

**CITY OF PITTSBURG**  
**Housing Authority Minutes**  
**June 18, 2007**

Chair Ben Johnson called the meeting of the Housing Authority to order at 7:24 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having convened for Commission Interview at 5:00 P.M., into Closed Session at 5:15 P.M. after public comments from Jo Bates, AFSCME representative, related to bilingual pay and the need to include that pay with additional compensation based on specific criteria, for Conference with Labor Negotiators pursuant to Section 54957.6 of the Government Code regarding Police Officers Association, Police Managers Group, Teamsters, AFSCME (Miscellaneous A), AFSCME (Management/Professional/Confidential); Conference with Legal Counsel – Existing Litigation pursuant to Section 54956.9(a) regarding Gustav S. Kramer, Gary and Linda Rutland, Francisco and Pilarsita Castro, Eme V. Fabia, Chris and Veronica Marquez-Hothem, Larry F. and Denise Reinhardt – Municipal Pooling Authority Claim, City of Pittsburg Claim No. 1789; and Conference with Legal Counsel – Anticipated Litigation pursuant to subdivision (b) of Section 54956.9 regarding two cases; and then into Affording Housing Workshop at 6:28 P.M.

Chair Johnson advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Casey, Evola, Kee, Mixon, Parent, Johnson

**MEMBERS ABSENT:** Wallen

**STAFF PRESENT**

- Executive Director, Marc Grisham
- Assistant Executive Director, Matt Rodriguez
- Assistant Legal Counsel, Jacob Knapp
- City Clerk, Alice Evenson
- Director of Housing and Community Programs, Annette Landry
- Director of Engineering and Building, Joe Sbranti
- Director of Economic Development, Brad Nail
- Director of Redevelopment, Randy Starbuck
- Director of Human Resources, Marc Fox
- Director of Public Works, John Fuller
- Director of Planning, Melissa Ayres
- Director of Recreation, Paul Flores
- Director of Finance, Marie Simons
- Chief of Police, Aaron Baker

**CONSIDERATION**

1. **RESOLUTION 07-230** Approval of the Budget Review for Fiscal Year 2007-2008 for the City of Pittsburg Housing Authority and Appropriation of Funds for Fiscal Year 2007-2008

On January 29, 2007 the City Council approved the extension of the Fiscal Year 2005-2006 and 2006-2007 Two-Year Operating Budget Plan by one additional year for Fiscal Year 2007-2008. The annual budget must be appropriated for Fiscal Year 2007-2008 to provide on-going financing for the City of Pittsburg Housing Authority activities during the next fiscal year.

Executive Director Marc Grisham advised that there was not a lot of change to the document. He noted that the Director of Housing and Community Development and the Finance Director had been working together to monitor and keep the budget in balance.

In response to Member Kee, Finance Director Marie Simons verified that the General Fund would not be utilized. The reserves dedicated to the Housing Authority Administrative Funds would be utilized.

The Housing Authority budget for FY 2007-2008 recommended revenues in the amount of \$10,631,753 and a spending plan of \$10,688,696 (the estimated difference of \$57,000 would be funded out of Housing Authority reserves). Approval of the Budget Review for FYs 2007-2008 was recommended along with the adoption of the proposed budget for the Housing Authority of the City of Pittsburg for FY 2007-2008.

On motion by Vice Chair Casey, seconded by Member Evola and carried unanimously to adopt Resolution 07-230.

### **CONFLICT OF INTEREST DECLARATION**

There was no Conflict of Interest Declaration.

### **CONSENT CALENDAR**

On motion by Member Parent, seconded by Member Evola and carried unanimously to adopt the Consent Calendar, as follows:

- a. **MINUTES** Dated: April 16, 2007

Approved minutes dated April 16, 2007.

### **ADJOURNMENT**

The meeting of the Housing Authority adjourned at 7:28 P.M. to the next meeting set for July 16, 2007.

Respectfully submitted,

Alice E. Evenson, Secretary

**CITY OF PITTSBURG**  
**Redevelopment Agency Minutes**  
**June 18, 2007**

Chair Ben Johnson called the meeting of the Redevelopment Agency to order at 7:29 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having convened for Commission Interview at 5:00 P.M., into Closed Session at 5:15 P.M., after public comments from Jo Bates, AFSCME representative, related to bilingual pay and the need to include that pay with additional compensation based on specific criteria, for Conference with Labor Negotiators pursuant to Section 54957.6 of the Government Code regarding Police Officers Association, Police Managers Group, Teamsters, AFSCME (Miscellaneous A), AFSCME (Management/Professional/Confidential); Conference with Legal Counsel – Existing Litigation pursuant to Section 54956.9(a) regarding Gustav S. Kramer, Gary and Linda Rutland, Francisco and Pilarsita Castro, Eme V. Fabia, Chris and Veronica Marquez-Hothem, Larry F. and Denise Reinhardt – Municipal Pooling Authority Claim, City of Pittsburg Claim No. 1789; and Conference with Legal Counsel – Anticipated Litigation pursuant to subdivision (b) of Section 54956.9 regarding two cases; and then into Affording Housing Workshop at 6:28 P.M.

Chair Johnson advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Casey, Evola, Kee, Parent, Johnson

**MEMBERS ABSENT:** None

**STAFF PRESENT** Executive Director, Marc Grisham  
Assistant Executive Director, Matt Rodriguez  
Assistant Legal Counsel, Jacob Knapp  
City Clerk, Alice Evenson  
Director of Housing and Community Programs, Annette Landry  
Director of Engineering and Building, Joe Sbranti  
Director of Economic Development, Brad Nail  
Director of Redevelopment, Randy Starbuck  
Director of Human Resources, Marc Fox  
Director of Public Works, John Fuller  
Director of Planning, Melissa Ayres  
Director of Recreation, Paul Flores  
Director of Finance, Marie Simons  
Chief of Police, Aaron Baker

**PUBLIC HEARING**

Mayor Johnson CONVENED JOINTLY the CITY COUNCIL and the REDEVELOPMENT AGENCY to consider the following.

1. **RESOLUTION 07-1211** Approval of the Agency List of Projects, Allocations and  
**Combined w/CC 07-10811** Funding Sources and Approval of Fiscal Year 2007-08  
Operating Budget

Executive Director Marc Grisham advised that the Redevelopment Agency of the City of Pittsburg is engaging in various activities in its efforts to remove blighting conditions that still remain in the Los Medanos Community Development Project Area. With the sale of Tax Allocation Bonds in December 2006, and given the complexity of projects and funding sources, the Agency desires to revise its current list of projects and prioritize the use of funds from the 2006 Bonds. On January 29, 2007, the Agency reviewed a proposed list of projects/programs for funding through the 2006 Tax Allocation Bonds (Exhibit A to the staff report dated June 18, 2007). These projects/programs, along with adjustments to previously approved projects and programs, make up the proposed revisions to the list.

Mr. Grisham noted the expansive list of activities related to redevelopment and the funding for the various project areas. He explained that there were project areas that would no longer be active in the not too distant future and redevelopment funds would not then be able to be used for projects in those areas. As such, much of the funding was based on prioritizing finishing projects in those areas. The two areas of most concern were identified as the Marina and the downtown areas.

There was no fiscal impact associated with the adoption of the revised list. The list identified the projects, the allocations and the funding sources. Action taken within each project would be brought before and considered individually by the Agency Board.

