

**CITY OF PITTSBURG**  
**Redevelopment Agency Minutes**  
**April 7, 2003**

Chair Yvonne Beals called the meeting of the Redevelopment Agency to order at 7:00 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having met at 6:32 P.M. in Closed Session pursuant to subdivision (b) of Section 54956.9 of the Government Code, Conference with Legal Counsel – Anticipated Litigation regarding one case.

City Attorney Daube advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Glynn, Kee, Parent, Beals

**MEMBERS ABSENT:** Rios [Excused]

**STAFF PRESENT:** Assistant Executive Director, Nasser Shirazi  
Legal Counsel, Linda Daube  
City Clerk, Lillian Pride  
Director of the Redevelopment Agency, Garrett Evans  
Director of Economic Development, Brad Nail  
Director of Public Works, John Fuller  
Director of Recreation, Paul Flores  
Director of Finance, Marie Simons  
City Engineer, Joe Sbranti  
Police Chief, Aaron Baker  
Executive Assistant, Alice Evenson

**PLEDGE OF ALLEGIANCE**

Mr. Jordan led the Pledge of Allegiance.

**CITIZENS REMARKS**

There were no citizens remarks.

**MEMBERS REMARKS**

There were no Member remarks.

**CONSENT**

On motion by Member Glynn, seconded by Member Parent to approve the Consent Calendar, carried by the following vote:

Ayes: Glynn, Kee, Parent  
Noes: None  
Abstain: Beals  
Absent: Rios [Excused]

a. **MINUTES** Dated: March 17, 2003

Approved Minutes dated March 17, 2003.

## **CONSIDERATION**

1. **RESOLUTION 03-872** Approving an Increase of \$623,825 to the FY 2002-2003 Pittsburg Redevelopment Agency Budget for a Mandated ERAF Takeaway in the Amount of \$623,825

Assistant Executive Director Nasser Shirazi reported that the State of California had adopted its initial budget on September 5, 2002. The State budget included as one of its deficit eliminating measures the transfer of \$75 million of tax increment funds from local government redevelopment agencies to the Education Revenue Augmentation Fund (ERAF). These shifted monies to be given to school districts which will free up, for other uses, State revenues that had supported schools in past years.

Mr. Shirazi advised that the source of funding for the budget adjustment and expenditure was the unallocated reserves of the Redevelopment Agency Fund balance. He recommended that the Agency adopt the resolution to approve an increase to the FY 2002-2003 Agency Budget and an expenditure for a State mandated ERAF takeaway in the amount of \$623,825.

In response to Member Kee, Finance Director Marie Simons affirmed that the State would take the funds at any rate no later than May 15.

On motion by Member Glynn, seconded by Chair Beals and carried unanimously to adopt Resolution 03-872.

2. **RESOLUTION 03-873** Authorization for City Engineer to Utilize Informal Bidding Procedures to Obtain Bids for Seismic Improvements on the City Owned Building Located at 415 Railroad Avenue

Mr. Shirazi advised that on August 5, 2002, the City of Pittsburg Redevelopment Agency adopted a Resolution No. 02-838 authorizing the City Engineer to advertise for bids to construct seismic improvements to the City owned building located at 415 Railroad Avenue. On February 26, 2003, the City began advertising for bids to construct the improvements. The bid opening was scheduled for March 18, 2003 after a bid period of three weeks. The planned bid opening did not occur due to the fact that no bids were received for the project.

Mr. Shirazi explained that the fiscal impact of not completing the project could include the loss of the current tenant in the building. The direct and indirect costs of repeatedly advertising for bids would be avoided with the adoption of the resolution. He recommended that the Agency authorize staff to negotiate with a qualified contractor to complete the work associated with Contract No. 01-07, 415 Railroad Avenue Improvement.

In response to Member Parent, City Engineer Joe Sbranti stated that it was not uncommon for projects of the subject size to receive no response to advertisements for bids requiring a direct solicitation to contractors to encourage bidding. That was the issue in this case.

On motion by Member Parent, seconded by Member Glynn and carried unanimously to adopt Resolution 03-873.

### **ADJOURNMENT**

The meeting of the Redevelopment Agency adjourned at 7:08 P.M. to the next meeting set for April 21, 2003.

