

CALL TO ORDER

The Council met in Closed Session at 6:15 p.m. with all members present except Councilmember Menesini and Vice Mayor Kennedy who were excused.

CLOSED SESSION

CONFERENCE WITH LEGAL COUNSEL—EXISTING LITIGATION pursuant to California Government Code Subdivision (a) of Section 54956.9

Name of Case: Gloria Vaughn, et al. v. City of Antioch, et al.;
Contra Costa County Superior Court Case No. C07-00045

RECONVENE - PLEDGE OF ALLEGIANCE - ROLL CALL

Mayor Schroder called the meeting to order at 7:00 p.m. with all members present except Vice Mayor Kennedy, who was excused. He reported that the Council met in Closed Session with direction given to legal counsel, and nothing else to report.

PRESENTATION(S)/PROCLAMATION(S)

Presentation to the first and second place winners of the Hidden Valley Elementary School "2007 Science Fair."

Diane Coventry, teacher at Hidden Valley, explained the Science Fair program. The Council recognized first and second place Science Fair winners: Fifth Grade - Chris Jones, Victoria Daley; Fourth Grade - Max Tsukanov, Asha Putnam; Third Grade - Christy Lopez & Jannike Allen, Kendelle Sullivan; Second Grade - Sophia Herney, Athena Sabaria; First Grade - Daniel Lafortune, Ms. Ford's class project. The Council presented winners with Certificates of Recognition.

Winners of the budget photo contest.

Council recognized winners of the Budget Photo Contest: Kristin Henderson, Denis Shea, Michael Mason, Anissa Mosher, Paul Feia, Tiffany French, Rich Martin, James Connell, and Aricia Martinez.

Presentation by Central Contra Costa Sanitary District.

Dana Lawson, Engineer for the Sanitary District gave a brief overview of the District's history and purpose. She also reviewed the Martinez Sewer Renovations, Phase I Project: Construction details, i.e., work hours, and traffic control; public outreach, i.e., workshops, notices; and the

project schedule. She indicated that construction should begin in July/early August and be completed by the end of the year. For project information, the public should contact Chris Carpenter, District Community Affairs Representative, at (925) 229-7200.

Mayor Schroder suggested that the District notify Telfer Tanklines and Contra Costa Transit Authority about the necessary detours as well. He asked about replacement/repair of the roads after the project is finished, and Ms. Lawson reviewed the details.

Councilmember DeLaney asked about parking impacts, and Ms. Lawson explained the time constraints for the various parking changes. Councilmember DeLaney expressed concern about the already difficult parking situation in the area. She also suggested that the District contact Main Street Martinez and the Chamber of Commerce so downtown businesses will be informed.

In response to a further question from Councilmember DeLaney, Ms. Lawson provided further information on the use of small cameras to determine the condition of pipes from the inside. Councilmember DeLaney asked the District to consider issuing press releases to the Contra Costa Times as well as the Gazette.

Mayor Schroder noted that most of the parking affected would be short-term parking. General Manager Jim Kelly and Chief Executive Officer Mario Menesini were also introduced. Councilmember Menesini commented on the good partnership between the City and the Central Sanitary District, noting the District's good response to the City's needs.

Councilmember DeLaney asked, and Ms. Lawson explained the initials HHW, used in the presentation report.

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

Cliff Souza questioned budget allocations for this year's budget regarding the ferry consultant and baseball field upgrades, and the Mayor and City Manager responded to his questions.

AnaMaria Avila Farias recognized Councilmember Menesini on behalf of Contra Costa Interface Supporting Organization (CCISCO, a non-profit organization in Martinez) for his leadership at the rally on immigration held in Martinez. Another CCISCO representative echoed Ms. Farias' comments and encouraged all the Council to get involved. Councilmember Menesini was presented with a plaque from CCISCO, and he commented on the humanitarian issues involved.

Mike Alford commented on the meeting held between the City and others, related to homelessness and other downtown crime issues. He expressed concern about safety impacts from increased housing densities.

Paul Wilson indicated that the most recent Council meeting was not completely aired on Comcast, and he hoped this could be corrected. He also commented on a Gazette article regarding the City's hiring of lobbyists. He urged the Council to refrain from hiring lobbyists in the future.

Kristin Henderson thanked the Council for recognizing her photos, and she thanked the Council for considering the historic resource inventory and urged that the Sharkey Building historic values be respected. She commended former Councilmember Bill Wainwright for his leadership.