It was recommended that the Agency Board approve the revised list and make certain findings under Redevelopment Law and that the City Council consent to the revised list.

Mayor Johnson opened the public hearing for Redevelopment Agency Resolution 07-1211 and City Council Resolution 07-10811.

MIKE LENGYEL, Pittsburg, asked whether or not there was a port on the list.

Mr. Grisham advised that the list included potential for acquisition of property and development in the UDA on Third Street.

Mr. Lengyel requested that the City model that project on the California Air Resources Control Board economic evaluation of the health effects from port movement. He referred to an Executive Summary of a March 2006 study in which the health effects from port goods movement had been evaluated. He suggested that there were 2,400 premature deaths each year from the effects of air pollution from port movement. He asked the Agency to include a health evaluation cost in the economic analysis on the port to include the cost of premature deaths, hospital admissions, asthma attacks and the other health issues associated with ports.

Mr. Grisham noted that the Memorandum of Understanding (MOU) with Tesoro, which would eliminate open coke storage in the City to be moved into a controlled facility, would address some of those health considerations.

JOSIE ESPOSITO, Pittsburg, encouraged the Council to carefully consider the budgets for the Redevelopment Agency, which could have an effect on the General Plan and the general budget for the City in reference to the City's recreation services since the Swim Center, Small World Park, the Library and the Senior Center could be affected by budget cuts.

Mayor Johnson closed the public hearing for Redevelopment Agency Resolution 07-1211 and City Council Resolution 07-10811.

On motion by Member Kee, seconded by Vice Chair Casey and carried unanimously to adopt Redevelopment Agency Resolution 07-1211.

On motion by Councilmember Kee, seconded by Vice Mayor Casey and carried unanimously to adopt City Council Resolution 07-10811.

Mayor Johnson CONVENED JOINTLY the CITY COUNCIL, the REDEVELOPMENT AGENCY, the PITTSBURG POWER COMPANY and the SOUTHWEST PITTSBURG GEOLOGIC HAZARD ABATEMENT DISTRICT II to consider the following.

## **CONSIDERATION**

1. **RESOLUTION 07-1212** Approval of the Budget Review for Fiscal Year 2007-08 for the City of Pittsburg Redevelopment Agency  
**Combined w/CC 07-10832**  
**Combined w/PPC 07-163** Appropriation of Funds for Fiscal Year 2007-2008  
**Combined w/GHAD 07-019**

On January 29, 2007 the City Council approved the extension of the Fiscal Year 2005-2006 and 2006-2007 Two-Year Operating Budget Plan by one additional year for Fiscal Year 2007-2008. The annual budget must be appropriated for Fiscal Year 2007-2008 to provide on-going financing for the City of Pittsburg Redevelopment Agency, the City Council, the Pittsburg Power Company and Southwest Pittsburg Geologic Hazard Abatement District II activities during the next fiscal year.

Finance Director Marie Simons characterized the budget for the Redevelopment Agency as a status quo budget. She noted that the previous action had already approved the operating budget and the project budgets, although the current item recognized the budget separate from the projects. She referred to a supplemental total request of \$163,000 and noted that the Redevelopment Agency would again buy land from the City in the amount of \$1.9 million.

The Redevelopment Agency budget for FY 2007-2008 recommended revenues in the amount of \$56,046,978 and a total operating spending plan of \$56,536,210 for both housing and non-housing activities as identified in the staff report dated June 18, 2007.

The spending plan only included administrative and loan expenses and did not include capital or special redevelopment projects.

It was recommended that the Budget Review for FY 2007-2008 be approved and that the revised budget for the City of Pittsburg City Council, Redevelopment Agency, Pittsburg Power Company and the Southwest Pittsburg Geologic Hazard Abatement District II be adopted for FY 2007-2008.

On motion by Member Parent, seconded by Vice Chair Casey and carried unanimously to adopt Redevelopment Agency Resolution 07-1212.

On motion by Councilmember Parent, seconded by Vice Mayor Casey and carried unanimously to adopt City Council Resolution 07-10832.

On motion by Member Parent, seconded by Vice Chair Casey carried unanimously to adopt Pittsburg Power Company Resolution 07-163.

On motion by Member Parent, seconded by Vice Chair Casey and carried unanimously to adopt Southwest Pittsburg Geologic Hazard Abatement District II Resolution 07-019.

2.     **RESOLUTION 07-1213**     Approval of a Memorandum of Understanding (MOU) With the Pittsburg Unified School District (PUSD) to Provide PUSD Administrative Offices in Return for Conveyance of Existing PUSD Property Now Housing the Administrative Offices to the Agency

On May 21, 2007, the Agency and City approved a property exchange agreement with the State for a new Pittsburg courthouse. A portion of the proposed new courthouse would lie on land now owned by the Pittsburg Unified School District and occupied by PUSD administrative offices. The proposed MOU between the Agency and the PUSD would grant the Agency fee title to the PUSD property now housing PUSD administrative offices in return for about 30,000 square feet in the proposed Civic Center mid-rise office building.

Mr. Grisham advised that staff had been working on several major projects within the Civic Center area, one being the construction of a new five-story office building, which would include a new Library facility on the second floor and the new administrative offices for the PUSD on the third floor, along with shared facility space on the second floor which would include the meeting room for the PUSD Board meetings and other resource facilities. Formal action by the PUSD Board was expected on June 27. Approval was recommended conditioned on the PUSD Board taking the same type of action. He added that the MOU was not a lease document and additional negotiations would have to continue.



- d. **RESOLUTION 07-1215** Authorize Neighborhood Improvement Projects and Programs Funding  
Adopted Resolution 07-1215.
- e. **RESOLUTION 07-1216** Approval of Purchase and Sale Agreements By and Between the Redevelopment Agency of the City of Pittsburg and Art Parkpour  
Adopted Resolution 07-1216.
- f. **ORDINANCE 07-1286** Adoption of Ordinance Amending Section 2.04.060 of the Pittsburg Municipal Code Relating to City Commissioners  
Adopted Ordinance 07-1286.
- g. **ORDINANCE 07-1287** Adoption of Ordinance Adopting Description of Eminent Domain Program for the Community Development Plan for the Los Medanos Community Development Project Pursuant to New Health and Safety Code Section 33342.7  
Adopted Ordinance 07-1287.
- h. **RESOLUTION 07-10817** Award 2007-2008 Water Treatment Plant Chemical Purchase Contracts  
Adopted Resolution 07-10817.
- i. **RESOLUTION 07-10818** Award FY 2007-2008 Maintenance Service and Supply Purchase Contracts  
Adopted Resolution 07-10818.
- j. **RESOLUTION 07-10819** Award 2007-2008 Purchase Contracts for Asphaltic Concrete  
Adopted Resolution 07-10819.
- k. **RESOLUTION 07-10820** Amend the Authorized Staffing Level  
Adopted Resolution 07-10820.

- l. **RESOLUTION 07-10821** Establishing the Appropriations Limit for the 2007-2008 Fiscal Year in Accordance with Proposition III and Article XIII(B) of the State Constitution

Adopted Resolution 07-10821.

- m. **RESOLUTION 07-10822** Accepting Plans and Specifications, and Awarding Contract 2007-10A, Erection of Sound Wall for Railroad Corridor Project to S.R.P. Company of Antioch, California, in the Amount of \$179,140

Adopted Resolution 07-10822.

