

**MINUTES
CITY OF UNION CITY
CITY COUNCIL/REDEVELOPMENT AGENCY MEETING
June 28, 2005**

Vice Mayor Dutra-Vernaci called the meeting to order at 7:00 p.m. and led the flag salute.

- I. ROLL CALL:** Present: Councilmembers Fernandez, Navarro, Valle, Vice Mayor Dutra-Vernaci,
Absent: Mayor Green

II. UNFINISHED BUSINESS – None

III. APPROVAL OF MINUTES

- A. Special Meeting/Work Session of June 7, 2005

It was m/s by Navarro/Fernandez to approve the minutes of June 7, 2005 as submitted. Motion carried with Mayor Green absent.

- B. Work Session of June 9, 2005

It was m/s by Navarro/Fernandez to approve the minutes of June 9, 2005 as submitted. Motion carried with Mayor Green absent.

IV. PROCLAMATIONS/PRESENTATIONS

- A. Introduction of new and promoted employees

Vice Mayor Dutra-Vernaci read the list of new and promoted employees.

V. ORAL COMMUNICATIONS

Bill Schultz expressed concern that the City has not noticed property owners about meetings regarding the Route 84 project. He also spoke of the inadequate sound system in the Council Chamber.

VI. HEARINGS

- A. Establishment of City of Union City Community Facilities District No. 2005-1 (Public Services), the proposed rate, and method of apportionment of the special tax to be levied on certain property within the CFD covering the property to be developed at SummerHill Homes at 4717 Lowry Road

Community Development Director Leonard introduced the staff report and explained the proceeding.

Vice Mayor Dutra-Vernaci opened the public hearing.

Hugh McNamara supported the proposed district.

There being no one else wishing to speak, the hearing was closed.

City Clerk Diaz acknowledged receipt of the following documents: (1) the signed Waiver of Certain Election Procedures from the property owner, (2) the Voter Count Certification from the County Registrar of Voters, (3) the public hearing proof of publication from the Argus. She noted that no written protests have been received. She advised the election has been set August 9th, however all ballots have been received as of this date, therefore the election is closed.

It m/s by Fernandez/Navarro to adopt **Resolution No. 3007-05** forming and establishing Community Facilities District No. 2005-1 (Public Services) and authorizing submittal of levy of special taxes to the qualified electors; **Resolution No. 3008-05** calling a special election and submitting to the voters of City of Union City Community Facilities District No. 2005-1 (Public Services) propositions regarding the annual levy of special taxes within the Community Facilities District to finance police services, fire protection and suppression services, and park maintenance and the establishment of an appropriations limit; and **Resolution No. 3009-05** declaring the results of the special elections for City Of Union City District No. 2005-1 (Public Services) County of Alameda, State of California, on the propositions with respect to (I) the annual levy of special taxes, and (II) the establishment of an appropriations limit and authorizing the recordation of the notice of special tax lien . Motion passed by the following vote:

AYES: Councilmembers Fernandez, Navarro, Valle, Vice Mayor Dutra-Vernaci
NOES: None
ABSENT: Mayor Green

VII. REPORTS FROM CITY MANAGER

A. Update on Route 84 Project

City Manager Cheeves provided a brief chronological history of the project and recent developments in light of Caltrans decision not to support Option 2 as Route 84.

Barry Ferrier addressed Council regarding the explanation of Art Dao of ATCA concerning the sale of excess land.

Edward Dejeau stated his opposition to Option 2.

VIII. REDEVELOPMENT AGENCY – None

IX. AUTHORITIES/AGENCIES – None

X. REPORTS FROM CITY COMMISSIONS/COMMITTEES

A. Report and recommendations from the Parks & Recreation Commission for naming the Public Park located at the former Pacific States Steel Site (Pacific Pointe Subdivision)

Deputy City Manager Acosta introduced the staff report. He advised that the Commission has recommended three options, Silver Lining Park. Pensioners Park, and the Willie Wilkins Memorial Park.

Both Vice Mayor Dutra-Vernaci and Councilmember Valle said they had talked with Chief Ulibarri about potential names since he was a former employee of the PSSC.

Police Chief Ulibarri spoke of his employment at PSS and suggested the name Rolling Mills Parks.

Mayor Green joined the meeting at 7:45 p.m.

Discussion ensued concerning possible names for the park.

It was m/s by Navarro/Fernandez to approve the name of 'Pacific States Steel Park'. Motion carried unanimously.

