

**COUNCILMEMBERS**

Edi E. Birsan, Mayor  
Carlyn S. Obringer, Vice Mayor  
Laura M. Hoffmeister  
Ronald E. Leone  
Timothy A. McGallian

Civic Center  
1950 Parkside Drive  
Concord, CA 94519  
www.cityofconcord.org



**ANNOTATED AGENDA  
Regular Meeting of the  
Concord City Council/City  
Council Sitting as the  
Local Reuse Authority**

Tuesday,  
June 5, 2018

6:00 p.m. - Closed Session  
6:30 p.m. - Open Session

Council Chamber  
1950 Parkside Drive

Information for the public on participation at Council meetings can be found on the back of the Speaker Identification Card located near the Council Chamber entrance. Should you have any questions after consulting the Speaker Identification Card, please contact the City Clerk prior to the Council meeting.

**AGENDIZED ITEMS** – The public is entitled to address the City Council on items appearing on the agenda before or during the City Council's consideration of that item. Each speaker will be limited to approximately three minutes.

**CLOSED SESSION**

**1. OPENING**

**Roll Call – all present**

**2. PUBLIC COMMENT - none**

**3. CLOSED SESSION**

- a. CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION (Government Code Section 54956.9(d)(1))  
Name of case: Michele Ligouri v. City of Concord, WCAB Case No. ADJ9773810

**ACTION: Closed Session held.**

**4. RECESS TO OPEN SESSION**

**5. OPENING**

**Roll Call – all present**

**Pledge to the Flag – Councilmember McGallian**

**6. PUBLIC COMMENT PERIOD**

This is a fifteen minute Public Comment Period for items within the City Council's subject matter jurisdiction that are not on this agenda. Each speaker will be limited to approximately three minutes. State law prohibits the City Council from acting at this meeting on any matter raised during the Public Comment Period.

Kristyn Gianfala, Concord, spoke of banning smoking in multi-family housing complexes.

Nick Weathers, Helmets to Hardhats, spoke of the benefits of unions for veterans.

Dan Torres, Sprinkler Fitters Local 483, requested an Ad-Hoc Committee be formed to ensure Lennar negotiates a Project Labor Agreement (PLA) with the Building Trades Council for the Naval Weapons Station Project.

Kevin Van Buskirk, Contra Costa County Building Trades Council, requested an Ad-Hoc Committee be formed to ensure Lennar negotiates a PLA with the Building Trades Council for the Naval Weapons Station Project.

Greg Feere, Contra Costa County Building Trades Council, requested that the Council ensures that Lennar negotiates a PLA with the Building Trades Council for the Naval Weapons Station Project.

Bill Whitney, Contra Costa County Building Trades Council, requested an Ad-Hoc Committee, comprised of the Mayor and Vice Mayor, be formed to ensure Lennar negotiates a PLA with the Building Trades Council for the Naval Weapons Station Project.

Sarah Glascock, Concord, requested that the Council ensures that Lennar negotiates a PLA with the Building Trades Council for the Naval Weapons Station Project.

George Fulmore, Concord, spoke of the Rent Review Board, a proposed multi-use project in Downtown Concord, and poor conditions on soccer fields.

Ron Bennett, Concord, spoke of Lennar and a PLA with the Building Trades Council for the Naval Weapons Station Project.

Teresa Saunders, Concord Blue Devils, requested Council consider short term benefits and long term results with the Concord Naval Weapons Station development.

**7. PRESENTATIONS**

- a. **Presentation** – to Nicole Howell, Executive Director, Long term Care Ombudsman for Contra Costa and Solano Counties, and Brian Hayes, Adult Protective Services (APS), proclaiming June 2018 "Elder and Dependent Adult Abuse Awareness Month" in the City of Concord. **Introduction by Mayor Birsan.**

**ACTION: Presentation made.**

- b. **Presentation** – by Contra Costa Water District Director Ernesto Avila on Contra Costa Water District Projects and Activities. **Introduction by Mayor Birsan.**

**ACTION: Presentation made.**

- c. **Presentation** – to Wendy Gutshall, Director, Public and Government Affairs; Shane Ryan, District Manager; and John Lavasse, Store Director, Safeway, for its cooperation and investments concerning the Downtown Concord store. **Introduction by John Montagh, Economic Development Manager.**

