CLOSED SESSION

CALL TO ORDER

OPPORTUNITY FOR THE PUBLIC TO SPEAK ON CLOSED SESSION ITEMS

City Council convenes in the Council Chamber and then adjourns to Closed Session to discuss the following items:

1. Emergency Procedures Training – The City Council will be trained on procedures in the event of an emergency or threat of emergency during a City Council meeting pursuant to Government Code Section 54957(a)

7:30 p.m.

CALL TO ORDER

Mayor Thomsen called the regular meeting of the Albany City Council to order on the above date.

1. PLEDGE OF ALLEGIANCE

Mayor Thomsen directed the City Attorney Craig Labadie to lead the Pledge of Allegiance to the Flag.

2. ROLL CALL

Present: Council Members Atkinson, Barnes, Maass, Vice Mayor Wile, Mayor Thomsen.

Absent: None

Staff Present: Beth Pollard, City Manager; Craig Labadie, City Attorney; Anne Hsu, Deputy City Clerk; Jeff Bond, Community Development Director; Claire Griffing, Sustainability & Transportation Coordinator; Ray Chan, Public Works Director; Penelope Leach, Assistant City Manager/Community Services Director.
3. REPORT ON ACTION TAKEN IN CLOSED SESSION, IF ANY
Mayor Thomsen reported that the Council received a training regarding procedures in case of an emergency.

4. CONSENT CALENDAR

4-1. Minutes, March 18, 2013

Staff recommendation: Approve

4-2. a. Ratification of bills, claims and demands against the City of Albany in the amount of: $318,152.01 (2/15/2013); $854,413.53 (3/1/2013); $31,793.97 (3/1/2013); $257,401.16 (3/15/2013)

b. Ratification of bills, claims and demands against the Albany Joint Powers Authority in the amount of: $532.13 (2/15/2013); $399.20 (3/1/2013); $431.13 (3/15/2013)

Staff recommendation: Ratify

4-3. Waste Management of Alameda County Annual Rate Adjustment Request

Staff recommendation: That the Council authorize the Annual Rate Adjustment of 4.12%, pursuant to the terms of the Collection Services Franchise Agreement with Waste Management of Alameda County

4-4. City Council Appointment to Advisory Bodies – Informational Report

a. Council Member Barnes appointment: Abby Ridley-Kerr (Civil Service Board)

Staff recommendation: Information only

Mayor Thomsen asked if anyone would like to remove an item. No items were removed from the consent calendar.

MOTION:
Moved by Council Member Atkinson, seconded by Council Member Barnes to approve the Consent Calendar as submitted.
AYES: Council Members Atkinson, Barnes, Maass, Vice Mayor Wile, Mayor Thomsen.
ABSENT: None
NOES: None
Motion carried and so ordered.
5. GOOD OF THE CITY/PUBLIC FORUM/ANNOUNCEMENTS

Mayor Thomsen opened the Good of the City/Public Forum/Announcements. The following people spoke: Jeremiah. A summary of comments is as follows: expressed interest in adding school zones to the Municipal Code to obtain funding for crossing guards.

City Attorney Craig Labadie commented on an item that has been raised in prior meetings regarding a prohibition on appointing a person to a City Advisory Body if the individual is involved in litigation against the City. Labadie researched the matter and has not found an existing State law, local ordinance or policy regarding this matter. Council could consider adopting a policy if desired.

Mayor Thomsen noted that she served as a judge for Youth in Government at the Albany Y, and recently attended a debate by freshman at Albany High School, and was very impressed with the students' understanding of political issues.

6. PRESENTATION/PUBLIC HEARING

7. UNFINISHED BUSINESS

8. NEW BUSINESS


Staff recommendation: The Planning and Zoning Commission and the Sustainability Committee recommend that the City Council:

a) Approve First Reading of Amendments to the Green Building & Bay Friendly Landscaping” Regulations of the Albany Municipal Code

b) Approve Amendments to the Green Building Thresholds

Community Development Director Jeff Bond delivered the staff report. The City adopted a green building program in 2006, requiring construction projects that go through design review to use green building checklists and meet a specific level of green building points. The City’s Sustainability Committee and the Planning & Zoning Commission jointly reviewed the green building ordinance, policy and checklists to determine if updates were necessary. In addition technical assistance was provided by Mike Gabel of Gabel Associates and staff from Stopwaste to assist with the review process. Proposed changes to the ordinance include codifying the reference to standards of compliance and checklists. Changes to the Standards of Compliance include increasing the point threshold, updating checklist and a more stringent compliance verification. Review of potential point of sale energy efficiency upgrades were also reviewed, with the general consensus that such requirements should be implemented in a county-wide or region-wide manner.
There was no public comment.

**MOTION:**
Moved by Council Member Wile, seconded by Council Member Maass to
a) approve First Reading of Amendments to the Green Building & Bay Friendly
   Landscaping” Regulations of the Albany Municipal Code; and
b) Approve Amendments to the Green Building Thresholds

AYES: Council Members Atkinson, Barnes, Maass, Vice Mayor Wile, Mayor
Thomsen.
ABSENT: None
NOES: None
Motion carried and so ordered.

