

MAYOR JEFF GEE
VICE MAYOR LISSETTE ESPINOZA-GARNICA
COUNCIL MEMBER ALICIA C. AGUIRRE
COUNCIL MEMBER KAIA EAKIN
COUNCIL MEMBER DIANE HOWARD
COUNCIL MEMBER ELMER MARTINEZ SABALLOS
COUNCIL MEMBER CHRIS STURKEN

MINUTES

1017 MIDDLEFIELD ROAD
REDWOOD CITY, CA

JOINT CITY COUNCIL/
SUCCESSOR AGENCY/
PUBLIC FINANCE AUTHORITY
REGULAR MEETING AGENDA
Monday, February 12, 2024 6:00 PM

1. **CALL TO ORDER** – Mayor Gee called the meeting to order at 6:00 p.m.
2. **ROLL CALL** – Council Members Aguirre, Eakin, Howard, Martinez Saballos, Sturken, and Mayor Gee were present. Vice Mayor Espinoza-Garnica was absent.

Staff present: City Manager Melissa Stevenson Diaz, City Attorney Veronica Ramirez, and City Clerk Yessika Castro.

3. **PLEDGE OF ALLEGIANCE** – Council Member Eakin led the pledge of allegiance.

4. **CLOSED SESSION**

There was no public comment.

The City Council convened a Closed Session at 6:05 p.m. to discuss the following:

- 4.A. **Closed session regarding real property negotiations pursuant Government Code Section 54956.8**

Property: Approximately 15,000 sq. ft. (33 acres) of the eastern portion of 651 El Camino Real, Redwood City (APN: 052-271-030)

Agency Negotiator: Melissa Stevenson Diaz, City Manager
Jeff Schwob, Community Development & Transportation Director

Negotiating Parties: Redwood City Legion Post 105 Republic Metropolitan
Scott Mendelsohn & Bob Mendelsohn

Under Negotiation: Price and Terms for Purchase of Property

At 6:56 p.m., the City Council reconvened the regular meeting. There was no reportable action.

5. PRESENTATIONS/ACKNOWLEDGEMENTS

5.A. Sequoia Station update

Deke Hunter from Hunter Properties gave an update.

5.B. Recognition of participants of art contest with Zhuhai, China

Former Mayor Barbara Pierce from Redwood City International and Verónica Escámez from Casa Círculo Cultural gave a presentation and Mayor Gee presented certificates and gifts to the contest finalists, Jocelyn Franco and Briana Chimes.

6. PUBLIC COMMENT ON THE CONSENT CALENDAR, MATTERS OF COUNCIL INTEREST AND ITEMS NOT ON THE AGENDA

The following members of the public provided comments:

- Idan Harel
- Valerie Rutenburg
- Sofie Bershsteyn
- Leah Krupnik
- Dave Bauer
- Karin Feygenberg
- Brie Hanni
- Irina Krupnik
- Tamar
- Jared Peterson
- Brandon Henriquez
- Laksh
- Mishal Riaz
- Mary Bernier
- Zach Klieman
- Chris Robell
- Katelyn Banner
- Sharon Song
- Denise Carrillo
- Kimberly Cervantes
- Prerna Sharma
- Emily Greenwald

- Sebastian Salinas
- Erik Martinez
- Brent Adams
- Christopher Keane
- Kris Johnson
- Alice Robinson

7. CONSENT CALENDAR

Council Member Eakin recused herself from item 7E to prevent the appearance of conflict of interest, and requested to pull item 7A for further discussion.

Motion and second, Aguirre and Howard, to approve all items on the Consent Calendar except for 7A and 7E, passed 6-0-1 by electronic vote, with Vice Mayor Espinoza-Garnica absent.

Motion and second, Sturken and Howard, to approve item 7E, passed 5-0-2 with Vice Mayor Espinoza-Garnica absent and Council Member Eakin recused.

Motion and second, Aguirre and Martinez Saballos, to approve item 7A, passed 6-0-1 by electronic vote, with Vice Mayor Espinoza-Garnica absent.

7.A. Architectural Advisory Committee (AAC) Work Plan for FY 2023-24 and FY 2024-25 (209)

Recommendation:

By motion, approve the proposed Architectural Advisory Committee Work Plan for FY 2023-24 and FY 2024-25.

CEQA:

This is not a project under California Environmental Quality Act (CEQA)

7.B. Final acceptance of 2020-2021 Sanitary Sewer Replacement Project (802)

Recommendation:

By motion, accept the 2020-2021 Sanitary Sewer Replacement Project and authorize the release of bonds and retention according to City procedures.