Respectfully submitted,

Lillian J. Pride, Secretary

als

**CITY OF PITTSBURG**  
**City Council Minutes**  
**April 7, 2003**

Mayor Yvonne Beals called the meeting of the City Council to order at 7:09 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having met at 6:32 P.M. in Closed Session pursuant to subdivision (b) of Section 54956.9 of the Government Code, Conference with Legal Counsel – Anticipated Litigation regarding one case.

City Attorney Daube advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Glynn, Kee, Parent, Beals

**MEMBERS ABSENT:** Rios [Excused]

**STAFF PRESENT:** Assistant City Manager, Nasser Shirazi  
City Attorney, Linda Daube  
City Clerk, Lillian Pride  
Director of the Redevelopment Agency, Garrett Evans  
Director of Economic Development, Brad Nail  
Director of Public Works, John Fuller  
Director of Recreation, Paul Flores  
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City Engineer, Joe Sbranti  
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Executive Assistant, Alice Evenson

**CITIZENS REMARKS**

A.J. FARDELLA, Pittsburg, with the Oak Hills Community Group and OHCG.net, presented a packet of information to offer an update of educational issues and good news in West Pittsburg and the Oak Hills community. He detailed the materials in the packet, presented copies to the Council and presented a number of concerns to the Council. One of those concerns was the need for a park associated with the San Marco Elementary School. He urged the Council to help negotiate for that park.

WILLIE MIMS, Pittsburg, representing the Black Political Association (BPA), referred to the Tree City, Arbor Day award and suggested that as long as the City was "chopping down trees" that award should be eliminated.

Mr. Mims noted that he had spoken at the last meeting to the potential targeting of the Black community at School and Carpino Streets. He stated that he had spoken to the Chief of Police who had indicated that he would address that concern. He also noted that the Chief had shared an award the City had received for the most drunk driving arrests in the

County, which he applauded. He also noted with respect to the Police Department's use of radar guns that he was offended when police pointed a radar gun at him or anyone else. He urged the adoption of an ordinance to ban radar guns.

Noting that he had submitted a speaker card to speak to Consent Calendar Item c, Ordinance 03-1206, Mr. Mims urged that the ordinance not be adopted and that a full Environmental Impact Report (EIR) be prepared in that case.

Mr. Mims also requested that the minutes of the last meeting be amended to correctly reflect his statement that it was in the City's plans to destroy all the trees from California Avenue to the Pittsburg/Antioch Highway not that all of the trees had been destroyed. He added that he would wait to be called to speak to Ordinance 03-1206 on the Consent Calendar and if the Council failed to do so it would be in violation of Section 54954.3 of the Brown Act.

BRUCE OHLSON, Pittsburg, representing the East Bay Bicycle Coalition and the Delta Pedalers spoke to Resolution 03-9788. He commended staff's efforts to have bicycle lanes painted on Polaris Drive from the PG&E right-of-way to East Catamaran Circle. He thanked City staff and the Council for that work.

## **COUNCIL REPORTS**

Councilmember Kee reported that he had attended the groundbreaking for the new school in the Oak Hills area. He had also attended a workshop for *Shaping Our Future* on April 5 and reported that a plan would be presented on May 17. Further, he had attended the opening of Small World Park on April 5. He thanked the Parks and Recreation Department for that effort.

Councilmember Parent stated she attended the Small World Park opening on Saturday and advised that staff had reported to her that 579 people had attended. She noted that people from many outside areas used that park. She had also attended the opening of the Little League and all the baseball leagues on that same day and had attended the Pittsburg Women's Community League Luncheon, which she explained had included multi-cultural entertainment that would be presented to the High School on April 17 and be open to the public at that time. She had also attended the groundbreaking for the San Marco School and the Cesar Chavez exhibition at the PACO Gallery.

Councilmember Glynn stated that he was present and went to the well-attended Cesar Chavez opening and noted that the level of artwork was excellent and well presented. He had also attended the regular meeting of the Fil-Am Club on April 6 and a number of other events, including an all day training session in Vacaville for the Rotary Club, which had regrettably kept him from attending the other events held on April 5.

Councilmember Parent added that the Household Hazardous Waste Station at Delta Diablo now had a state of the art building where household waste could be taken on Fridays and Saturdays, at no cost. Things such as paint, oil, household sprays, pesticides

and the like would be accepted at those times.

