

**City Council Agenda  
October 17, 2005  
8:00PM  
Council Chambers, City Hall  
1000 San Pablo Avenue**

**SPECIAL MEETING**

- 1. PLEDGE OF ALLEGIANCE**
- 2. ROLL CALL**
- 3. GOOD OF THE CITY/PUBLIC FORUM**
- 4. CONSENT CALENDAR**

3-1. City Council minutes, September 19, 2005.

Staff recommendation: Approve.

3-2. a. Ratification of City of Albany net payroll in the amount of \$178,026.14; taxes, benefits & withholdings in the amount of \$193,944.67. Total payroll in the amount of \$371,970.81. Payroll period. 09/16/05.

b. Ratification of Albany Municipal Services JPA net payroll in the amount of \$44,112.10; taxes, benefits & withholdings in the amount of \$46,136.75. Total payroll in the amount of \$90,248.85; Payroll period: 09/16/05.

c. Ratification of City of Albany net payroll in the amount of \$178,026.14 (additional payrolls \$922.32); taxes, benefits & withholdings in the amount of \$125,427.46 (additional \$181.29). Total payroll in the amount of \$303,453.60 (additional \$1,103.61). Payroll period: 09/30/05.

d. Ratification of Albany Municipal Services JPA net payroll in the amount of \$45,184.38; taxes, benefits & withholdings in the amount of \$32,887.66. Total payroll in the amount of \$78,072.04. Payroll period: 09/30/05.

Staff recommendation: Ratify.

3-3. a. Ratification of bills, claims & demands against the City of Albany in the amount of \$505,079.68. Period: 09/09/05.

b. Ratification of bills, claims & demands against the City of Albany in the amount of \$352,627.14. Period: 09/23/05.

Staff recommendation: Ratify.

3-4. Ratification of Police & Fire Pension payments in the amount of \$101,347.46 for the month of September 2005.

Staff recommendation: Ratify.

3-5. Approval and Acceptance of Contract No. 04-04, San Pablo Avenue Sewer Rehabilitation.

**Staff Report** (*PDF, 27Kb*)

**Attachment: Resolution 05-52** (*PDF, 19Kb*)

**Attachment: Notice of Completion** (*PDF, 19Kb*)

Staff recommendation: Approve Resolution #05-52 - A Resolution of the Albany City Council Approving and Accepting Improvements, and Directing the Filing of the Notice of Completion for Contract No. 04-04, San Pablo Avenue Sewer Rehabilitation.

3-6. ACTA Amendment No. 1 to the 1986 Expenditure Plan.

**Staff Report** (*PDF, 40Kb*)

**Attachment: Resolution 05-51** (*PDF, 17Kb*)

Staff recommendation: That the City Council Adopt Resolution No. 05-51 A Resolution of the Albany City Council Authorizing the City of Albany Approval of Amendment No. 1 to the Alameda County Transportation Expenditure Plan, Dated August 1986.

3-7. Nomination to the Alameda County Housing Authority Housing Commission.

**Staff Report** (*PDF, 14Kb*)

Attachment: No electronic file of letter to Board of Supervisors

Staff recommendation: Reappoint Council Member Maris for a four-year term beginning January 1, 2006 and ending on December 31, 2009; and authorize the Mayor to send a Letter of Nomination to the Alameda County Board of Supervisors.

3-8. Disaster Preparedness Kits for Albany residents.

**Staff Report** (*PDF, 16Kb*)

Staff recommendation: That Council appropriate \$5,000 from its discretionary funds to purchase disaster preparedness kits to sell to Albany residents.

**5. PRESENTATION/PUBLIC HEARING**

**6. UNFINISHED BUSINESS**

6-1. Golden Gate Fields Property.

