with narrow roads and the danger of people parking near water hydrants in those neighborhoods. He suggested that Neighborhood Watch can help people be aware of which ways to go in an evacuation.

Councilmember Lara DeLaney asked about the status of the Project Labor Agreement (PLA) Policy. Interim City Manager Jakel stated that he met with a representative of organized labor for their perspective on the policy. Mr. Jakel stated that the PLA will probably go to Council at the meeting of October 15th and most likely use the County's template as an example.

Vice Mayor Michael Menesini requested that the meeting adjourn in memory of William "Bill" Kramer, father of County Assessor Gus Kramer.

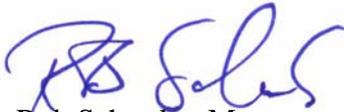
Councilmember AnaMarie Avila Farias requested that the Council review the Strategic Plan and progress on the City's goals. She expressed appreciation to the Public Works staff for their prompt and excellent work on a water leak at the Housing Authority's property. The Housing Authority staff was very impressed by the City staff's work. Councilmember Avila Farias thanked Interim City Manager Jakel for his work on the City's behalf.

Mayor Rob Schroder announced his mother's 86th birthday and his parents' 64th wedding anniversary. He adjourned the meeting in memory of Bill Kramer and noted that Gus Kramer, Mr. Kramer's son, previously served as City Clerk.

ADJOURNMENT

Adjourned at 9:12 p.m. *In Memory of William "Bill" Kramer* then to a Regular City Council Meeting on October 1, 2014 at 7:00 p.m. in the Council Chambers, 525 Henrietta Street, Martinez California.

Approved by the City Council,



Rob Schroder, Mayor

Mercy G. Cabral, Deputy City Clerk – 10/15/14