Mayor Beals congratulated the Soroptimists of Pittsburg International for hosting the distinguished women's celebration that had taken place a couple of weeks ago to acknowledge the unsung heroes of the community. She noted that Nancy Parent had been recognized at that time for her dedication to the community.

Mayor Beals reported that she had also attended the opening day of the softball leagues and she acknowledged the Recreation and Police Departments for providing a safe family, community environment and for cleaning up the area in general. Since this was the Week of the Child, she had participated in the event which highlighted and educated families, children and providers on the importance of early childhood development.

Mayor Beals reported that she had also attended the Mayors' Conference jointly with Alameda County where the Metropolitan Transportation Commission (MTC), BART and Measure C efforts had been discussed. In the coming week, there would be a celebration for Bataan Day at the Fil-Am Community Center and the Annual Easter Egg Hunt when the Kiwanis would serve a pancake breakfast starting at 8:00 A.M.

### **CITY MANAGER REPORT**

Police Chief Aaron Baker identified Homeland Security measures being taken by a team of Pittsburg officers who would be assigned to that detail. He explained that there had been meetings with every level of law enforcement, including the Coast Guard, FBI, County level, private level and other personnel including the police departments for the transportation systems and private security for a number of commercial and industrial facilities in the City's jurisdictional limits to assess the critical facilities that might need protection. Meetings with the California Anti-Terrorism Information Center had also been conducted to ensure operating in a collaborative effort and to secure grant funds, where available.

Chief Baker assured the City Council and the community that assessments had been done, emergency plans were in place, that a number of private security firms that had become somewhat lax had been shored up and that the City was prepared for any contingency that might occur.

### **PROCLAMATION**

1. Supporting the United States Armed Forces

As Chairman of the United Veterans Council and Commander of American Legion Post 151, Councilmember Glynn acknowledged past Commanders of all of the organizations and current Commanders of Disabled American Veterans and other groups. He read the proclamation in support of American's Armed Forces and presented the proclamation to one of the past Veterans of the Year. At this time taps were played in honor of the fallen military in the current conflict in Iraq.

## **PRESENTATION**

### 1. National Library Week

MARIAN PARTRIDGE, the Pittsburg Branch Librarian, highlighted what had occurred over the last eight months with an increase in hours from 40 to 52 hours and with circulation up 12 percent. She noted that the Library had applied for and had received three grants; Live Homework Health grant, Philanthropic Ventures grant, and a Ready, Set, Read grant. Besides offering class visits for all ages and reference groups, she stated that the Library still had three homework volunteers at the Library four days a week, along with a number of other volunteers and services that were being offered for children and adults in Spanish and English. She also highlighted the repairs and improvements being conducted at the Pittsburg Library.

## **CONSENT CALENDAR**

On motion by Councilmember Glynn, seconded by Councilmember Parent and carried unanimously to adopt the Consent Calendar, as submitted with the removal of Items a, c, d and e.

- b. **CLAIMS** #1495, Mario Gomez, #1497 Gavin Cox, #1508 Grace Webster

Denied Claims #1495, Mario Gomez, #1497 Gavin Cox, #1508 Grace Webster.

The following items were pulled from the Consent Calendar for discussion:

- a. **MINUTES** Dated: March 17, 2003

On motion by Councilmember Glynn, seconded by Councilmember Parent to approve the minutes of the March 17, 2003, corrected by Mr. Mims' on Page 2 of 15 as follows:

*He added that it was in the City's plans to totally destroy the trees from the top of California Avenue to the Pittsburg/Antioch Highway.*

The motion carried by the following vote:

Ayes: Glynn, Kee, Parent  
Noes: None  
Abstain: Beals  
Absent: Rios [Excused]

Councilmember Parent reported that she had pulled Item c. to vote no on that item consistent with her action on the first reading of the ordinance.

- c. **ORDINANCE 03-1206** Adoption of an Ordinance to Amend the Builders Circle IP-O District (Ordinance No. 96-1118). (Heritage Pointe Residential Development RZ-02-12)

On March 17, 2003, the Council introduced Ordinance No. 03-1206, which would rezone 22.07 acres located on Builders Circle in order to allow development regulations for single-family residential development to be established by a use permit. Ordinance No. 03-1206 is being brought back before the Council for second reading and adoption.