- n. **RESOLUTION 07-10823** Accepting as Complete Contract 2004-11; Crestview/ Harbor Water Main Improvements, for Installation of Water Mains within Local Arterial and Collector Roads

Adopted Resolution 07-10823.

- o. **RESOLUTION 07-10824** Authorizing the Finance Director to Expend Up to \$13,125,207 in Water Bond Proceeds for Construction of Water Facilities in Southwest Pittsburg Hills and At Water Treatment Plant and Authorization of City Manager to Enter into Consultant Agreement for Construction Management Services

Adopted Resolution 07-10824.

- p. **RESOLUTION 07-10825** Approving the Engineer's Report and Declaring the City Council's Intent to Order Improvements for the Landscaping and Lighting Assessment District 1988-02, Oakhills (FY 2007-2008)

Adopted Resolution 07-10825.

- q. **RESOLUTION 07-10826** Initiation of LAFCO Proceedings to Reorganize the Sky Ranch II Development Project and Adjoining City Water Tank Property

Adopted Resolution 07-10826.

- r. **RESOLUTION 07-10827** Accepting Contract 2005-15, Traffic Signal Equipment Replacement Project as Complete

Adopted Resolution 07-10827.

- s. **RESOLUTION 07-10828** Awarding Construction Contract 2004-09, Pittsburg/  
DSD Recycled Water Project, Phase 1 Facilities

Adopted Resolution 07-10828.

- t. **RESOLUTION 07-10829** Allocation of Park Dedication Funds for Construction  
Warranty Costs at Larry Lasater Park

Adopted Resolution 07-10829.

- u. **RESOLUTION 07-10830** Acceptance of Contract 2005-12, Traffic Signal Project  
As Complete

Adopted Resolution 07-10830.

- v. **RESOLUTION 07-10831** Eddie Hart All in One Foundation Request for Community  
Sponsorship Funds

Adopted Resolution 07-10831.

### **ADJOURNMENT**

The meeting of the Redevelopment Agency adjourned at 7:49 P.M. to July 2, 2007.

Respectfully submitted,

Alice E. Evenson, Secretary

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**CITY OF PITTSBURG**  
**Pittsburg Power Company Minutes**  
**June 18, 2007**

Chair Ben Johnson called the meeting of the Pittsburg Power Company to order at 7:30 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having convened for Commission Interview at 5:00 P.M., into Closed Session at 5:15 P.M., after public comments from Jo Bates, AFSCME representative, related to bilingual pay and the need to include that pay with additional compensation based on specific criteria, for Conference with Labor Negotiators pursuant to Section 54957.6 of the Government Code regarding Police Officers Association, Police Managers Group, Teamsters, AFSCME (Miscellaneous A), AFSCME (Management/Professional/Confidential); Conference with Legal Counsel – Existing Litigation pursuant to Section 54956.9(a) regarding Gustav S. Kramer, Gary and Linda Rutland, Francisco and Pilarsita Castro, Eme V. Fabia, Chris and Veronica Marquez-Hothem, Larry F. and Denise Reinhardt – Municipal Pooling Authority Claim, City of Pittsburg Claim No. 1789; and Conference with Legal Counsel – Anticipated Litigation pursuant to subdivision (b) of Section 54956.9 regarding two cases; and into Affording Housing Workshop at 6:28 P.M.

Chair Johnson advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Casey, Evola, Kee, Parent, Johnson

**MEMBERS ABSENT:** None

**STAFF PRESENT:** Executive Director, Marc Grisham  
Assistant Executive Director, Matt Rodriguez  
Assistant Legal Counsel, Jacob Knapp  
City Clerk, Alice Evenson  
Director of Housing and Community Programs, Annette Landry  
Director of Engineering and Building, Joe Sbranti  
Director of Economic Development, Brad Nail  
Director of Redevelopment, Randy Starbuck  
Director of Human Resources, Marc Fox  
Director of Public Works, John Fuller  
Director of Planning, Melissa Ayres  
Director of Recreation, Paul Flores  
Director of Finance, Marie Simons  
Chief of Police, Aaron Baker

**CONSIDERATION**

1. **RESOLUTION 07-163** Approval of the Budget Review for Fiscal Year 2007-08 for the Pittsburg Power Company and Appropriation of Funds for the Fiscal Year 2007-2008  
**Combined w/CC 07-10832**  
**Combined w/RDA 07-1212**  
**Combined w/GHAD 07-019**

On January 29, 2007 the City Council approved the extension of the Fiscal Year 2005-2006 and 2006-2007 Two-Year Operating Budget Plan by one additional year for Fiscal Year 2007-2008. The annual budget must be appropriated for Fiscal Year 2007-2008 to provide on-going financing for the Pittsburg Power Company activities during the next fiscal year.

The Pittsburg Power Company budget for FY 2007-2008 recommended revenues in the amount of \$1,010,000 and a spending plan of \$1,171,030 for the Pittsburg Power Fund (the difference of \$161,000 is for one-time generation development activity that will be funded from reserves). In addition, the budget recommends revenues in the amount of \$3,989,158 and a spending plan of \$3,816,495 for the Island Energy Fund.

In Joint Session with the City Council, the Redevelopment Agency and the Southwest Pittsburg Geologic Hazard Abatement District II, the Pittsburg Power Company took the following action.

On motion by Member Parent, seconded by Vice Chair Casey and carried unanimously to adopt Resolution 07-163.

### **ADJOURNMENT**

The meeting of the Pittsburg Power Company adjourned at 7:30 P.M.

Respectfully submitted,

Alice E. Evenson, Secretary

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**CITY OF PITTSBURG**  
**Southwest Pittsburg Geologic Hazard Abatement District II (GHAD II) Meeting**  
**June 18, 2007**

Chair Ben Johnson called the meeting of the Southwest Pittsburg Geologic Hazard Abatement District II (GHAD) to order at 7:30 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having convened for Commission Interview at 5:00 P.M., into Closed Session at 5:15 P.M., after public comments from Jo Bates, AFSCME representative, related to bilingual pay and the need to include that pay with additional compensation based on specific criteria, for Conference with Labor Negotiators pursuant to Section 54957.6 of the Government Code regarding Police Officers Association, Police Managers Group, Teamsters, AFSCME (Miscellaneous A), AFSCME (Management/ Professional/Confidential); Conference with Legal Counsel – Existing Litigation pursuant to Section 54956.9(a) regarding Gustav S. Kramer, Gary and Linda Rutland, Francisco and Pilarsita Castro, Eme V. Fabia, Chris and Veronica Marquez-Hothem, Larry F. and Denise Reinhardt – Municipal Pooling Authority Claim, City of Pittsburg Claim No. 1789; and Conference with Legal Counsel – Anticipated Litigation pursuant to subdivision (b) of Section 54956.9 regarding two cases; and then into Affording Housing Workshop at 6:28 P.M.