**Staff Report (PDF, 59Kb) updated 11/08/05**

**Attachment A - Fact Sheet on Golden Gate Fields, with attachments (PDF, 83Kb)**

**Fact Sheet Attachment #1 - Status of Eastshore State Park, Albany Bulb & Bay Trail Connection (PDF, 58Kb)**

**Fact Sheet Attachment #2 - Property Characteristics (PDF, 38Kb)**

**Fact Sheet Attachment #3 - Background Information on Magna (PDF, 15Kb)**

Fact Sheet Attachment #4 - no electronic file available - 34th Annual Report of the CA Horse Racing Board

**Fact Sheet Attachment 5 - General Plan Information (PDF, 128Kb)**

Fact Sheet Attachment #6 - Text of Measure C - No electronic file

**Fact Sheet Attachment #7 (PDF, 5727Kb) - Albany Waterfront (map) (large color graphic-may open slowly)**

**Attachment B - Cover Sheet to Responses to City Council Inquiries on Golden Gate Fields (PDF, 12Kb)**

**Responses to Council (PDF, 248Kb) updated 11/8/05**

Response Document - Attachment #1 - The Bay Trail (excerpt, A Proposal for the Albany Portion of Eastshore State Park, June 1995) - no electronic file

**Response Document, Attachment #2 - Examples of Waterfront Plans in Other Jurisdictions (PDF, 125Kb)**

**Attachment C - Waterfront Committee Recommendation (PDF, 13Kb)**

**Attachment D - Letter from Rick Caruso, Caruso Affiliated (PDF, 52Kb)**

**Attachment E - Memorandum from the City Attorney (PDF, 163Kb)**

Staff recommendation:

1. Receive a staff-prepared Fact Sheet and other information on Golden Gate Fields, request any additional information, and direct staff to post the fact sheet on the City's web site in a location designated for City documents and information on the Golden Gate Fields property.
2. Direct staff to establish a consultant team to advise the City on the Golden Gate Fields property; this team would cover areas such as law, land use and park planning, economics, environmental review, and any other specialized services that pertain to a potential development application, property acquisition, community plan development, and/or other processes directed by the City Council.
3. Authorize staff to establish a reimbursement agreement with Caruso Affiliated to pay for the City's staff time and consultant services related to its anticipated upcoming submittal of a proposal for development on the Golden Gate Fields property.

7. **NEW BUSINESS**
8. **OTHER BUSINESS/ANNOUNCEMENT OF EVENTS**

8-1. Proclaiming the week of October 9 -15, 2005, as Fire Prevention Week in the City of Albany.

**Staff Report** (PDF, 75Kb)

**Attachment: Proclamation** (PDF, 16Kb)

9. **ADJOURNMENT**

(The Council meeting packet is available for public inspection at the Albany Library (526-3720), the Fire Department and the City Clerk's Office. If you have any questions pertaining to any agenda item or Council meeting procedure, please contact the City Clerk's Office at 528-5720.) *The City of Albany is dedicated to maintaining its small town ambiance, responding to the needs of the Community and providing a safe, healthy environment now and in the future.*

**Please note that if you provide your name and address when speaking before the City Council it will become part of the official public record and the official minutes will be published on the Internet.**

NOTICE - Please Read

"Pursuant to Government Code Section 65009, if you challenge a decision of the City Council in court, you may be limited to raising only those issues you or someone else raised at a public hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to, the public hearing. The decision of the City Council is final as of the date of its decision unless judicial review is initiated pursuant to California Code of Civil Procedure Section 1094.5. Any such petition for judicial review is subject to the provisions of California Code of Civil Procedure 1094.6 In compliance with the Americans with Disabilities Act (ADA), if you need special assistance to participate in this meeting, please contact the City Administration Office 510-528-5710. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting (28 CFR 35.102.104 ADA Title II)">

6:45 p.m.

Work Session with the Park & Recreation Commission to discuss park plans for Memorial, Ocean View and Terrace Parks.

**Work Session Staff Report** (PDF, 31Kb)

1. **PLEDGE OF ALLEGIANCE**
2. **ROLL CALL**
3. **CONSENT CALENDAR**

3-1. City Council minutes, September 19, 2005.

Staff recommendation: Approve.

3-2. a. Ratification of bills, claims & demands against the City of Albany in the amount of \$13,624.22. Period: 10/01/05.

b. Ratification of bills, claims & demands against the City of Albany in the amount of \$358,579.53. Period: 10/07/05.

