



# CONCORD ANNOTATED AGENDA

**REGULAR MEETING OF THE  
CONCORD CITY COUNCIL/CITY COUNCIL SITTING  
AS THE LOCAL REUSE AUTHORITY/CITY COUNCIL  
SITTING AS THE CONCORD/PLEASANT HILL HEALTH CARE DISTRICT**

**Tuesday, May 26, 2015**

**7:00 p.m.**

**City Council Chamber  
1950 Parkside Drive, Concord, CA**

**NOTE THE LATER STARTING TIME**

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**CLOSED SESSION  
City Council Conference Room  
5:30 p.m.**

**I. ROLL CALL – all present.**

**II. PUBLIC ANNOUNCEMENT (Open Session) – none.**

**III. PUBLIC COMMENT (Open Session) – none.**

**IV. CLOSED SESSION:**

- a. Conference with Real Property Negotiator pursuant to Government Code Section 54956.8.

Property: 29 Acres of Land in El Dorado National Forest  
Leased by City of Concord from United States Forest  
Service (Camp Concord)

Negotiating Parties: Joan Carrico – City of Concord  
Jonathan Cook-Fisher – U.S. Forest Service Special  
Uses Program Manager  
Skylake Yosemite Camp, LLC  
Jeff Portnoy, Co-Owner

Under Negotiation: Price, Terms of Payment

- a. Conference with Real Property Negotiator pursuant to Government Code Section 54956.8.

Property: Area within Concord Community Reuse Plan

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Negotiating Parties: Michael Wright – City of Concord  
Alan Lee – Department of Navy, BRAC Project Office

Under Negotiation: Price, Terms of Payment

**V. ADJOURNMENT**

**ACTION: Closed session held.**

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**CITY COUNCIL  
REGULAR MEETING  
7:00 p.m. – City Council Chamber**

**ROLL CALL – all present.**

**PLEDGE TO THE FLAG – Vice Mayor Hoffmeister**

**PUBLIC COMMENT PERIOD**

George Fulmore, Concord, spoke of his support of a traffic signal at Sunshine and Detroit and to install play structures at Meadow Homes Park.

Hope Johnson, Concord, spoke of the Concord Naval Weapons Station Development and the Special Meeting scheduled for June 5 in Austin, Texas, and requested that the field trip be filmed for the public’s review. She also spoke of the Contra Costa Water District’s Drought Plan and communication between the Council, the Reuse Director, and Contra Costa Water District with regard to the Drought Plan and the Naval Weapons Station Development.

Bruce Borgesson, Concord, spoke of a land lease agreement between Concord and PG&E and his opposition of the access road to the land.

Thomas Wentling, Concord, announced his resignation as City Treasurer effective July 1, 2015, and thanked the City for allowing him to serve.

1. **PRESENTATIONS**

- a. **Presentation** – by Lillian Roselin, Executive Director of the John Muir/Mt. Diablo Community Health Fund on “Building Bridges to Better Health.” **Introduction by Mayor Grayson.**

**ACTION: Mayor Grayson introduced Executive Director Lillian Roselin, who gave a presentation on the John Muir/Mt. Diablo Community Health Fund.**

- b. **Presentation** – by Carol Longshore, Concord Historical Society, on the Concord Museum and Event Center. **Introduction by Mayor Grayson.**

**ACTION: Mayor Grayson introduced Carol Longshore, who gave a presentation along with Chuck Gabrisiak, on the Concord Museum and Event Center.**

- c. **Presentation** – by Dave Pittman, Tobacco Prevention Coalition, regarding the City of Concord’s e-cigarette policy. **Introduction by Mayor Grayson.**

**ACTION: Mayor Grayson introduced Dave Pittman, who presented the City Council with an award for its policy on e-cigarettes.**

2. **ANNOUNCEMENTS – none.**

**CITY COUNCIL  
MATTERS**

3. **CITY COUNCIL CONSENT ITEMS:**

- a. **Approving** – the minutes from the meeting of March 31, April 28, May 5, and May 12, 2015. (No Fiscal Impact) Recommended by the City Clerk.

