



NOTICE OF A SPECIAL MEETING OF THE HERCULES CITY COUNCIL

The Hercules City Council has called a Special Meeting to be held on **Thursday, December 8, 2011, 7:00 p.m.**, Hercules City Hall, Council Chambers, 111 Civic Drive, Hercules, CA 94547

AGENDA

Cablecast live on Comcast Channel 28, AT&T Channel 99 and webcast live via the City's website at www.ci.hercules.ca.us

I. PUBLIC COMMUNICATION – CLOSED SESSION ITEM

II. JOINT CITY COUNCIL/REDEVELOPMENT AGENCY CLOSED SESSION (6:00 p.m.)

1. Pursuant to Government Code Section 54956.8 CONFERENCE WITH REAL PROPERTY NEGOTIATOR Regarding Assessor Parcel Numbers 4040100044, 4040100051, 4040100069, 4040200653, 4040200844, 4040200851, 4040200869, 4040300198, 4040300222, 4044900803, 4044901009, 4046700169, 4046700177, 4046700185. Property commonly known as Hercules Bayfront. The City's/Agency's Negotiators are Steven Duran, City Manager/Executive Director, Charlie Long, Executive Project Manager, Intermodal Transit Center/Bayfront Project and Patrick Tang, City Attorney/Agency Counsel

III. CALL TO ORDER – ROLL CALL - – REPORT ON ACTION TAKEN IN CLOSED SESSION (7:00 p.m.)

IV. CITY MANAGER REPORTS AND RESOLUTIONS

1. Adopt A Resolution Authorizing The City Manager To Execute An Authorization To Bind Agreement With Arthur J. Gallagher To Secure Insurance For The Sycamore North Project For An Amount Not To Exceed \$155,915
2. Conduct Discussion Regarding the Following Hercules Bayfront Project Items:

- a. CEQA Findings and Statement of Overriding Considerations, and Mitigation Monitoring and Reporting Program (MMRP) for the Bayfront Project;
- b. Zoning Text Amendment 09-03 (Amendment to the Hercules Waterfront District Master Plan);
- c. Vesting Tentative Map No. 9290;
- d. General Plan Amendment 09-02;
- e. Zoning Designation Change 09-01;
- f. Vesting Development Agreement No. 09-01;
- g. Development Agreement No. 11-01.

V. PUBLIC COMMUNICATIONS

This time is reserved for members of the public to address issues not included in the agenda. In accordance with the Brown Act, Council will refer to staff any matters brought before them at this time, and those matters may be placed on a future agenda.

Individuals wishing to address the City Council are asked to complete a form indicating the name and address of the speaker and the general topic to be addressed. Speakers must make their comments from the podium and will be allowed three (3) minutes to discuss their concerns. All public comments are recorded and become part of the public record.

VI. ADJOURNMENT