**ACTION: Presentation made.**

**8. ANNOUNCEMENTS – Assistant City Manager Kathleen Tropa introduced Community Relations Manager Jennifer Ortega.**

**9. CITY COUNCIL/LOCAL REUSE AUTHORITY (LRA) CONSENT CALENDAR**

The public is entitled to address the City Council/LRA on items appearing on the Consent Calendar before or during the City Council's/LRA's consideration of the Consent Calendar. Adoption of the Consent Calendar may be made by one motion of the City Council/LRA, provided that any Councilmember, individual or organization may request removal of an item from the Consent Calendar for separate consideration. If a request for removal of an item from the Consent Calendar has been received, the Mayor may defer action on the particular item and place the same on the regular agenda for consideration in any order s/he deems appropriate.

**CITY COUNCIL CONSENT CALENDAR**

- a. **Considering** – award of contract to Graham Contractors, Inc. in the amount of \$1,958,000 for the 2018 Citywide Residential Pavement Maintenance Project No. 2434, authorizing transfer of funds from the Pavement Maintenance Program PJ No. 2157 holding account, and authorizing the City Manager to execute the contract in a form acceptable to the City Attorney (Residual General Funds appropriated at mid-year for roadway maintenance) Recommended by the Director of Community and Economic Development.

CEQA: Exempt under CEQA Guidelines Sections 15301, 15302, and 15304.

**ACTION: Contract awarded to Graham Contractors, Inc. in the amount of**

**\$1,958,000 for the 2018 Citywide Residential Pavement Maintenance Project No. 2434, transfer of funds from the Pavement Maintenance Program Project No. 2157 holding account authorized, and the City Manager authorized to execute the contract in a form acceptable to the City Attorney.**

- b. **Considering** – (1) rejection of all bids for Measure Q Maintenance Project #7 (Project No. 2378) and directing staff to re-advertise the project for bids; and (2) award of an Agreement for Professional Services in the amount of \$211,957.60 with Ghirardelli Associates for constructability review, construction management, inspection, and materials testing services for the project; and authorizing the City Manager to execute the agreement in a form acceptable to the City Attorney. (Funded by Measure Q Lease Revenue Funds)  
Recommended by the Director of Community and Economic Development.

CEQA: Not a project/exempt under CEQA Guidelines Sections 15060(c)(2), 15378, and 15061(b)(3).

**This item was pulled from the Consent Calendar by Concord resident George Fulmore.**

**ACTION: All bids for Measure Q Maintenance Project #7 (Project No. 2378) rejected; staff directed to re-advertise the project for bids; Agreement for Professional Services in the amount of \$211,957.60 with Ghirardelli Associates for constructability review, construction management, inspection, and materials testing services for the project approved; and City Manager authorized to execute the agreement in a form acceptable to the City Attorney.**

- c. **Considering** – (1) rejection of the sole bid for Measure Q Repair Project #8 (Project No. 2379) and directing staff to re-advertise the project for bids; and (2) award of an Agreement for Professional Services in the amount of \$142,027.50 with Park Engineering, Inc. for constructability review, construction management, inspection, and materials testing services for the project; and authorizing the City Manager to execute the agreement, in a form acceptable to the City Attorney. (Funded by Measure Q Lease Revenue Funds)  
Recommended by the Director of Community and Economic Development.

CEQA: Not a project/exempt under CEQA Guidelines Sections 15060(c)(2), 15378, and 15061(b)(3).

**ACTION: Sole bid for Measure Q Maintenance Project #7 (Project No. 2378) rejected; staff directed to re-advertise the project for bids; Agreement for Professional Services in the amount of \$142,027.50 with Park Engineering, Inc. for constructability review, construction management, inspection, and materials testing services for the project**

**approved; and City Manager authorized to execute the agreement in a form acceptable to the City Attorney.**

- d. **Considering** – award of purchase of five 2018 Ford Utility Police Interceptors to Towne Ford in the amount of \$135,975. (Annual Vehicle Replacement Fund) Recommended by the Director of Public Works.