On motion by Councilmember Glynn, seconded by Mayor Beals to adopt Ordinance 03-1206. The motion carried by the following vote:

Ayes: Glynn, Kee, Beals  
Noes: Parent  
Absent: Rios [Excused]

Mayor Beals advised that she had pulled the item given that it had a fiscal impact.

- d. **RESOLUTION 03-9788** Approving a Request to the Metropolitan Transportation Commission by the City of Pittsburg for an Allocation of Transportation Development Act Article 3 Pedestrian/Bicycle Project Funding for FY 2003-2004

Mr. Shirazi reported that the Metropolitan Transportation Commission (MTC) provides Transportation Development Act (TDA) Article 3 Funds to fund projects exclusively for the benefit and/or use of pedestrians and bicyclists. The City Council must approve a request to MTC for the allocation of TDA. The proposed resolution approves the application for 2003-2004 TDA Article 3 Funds to sign and stripe a Class II bicycle facility on Polaris Drive from the PG&E right-of-way to East Catamaran Circle. Mr. Shirazi advised that the TDA funds would provide for project construction costs, estimated at \$77,500. The City would provide the engineering design and construction management, estimated at \$14,700. Staff time was not eligible for reimbursement by MTC. There would be no additional impact to the General Fund.

Mr. Shirazi recommended approval of the request to the MTC for an allocation of TDA Article 3 Pedestrian/Bicycle Funds for FY 2003-2004 for the Polaris Drive Class II Bicycle Facility project.

On motion by Mayor Beals, second by Councilmember Parent and carried unanimously to adopt Resolution 03-9788.

- e. **RESOLUTION 03-9789** Authorize Water Treatment Plant Filter Testing Study Contract Amendment to Include Clearwell Repair

The City of Pittsburg's Water Treatment Plant has two small concrete tanks or "clearwells," which are used as suction tanks for six large pumps that serve the City's water

system. One of the clearwells needs to be repaired to maintain the reliability of the pumps. The Public Works staff had selected the consulting firm of Camp, Dresser & McKee, Inc. (CDM) to provide services to design and construct a baffle wall inside the South Clearwell. CDM is currently under contract and is therefore in the best position to provide this service in the most timely and cost effective manner.

Councilmember Parent had pulled the item due to her concern for the letter from CDM, which indicated that CDM had not conducted an evaluation of the hydrodynamics of the wet well and it was apparent that the configurations of the clearwell did not meet the required criteria for the pump station. She therefore inquired why the work was being done.

Public Works Director John Fuller noted that water flowed into the wet well horizontally and pressed against the pump column. The pump column had been removed for repairs and had shown signs of premature wear. A metal baffle plate had been installed inside the wet well to protect the pump column although that baffle plate had failed, which appeared to be the reason for the premature failure of the pump. He suggested that it was not necessary to spend the time to hydraulically analyze the situation, simply that a better baffle needed to be installed. In this case, a reinforced concrete wall would be installed to replace the metal baffle that had failed. He stated that CDM had agreed with that proposal.

On motion by Councilmember Parent, seconded by Councilmember Glynn and carried unanimously to adopt Resolution 03-9778.

## **CONSIDERATION**

1. **RESOLUTION 03-9785** Support of East County Collaborative Effort for Review and Study of the Feasibility of a Regional Minor League Baseball Sports Facility

Mr. Shirazi presented the resolution asking Delta 6 members for support of an East County collaborative effort for review and study of a regional minor league baseball sports facility that had been brought forth by the City of Antioch.

Mr. Shirazi stated that there would be no fiscal impact to support the feasibility study although there might be a fiscal impact involved both in costs and revenue should the facility be built. He recommended the adoption of the resolution of support.

Mayor Beals thanked for the Council for continuing the matter from the last meeting so that she could participate. As the representative of Delta 6 she supported the proposal in concept as beneficial for East County and given that a cost factor would not be involved. She supported the approval of the resolution at this time.

Councilmember Kee concurred and seconded the motion. He recommended that any studies that might be available be forwarded to the City of Antioch.

BRUCE OHLSON, Pittsburg, referred to this month's Atlantic Magazine, which had included an article in the siting of a minor league ball club on the East Coast. He suggested that the article might be useful to the process.