CEQA:

Categorically Exempt - Class 2. Replacement or reconstruction

7.C. Waive second reading and adopt an ordinance amending Redwood City Code Chapter 38 (Water System Regulations), Article VI (Water Main Upgrade), Section 38.26 relating to water main upgrade standards (301) Ord. 2534 (0001)

Recommendation:

Waive second reading and adopt an ordinance amending Redwood City Code Chapter 38 (Water System Regulations), Article VI (Water Main Upgrade), Section 38.26 relating to water main upgrade standards.

CEQA:

This is not a project under California Environmental Quality Act (CEQA)

7.D. Agreement for Services with APS Environmental, Inc. for routine and ad hoc closed-circuit television inspection services to inspect City wastewater infrastructure and identify pipes requiring repair or replacement (304)

Recommendation:

By motion, approve and authorize the City Manager to execute a two-year Agreement for Services with APS Environmental, Inc. in an amount not to exceed \$1,063,990, including City Manager authority to extend the agreement for two additional two-year terms, for a total contract amount not to exceed \$3,354,230 for routine and ad hoc closed-circuit television inspection services.

CEQA:

Categorically Exempt - Class 1. Existing Facilities

7.E. Agreement for Services with Star Elevator, Inc. to provide inspections, preventative maintenance, and repair services for elevators and lifts (304)

Recommendation:

By motion, approve and authorize the City Manager to execute a one-year agreement for services with Star Elevator, Inc. for inspections, preventative maintenance, and repair services of elevators and lifts in an amount not to exceed \$70,000, and authorize the City Manager to extend the agreement for up to two additional two-year terms, for a total contract amount not to exceed \$362,726.

CEQA:

Categorically Exempt - Class 1. Existing Facilities

7.F. Amendment No. 1 to Agreement for Services with HF&H Consultants, LLC for additional cost to complete the existing scope of work for water and sewer rate and fee consultation services covering the time period of September 15, 2022 until services are complete (304)

Recommendation:

By motion, approve and authorize the City Manager to execute Amendment No. 1 to the Agreement for Services with HF&H Consultants, LLC for water and sewer rate and fee consultation services, covering the time period of September 15, 2022 until services are complete, for a not-to-exceed amount of \$25,000, for an aggregate not-to-exceed amount of \$205,080 to complete the existing scope of work.

CEQA:

This is not a project under California Environmental Quality Act (CEQA)

- 7.G. Memorandum of Understanding (MOU) with the County of San Mateo; the Cities of Atherton, Brisbane, Burlingame, East Palo Alto, Half Moon Bay, Hillsborough, Menlo Park, Millbrae, Pacifica, San Carlos, South San Francisco, and San Mateo; and the Towns of Colma and Woodside, to develop a compost quality improvement campaign, in the amount of \$5,000 from Redwood City and with a total aggregate MOU amount from all participating jurisdictions of \$173,435 (304)**

Recommendation:

By motion, approve and authorize the City Manager to execute a Memorandum of Understanding with the County of San Mateo; the Cities of Atherton, Brisbane, Burlingame, East Palo Alto, Half Moon Bay, Hillsborough, Menlo Park, Millbrae, Pacifica, San Carlos, South San Francisco, and San Mateo; and the Towns of Colma and Woodside, to develop a compost quality improvement campaign, in the amount of \$5,000 from Redwood City and with a total aggregate MOU amount from all participating jurisdictions of \$173,435.

CEQA:

This is not a project under California Environmental Quality Act (CEQA)

- 7.H. Approve January 22, 2024, and February 3, 2024 City Council Minutes (301)**
- 7.I. Approve claims and checks from February 12, 2024 to February 26, 2024 and the usual and necessary payments through February 26, 2024 (303)**

8. PUBLIC HEARINGS

- 8.A. Waive second reading and adopt an ordinance to adopt by reference the Animal Control Ordinance of San Mateo County to establish penalties for violations of the Animal Control Ordinance (301) Ord. 2535 (0019)**

There was no public comment.

Recommendation:

1. Conduct a Public Hearing; and
2. Waive second reading and adopt an ordinance to amend Section 5.1 of Article 1 of Chapter 5 of the Redwood City Municipal Code to adopt by reference the Animal Control Ordinance of San Mateo County Consisting of Chapter 6.04 of Title 6 of the Code of Ordinances of the County of San Mateo; and Article VII (Penalty) of Chapter 5 of the Redwood City Municipal Code to establish penalties for violations of the Animal Control Ordinance.