Chair Johnson advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Casey, Evola, Kee, Parent, Johnson

**MEMBERS ABSENT:** None

**STAFF PRESENT:** Executive Director, Marc Grisham  
Assistant Executive Director, Matt Rodriguez  
Assistant Legal Counsel, Jacob Knapp  
City Clerk, Alice Evenson  
Director of Housing and Community Programs, Annette Landry  
Director of Engineering and Building, Joe Sbranti  
Director of Economic Development, Brad Nail  
Director of Redevelopment, Randy Starbuck  
Director of Human Resources, Marc Fox  
Director of Public Works, John Fuller  
Director of Planning, Melissa Ayres  
Director of Recreation, Paul Flores  
Director of Finance, Marie Simons  
Chief of Police, Aaron Baker

**CONSIDERATION**

1. **RESOLUTION 07-019** Approval of the Budget Review for Fiscal Year 2007-08 for the City of Pittsburg Southwest Geologic Hazard Abatement District II (GHAD II) and Appropriation of Funds for Fiscal Year 2007-2008  
**Combined w/CC 07-10832**  
**Combined w/PPC 07-163**  
**Combined w/RDA 07-1212**

On January 29, 2007 the City Council approved the extension of the Fiscal Year 2005-2006 and 2006-2007 Two-Year Operating Budget Plan by one additional year for Fiscal Year 2007-2008. The annual budget must be appropriated for Fiscal Year 2007-2008 to provide on-going financing for the Southwest GHAD II activities during the next fiscal year.

The Southwest GHAD II budget for FY 2007-2008 recommended revenues in the amount of \$250,000 and a spending plan of \$208,300.

In Joint Session with the City Council, the Redevelopment Agency and the Pittsburg Power Company, the Southwest Pittsburg GHAD II took the following action.

On motion by Member Parent, seconded by Vice Chair Casey and carried unanimously to adopt Resolution 07-019.

### **ADJOURNMENT**

The meeting of the Southwest Pittsburg GHAD II adjourned at 7:30 P.M.

Respectfully submitted,

Alice E. Evenson, Secretary

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**CITY OF PITTSBURG**  
**City Council Minutes**  
**June 18, 2007**

Mayor Ben Johnson called the meeting of the City Council to order at 7:50 P.M. in the City Council Chambers at City Hall, 65 Civic Avenue, Pittsburg, California after having convened for Commission Interview at 5:00 P.M., into Closed Session at 5:15 P.M., after public comments from Jo Bates, AFSCME representative, related to bilingual pay and the need to include that pay with additional compensation based on specific criteria, for Conference with Labor Negotiators pursuant to Section 54957.6 of the Government Code regarding Police Officers Association, Police Managers Group, Teamsters, AFSCME (Miscellaneous A), AFSCME (Management/Professional/Confidential); Conference with Legal Counsel – Existing Litigation pursuant to Section 54956.9(a) regarding Gustav S. Kramer, Gary and Linda Rutland, Francisco and Pilarsita Castro, Eme V. Fabia, Chris and Veronica Marquez-Hothem, Larry F. and Denise Reinhardt – Municipal Pooling Authority Claim, City of Pittsburg Claim No. 1789; and Conference with Legal Counsel – Anticipated Litigation pursuant to subdivision (b) of Section 54956.9 regarding two cases; and then into Affording Housing Workshop at 6:28 P.M.

Mayor Johnson advised that there was nothing to report from Closed Session.

**MEMBERS PRESENT:** Casey, Evola, Kee, Parent, Johnson

**MEMBERS ABSENT:** None

**STAFF PRESENT** City Manager, Marc Grisham  
Assistant City Manager, Matt Rodriguez  
Assistant City Attorney, Jacob Knapp  
City Clerk, Alice Evenson  
Director of Housing and Community Programs, Annette Landry  
Director of Engineering and Building, Joe Sbranti  
Director of Economic Development, Brad Nail  
Director of Redevelopment, Randy Starbuck  
Director of Human Resources, Marc Fox  
Director of Public Works, John Fuller  
Director of Planning, Melissa Ayres  
Director of Recreation, Paul Flores  
Director of Finance, Marie Simons  
Chief of Police, Aaron Baker

Mayor Johnson considered the following general City Council items at 7:04 P.M. prior to pursuing the Housing Authority agenda.

**PLEDGE OF ALLEGIANCE**

Bruce Ohlson led the Pledge of Allegiance.

## **FERRIS WHEEL PRESENTATION**

### 1. GWF Power Systems

DWAYNE NELSON, GWF Power Systems, reported that the firm had committed to contribute \$10,000 to the development of the Ferris Wheel at Small World Park. He described it as a matching program and stated that \$5,000 had already been contributed, with an additional \$5,000 to be contributed next year.

Councilmember Parent reported that \$10,000 in matching funds would have to be raised to match the GWF donation. With that donation, she stated that the total collected to date was \$39,000 for the \$90,000 Ferris Wheel at Small World Park. She thanked GWF Power Systems which had been very generous to the City and to the Pittsburg Unified School District (PUSD) and other causes in the City. She stated that all the money raised so far had been from donations from corporations or from citizens. Any and all donations would be accepted.

## **COUNCILMEMBER REPORTS/REMARKS**

Councilmember Parent reported that she had met with the Community Advisory Commission (CAC) at its request to discuss some of the projects that it was interested in and how it could continue to be representative of the citizenry. She stated that the CAC was focusing on emergency response and a number of CAC members had been trained for emergency response work.

Councilmember Parent stated that she had attended the Elks Lodge Ribbon Cutting, and Earth Day at Small World Park. She highlighted the status of the Bill sponsored by Congressman Miller and Senators Boxer and Feinstein related to the Recycled Water Project, which funding had been increased from \$1.4 to \$1.75 million, the full amount eligible for reimbursement. She noted that the Bill was currently in the Senate. She reported that the Delta Diablo Sanitation District (DDSD) had voted to front the \$1.7 million so that the Recycling Water Project could move forward.

Councilmember Parent took this opportunity to thank Don Buchanan and those at the Environmental Center for the use of their building for an all day retreat for Opportunity Junction. She had attended the Pittsburg Community Health Board meeting, which agency had the ability to ask for funds and use them in the community. She noted that the agency had asked the First Five agency for small children for a grant of \$10,000 to build a park. Thanks to the agreement between the City and the PUSD for joint maintenance of the John Bryant Park at Heights Elementary School, the Health Care Agency had used that grant to offset the cost of building the tot lot. She had also attended the Farmer's Market and the Juneteenth event.

Mayor Johnson reported that he had attended the eBART Partnership Policy Advisory, East Contra Costa Regional Fee and Financing Authority and TRANSPLAN Committee meetings concurrently. He noted the discussion of eBART and the continued goal to secure a Pittsburg station. He had also attended the opening of the Marina area.

### **CITY MANAGER REPORTS/REMARKS**

City Manager Marc Grisham encouraged attendance at the Farmer's Market on Saturday mornings in Old Town and the Thursday Night Car Shows.

### **PROCLAMATION**

Mayor Johnson presented a Proclamation in honor of Wes Goble for his work in the community, particularly with the Pittsburg Chamber of Commerce, having produced photos of community events throughout the years, for his tireless volunteerism and for his dedicated service to the welfare of the community.

WES GOBLE, Pittsburg, thanked the City Council for the recognition, stated that he loved what he did and that the City allowed him the opportunity to be creative. He thanked Mary Coniglio for her vision and stated that his pictures were intended to capture that vision.

TOM KSENZULAK, President of the Pittsburg Chamber of Commerce, presented a new Community Guide and Business Directory 2007 from the Chamber of Commerce. He thanked City staff and Chamber staff and stated that the Community Guides would be distributed to the entire community at no cost. He presented a Certificate of Appreciation to Wes Goble for his outstanding photography in the Community Guide. He also thanked City and Chamber staff for all their help.

Mr. Ksenzulak added that a new Seafood Sponsor Packet had been developed for the Seafood Festival, and the packet had been sent to all sponsors being attracted. He described the activities that had been scheduled, among them a 30 foot Ferris Wheel with part of the proceeds of that activity going to the Small World Ferris Wheel project. He took this opportunity to thank the advertisers who had participated in the Community Guide and the Seafood Festival.