Councilmember Parent commented that she had nothing but positive reactions from people who had heard of the proposal for a regional minor league baseball sports facility. She noted that the study being done was being paid for by the City of Antioch out of its Calpine mitigation money. She supported the proposal.

Mayor Beals urged staff to provide any studies from the evaluation by a prior Pittsburg Council to the City of Antioch to assist in the process.

On motion by Mayor Beals, seconded by Councilmember Kee and carried unanimously to adopt Resolution 03-9785.

2. **RESOLUTION 03-9790** Authorization to Pay for Animal Control Services Provided by Contra Costa County Animal Services Department

Mr. Shirazi advised that pursuant to the City and County Animal Service Agreement effective July 1, 1986, and the Food and Agricultural Code Section 30501 and 30801, the City of Pittsburg shall make quarterly payments in the amount of \$30,911.50 due and payable to the County to provide animal services to the City.

Mr. Shirazi explained that funds for the contract in the amount of \$123,646 had already been included in the 2002-2003 general fund-operating budget. He recommended that the City Council approve and authorize quarterly payments in the amount of \$30,911.50 payable to the County per agreement between the City and the County for animal services for FY 2002-2003. It was further recommended that the Council approve and authorize payment per the subject agreement each fiscal year pursuant to the City's purchasing policy as adopted by the Council.

On motion by Councilmember Glynn, seconded by Councilmember Parent and carried unanimously to adopt Resolution 03-9790.

3. **RESOLUTION 03-9791** Directing the Engineer of Work to Prepare and File the Annual Report for Landscaping & Lighting Assessment District 1988-01, Citywide (Fiscal Year 2003-04)

Mr. Shirazi presented the next two items to direct the Engineer of Work to prepare and file the Engineer's Report as the first of three steps in the annual renewal process for the Citywide Landscaping & Lighting Maintenance District 1988-01. Upon receipt and approval of the said Engineer's report, it will determine the total amount of revenue to be collected through the Assessment District for FY 0203-2004 and the assessments will be placed on the County tax roll. Revenue collected through this district is necessary to fund

the landscaping and lighting operations on a citywide basis and in the Oak Hills area.

Mr. Shirazi advised that the fiscal impact had not yet been determined for FY 2003-2004 and would be part of the next step with review of the Engineer's Report. He recommended the adoption of the resolution directing the Engineer of Work to prepare and file an annual report for FY 2003-04 for District 1988-01.

On motion by Councilmember Parent, seconded by Councilmember Glynn and carried unanimously to adopt Resolution 03-9791.

4. **RESOLUTION 03-9792** Directing the Engineer of Work to Prepare and File the Annual Report for Landscaping & Lighting Assessment District 1988-02, Oak Hills (Fiscal Year 2003-04)

Mr. Shirazi presented the item to direct the Engineer of Work (City Engineer) to prepare and file the Engineer's Report is the first of three steps in the annual renewal process for the Citywide Landscaping & Lighting Maintenance District 1988-02. Upon receipt and approval of the said Engineer's report, it will determine the total amount of revenue to be collected through the Assessment District for FY 0203-2004 and the assessments will be placed on the County tax roll. Revenue collected through this district is necessary to fund the landscaping and lighting operations on a citywide basis and in the Oak Hills area.

Mr. Shirazi advised that the fiscal impact had not yet been determined for FY 2003-2004 and would be part of the next step with review of the Engineer's Report. He recommended the adoption of the resolution directing the Engineer of Work to prepare and file an annual report for FY 2003-04 for District 1988-02.

On motion by Councilmember Glynn, seconded by Mayor Beals and carried unanimously to adopt Resolution 03-9792.

5. **RESOLUTION 03-9793** Approving a First Amendment to an Agreement Resolving Delinquent Assessments Levied Against Builders Industrial Park Assessment District No. 88-3

Mr. Shirazi reported that in 1988, the City formed an Assessment District No. 88-3 on undeveloped land parcels referred to as Builders Industrial Park and in conjunction with the formation of the District, issued Improvement Bonds. In 1992, the City initiated foreclosure proceedings and obtained judgments against the property owners. In September 2001, the City began negotiations with Pittsburg Equities, LLC ("PELLC") and the property owners to resolve the outstanding delinquencies and the pending litigation.