Roger Goodwin asked the Council to ask Central Sanitary to consider doing a full overlay of the downtown streets, as well as using rubberized asphalt. He also noted that complete videos of the Council meetings are available on the internet. Councilmember Menesini mentioned that rubberized asphalt is commonly used now. He also commented that past paving done by Central Sanitary has been very well done.

CONSENT CALENDAR

MOTION WAIVING READING OF TEXT OF ALL RESOLUTIONS AND ORDINANCES.

1. Motion approving City Council Minutes of May 2, and May 16, 2007.
2. Motion approving Check Reconciliation Register(s) dated 05/10/07, 05/17/07, and 05/24/07.
3. Resolution No. 037-07 adopting the City's budget for fiscal years 2007-2009.
4. Resolution No. 038-07 authorizing destruction of files and/or records specifically pertaining to the City Clerk's Office, Personnel Division, and Community and Economic Development Department.

There was no public comment on Consent Calendar items.

On motion by Mark Ross, Councilmember, seconded by Michael Menesini, Councilmember, to approve Items 1 - 4 of the Consent Calendar. Motion unanimously passed 4 - 0.

PUBLIC HEARING(S)

ORDINANCE(S)

CITY MANAGER

5. [Downtown Revitalization Strategy](#).

Assistant City Manager, Community and Economic Development, Karen Majors gave the staff report. She reviewed a 9 Point Downtown Revitalization Strategy which provides the framework to implement the newly adopted Downtown Specific Plan.

The Council accepted the report. Councilmember Ross commented on a recent meeting of the Regional Planning Committee, with a focus on the possibility of funding for priority conservation areas and priority development areas. Ms. Majors agreed that the program would be ideal for the City's needs. Councilmember DeLaney was appreciative of the new strategy, especially the multi-pronged approach. She also noted that the Downtown Specific Plan

identified approximately 30 opportunity sites. While supportive of the historic preservation goals, she suggested that Main Street sites be marketed for retail uses. Regarding point #5, Councilmember DeLaney commented on the need for some streetscape improvements. She also suggested some marketing strategies (website, signage, billboards) for the whole City.

Councilmember Menesini expressed appreciation for the plan, especially the strategies focused on the ferry, the intermodal station, and marketing. He also suggested displaying the U.S. flag whenever possible, that the City Corp Yard and other industrial type uses be moved away from the downtown, and that creek enhancements continue to be pursued.

Councilmember Ross commented on the need for more green building policies and projects.

Mayor Schroder was also appreciative of the plan. He mentioned that a healthy downtown can benefit the entire City, and he noted that this plan could also serve as a business plan for the City, which resident Paul Wilson often comments on.

Councilmember DeLaney suggested that the plan be shared with the economic development restructuring committee for Main Street Martinez, to get input from them as well. Ms. Majors indicated it would be.

Mike Alford questioned why focus on the County's needs when it does not promote economic development. He also questioned whether building garages with housing above would preserve the historic character of the downtown. He further commented on the long-overdue marina improvements.

Paul Wilson commented on fee waivers given to the County, and he questioned whether the proposed uses for the Turnbaugh building and the Aiello project conform to the Downtown Specific Plan. He also recommended that the phrasing alluding to the "community vision" for the downtown be changed, since the final product of the Downtown Specific Plan does not reflect what the community wanted.

Mr. Wilson also asked for an update on the unreinforced masonry ordinance, and he opposed the multi-use recommendation for the intermodal parking lot. He cautioned against waiving fees for downtown developers, and he noted that some of the vacant properties in the downtown already have projects proposed and approved, but not yet built.

AnaMarie Avila Farias expressed appreciation for the emphasis on the revitalization of the commercial area of the downtown. She was concerned about the lack of night-life in the downtown, which will detract from the marketing of housing projects. Mayor Schroder thanked Ms. Farias for her and her husband's investment in the City.

Richard Verrilli thanked Councilmember Ross for his concerns about green building. He recommended that the City pursue LEED certification from the federal government. He also suggested a rooftop garden be considered for the Sharkey building. He made some suggestions regarding traffic as well.

Mayor Schroder closed public comment on the item.

Councilmember DeLaney noted that the staff report mentions several evening uses being considered. She commented on the Shaky Hand Gallery's contributions to the arts and evening entertainment, as well as the amphitheatre, Willows theatre, and several restaurants. Councilmember Ross agreed, and he suggested the possibility of a jazz festival sponsored by the City.

Mayor Schroder commented on the need for activities for teenagers. Councilmember DeLaney suggested some discount tickets for teenagers. After further discussion among the Council, Ms. Majors reviewed several projects/proposals for teen activities.