CEQA:

This activity is not a project under California Environmental Quality Act (CEQA) as defined in CEQA Guidelines, section 15378, because it has no potential for resulting in either a direct or reasonably foreseeable indirect physical change in the environment. In the event the activity is found to be a project under CEQA, it is subject to the CEQA exemption contained in CEQA Guidelines section 15061(b)(3) because it can be seen with certainty to have no possibility of a significant effect on the environment.

Motion and second, Howard and Martinez Saballos to:

- 1. Conduct a Public Hearing; and**
- 2. Waive second reading and adopt an ordinance to amend Section 5.1 of Article 1 of Chapter 5 of the Redwood City Municipal Code to adopt by reference the Animal Control Ordinance of San Mateo County Consisting of Chapter 6.04 of Title 6 of the Code of Ordinances of the County of San Mateo; and Article VII (Penalty) of Chapter 5 of the Redwood City Municipal Code to establish penalties for violations of the Animal Control Ordinance.**

The motion passed 6-0-1 by electronic vote, with Vice Mayor Espinoza-Garnica absent.

9. STAFF REPORTS

9.A. Notice of Funding Availability (NOFA) for new affordable housing construction - funding recommendations (301) Reso 16204 (007)

Assistant City Manager Patrick Heisinger introduced the item, and Housing Management Analyst Rachel Horst gave a presentation.

There was no public comment.

Recommendation:

Adopt a resolution 1) conditionally awarding \$4,366,460 in the form of two loans (Loans) to the 1304 Middlefield Affordable Housing Project; 2) authorizing the City Manager to execute Loan Documents and other necessary documents, any subsequent amendments or modifications and take actions necessary to effectuate the Loans for the Project; and

3) authorizing a budget amendment to transfer \$1,864,324 in existing revenue and budgeted expenditures from the HOME Investment Partnerships Program Fund to the Housing Support Fund.

CEQA:

This activity involving commitment of loans is not a project under California Environmental Quality Act (CEQA) as defined in CEQA Guidelines, section 15378, because it has no potential for resulting in either a direct or reasonably foreseeable indirect physical change in the environment. Furthermore, CEQA does not apply to the 1304 Middlefield project as it is an SB 35 project. SB 35 projects are subject to ministerial project review under Government Code section 65913.4 and are exempt from the requirements under CEQA. (Cal. Code Regs. tit. 14 § 15268(a)(“Ministerial projects are exempt from the requirements of CEQA.”.) The 1304 Middlefield project will be subject to review under the National Environmental Protection Act (NEPA) in order to receive HOME funding.

Motion and second, Howard and Martinez Saballos to adopt a resolution 1) conditionally awarding \$4,366,460 in the form of two loans (Loans) to the 1304 Middlefield Affordable Housing Project; 2) authorizing the City Manager to execute Loan Documents and other necessary documents, any subsequent amendments or modifications and take actions necessary to effectuate the Loans for the Project; and 3) authorizing a budget amendment to transfer \$1,864,324 in existing revenue and budgeted expenditures from the HOME Investment Partnerships Program Fund to the Housing Support Fund, passed 6-0-1 by electronic vote, with Vice Mayor Espinoza-Garnica absent.

10. MATTERS OF COUNCIL INTEREST

10.A. City Council Member Report of Meetings and Conferences Attended

Council Member Eakin reported on the February 7 Community SFO Roundtable meeting.

10.B. City Council Committee Reports – None

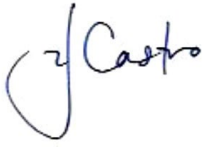
10.C. City Manager (Oral) Update

City Manager Melissa Stevenson Diaz reported on the following:

- Upcoming CERT Academy classes on April 3 through May 18
- City main offices will be closed Monday, February 19 for Presidents Day
- The February 26 City Council meeting will include topics related to solid waste rates, fee burden analysis and year-end budget update

11. ADJOURNMENT – Mayor Gee adjourned the meeting at 9:03 p.m.

Respectfully submitted.

A handwritten signature in black ink, appearing to read "Yessika Castro". The signature is stylized with a large, looping initial "Y" and a cursive "Castro".

Yessika Castro, CMC, CPMC
City Clerk

Approved at the February 26, 2024 City Council Meeting.