### **CITIZEN REMARKS**

THERESA MILLER, Chairperson of the Community Advisory Commission, provided the Final Report for the Year, stated that the CAC had been working on several projects and pointed out that the CAC had been very successful in its attendance and goals. She stated that the CAC was working on several projects and the CAC would like an opportunity to offer a workshop presentation to the City Council and Police Department Personnel on the CAC's Neighborhood Watch CERT training.

Mayor Johnson adjourned to the Housing Authority agenda at 7:24 P.M. and reconvened as the City Council at 7:50 P.M.

## **PUBLIC HEARING**

1. **RESOLUTION 07-10811** Approval of the Agency List of Projects, Allocations and Funding Sources and Approval of Fiscal Year 2007-08 Operating Budget  
**Combined w/RDA 07-1211**

Executive Director Marc Grisham advised that the Redevelopment Agency of the City of Pittsburg is engaging in various activities in its efforts to remove blighting conditions that still remain in the Los Medanos Community Development Project Area. With the sale of Tax Allocation Bonds in December 2006, and given the complexity of projects and funding sources, the Agency desires to revise its current list of projects and prioritize the use of funds from the 2006 Bonds. On January 29, 2007, the Agency reviewed a proposed list of projects/programs for funding through the 2006 Tax Allocation Bonds (Exhibit A to the staff report dated June 18, 2007). These projects/programs, along with adjustments to previously approved projects and programs, make up the proposed revisions to the list.

In Joint Session with the Redevelopment Agency, the City Council took the following action.

On motion by Councilmember Kee, seconded by Vice Mayor Casey and carried unanimously to adopt Resolution 07-10811.

2. **RESOLUTION 07-10833** Confirming the Certified Results of the Special Mail-Ballot Election for the Proposed Increase to the Citywide Landscaping and Lighting District 1988-01 Annual Assessment

The City proposed an increase to the existing Citywide Landscaping and Lighting District 1988-01 for FY 2007-08 and for each future year following the approval of the assessment increase. Following the public hearing, assessment ballots were tabulated. The entire tabulation process was open to public observation. The City Clerk supervised the tabulation process and served as a point of contact for public observers. The results, weighted pursuant to the requirements of Proposition 218, are 69.7 percent in favor of the increased assessment and 30.3 percent opposed.

Mr. Grisham was pleased that the voters by an overwhelming margin had agreed to an increase in the Landscaping and Lighting District (LLD).

City Clerk Alice Evenson reported that on June 5 the ballots had been tabulated for the LLD 1988-01 with the following results; number of yes votes, number of ballots returned 2,282 with a weighted assessment increase amount of \$432,238.16 for 69.73 percent of the votes versus number of no votes 1,537, weighted assessment \$187,672.42 for a total percentage of no votes of 30.27 percent.

Regarding fiscal impact, for FY 2007-08 the Engineer's Report estimated that with the current assessment and the \$25 per benefit factor increase for all residential uses, the district would collect \$2,718,820.41 in assessments this year. The Public Works Department estimated that the City would expend \$3,775,903 during FY 2007-08 in managing the district, resulting in a general fund impact of \$1,162,433.33.

Adoption of the resolution certifying the results of the special mailed-ballot election for the proposed increase to the LLD annual assessment was recommended.

Councilmember Parent thanked those who had served on the steering committee who had given good advice on the level likely to receive a positive reaction. She stated that all should be proud for how the landscaping and lighting were maintained by City employees who worked very hard and who were proud of what they did. She thanked the public for its support.

Mayor Johnson opened the public hearing for Resolution 07-10833. There was no one to speak. Mayor Johnson closed the public hearing for Resolution 07-10833.

On motion by Councilmember Parent, seconded by Councilmember Kee and carried unanimously to adopt Resolution 07-10833.

3. **RESOLUTION 07-10812** Confirmation of the Diagram and Increased Annual Assessment for the Citywide Landscaping and Lighting District 1988-01 and Order Improvements and the Levy of the Increased Assessment

The City proposed an increase to the existing Citywide Landscaping and Lighting District 1988-01 for FY 2007-08 and for each future year following the approval of the assessment increase. Following the public hearing, assessment ballots were tabulated by the City Clerk or her designee. The results, weighted by the assessment amounts, are 69.7 percent in favor of the increased assessment and 30.3 percent opposed. The certified results of the assessment balloting demonstrated that a majority protest does not exist against the proposed assessment increase. Therefore, applicable laws provide that City Council may adopt this resolution ordering the improvements and confirming the diagram and levy of the increased assessment.

The fiscal impact for FY 2007-08 the Engineer's Report estimated that with the current assessment and the \$25 per benefit factor increase for all residential uses, the district would collect \$2,718,820.41 in assessments this year. The Public Works Department estimated that the City would expend \$3,775,903 during FY 2007-08 in managing the district, resulting in a general fund impact of \$1,162,433.33.

The adoption of the resolution confirming the diagram and assessments and levying the increased annual assessment for LLD 1988-01, Citywide, for FY 2007-2008 was recommended.

Mayor Johnson opened the public hearing for Resolution 07-10812. There was no one to speak to the item. Mayor Johnson closed the public hearing for Resolution 07-10812.

On motion by Councilmember Parent, seconded by Councilmember Kee and carried unanimously to adopt Resolution 07-10812.

4. **RESOLUTION 07-10813** Appeal of Planning Commission Approval of Use Permit/  
**Combined w/07-10814** Variances Application No. 07-427 (Affinito Single Family Home)
5. **RESOLUTION 07-10814** Approval of Variances for Application No. 07-427 (Affinito  
**Combined w/07-10813** Single Family Home)

Planning Manager Melissa Ayres advised that the applicant, Alfred Affinito, had filed a request for a use permit and a series of variances to build a single-family home on a triangular shaped lot on the west side of Crestview Drive. The property was zoned for Medium Density Residential and fell between two churches, although there were other single-family homes in the area. The Planning Commission had held a public hearing on December 14, 2004 to originally approve the use permit and variance request. The applicant did not pull building permits in a timely manner and the approvals expired. The applicant reapplied for those permits and a new public hearing had been held on April 10, 2007, at which time a number of people had spoken against the application at that time. Those in opposition were primarily from the church located to the north of the subject property. After considering the comments at that hearing, the Planning Commission made the appropriate findings to approve the use permit and variances and approved the project.

The Commission's decision had been appealed by Reverend Bates of Mt. Zion Baptist Church and the appeal and the use permit and variance application were before the City Council for consideration.

Ms. Ayres recommended that the Council could make the appropriate findings to deny the appeal and uphold the Planning Commission's decision to approve the use permit and variance request. Should the Council disagree with that recommendation, the Council should identify its preference and direct staff to return with a different resolution.

Ms. Ayres advised that the findings needed to be made in order to approve a variance would be because of the special circumstances concerning the subject property including size, shape, topography, location or surroundings, the strict application of the zoning regulations deprives the property of privileges enjoyed by other properties in the vicinity and in the same land use district; the variance will not constitute a grant of special privilege which is not generally available to other property in the vicinity and in the same land use district; and the variance substantially complies with the intent and purpose of the land use district in which the property is classified.