The result of such negotiations was an Agreement adopted by the City Council on April 16, 2002. This Agreement was extended to April 15, 2003. The parties had requested that the Agreement be extended for an additional six (6) months to allow time to complete all transactions.

Mr. Shirazi explained that the agreement provides for a work out arrangement to cure the bond delinquencies of Assessment District No. 88-3 and accordingly will have no further financial impact on the City's general fund. The proposed Heritage Point Residential project would most likely have a positive economic pact. He recommended the adoption of the resolution approving a First Amendment to the Agreement Resolving Delinquent Assessments Levied Against Builders Industrial Park Assessment District No. 88-3 and directing the City Attorney to finalize such an amendment consistent with the terms set forth in Exhibit A of the staff report dated April 7, 2003.

WILLIE MIMS, Pittsburg, representing the BPA, referred to the fiscal impact and inquired how much the situation had cost the City to date. He did not see how the situation would have a positive impact on the City given that the City had collected no revenue.

Finance Director Marie Simons reported that staff would have to research that information and return to the Council.

City Attorney Daube reported that delinquent bonds had been purchased by a group called Tower Investments. Tower Investments had purchased all the bonds and the City had no responsibility in that regard. The City had made payments in the area of \$600,000 on those bonds some time ago. Given the assessment district that had gone bad, which assessments had been purchased by Tower Investments and the work with Western Pacific to develop the Heritage Pointe Project, the deficiencies could be cured to remove the City from that obligation.

On motion by Councilmember Glynn, seconded by Councilmember Parent and carried unanimously to adopt Resolution 03-9793.

6.     **REPORT**                             Receive and File Quarterly Investment Report for the Month of December 2002

Mr. Shirazi explained that the State of California required the Treasurer or Chief Fiscal Officer at a minimum to submit a comprehensive quarterly report to the legislative body containing detailed information on all securities, investments and funds under the management and oversight of a public agency.

Mr. Shirazi explained that there was no fiscal impact to receive and file a quarterly investment report. He recommended that the Council receive and file the quarterly investment report for the month of December 2002.

Finance Director Marie Simons reported that the investment report had been revised to offer a comprehensive overview of all funds held by the City. The total investment portfolio for the City as of December 2002 was approximately \$81.4 million, which funds included City investments in the amount of \$64.2 million representing all the operating funds of the City, the Redevelopment Agency and the Housing Authority. The difference of \$17.2 million was the investment held by the fiscal agent that could only be used for debt

service.

Ms. Simons took this opportunity to commend Thua Pham, the City's Finance Division Manager - Accounting who had provided the assistance revising the report. She also advised that the Finance Subcommittee had reviewed the report and the City Treasurer had also reviewed and approved the report.

City Treasurer Jim Holmes also commended Thua Pham who had put the report together. He noted that the report would be forthcoming on a more timely basis in the future although he commented that most of the City's investments were in the Local Agency Investment Fund (LAIF) and the quarterly reports from LAIF were not presented until some time after the end of the quarter. He commended the format and stated that the report had been well put together.

On motion by Councilmember Kee, seconded by Councilmember Parent and carried unanimously to receive and file the Quarterly Investment Report for the Month of December, 2002.

## **PUBLIC HEARINGS**

1. **RESOLUTION 03-9794** Finding and Determining that the Public Interest, Convenience and Necessity Requires the Acquisition of Certain Property for Public Purposes, in Connection with the Hillview Reservoir Storm Drain Project

City Attorney Daube advised that the proposed Resolution of Necessity authorizing the commencement of eminent domain proceedings involving William Wayne Thomas, to acquire the easement necessary to achieve certain public purposes in connection with Hillview Reservoir Storm Drain Pipeline Extension, the legal description of which was included in the staff report dated April 7, 2003.

Ms. Daube stated that the notice had been published in the newspaper, the Thomas' had been sent a written offer to purchase, and the involved parties had been engaged in settlement discussions. She recommended that the public hearing be opened, that comments be taken and that the matter be continued to April 21, 2003. A settlement was anticipated and that would allow all the necessary paperwork to be concluded.

Mayor Beals opened the public hearing for Resolution 03-9794. There was no one to speak for or against Resolution 03-9794.

