



## WATERFRONT COMMITTEE

### MINUTES

1000 SAN PABLO AVENUE

CITY OF ALBANY COUNCIL CHAMBERS

MAY 3, 2007

7:30 PM

---

**1. CALL TO ORDER**

Chairman Parker called the meeting to order at 7:35 PM.

**2. ROLL CALL**

Members Present:      Brian Parker                      Steve Granholm  
   Bill Dann                              Clay Larson  
   Eddy So

Members Absent:      Kathy Diehl, Jerri Holan

Staff Present:              Ann Chaney

**3. APPROVAL OF MINUTES**

**3-1. Approve minutes from March 20<sup>th</sup> and April 5<sup>th</sup> meetings (attached)**

Minutes unanimously approved, as amended by Larson and So. Parker commented on the issue that was raised at the last meeting regarding the public's inability to obtain a copy of Mayor Lieber's resolution that was read at the 4/19 City Council meeting. Parker stated he has checked with the City Clerk and the document is now available to the public upon request.

**4. PUBLIC COMMENT**

Thelma Rubin stated she would like to have copies of draft minutes available for the public at the meeting.

**5. REPORTS**

**5-1. Waterfront Planning Process**

Parker provided update: staff contacted all 8 consultants that submitted an RFQ to inform them of the Project Manager position. Don Neuwirth was the only consultant that indicated interest in the Project Manager position. Jeff Bond, Beth Pollard, Parker & David Arkin interviewed Neuwirth. Neuwirth attended the waterfront consultant selection panel meeting on Monday of this week and answered questions from the panel. A contract is not yet in place.

Chaney stated she is uncertain of timing regarding contract.

Parker stated Neuwirth raised two issues when interviewed: 1) acting as the project manager would not be a conflict of interest with his ability for additional waterfront planning work; and 2) how much of the project manager / work program would include looking at how to relate the property to the city as a whole.

Chaney stated Neuwirth was advised that he needs to seek his own legal advice on conflict of interest. The intent is that Neuwirth will serve as project manager to compile work of committees/commissions.

Parker suggests preparing list of community contacts for Neuwirth to meet with.

So asked if there is a length of time to contract.

Parker stated Neuwirth indicated the project would take approximately 3 months.

Public Comment:

Bob Outis asked why other consultants did not reply.

Chaney replied that the scaled down approach might not be a large enough project for some of the firms.

Larson asked if opportunity was advertised.

Chaney stated staff focused on those firms that responded to the first RFQ in which notices were sent to approximately 25 firms.

#### **5-2. Burrowing Owl Habitat – Update**

Chaney provided an update: City of Berkeley staff has conducted GPS work, now finalizing maps and plan. Plan will be submitted to EBRPD for review, then to City Council for final approval and authorization to contract for installation of habitat.

Larson asked if JPA has approved the maintenance costs for habitat.

Chaney stated she is uncertain, but will research.

Granholtm asked what the plan will look like.

Chaney stated the plan will include drawings with locations of fence, gates, signage, burrows, and specifications of fence, signage, and burrows.

Granholtm stated he would like to review the plan when developed.

Parker asked if the city engineer will draft the plans.

Chaney stated contract staff Barry Whittaker will draft plans, and Chaney will provide to Committee once drafted.

So asked when plan will be drafted. Chaney expects approximately 2-3 weeks.

#### **5-3. Interim Bay Trail – Update**

Chaney reported there is nothing new on this item.

#### **5-4. Golden Gate Fields resurfacing of racetrack – Update**

Chaney stated there would be an article in the Journal tomorrow regarding the upcoming Planning and Zoning Commission meeting for this item next Tuesday. The purpose of the meeting is to give a clear project description, discuss process for project review including CEQA, and give the public an opportunity to comment.

Larson asked if the applicant will attend, and if they have submitted a complete application.

Chaney stated they likely will be attending, and a complete application has been submitted.

The agenda for the P&Z meeting will be out tomorrow, and the staff report will be emailed to the Committee.

So asked if the plans are available electronically.

Chaney stated there are items she can email to the Committee, or provide a website to review plans from BKF engineering.  
Parker asked if the consultant has been retained by the city for peer review of this project. Chaney stated they have.  
Larson asked if staff had contacted other jurisdictions that have undergone this type of project. Chaney replied staff has held discussions with Del Mar.  
Larson suggests talking with Arcadia as well.  
Chaney stated staff was interested in learning from cities that had already gone through the process.  
Parker asked if Chaney had heard of any other project proposals for GGF. Parker read that there may be an increase in horse stables.  
Chaney stated she has not heard anything nor has anything been submitted.  
So asked if any decisions will be made at the P&Z meeting.  
Chaney stated there will not be any decisions made.  
Chaney handed out copies of the City Council adopted CEQA implementing procedures – local CEQA guidelines. Under exemption procedures, CEQA coordinator can make a determination of exemption. An administrative decision can be appealed to P&Z, P&Z decision can be appealed to City Council.  
The project will be subject to a grading permit because soil will be removed, and a building permit because a low header board that includes some concrete posts will be installed around the track. At this point it appears the project would fall under administrative decision, which can be appealed.