Given the unusually shaped lot, Ms. Ayres stated it would be difficult to build a reasonable house on the property without the requested variance. She stated that the use permit had been triggered given the substandard lot. She pointed out that the Council had adopted new zoning code standards that would take effect in two days. Under those rules, no use permit would be required. She stated that the Council's determination would have to be that the proposal represented an appropriate use of the property. She stated that the Planning Commission and staff could make those findings.

There was no direct fiscal impact associated with the project.

Mayor Johnson opened the public hearing for Resolutions 07-10813 and 07-10814.

PASTOR MAURICE BATES, Mt. Zion Baptist Church, was given time to set up the item. The Council moved on to the next item to allow that setup to occur.

6. **RESOLUTION 07-10815** Resolution of Necessity by the City to Acquire Easement on APN 094-080-026 for the Leland Reservoir Project

The City of Pittsburg's Leland Reservoir Project seeks to improve public safety and provide reliable water services to the general public. The proposed project includes the construction of a water storage tank and associated piping to serve the citizens of Pittsburg.

Funding for the acquisition of the property interests involved in the project was available from the sale of bonds as part of the Southwest Hills Water Improvement Project. Acquisition of the additional easement on the subject property is not anticipated to result in an increase in the projected budget. The subject property has been appraised and offers pursuant to Government Code Section 7267.2 to acquire the easement on the property at its fair market value have been made to the property owner. No residences or other buildings are being acquired. No person or business is being displaced or having to relocate and there are no associated relocation expenses.

Approval of the Resolution of Necessity which authorizes the commencement of eminent domain proceedings for the acquisition of the roadway/pipeline easement on the subject property was recommended for approval.

Mayor Johnson opened the public hearing for Resolution 07-10815. There was no one to speak to the item. Mayor Johnson closed the public hearing for Resolution 07-10815.

On motion by Vice Mayor Casey, seconded by Councilmember Evola and carried unanimously to adopt Resolution 07-10815.

7. **RESOLUTION 07-10816** Adopting the Contra Costa Fire Protection District Fire Protection Facilities Fees

Mr. Grisham stated that the resolution would adopt increased Fire Protection Facilities Fees based upon a Fire Facilities Impact Fee Study and Report dated October 2005, which was prepared by the Contra Costa Fire Protection District's consultant, Muni Financial. The new fees would help fund the cost of the new fire protection facilities necessary to mitigate developments impacts on fire protection services in the City of Pittsburg.

Mr. Grisham stated that the increase information had been sent out to the development community and no comments had been received. He noted that two fire stations would be built although the additional revenue would be collected over a period of years to repay the Redevelopment Agency.

With respect to fiscal impact, the City collects the Fire Protection Facilities Fee from developers at the time of building permit issuance and then forwards the fee to the Contra Costa Fire Protection District which administered the projects' construction. With the approval of the resolution, the current single-family residential fee of \$235 would be increased to \$579, multi-family residential fees would be \$279, and non-residential fees would be based on square footage of the proposed building. A \$35 per unit administration fee would also be set forth and enacted as the City's administrative fee to cover the City's cost of processing the Fire District Facilities Fee.

Mayor Johnson opened the public hearing for Resolution 07-10816. The Fire District was ready to make a presentation although no comments were offered at this time. Mayor Johnson closed the public hearing for Resolution 07-10816.

Councilmember Parent commented that since there had been no increase in the fees since 1988, she supported the increase to accommodate new fire stations to accommodate new development.

On motion by Councilmember Parent, seconded by Councilmember Kee and carried unanimously to adopt Resolution 07-10816.

Mayor Johnson returned to the following items at this time.

4. **RESOLUTION 07-10813** Appeal of Planning Commission Approval of Use Permit/  
**Combined w/07-10814** Variances Application No. 07-427 (Affinito Single Family Home)
5. **RESOLUTION 07-10814** Approval of Variances for Application No. 07-427 (Affinito  
**Combined w/07-10813** Single Family Home)

Mayor Johnson opened the public hearing for Resolutions 07-10813 and 07-10814.

Pastor Bates advised that he had appealed the item. He presented a PowerPoint presentation to show how close the proposed two-story 1,900 square foot home, with variances, would be to the west and north sides of the church property.

The presentation offered aerial views of the site in question in relation to surrounding

properties, including Lido Square, Pittsburg Park Plaza Apartments, and other residential units. Pastor Bates emphasized the properties on the west side of the area in question that were owned by religious organizations and described the uses of the properties surrounding the site in question.

Pastor Bates found the proposed residence to be inconsistent with the adjacent properties. He also suggested that the proposed variances on the substandard lot could create impacts to the adjacent properties. He suggested that the proposed use was not consistent with what was currently on the block. He stated that from Leland Avenue up to Frontage Drive there were no single family dwellings on that block. He had not seen a survey of the property in question but requested to be provided with the survey and requested an independent survey. He reiterated that he found the proposal to be inconsistent with the existing uses in the area.

Pastor Bates referred to the staff-recommended condition of approval requiring the addition of five to eight evergreen trees with a minimum height of 20 feet at maturity on the north side of the property. He suggested that would be an eyesore and would block the visibility of the church from the Leland Road side of the property.

Pastor Bates stated that the use permit had been approved in 2004, although the church had received no public notices at that time. The church had been noticed at this time. Had the church been notified in 2004, he stated the church would have offered the same response. He urged the Council to uphold the appeal or at least to allow a proper survey to be produced, or to see a proper survey, before any approval of a two-story single family dwelling on the site that he suggested was not consistent with the other uses on the block.

ALFRED AFFINITO, Pittsburg, commented that five years ago he had approached the church to offer the property for sale and/or to see if the church would sell part of its property to address the substandard lot. He noted that the lot had been created by the City as part of the widening of Crestview Drive, with the assurance that when it was to be developed it was zoned for residential and could be used for residential purposes. He stated that the Planning Commission had made that same determination, that the property was zoned for residential and that it could be used for residential purposes. He stated that he had promised not to proceed with the sale of the property until the church could have an opportunity to discuss the issue with him. He stated that representatives of the church had not spoken to him since that opportunity had been presented.

Pastor Bates asked that the property be donated.

Mr. Affinito stated that he would not donate the property. He stated that the property was zoned for the use in question and the substandard lot was created by the City. He stated that the appeal was to the time period. He explained that when he had come in for a building permit, he had a buyer and he had been told that the ordinance would be changed so that an extension of a building permit would not be required.

Mr. Affinito explained that the appeal was not to the use permit but to the time period.

He noted that those matters were normally handled as administrative applications, which would be done in the future. He had followed his promises to the Planning Commission and had not proceeded to sale on the representations of the church that it wanted time to negotiate.

ANTHONY BUTLER, Antioch, a Deacon with Mt. Zion Baptist Church, clarified that Mr. Affinito had made an offer to the church although he had been advised it was not a fair market price. He stated that Mr. Affinito had owned the property for more than 50 years at which time the City ordinance allowed him to build the residence within a specific square footage. He asked the Council to require Mr. Affinito to abide by the standards currently in place, not those that would be in place in the near future. He stated that the proposed residence would be the only residence in the area and would impact the area for years to come. He stated that the religious institutions would not move, were a positive influence in the City, and should be honored as such. He suggested that the proposed house, if it became a rental unit, would become a hazard to the area and destroy the continuity of the area.

Assistant City Attorney Jacob Knapp clarified the time periods allowed for each applicable party to speak as part of the appeal process.