XI. CONSENT CALENDAR/RESOLUTIONS

- A. Pulled for discussion – Adopt a Resolution authorizing an agreement with the County of Alameda for additional service hours at the Union City Library during Fiscal Year 2005-06 in the Amount of \$258,673
- B. Adopted **Resolution No. 3011-05** approving Plans and Specifications for the 2004-05 Slurry Seal Program, City Project No. 04-20
- C. Adopted **Resolution No. 3012-05** approving Amendment No. 2 to agreement for legal services with Meyer, Nave, Riback, Silver & Wilson
- D. Pulled for discussion – Adopt a Resolution authorizing a Community Recreation Program Agreement and a Memorandum of Understanding for Tennis Court Lighting at James Logan High School between New Haven Unified School District and the City of Union City
- E. Adopted **Resolution No. 3014-05** accepting the Line M Detention Basin/Pump Station, City Project No. 03-25
- F. Pulled for discussion – Adopt a Resolution accepting improvements for Alvarado-Niles Road Median and Pavement Rehabilitation Project, City Project No. 03-13
- G. Adopted **Resolution No. 3016-05** authorizing the City Engineer to file an application with Metropolitan Transportation Commission (MTC) for the allocation of FY 05/06 TDA Article 3 Pedestrian/Bicycle Funds for 11th Street Enhancement Project, City Project No. 05-09

It was m/s by Fernandez/Dutra-Vernaci to approve Consent Items B, C, E, and G. Motion carried unanimously.

Item A – It was m/s by Valle/Navarro to adopt **Resolution No. 3010-05** authorizing an agreement with the County of Alameda for additional service hours at the Union

City Library during Fiscal Year 2005-06 in the amount of \$258,673. Motion passed by the following Vote:

AYES: Dutra-Vernaci, Fernandez, Navarro, Valle, Mayor Green
NOES: None
ABSENT: None

Item D – It was m/s by Green/Valle to adopt **Resolution No. 3013-05** authorizing a Community Recreation Program Agreement and a Memorandum of Understanding for Tennis Court Lighting at James Logan High School between New Haven Unified School District and the City of Union City. Motion passed by the following vote:

AYES: Dutra-Vernaci, Fernandez, Navarro, Valle, Mayor Green
NOES: None
ABSENT: None

Item F – It was m/s by Green/Navarro to adopt **Resolution No. 3015-05** accepting improvements for Alvarado-Niles Road Median and Pavement Rehabilitation Project, City Project No. 03-13. Motion passed by the following vote:

AYES: Dutra-Vernaci, Fernandez, Navarro, Valle, Mayor Green
NOES: None
ABSENT: None

XII. ORAL COMMUNICATIONS – None

XIII. CORRESPONDENCE – None

XIV. APPROVAL OF BILLS – None

XV. SCHEDULED ORAL COMMUNICATIONS

- A. Request from the Union City Historical Museum for Financial Support in the amount of \$10,000 to publish the book, "Union City"

Deputy City Manager presented the staff report.

Union City resident, Myrla Raymundo presented her proposal. She said the now completed book depicts the history of Union City from the 1800's to present time and contains 209 old and recent photos.

After Council discussion of the item, it was m/s by Green/Valle to refer this item to the Arts Council and directed Mrs. Raymundo to seek a private publisher to publish the book. Motion carried unanimously.

XVI. ITEMS REFERRED BY COUNCIL

- A. Oral reports by Councilmembers on meetings of County or Regional Board and Commissions

Vice Mayor Dutra-Vernaci reported on the recent Community Service Policy Committee Meeting and the Relay for Life event.

Councilmembers Fernandez and Valle reported on the Joint School Board/City Meeting.

XVII. GOOD OF THE ORDER

Vice Mayor Dutra-Vernaci addressed the new scheduling for waste collection. She also expressed concern about the upkeep of the median landscaping.

XVIII. CLOSED SESSION

- A. Conference with Labor Negotiators (pursuant to Section 54957.6 of the Government Code)

City designated representatives: Larry Cheeves, Tony Acosta, Rich Digre

Employee organizations: Management
Police Management
Police Officer Association
Professionals
SEIU Local 790

- B. Conference with Real Property Negotiators (pursuant to Section 54956.8 of the Government Code)

Property: 1320 – 1330 Decoto Road, 087-0019-012-01
Negotiating parties: Mark Evanoff, Mark Leonard
Under negotiation: Price and terms of payment

The meeting adjourned to closed session at 8:45 p.m. The meeting reconvened in open session at 10:14 p.m. with no action to report.

- XIX. ADJOURNMENT** – It was m/s by Green/Dutra-Vernaci to adjourn the meeting to Tuesday, July 12, 2005 at 8:30 p.m. Motion carried unanimously.

Respectfully submitted,

Karen Diaz, CMC
City Clerk