On motion by Councilmember Glynn, seconded by Councilmember Parent and carried unanimously to continue the Public Hearing of Resolution 03-9794 to April 21, 2003.

2. **ORDINANCE 03-1208** Introduction of an Ordinance to Rezone 7.8 Acres from IP and IP-O to a New IP-O District (Security Public Storage Overlay. RZ-02-18)

Mr. Shirazi reported that the public hearing was for an application to rezone 7.8 acres, located on the northeast corner of Harbor Street and Harbor Court from IP (Industrial Park District) and IP-O (Industrial Park with a Limited Overlay District, Ord. No. 91-1007) to a new IP-O District in order to allow self-storage as a conditionally permitted use, reduce the parking requirements for self-storage uses, and increase the floor area ratio allowed thereon. On January 28, 2003, the Planning Commission adopted Resolution No. 9406 recommending that the Council approve the new IP-O District.

Mr. Shirazi stated that there were no fiscal impacts associated with the rezoning request. He recommended that the City Council adopt the Negative Declaration and introduce, waive further reading and pass to second reading the proposed Ordinance establishing a new IP-O District.

Mayor Beals opened the public hearing on Ordinance 03-1208. There was no one to speak for or against the Ordinance. Mayor Beals closed the public hearing.

Councilmember Kee stated that he was no proponent of self-storage facilities, but given that the widening of the freeway was inconveniencing the existing business he supported the adoption of the ordinance.

On motion by Councilmember Kee, seconded by Councilmember Glynn and carried unanimously to introduce and waive further reading for Ordinance 03-1208.

## **ADJOURNMENT**

The meeting of the City Council adjourned at 8:17 P.M. to the next meeting set for April 21, 2003

Respectfully submitted,

Lillian J. Pride, City Clerk

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**CITY OF PITTSBURG**  
**Pittsburg Power Company Agenda**  
**April 7, 2003**

Chair Yvonne Beals called the meeting of the Pittsburg Power Company to order at 8:18 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having met at 6:32 P.M. in Closed Session pursuant to subdivision (b) of Section 54956.9 of the Government Code, Conference with Legal Counsel – Anticipated Litigation regarding one case.

City Attorney Daube advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Glynn, Kee, Parent, Beals

**MEMBERS ABSENT:** Rios [Excused]

**STAFF PRESENT:** Assistant Executive Director, Nasser Shirazi  
Legal Counsel, Linda Daube  
City Clerk, Lillian Pride  
Director of the Redevelopment Agency, Garrett Evans  
Director of Economic Development, Brad Nail  
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Director of Recreation, Paul Flores  
Director of Finance, Marie Simons  
City Engineer, Joe Sbranti  
Police Chief, Aaron Baker  
Executive Assistant, Alice Evenson

**CITIZENS REMARKS**

There were no citizens remarks.

**MEMBERS REMARKS**

There were no Member remarks.

**CONSENT**

On motion by Member Glynn, seconded by Member Kee and carried unanimously to adopt the Consent Calendar as shown.

a. **MINUTES** Dated: February 18, 2003

Approved Minutes dated February 18, 2003.

## **CONSIDERATION**

1. **RESOLUTION 03-086** Accept Contract 00-06, Marina Dredging Project, as Complete by Camenzind Dredging

Assistant Executive Director Nasser Shirazi reported that Contract 00-06, Marina Dredging Project had been awarded to Camenzind Dredging on June 3, 2002. All aspects of the plans and specifications have been completed and the contract was ready to be accepted by the Agency.

Mr. Shirazi reported that the final amount of \$1,873,478.47 was under the \$1,968,790 allocated in the Capital Improvement Program (CIP) for Contractual and Professional Services for Contract No. 00-06. He recommended the adoption of the resolution accepting the Marina Dredging Project, Contract No. 00-06, as complete by Camenzind Dredging in the amount of \$1,873,478.47.

Member Kee inquired whether or not the total amount included change orders. He was advised that it did.

On motion by Member Kee, seconded by Member Glynn and carried unanimously to adopt Resolution 03-086.

## **ADJOURNMENT**

The meeting of the Pittsburg Power Company adjourned at 8:12 P.M.

Respectfully submitted,

Lillian J. Pride, Secretary

als