#### REBUTTAL:

Pastor Bates commented that the meeting that Mr. Affinito had set up had been set up in his office. He questioned the ownership of the property and noted that a name other than Mr. Affinito's was on the deed for the property. He stated that contrary to what Mr. Affinito had stated he had attempted to schedule a meeting. He added that a Realtor representing the church had also made an offer on May 14, 2007 to Mr. Affinito for the purchase of the property. To his knowledge, Mr. Affinito had not acknowledged that offer.

ROBERT PEYTON, Chairman of the Deacons of Mt. Zion Baptist Church, stated that the granting of the variance would have a negative impact on the future plans of the Mt. Zion church and the trees to be installed would be an eyesore to the community and to Mt. Zion Baptist Church. He referred to Section 18.2810 of the Municipal Code and suggested that the use, if allowed to develop, could be considered a nuisance in the neighborhood and be grounds for revocation of the use permit. He stated that the church relied on signage and curb appeal and that would be jeopardized by the proposed residence. He added that the use of the property should be located and designed compatibly with uses on the adjoining properties and in the area.

Mr. Peyton verified with Mr. Grisham that the property in question would not be considered to be inclusionary housing.

In response to Mr. Peyton as to the Zoning Administrator's role in the approval process, Ms. Ayres explained that the Municipal Code allowed the Zoning Administrator to defer things up the chain of command to the Planning Commission for streamlining purposes. In this case, rather than have the Zoning Administrator act on the variance and

the Planning Commission act on the use permit, the total application had been submitted to the Planning Commission to make that decision and there was no separate Zoning Administrator action in this case.

Mr. Peyton suggested that the proposal was not in conformity with the City's regulations and should not be granted.

ELOISE MIDDLETON clarified for the record that a cash offer had been made on May 14 and she had spoken to Mr. Affinito's agent. She stated that the agent had indicated on June 1 that the offer was not good enough. She presented a copy of the cash offer that was signed by Pastor Bates. She also presented copies of an e-mail from the agent.

Mr. Affinito stated that the offer made did not cover the fees paid, the architect to draw the plans, the landscape plans, or the soils reports. He stated that when he had met with the Planning Commission he had told members of the church what was in the property and what it would take. He had told his broker that the offer was insulting. He stated that offer did not cover the cost. With respect to the ownership of the property, he stated that he had purchased the property with another party, who had since died and whose daughter had inherited the half ownership. He had acquired the second half interest five years ago. He also noted that he had met with Pastor Bates although Pastor Bates had no interest at that time in buying the property. Given the poor condition of the building on the property, he urged the Council to understand that the proposal would improve the property.

TROYLIN BANKS, Pittsburg, stated that the proposed house would be inconsistent with the religious structures surrounding the lot. He suggested that a single house would be incompatible with the surrounding churches. He suggested that the proposed variances would cause problems for Mt. Zion Church and that the use was incompatible with the surrounding uses.

Mayor Johnson closed the public hearing for Resolutions 07-10813 and 07-10814.

Ms. Ayres pointed out the two resolutions; one for a variance and one for a use permit. She noted that Condition 7 in Draft Resolution 07-10813 related to adding a row of trees along the north property line. The condition had been recommended by staff in response to concerns that the church representatives had that they might create noise that could disturb future residents. Since the church was not interested in those trees and since those trees could block the visibility from Leland Road, she suggested that Condition 7 on Page 4 of 7 of Resolution 07-10813 related to the use permit be deleted.

Councilmember Kee clarified that the property in question was zoned residential, and that both churches and single family uses were allowed in the RM district.

When asked, Ms. Ayres stated that both uses were considered to be compatible uses. She verified that the whole area was zoned RM.

Councilmember Parent commented that the situation was unfortunate. She stated that the zoning was clear. There were single family residents across the street between

Leland Road and the Pittsburg Park Apartments. While she did not know why anyone would want to buy the house, given the zoning the property owner had the right to develop the property. She stated that she could make the required findings in this case.

Councilmember Kee understood the concerns but given that the property was zoned for residential use that gave Mr. Affinito a right to build a single family residential house. Given the zoning, he noted that apartments could conceivably be developed on the site. He explained that the City had the right to revoke a use permit if there was an owner who did not live up to the terms of the use permit.

Mayor Johnson recognized the unique area.

On motion by Councilmember Evola, seconded by Councilmember Parent and carried unanimously to adopt Resolution 07-10813, with the elimination of Condition 7 as recommended by staff.

On motion by Councilmember Evola, seconded by Councilmember Parent and carried unanimously to adopt Resolution 07-10814.

## **CONSIDERATION**

### 1. **REPORT**

City Manager Recommended Fiscal Year 2007-2008  
Operating Budget Plan

Mr. Grisham reported that staff had completed the Budget Review of both Fiscal Years 2006-2007 and 2007-2008. The schedules include year-end projections for Fiscal Year 2006-2007 and Citywide budgets proposed for Fiscal Year 2007-2008. He stated that staff had gone from a \$3.3 to a \$1.7 million deficit and a series of actions had taken place to reduce the overall structural deficit. He characterized the budget as a holding budget, the third year that the line had been held as related to non-personnel and staff expenses.

Mr. Grisham stated that Finance staff had done a good job . He added that nowhere in the budget proposed to be adopted were any reductions in recreational programs or projects. The budget maintained all the programs and projects in place this fiscal year.

The City of Pittsburg FY 2007-2008 operating budget for all City funds were set forth in Attachment I, Adopted Citywide Expenditure Budgets attached to the staff report dated June 18, 2007. The recommended revenues were set forth in Attachment II, Adopted Citywide Revenues. Both attachments reflected the reduction strategies and the recommended supplemental requests as presented to the City Council during the FY 2007-2008 Budget Review.

Approval of the Budget Review for FY 2007-2008 was recommended along with the adoption of the proposed budget for the City of Pittsburg for FY 2007-2008.

On motion by Councilmember Kee, seconded by Councilmember Parent to accept

the City Manager recommended Fiscal Year 2007-2008 Operating Budget Plan Report.

2.     **RESOLUTION 07-10832**   Approval of the Budget Review for Fiscal Year 2007-  
          **Combined w/RDA 07-1212**   08 for the City of Pittsburg Redevelopment Agency  
          **Combined w/PPC 07-163**   Appropriation of Funds for Fiscal Year 2007-2008  
          **Combined w/GHAD 07-019**

On January 29, 2007 the City Council approved the extension of the Fiscal Year 2005-2006 and 2006-2007 Two-Year Operating Budget Plan by one additional year for Fiscal Year 2007-2008. The annual budget must be appropriated for Fiscal Year 2007-2008 to provide on-going financing for the City of Pittsburg activities during the next fiscal year.

In Joint Session with the Redevelopment Agency, the Pittsburg Power Company and the Southwest Pittsburg Geologic Hazard Abatement District II, the City Council took the following action.

On motion by Councilmember Parent, seconded by Vice Mayor Casey and carried unanimously to adopt Resolution 07-10832.

Given her desire to discuss the supplemental budget, Councilmember Parent requested a reconsideration of Resolution 07-10832.

On motion by Councilmember Parent, seconded by Councilmember Evola and carried unanimously to reconsider the supplemental budget requests given her concern about the City Clerk item for Council Chamber videotaping.

On the item, Mr. Grisham stated that there was a supplemental item to be covered under the General Fund, the upgrading of the video taping system. He noted comments made and concerns expressed as to the quality of video taping and how the material was going out based on the existing camera system. He noted that the supplemental item offered an opportunity to upgrade that system.

