The Concord City Council met in a regular meeting in the Council Chamber located at 1950 Parkside Drive at 6:30 p.m. on Tuesday, April 3, 2018, with Mayor Birsan presiding. The pledge of allegiance was led by Councilmember Hoffmeister. Minutes follow in abbreviated form per Resolution 3361 and Council Minutes of September 26, 1966.

ROLL CALL

COUNCILMEMBERS PRESENT: Laura Hoffmeister, Ron Leone, Carlyn Obringer, Edi Birsan

COUNCILMEMBERS ABSENT: Tim McGallian

STAFF PRESENT: Valerie Barone, City Manager; Susanne Brown, City Attorney; Patti Barsotti, City Treasurer; Kathleen Trepal, Assistant City Manager; Joelle Fockler, City Clerk; John Nunes, Police Captain; Karan Reid, Director of Finance; Guy Bjerke, Director of Community Reuse Planning; Jasmin Loi, Director of Human Resources; Andrea Ouse, Director of Community and Economic Development; Bernard Enrile, Associate Civil Engineer; John Montagh, Economic Development Manager; Leslye Asera, Community Relations Manager; Joan Ryan, Community Reuse Planner

MEMBERS OF THE PUBLIC WHO ADDRESSED THE COUNCIL: Hope Johnson, Concord; Vivian Boyd and Gail Van Tassell, Concord Historical Society; George Fulmore, Concord; Natalie; Suzanne Delbou, Concord

PUBLIC COMMENT PERIOD

Hope Johnson, Concord, reminded the Council and public of the Navy Restoration Advisory Board (RAB) meeting on April 11, at 6 p.m. at the Clyde Clubhouse; and spoke of the March 27 Council meeting and public comment regarding rent increases.


George Fulmore, Concord, spoke about amplified music in the parks, district elections, and Ellis Lake Park

Natalie, spoke of Transgender Day and Autism Day and the difficulties associated with being in the two categories.
PRESENTATIONS

JESSIE GREGORY, TEAMSTERS LOCAL 315

Mayor Birsan presented Jessie Gregory, Teamsters Local 315, a commendation for his actions in rescuing a Concord resident on December 12, 2017.

PROCLAMATION – Anti-Drug & Alcohol Coalition

Mayor Birsan presented Ricardo Simental, Monument Corridor Anti-Drug & Alcohol Coalition, a proclamation declaring April 2018 as “Alcohol Awareness Month” in the City of Concord.

PROCLAMATION – Adult Education Week

This item was removed from the agenda.

ANNOUNCEMENTS – none.

CITY COUNCIL CONSENT CALENDAR

APPROVAL OF MINUTES – February 13, 2018

Motion was made by Leone and seconded by Obringer to approve the minutes from the meeting of February 13, 2018. Motion passed by the following vote of the Council:

AYES: Hoffmeister, Leone, Obringer, Birsan    NOES: None    ABSENT: McGallian

PROFESSIONAL SERVICES AGREEMENT – NEKO Industries, Inc.

Motion was made by Leone and seconded by Obringer to approve a Professional Services Agreement with NEKO Industries, Inc. in the amount of $13,950 for video streaming of certain public meetings; and authorize the City Manager to execute the Agreement in a form acceptable to the City Attorney. Motion passed by the following vote of the Council:

AYES: Hoffmeister, Leone, Obringer, Birsan    NOES: None    ABSENT: McGallian

ACCEPT IMPROVEMENTS – Central Concord Pedestrian Improvement Streetscapes, Project No. 2239

Motion was made by Leone and seconded by Obringer to approve an amendment to the Agreement for Professional Services in the amount of $8,200 with Park Engineering for construction management services for Central Concord Pedestrian Improvement Streetscapes, Project No. 2239; authorize the City Manager to execute the Amendment, subject to the approval of the City Attorney; accept improvements for Central Concord Pedestrian Improvement Streetscapes, Project No. 2239; and direct the City Clerk to file a Notice of Completion. Motion passed by the following vote of the Council:

AYES: Hoffmeister, Leone, Obringer, Birsan    NOES: None    ABSENT: McGallian
REJECTION OF BIDS – Citywide Bridge Repair Program – Group 2 Bridges, Project No. 2371

Motion was made by Leone and seconded by Obringer to reject all bids received for the Citywide Bridge Repair Program – Group 2 Bridges, Project No. 2371, and direct staff to re-advertise the project for bids. Motion passed by the following vote of the Council:

AYES: Hoffmeister, Leone, Obringer, Birsan  NOES: None  ABSENT: McGallian

EXCLUSIVE NEGOTIATING AGREEMENT – Major Brand Gas of Concord Inc.