**ACTION: Minutes approved.**

- b. **Consenting** – to the City of Pleasant Hill’s request to allow Sunvalley Mall and certain other City of Concord commercial properties to be included in the Pleasant Hill Landscaping and Lighting Assessment District #20, Commercial Area Landscaping and Lighting. Resolution No. 15-31 for adoption. (No Fiscal Impact) Recommended by the Director of Public Works.

**ACTION: Resolution No. 15-31 adopted.**

- c. **Approving** – appropriation of funds from the Police Department’s Operating Budget in the amount of \$44,252 for the sole-source purchase of less-lethal extended impact weapons from Sage Ordnance Systems Group. (General Fund) Recommended by the Chief of Police.

**ACTION: Appropriation of \$44,252 for the sole-source purchase of less-lethal extended impact weapons approved.**

- d. **Approving** – the annual review and update of the City’s Investment Policy to ensure compliance with the provisions of the California Government Code governing investment of public funds. Staff is proposing three modifications to the Investment policy as recommended by the City’s investment advisor, Public Financial Management (PFM), and supported by the City’s Treasurer and the City’s Director of Finance. (No Fiscal Impact) Recommended by Director of Finance.

**ACTION: The annual review and update of the City’s Investment Policy approved.**

- e. **Approving** – an Amendment to the Professional Services Agreement with Thor, Inc. in the amount of \$57,000 for a total not-to-exceed amount of \$177,000 in the initial term; and authorizing the City Manager to execute the Amendment. (General Funds) Recommended by the Director of Information Technology.

**ACTION: Amendment to the Professional Services Agreement with Thor, Inc. in the amount of \$57,000 for a total not-to-exceed amount of \$177,000 in the initial term approved; City Manager authorized to execute the Amendment.**

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4. **CITY COUNCIL CONSIDERATION ITEM:**

- a. **Considering** – the City of Concord 2015 Drought Strategy. **Report by Director of Public Works, Justin Ezell.**

**ACTION: Report heard, public testimony taken, information considered, and direction provided to staff.**

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**5. CITY COUNCIL PUBLIC HEARING:**

- a. **Landscape and Lighting Maintenance Districts** – confirming the assessment diagrams and levying the annual assessments for Fiscal Year 2015-16 related to the following landscape and lighting maintenance districts. (Funded by Landscape and Lighting Assessment Districts) **Report by David Boatwright, Senior Administrative Analyst.**
- 1) Confirming the Assessment Diagram and Levy of Assessments for the Downtown Landscape Maintenance District for Fiscal Year 2015-16. Resolution No. 15-33 for adoption.
  - 2) Confirming the Assessment Diagram and Levy of Assessments for the Pine Hollow Estates Landscape and Lighting Maintenance District for Fiscal Year 2015-16. Resolution No. 15-34 for adoption.
  - 3) Confirming the Assessment Diagram and Levy of Assessments for the Landscaping and Lighting Maintenance District No. 3 for Fiscal Year 2015-16. Resolution No. 15-35 for adoption.
  - 4) Confirming the Assessment Diagram and Levy of Assessments for the Citywide Street Lighting Assessment District for Fiscal Year 2015-16. Resolution No. 15-36 for adoption.

**ACTION: Report heard; opportunity for public testimony given; Resolution Nos. 15-33, 15-34, 15-35, and 15-36 adopted confirming the assessment diagrams and levying the annual assessments for 2015-16.**

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**CITY COUNCIL SITTING  
AS THE LOCAL REUSE AUTHORITY**

**6. LOCAL REUSE AUTHORITY CONSENT ITEM:**

- a. **Approving** – an amendment to the Master Agreement for Professional Services associated with preparation of site wide permits for sensitive habitat and species on the Concord Naval Weapons Station with H.T. Harvey & Associates (HTH), not to exceed \$15,000. Total funding since 2009 is \$436,593. Recommended by the Local Reuse Authority Executive Director.