City Clerk Alice Evenson advised that the City was moving forward with the Granicus system which would provide webcasting. In order to do that effectively, it would be better to upgrade to a three-camera system minimum with HD quality. She stated that the proposal would offer a much more professional overall system, which would be more costly than originally anticipated.

Councilmember Parent noted the continuing deficit and the projection for income that did not come to fruition. She suggested that the upgraded video system could be deferred to another time. She commented that she would prioritize other things prior to an upgraded camera system.

While she had no problem with the other items on the supplemental list, Councilmember Parent did not believe that the \$135,000 cost for Council Chamber



to the health and well-being of all the seniors who resided in the City of Pittsburg. She asked the Council to reconsider the situation.

Councilmember Parent commented that the citizen participation in the budget process was important.

Councilmember Kee explained that the lack of revenue was a serious concern and if the trend continued, there would have to be cutbacks.

Vice Mayor Casey commended the City Manager and recognized the difficulties involved but commented that one of the actions to be taken by the Council would not, in his opinion, be the closing of the Senior Center.

On motion by Councilmember Parent, seconded by Councilmember Kee and carried unanimously to receive and file the Fiscal Year 2007-08 City Services Reduction and Support Plan and General Trend Analysis.

For the record, MARIAN PARTRIDGE, Pittsburg Librarian, submitted a card that read: "Please remember that the Library serves people of all ages from babies to seniors and that the Library is essential to the educational and cultural well-being of the community."

#### 4. **MINUTE ORDER** Planning Commission Appointments

Three openings exist on the Planning Commission. The City has advertised for all openings and received eleven applications. All applicants were invited to interview with the City Council on June 4, 2007 and ten applicants total were interviewed at that time. One applicant withdrew after having been interviewed. One applicant did not appear for an interview, but was invited to interview on June 18, 2007 prior to the Council meeting.

On motion by Mayor Johnson, seconded by Councilmember Evola, and carried unanimously to appoint ***Caryn Wegerbauer*** to serve on the Planning Commission,

On motion by Vice Mayor Casey, seconded by Mayor Johnson and carried unanimously to appoint ***Doris Kelley*** to serve on the Planning Commission..

Councilmember Parent had an opportunity to make a nomination although she passed her turn to Councilmember Kee.

On motion by Councilmember Kee, seconded by Councilmember Evola and carried unanimously to reappoint ***Bruce Ohlson*** to serve on the Planning Commission.

Mayor Johnson thanked everyone who had applied and who had taken the time to interview. He urged those who did not get appointed to consider other City commissions.

#### **CONFLICT OF INTEREST DECLARATION**

Member Evola identified a conflict with a source of income from his employer with respect to Item q. on the Consent Calendar. His vote on the Consent Calendar therefore did not apply to Item q.

## **REDEVELOPMENT AGENCY AND CITY COUNCIL COMBINED CONSENT CALENDAR**

On motion by Member Johnson, seconded by Vice Chair Casey and carried unanimously to adopt the Consent Calendar, as follows.

- a. **MINUTES** Dated: May 31, 2007 and June 4, 2007  
Approved minutes dated May 31, 2007 and June 4, 2007.
- b. **CLAIMS** #1765 Global Village Development LLC  
Denied claim #1765 Global Village Development LLC.
- c. **RESOLUTION 07-1214** Approving an Additional \$125,000 for On-Call Contractor Services for Use by RBF Consulting to Conduct Survey Services Along the Waterfront  
Adopted Resolution 07-1214.
- d. **RESOLUTION 07-1215** Authorize Neighborhood Improvement Projects and Programs Funding  
Adopted Resolution 07-1215.
- e. **RESOLUTION 07-1216** Approval of Purchase and Sale Agreements By and Between the Redevelopment Agency of the City of Pittsburg and Art Parkpour  
Adopted Resolution 07-1216.
- f. **ORDINANCE 07-1286** Adoption of Ordinance Amending Section 2.04.060 of the Pittsburg Municipal Code Relating to City Commissioners  
Adopted Ordinance 07-1286.
- g. **ORDINANCE 07-1287** Adoption of Ordinance Adopting Description of Eminent Domain Program for the Community Development Plan for the Los Medanos Community Development Project Pursuant to New Health and Safety Code Section 33342.7

Adopted Ordinance 07-1287.

- h. **RESOLUTION 07-10817** Award 2007-2008 Water Treatment Plant Chemical Purchase Contracts

Adopted Resolution 07-10817.

- i. **RESOLUTION 07-10818** Award FY 2007-2008 Maintenance Service and Supply Purchase Contracts

Adopted Resolution 07-10818.

- j. **RESOLUTION 07-10819** Award 2007-2008 Purchase Contracts for Asphaltic Concrete

Adopted Resolution 07-10819.

- k. **RESOLUTION 07-10820** Amend the Authorized Staffing Level

Adopted Resolution 07-10820.

- l. **RESOLUTION 07-10821** Establishing the Appropriations Limit for the 2007-2008 Fiscal Year in Accordance with Proposition III and Article XIII(B) of the State Constitution

Adopted Resolution 07-10821.

- m. **RESOLUTION 07-10822** Accepting Plans and Specifications, and Awarding Contract 2007-10A, Erection of Sound Wall for Railroad Corridor Project to S.R.P. Company of Antioch, California, in the Amount of \$179,140

Adopted Resolution 07-10822.

- n. **RESOLUTION 07-10823** Accepting as Complete Contract 2004-11; Crestview/ Harbor Water Main Improvements, for Installation of Water Mains within Local Arterial and Collector Roads

Adopted Resolution 07-10823.

- o. **RESOLUTION 07-10824** Authorizing the Finance Director to Expend Up to \$13,125,207 in Water Bond Proceeds for Construction of Water Facilities in Southwest Pittsburg Hills and At Water Treatment Plant and Authorization of City Manager to Enter into Consultant Agreement for Construction Management Services

Adopted Resolution 07-10824.

- p. **RESOLUTION 07-10825** Approving the Engineer's Report and Declaring the City Council's Intent to Order Improvements for the Landscaping and Lighting Assessment District 1988-02, Oakhills (FY 2007-2008)

Adopted Resolution 07-10825.

- q. **RESOLUTION 07-10826** Initiation of LAFCO Proceedings to Reorganize the Sky Ranch II Development Project and Adjoining City Water Tank Property

Adopted Resolution 07-10826.

- r. **RESOLUTION 07-10827** Accepting Contract 2005-15, Traffic Signal Equipment Replacement Project as Complete

Adopted Resolution 07-10827.

- s. **RESOLUTION 07-10828** Awarding Construction Contract 2004-09, Pittsburg/DSD Recycled Water Project, Phase 1 Facilities

Adopted Resolution 07-10828.

- t. **RESOLUTION 07-10829** Allocation of Park Dedication Funds for Construction Warranty Costs at Larry Lasater Park

Adopted Resolution 07-10829.

- u. **RESOLUTION 07-10830** Acceptance of Contract 2005-12, Traffic Signal Project As Complete

Adopted Resolution 07-10830.

- v. **RESOLUTION 07-10831** Eddie Hart All in One Foundation Request for Community Sponsorship Funds

Adopted Resolution 07-10831.

**ADJOURNMENT**

The City Council adjourned at 9:25 P.M to July 2, 2007.

Respectfully submitted,

Alice E. Evenson, City Clerk

als