Motion was made by Leone and seconded by Obringer to approve an Exclusive Negotiating Agreement with Major Brand Gas of Concord Inc. for a 4,960 square foot City owned parcel located at 1596 Concord Avenue; and authorize the City Manager to execute the Agreement. Motion passed by the following vote of the Council:

AYES: Hoffmeister, Leone, Obringer, Birsan  NOES: None  ABSENT: McGallian

The next item on the agenda was continued from the April 2, 2018, Special Meeting of the City Council Sitting as the Local Reuse Authority/Planning Commission/Design Review Board.

In addition to the four Councilmembers present, Design Review Board Chair Jack Moore and Vice Chair Kirk Shelby were in attendance.

STUDY SESSION PROVIDING AN OVERVIEW OF THE CONSERVATION, OPEN SPACE AND PARKS PLAN AND A DISCUSSION OF COMMUNITY FACILITIES FOR THE CONCORD REUSE PROJECT SPECIFIC PLAN

Community Reuse Planner Joan Ryan presented a brief overview of the Parks and Open Space Network from Chapter 3.4 of the Area Plan – Book 1, community facilities, and Options A and B for placement of the community facilities. Ms. Ryan introduced Sheila Jivan, Lennar FivePoint, who conveyed Lennar FivePoint’s ideas for green space and introduced Eron Ashley, Hart Howerton.

Mr. Ashley presented the proposed open space types, the open space and park network connections, the creek corridor, greenway uses, and different park uses.

The Council asked clarifying questions regarding the presentation. They inquired about the differences between Options A and B, the function of the proposed police use space and if the police department had been consulted, why an art center or the arts were not incorporated into either option, if an increased green space in North Concord near Sun Terrace neighborhood was considered, the size of the proposed Town Green, and where the GoMentum Station and library will be located. Several questions regarding schools were asked, including how many schools are needed, who decides what schools will be built, when the schools will be built, if transitional schools had been considered and if the possibility of a high school located in Bay Point was studied.

The Design Review Board members asked if there were provisions in the design for wildlife and recognition of indigenous people and if any effort had been expended for historical preservation.

Mayor Birsan opened a public comment period.

Hope Johnson, Concord, spoke of her concern over proposed fields not being able to be used by lower income kids, noted that Option A allows for affordable housing throughout the
project, and advocated for more open space at North Concord BART in the gateway to the development.

Suzanne Delbou, Concord, spoke in support of more green space in North Concord.

Natalie, spoke of concerns over pesticides and herbicides.

Mayor Birsan closed the public comment period.

The Council shared their thoughts on the proposals. There was support for the hilltop park concept, school sites being available for recreation, a veteran’s or civic center, additional recreation space in the Transit Oriented Development (TOD) area, the event lawn, having a liveable area with community or rooftop gardens, separating out the community center, a larger buffer around BART, a policy with restrictions on chain stores, including a Regional Occupation Program (ROP) site to offer technical education courses, and protecting a specie of frog found near Bailey Road. The Council expressed concerns about a grocery store being the anchor, the location of the fire station, the need for a satellite corporation yard, and the use of the police space.

Design Review Board members shared their thoughts encouraging interfacing with the North Concord area, linking bike paths together, assigning open space, parks and schools sharing sites, leaving the hill where the watch tower is, and the police space.

CORRESPONDENCE

a. Letter to State Assembly Member Quirk-Silva and Assembly Member Cervantes in support of AB 2463
b. Concord Reuse Project Specific Plan PowerPoint Presentation dated April 2, 2018
c. Concord Reuse Project – Parks, Recreation and Open Space PowerPoint Presentation dated April 2, 2018
d. Concord History Camp flier
e. Comments submitted by Concord Planning Commission Vice Chair John Mercurio

COUNCIL REPORTS

Councilmembers shared information on events and activities in which they had participated since the last meeting and commented on items of interest.

ADJOURNMENT

By order of the Mayor, the meeting was adjourned at 9:35 p.m. in honor of Martin Luther King Jr.

EDI E. BIRSAN
MAYOR

JOELLE FOCKLER, MMC
CITY CLERK