**ACTION: Purchase of five 2018 Ford Utility Police Interceptors to Towne Ford in the amount of \$135,975 approved.**

## **LOCAL REUSE AUTHORITY CONSENT CALENDAR**

- e. **Considering** – approval of an amendment to an Agreement for Professional Services increasing the not to exceed amount by \$68,800 for a total contract amount of \$157,800 and extending the term of the agreement to June 30, 2019 with Towill, Inc. to provide land surveying services related to the Area Plan for the former Concord Naval Weapons Station; and authorize the Executive Director of the Local Reuse Authority to execute the agreement, subject to approval from the City Attorney. (Funding has been provided by a loan to the Local Reuse Authority (LRA) from the City). Recommended by the Director of Local Reuse Planning.

**ACTION: Amendment to an Agreement for Professional Services increasing the not to exceed amount by \$68,800 for a total contract amount of \$157,800 and extending the term of the agreement to June 30, 2019 with Towill, Inc. to provide land surveying services related to the Area Plan for the former Concord Naval Weapons Station approved; and Executive Director of the Local Reuse Authority authorized to execute the agreement, subject to approval from the City Attorney.**

## **10. CITY COUNCIL CONSIDERATION ITEM**

The public is entitled to address the City Council on items appearing on the agenda before or during the City Council's consideration of that item. Each speaker will be limited to approximately three minutes.

- a. **Considering** – appointment to fill one unscheduled vacancy on the Concord Pavilion Community Outreach Committee. **Report by Joelle Fockler, City Clerk.**

**ACTION: Lisa Fulmer appointed to fill an unscheduled vacancy on the Concord Pavilion Community Outreach Committee.**

## **11. CORRESPONDENCE**

Correspondence received at the City Council meeting will be listed here on the Annotated Agenda.

- a. Contra Costa Water District Water Provider Update PowerPoint Presentation
- b. Benched Correspondence Agenda Item 10.a – Letter submitted by Tina

- Segrove dated May 31, 2018
- c. Correspondence submitted by Eric Christen dated June 3, 2018 regarding Project Labor Agreements

## 12. REPORTS AND ANNOUNCEMENTS

- a. Closed Session Announcements – **none**
- b. City Manager or Staff Reports – **none**
- c. Council Reports -

**Councilmember Leone recused himself because he lives within 500 feet of the Naval Weapons Station and left the dais so Vice Mayor Obringer could request that the formation of an Ad Hoc Committee to ensure that a Project Labor Agreement be formed be placed on the June 12, 2018, City Council Meeting. It was the consensus of the Council to bring the formation of an Ad Hoc Committee to the June 26, 2018, City Council meeting.**

**Councilmember Leone returned to the dais.**

## 13. ADJOURNMENT – at 8:16 p.m.

Next Meeting: Special Meeting  
Date: 6/6/2018 - 6:30 PM

**ADA NOTICE AND HEARING IMPAIRED PROVISIONS** - The Council Chamber is equipped with a T-Coil Hearing Loop. This system allows “T” coil reception of the audio proceedings. Please switch your hearing aid or cochlear device to the “T”, “T” Coil or telephone position. If you would like better audio reception, a loop receiver that picks up the audio loop is available from the City Clerk.

In accordance with the Americans with Disabilities Act and California Law, it is the policy of the City of Concord to offer its public programs, services and meetings in a manner that is readily accessible to everyone, including those with disabilities. If you are disabled and require a copy of a public hearing notice, or an agenda and/or agenda packet in an appropriate alternative format; or if you require other accommodation, please contact the ADA Coordinator at (925) 671-3031, at least five days in advance of the hearing. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility.

The following is a list of regular **Council Committee** meeting dates. Most meetings are held in the Garden Conference Room, 1950 Parkside Drive, Concord. **NOTE: Meetings are subject to change or cancellation. For latest information and committee agendas please call 671-3158.**

Committee	Chair/Member	Meeting Time
Policy Development & Internal Operations	Birsan/Obringer	2 <sup>nd</sup> Wednesday at 5:30 p.m.
Housing & Economic Development	Obringer/McGallian	4 <sup>th</sup> Monday at 5:30 p.m.
Infrastructure & Franchise	Hoffmeister/Leone	2 <sup>nd</sup> Monday at 6:00 p.m.
Recreation, Cultural Affairs & Comm. Svc.	McGallian/Birsan	3 <sup>rd</sup> Wednesday at 5:30 p.m.
Youth & Education	Leone/Hoffmeister	3 <sup>rd</sup> Monday at 6:00 p.m.