Dann asked if BCDC would be reviewing project.  
Chaney replied BCDC would be doing their own permitting if necessary, as well as RWQCB and Army Corps of Engineers. The City sent the plans to these agencies to make them aware of the upcoming project. Permits would be at the determination of each agency.

Parker stated notices for the P&Z meeting have not been sent out, and that the staff report is not yet complete. Parker would prefer 10-days notice on the meeting.  
Chaney replied the meeting is optional. Staff felt it was a good idea, it is not a public hearing so 10 days notice is not necessary. Staff did contact the Journal to publicize meeting, and meeting notice will be posted in usual locations.

Granholtm asked if the preliminary determination by staff is that the project would be exempt from CEQA.  
Chaney replied that was not the case. The plan will require building and grading permits. The CEQA requirements have not been determined yet. Staff will discuss via peer review and assistance with attorneys.  
Parker asked if GGF has been notified of the Tuesday P&Z meeting.  
Chaney stated that she believes Jeff Bond notified them recently.  
So asked about project review timing.  
Chaney stated she would have a better idea by Tuesday once discussions with peer review consultant have been conducted.

**6. DISCUSSIONS AND POSSIBLE ACTION ON MATTERS RELATED TO THE FOLLOWING ITEMS, WHICH COULD INCLUDE REPORTS AND/OR PROPOSED RESOLUTIONS IF ANY:**

**6-1. Eagle Scout Project – Presentation by Chris Gallegos on proposed installation of a Community Bulletin Board at Waterfront (attached memo)**

This item was heard at the beginning of the meeting. Chris Gallegos provided an overview of his eagle scout project – the highest rank in scouting, which is a community service project. Chris has proposed to construct and install a community bulletin board at the northwest area across from the waterfront trail sign. Chris will be using a design similar to what is located at the Library, and have a plastic cover over the City side of the board.

So asked if the City has any design guidelines for a bulletin board. Chaney stated the building inspector would oversee the project.

Parker suggests not having the plastic cover to minimize the attractiveness of vandalism. Granholm agrees.

Chaney agrees. The area will be an informal posting area, so a protected cover is not necessary.

So stated he would be interested in plastic cover.

Granholm suggests overhang on both sides to protect from weather.

Chris stated he will add an overhang to the design of the bulletin board.

Parker would like Committee to sign off on project and have staff oversee details to completion.

Public Comment:

Stan Archacki supports project – minor design changes can be made to include slanted overhang and avoid plastic covering.

Parker suggested the Committee approve the project, subject to final approval of Community Development, and taking comments made into account. Dann seconded. Unanimously approved.

**6-2. Discuss Art concepts in City Hall Remodeling (Civic Center Measure F Safety project)**

If public art is to be incorporated in Civic Center project, should possible waterfront or environmental related themes be considered as priorities? Consider recommendations to Arts Committee and City Council.

Parker stated that there may be funding available for art as part of the project. Parker would like Committee to write letter to Arts Committee and Council requesting consideration of waterfront themed art included in the project to create awareness of the public resource.

Granholm stated he supports the idea.

Granholm motioned if money is available for public art in Civic Center project that the Arts Commission and City Council consider encouraging that waterfront or environmental related themes be considered as priorities.

Dann seconded.

Larson suggested a friendly amendment to include installation of art at the waterfront.

Parker stated if money is available it would be something adjunct to specific project as opposed to something at the waterfront. Friendly amendment not included.

Approved unanimously.

**6-3. Brainstorming ideas for consideration at future Waterfront Committee meetings or in the upcoming waterfront planning process.**

Solicit ideas from Committee members and public.

Parker suggested postponing this item. Committee agreed.

**6-4. Configuration of Waterfront Committee seating arrangement**

Consider possible use of dais to conduct committee business.

Change in seating this evening has worked, but may be difficult with seven all in attendance.

Larson asked how much longer Council Chambers will be available.

Chaney stated retrofit project will require relocation by around July. Meeting rooms will be Edith Stone room and community center main room. It is likely the Committee will meet in Edith stone room and there will be room for seven.

Granholm suggests for this room a larger center table or small table that could be added in to accommodate for seven since it is hard to fit 3 people at these tables.

Public comment: Bob Outis - encourages dais as it would allow for more structure to meetings.

Thelma Rubin: encourages dais as members can speak into microphones to assist hearing impaired.

Caryl O'Keefe: supports having meetings videotaped/televised and dais would support this.

Parker concluded the consensus is to sit at dais.

**7. ANNOUNCEMENTS/COMMUNICATIONS**

Larson attended earth day cleanup.

**8. FUTURE AGENDA ITEMS**

Parker will continue brainstorming items.

**9-1. Next Meeting May 15, 2007 if deemed necessary, otherwise June 7, 2007**

Larson suggests May 15<sup>th</sup> meeting not necessary. Parker agrees meeting not necessary.

**10. ADJOURNMENT**

Meeting adjourned at 9:15 PM.