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**ACTION: Amendment to the Master Agreement for Professional Services with H.T. Harvey & Associates in the amount of \$15,000 approved; Local Reuse Authority Executive Director authorized to execute the Amendment.**

**7. LOCAL REUSE AUTHORITY CONSIDERATION ITEM:**

- a. **Considering and approving** – Agreements to Negotiate between Catellus Development Corporation and the City of Concord Local Reuse Authority; and Lennar Concord, LLC and the City of Concord Local Reuse Authority. **Report by Mike Wright, Executive Director, Local Reuse Authority.**

**ACTION: Report heard; public testimony given; the Final Agreement to Negotiate between Catellus Development Corporation and the City of Concord Local Reuse Authority and Lennar Concord, LLC and the City of Concord Local Reuse Authority approved; and the City Manager authorized to execute the Agreements.**

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**CITY COUNCIL SITTING  
AS THE CONCORD/PLEASANT HILL  
HEALTH CARE DISTRICT**

**8. CONCORD/PLEASANT HILL HEALTH CARE DISTRICT CONSIDERATION ITEM:**

- a. **Consideration** – of the appointment of Councilmember Helix to serve on the John Muir/Mt. Diablo Community Health Fund Board. (No Fiscal Impact) **Report by Joelle Fockler, City Clerk.**

**ACTION: Councilmember Helix appointed to serve on the John Muir/Mt. Diablo Community Health Fund Board until December 31, 2016.**

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**9. CORRESPONDENCE** – City Council correspondence not selectively included in the following list is available for inspection during normal business hours by contacting the City Clerk at 671-3390.

- a. PowerPoint Presentation – Building Bridges to Better Health
- b. PowerPoint Presentation – Concord Museum and Event Center
- c. PowerPoint Presentation – Drought Strategy

**10. PUBLIC COMMENTS ON PRESENTATION ITEMS – none.**

**11. CLOSED SESSION REPORTS – none.****12. COUNCIL AND STAFF REPORTS**

Councilmembers shared information on recent and upcoming activities and events.

**13. ADJOURNMENT – at 9:45 p.m.**

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**NOTICE**

There is a 90-day limit for the filing of a challenge in the Superior Court to certain City administrative decisions and orders which require a hearing by law, the receipt of evidence, and the exercise of discretion. The 90-day limit begins on the date the decision is final (Code of Civil Procedure Section 1094.6). Further, if you challenge an action taken by the City Council in court, you may be limited, by California law, including but not limited to Government Code Section 65009, to raising only those issues you or someone else raised in the public hearing, or in written correspondence delivered to the City Council prior to or at the public hearing. The City Council may be requested to reconsider a decision if the request is made prior to the next City Council meeting, regardless of whether it is a regular or special meeting (Policy and Procedure No. 2, Section 4.24). For information on the next regular or special City Council meeting, please call (925) 671-3390.

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**NEXT REGULAR CITY COUNCIL MEETING: 6:30 p.m.; Tuesday, June 2, 2015.**

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**MEETING RECORDS**

City Council meetings are available for viewing on the City's website, [www.cityofconcord.org](http://www.cityofconcord.org) and at the Concord Public Library. Copies of DVDs of the Council Meeting are available for purchase. Contact the City Clerk's Office at (925) 671-3390 for further information.

**TELEVISED MEETINGS**

All meetings are broadcast live on Comcast channel 28, Astound Broadband channel 29, and AT&T U-Verse channel 99. The meeting is replayed on the Wednesday following the meeting at 8 a.m., 2 p.m. and 7 p.m. Replays are also broadcast on Thursday, Friday and Saturday. Please check the City website, <http://www.cityofconcord.org/pdf/about/citynews/tvlistings.pdf>