6. [Adopt a resolution to make a loan application to the Department of Boating and Waterways in the amount of \\$3,375,547 for the marina basin improvements and related land costs; and authorize staff to negotiate the remaining terms of the long-term sublease for the Marina with Martinez Marina, LP.](#)

Deputy Director of Parks and Community Services Joann Tool presented the staff report, noting that Tom Hogan, Jeff Pense, and Tim Leathers of Martinez Marina LP were present to answer questions. She briefly reviewed the history of the marina, cost estimates, and dock configuration. Mr. Hogan explained the breakwater configuration and dredging.

Ms. Tool continued with the land cost estimates and details of the loan application. Mayor Schroder asked whether the plan included a sewer trunk line. Mr. Hogan explained the cost estimates and allocations for the sewer and other utilities.

Councilmember Ross expressed confidence and appreciation for the application and its eventual approval.

Councilmember DeLaney asked the time period covered by the cost estimates. Staff said it was for the period 2005-2008. Mayor Schroder asked when the potential loan might be approved. Mr. Hogan explained the next steps in the process.

In response to comments from Mayor Schroder regarding DBAW's support for the marina, Councilmember Ross commented on the benefit to the subregion around Martinez from the marina being fully functional.

Councilmember DeLaney asked for clarification on the timing of the loan disbursements, which Mr. Hogan provided.

Councilmember Menesini expressed appreciation for the engineering features designed to address the siltation issues.

Mike Alford questioned the location of the entrance to the breakwater, suggesting the southwest side as an alternative. Mr. Hogan explained the engineering design further. The Council commented briefly on comparisons with other marinas.

Paul Wilson expressed concern about additional loans to the City to cover the cost of

entitlements/improvements that should have been paid by the marina operator in the past. Mayor Schroder explained that the entitlements have to be paid by the City since they are owned by the City.

Rich Verrilli commented on conflicting goals of teenagers and adults.

Mayor Schroder closed public comment.

Councilmember DeLaney mentioned the idea suggested by Vice Mayor Kennedy in the past - that of joining with other jurisdictions for dredging. City Manager Don Blubaugh said he has contacted other nearby cities with marinas to discuss possible cooperative efforts. Mr. Hogan discussed the possibility of buying a dredge rather than hiring a dredging company to do the work, for cost saving. He acknowledged a joint powers agreement was worth considering.

On motion by Mark Ross, Councilmember, seconded by Lara DeLaney, Councilmember, to approve Resolution No. 039-07 to make a loan application to the Department of Boating and Waterways; and authorize staff to negotiate the remaining terms of the long-term sublease for the Marina with Martinez Marina, LP. Motion unanimously passed 4 - 0.

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

APPOINTMENTS TO COMMISSIONS AND/OR AGENCIES

9. [Appointments and reappointments to City Committees and Commissions.](#)

On motion by Rob Schroder, Mayor, no second required to approve appointment of James Passaglia to the Design Review Committee. Motion unanimously passed 4 - 0.

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Shelley Nielsen to the Civil Service Commission. Motion unanimously passed 4 - 0.

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Jeanne Sharkey to the Civil Service Commission. Motion unanimously passed 4 - 0.

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Isidro Farias to the Design Review Committee. Motion unanimously passed 4 - 0.

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Robert Perry to the Design Review Committee. Motion unanimously passed 4 - 0.

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Bob Glover to the Planning Commission. Motion unanimously passed 4 - 0.

On motion by Rob Schroder, Mayor, no second required to approve reappointment of Charles Martin to the Veterans Commission. Motion unanimously passed 4 - 0.

CITY COUNCIL

8. [City Council Comments.](#)

Councilmember Ross announced the "Spare the Air" season and encouraged residents to help reduce smog and global warming by using public transit and limiting car use. Councilmember DeLaney announced the Ribbon Cutting Ceremony for the new County Clerk Recorder building on June 12th from 2:00 p.m. to 4:00 p.m.

Councilmember Menesini noted that members of the Police Department were carrying a torch through town. Chief Cutaia confirmed that it was the Special Olympics Torch. Councilmember Menesini further commented that a Martinez citizen has been awarded one of the Military's highest awards--the "Bronze Star" and asked to work with staff to hold an award ceremony, which Council agreed to. He also requested staff to obtain a copy of the San Francisco Plastic Bag Ordinance and place it on a future agenda.

Mayor Schroder requested that the meeting adjourn in memory of George Ernest Freschi. He and Councilmember Menesini reviewed the contributions Mr. Freschi made to the City.

ADJOURNMENT

Adjourned at 9:31 p.m. in memory of *George Ernest Freschi*, then to a Regular City Council Meeting on June 20, 2007, 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 – 6/20/07