Staff recommendation: Ratify.

3-3. Consideration of Claim #AL512; Purbaugh v. City of Albany

**Staff Report** (*PDF, 15Kb*)

Staff recommendation: Reject the claim and authorize the City Clerk to send out the appropriate rejection notice.

3-4. Resolution #05-53 - A Resolution of the Albany City Council in Honor of Darla Majors On Her Retirement from Service as a Reserve Police Officer with the City of Albany.

**Resolution 05-53** (*PDF, 13Kb*)

Staff recommendation: Approve Resolution #05-53.

3-5. Resolution #05-54 - A Resolution of the Albany City Council In Honor of Whitney Smith in Recognition of His Selection as Reserve Officer of the Year for 2005.

**Resolution 05-54** (*PDF, 13Kb*)

Staff recommendation: Approve Resolution #05-54.

**4. GOOD OF THE CITY/PUBLIC FORUM**  
**5. NEW BUSINESS**

5-1. Park rehabilitation and improvement projects for Memorial, Ocean View and Terrace Parks.

**Staff Report** (*PDF, 57Kb*)

**Attachment 1** (*PDF, 29Kb*)

**Attachment 2 (page 1)** (*PDF, 44Kb*)

**Attachment 2 (page 2)** (*PDF, 26Kb*)

**Attachment 3: Memorial Park** (*PDF, 55Kb*)

**Attachment 3: Ocean View Park (PDF, 54Kb)**

**Attachment 3: Terrace Park (PDF, 38Kb)**

Attachment 4: No Electronic File Available

**Attachment 5 (PDF, 56Kb)**

Staff recommendation:

1. Approve the recommendations from the Parks & Recreation Commission regarding conceptual design features for the park rehabilitation and improvement project elements for Memorial, Ocean View, and Terrace Parks, and provide direction on certain design options.
2. Approve project budget ceiling, and allocate supplemental Measure F and Measure R funding, as appropriate.
3. Direct staff and the Parks & Recreation Commission to proceed to the preliminary design phase, and authorize the City Administrator to execute a final design services agreement with John Cahalan, Landscape Architect.
4. Authorize the City Administrator to amend the existing contract with John Cahalan, Landscape Architect, for an additional amount not to exceed \$19,000 for extra services including costs associated with the development of additional ball field designs and public meetings during the conceptual design period.

## 6. **PRESENTATION/PUBLIC HEARING**

6-1. Public Hearing to consider proposed Zoning Ordinance Section 20.40: Housing Provisions, including related Definitions in Section 20.08.

**Staff Report (PDF, 50Kb)**

**Attachment: Resolution 05-48 (PDF, 43Kb)**

**Attachment: Ordinance 05-06 (PDF, 23Kb)**

Attachment A-1: Text of SB435 - no electronic file available

Attachment A-2: Sample Draft of Affordable Housing Agreement - no electronic file available

Attachment A-3: Summary of Inclusionary Housing Survey - no electronic file available

**Attachment B: P & Z Commission Resolution PZ 05-02 (PDF, 19Kb)**

Attachment B-1: Recommended Text (modification denoted) PDF file cannot be created with notations. Adobe removes noted modifications-no electronic file available

Attachment C: **Decision Agenda (PDF, 100Kb)**

Attachment D: **Initial Study Dated April 6, 2005 (PDF, 281Kb)**

Attachment E: **Draft Mitigated Neg. Declaration, circulated April 6, 2005 (PDF, 47Kb)**

Attachment E-1: Comment Letter from EBMUD-no electronic file available

Staff recommendation: 1) Adopt Resolution #05-48 - A Resolution of the Albany City Council Adopting a Negative Declaration Regarding Environmental Effects of Proposed Amendments to the Albany Zoning Ordinance to Add Provisions for Housing. 2) Introduce Ordinance #05-06 - An Ordinance of the Albany City Council Amending Chapter XX, Planning and Zoning, of the Albany Municipal Code to Add Provisions on Housing. First Reading.

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