8-2. Pierce Street Park

Staff recommendation: That the City Council receive a presentation on a phased
approach to development of Pierce Street Park, and provide any direction on the
phased options

Mayor Thomsen recused herself from the agenda item and deferred leading of the
meeting to Vice Mayor Wile.
Assistant City Manager/Community Services Director Penelope Leach delivered
the staff report and introduced the project consultant John Hykes from DCE. In
October Council expressed interest in a phased approach to the development of
the park. Staff has been working with the landscape architects to draft a phase 1
concept design for the park that supports the implementation of the master plan.
The topography of the parcel is a challenge given the steep slopes that surround
the leveled area of the parcel. Staff has identified approximately $1 million that
could be used for construction of the park including design and soft costs for
implementation. Hykes reviewed the phased approach to the project including:
Phase 1: Pierce Street Plaza, Sidewalk & Site Grading & Erosion Control Planting
Phase 1A: Pierce Street Roadway Widening and Crosswalk
Phase 2: Park Access Ramp, Lower Plaza, Multi-use Field & Landscaping
Phase 3A: Playground & Pathway to Playground
Phase 3B: Multi-use Pathway & Pathway Lighting
The majority of phases are contingent on the prior phase being implemented,
however there is some flexibility with regard to the implementation order of Phase
3A and 3B as well as Phase 1A.

Questions from Council covered these subject: space for a playing field;
clarification regarding possible entranceways; the slope of the ADA path and the
bike path; night usage of the park; other possible locations for the ADA ramp to
minimize the amount of grading needed; opportunities for other usages at the
park,
Hykes provided a response to questions raised by Council: a larger sized playing field could be developed, access to park is off of Pierce Street – stairs would be needed if an entrance from Cleveland. Access could also be provided along Calhoun Street; ADA slope will be in compliance with code, and the bike trail will range from 2-5% in grade; the goal was to achieve a less than 5% grade for the multi use trail; lighting will be installed along the multi-use trail, grading for the ADA path would be needed for any access way at the park; the grading consists of moving the dirt, not paying for additional fill; looked at the options for a dog park and skate park but aimed to design the project to fit available development funding for the project; the ADA crosswalk is located in a manner to provide for traffic calming and near the bus access.

The following people spoke: Jack Rosano; Del Price; Bob Pierce; Bob Uhrhammer; Norm Ludwig; Jackie Armstrong; Kamala Powell; Brian Parker; Joan Uhrhammer.

A summary of comments is as follows: expressed interest in a neighborhood park and not an organized sports playing field; expressed concern regarding timing of the project and interest in expediting the project schedule; expressed concern regarding lack of parking in the area and interest in 4-hour parking signage, expressed interest in enhancing accessibility of the playing field area; expressed appreciation to the design work done by the consultants; encouraged consideration of the entire community’s interest; expressed interest in reconsidering a larger parking area to provide for a larger more accessible park, expressed support for installation of a restroom, a neighborhood park does not preclude the entire community from using the space.

A summary of Council comments is as follows: expressed interest in obtaining additional detail and identifying other options for the park, expressed concern regarding the steepness of the trail and interest in additional access options, expressed interest in obtaining additional public input regarding the project; expressed interest in pursuing phases 1-3 and analyzing site usage to determine what phase 4 and 5 may entail; expressed interest in looking at other parking arrangements on the site; expressed appreciation to the neighbors for their planning efforts; expressed interest in considering additional usages for the area that was previously planned for development of a maintenance center, expressed interest in a larger practice field at the site, expressed interest in moving forward cautiously with consideration of available funds.

Assistant City Manager suggested an alternate Phase 1 including grading the field area, creating a playground and installing an ADA access path.

City Manager Pollard indicated that there is approximately $1 million available for the project.

MOTION:
Moved by Council Member Atkinson, seconded by Council Member Maass to
proceed with Phase 1 grading, and grading on the field, the playground, and the ADA access, and that the grading is done in a manner that does not minimize potential field size.

AYES: Council Members Atkinson, Barnes, Maass, Vice Mayor Wile.
ABSENT: None
RECUSED: Mayor Thomsen
NOES: None
Motion carried and so ordered.

City Manager Pollard noted that the item would be brought back to the Council as part of the Capital Improvement Plan Budget.

9. OTHER BUSINESS, REPORTS ON MEETINGS ATTENDED, ANNOUNCEMENT OF EVENTS/FUTURE AGENDA ITEMS.

Council Member Maass attended the Alameda County Transportation Commission meeting where the upcoming installation of HOV lanes coming to local freeways was discussed.
Council Member Atkinson attended a League of California Cities meeting with City Manager Pollard where Pension Reform was discussed.
Council Member Barnes announced that a workshop regarding Plan Bay Area will be held on April 25th.
Council Member Atkinson announced the upcoming white elephant sale at the Senior Center.

10. ADJOURNMENT

9:05 p.m. There being no further business before the City Council it was moved and seconded to adjourn the meeting.

Minutes submitted by Nicole Almaguer, City Clerk.