



6:00 p.m. - Closed Session  
7:00 p.m. - Regular Meeting  
Hercules City Council  
January 10, 2012

Council Chambers  
City Hall  
111 Civic Drive  
Hercules, CA 94547

## CITY COUNCIL 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](http://www.ci.hercules.ca.us)*

### I. PUBLIC COMMUNICATION – CLOSED SESSION ITEMS

### II. JOINT CITY COUNCIL/REDEVELOPMENT AGENCY CLOSED SESSION

The Hercules City Council/Redevelopment Agency will meet in Closed Session regarding the following:

1. Pursuant to Government Code Section 54956.9(b), CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION – One Case
2. Pursuant To Government Code Section 54957.6 CONFERENCE WITH LABOR NEGOTIATORS - City Negotiator: Steven Duran, City Manager, Relative To Teamsters Local 315 Employee Groups, Senior Management Employee Group, Unrepresented Employee Group and the Hercules Police Officers Association.
3. Pursuant to Government Code Section 54956.8 CONFERENCE WITH REAL PROPERTY NEGOTIATOR Regarding Assessor Parcel Number 406-140-016, commonly known as the Clock Tower property. The City's/Agency's Negotiators are Steven Duran, City Manager/Executive Director, Frank Fox, Real Property Manager and Patrick Tang, City Attorney/Agency Counsel
4. 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

5. Pursuant to Government Code Section 54956.8 CONFERENCE WITH REAL PROPERTY NEGOTIATOR - The Property Subject To Negotiation Is Generally Described As The Sycamore North Or Sycamore Downtown Project Currently Being Constructed On Sycamore Avenue In Hercules. The City's/Agency's Negotiators are Steven Duran, City Manager/Executive Director, Frank Fox, Real Property Manager and Patrick Tang, City Attorney/Agency Counsel. Under Negotiation Will Be Price And Terms
6. Pursuant to Government Code Section 54956.8 CONFERENCE WITH REAL PROPERTY NEGOTIATOR – Regarding Assessor's Parcel Numbers 404-020-057-0 and 404-020-058-8, Generally Described As Sycamore Crossing. The City's/Agency's Negotiators are Steven Duran, City Manager/Executive Director, Frank Fox, Real Property Manager and Patrick Tang, City Attorney/Agency Counsel Under Negotiation Will Be Price And Terms

**III. ROLL CALL – CALL TO ORDER – REPORT ON ACTION TAKEN IN CLOSED SESSION**

**IV. PLEDGE OF ALLEGIANCE**

**V. MOMENT OF SILENCE**

**VI. CITY OF HERCULES INTRODUCTIONS/PRESENTATIONS**

1. Receive Introduction Of Newly Appointed Hercules Police Chief William Goswick
2. Receive Presentation From Charles Hanley, RHFPD Fire Chief, Regarding Fire Service Delivery.

**VII. AGENDA ADDITIONS/DELETIONS**

**VIII. 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. A limit of thirty (30) minutes will be devoted to taking public comment at this point in the agenda. If any speakers

remain at the conclusion of the initial thirty-minute period, time will be reserved at the conclusion of the meeting to take the remaining comments.

## **IX. CITY COMMISSION AND AD HOC COMMITTEE REPORTS**

### **X. CONSENT CALENDAR**

The Consent Calendar consists of items that are considered to be routine and are recommended for approval. These items may be acted upon and approved by one motion of the City Council. However, individual items may be removed from the Consent Calendar, for discussion, by individual Council Members wishing to consider the matter separately.

1. Adopt A Resolution Authorizing The City Manager To Accept A Grant Deed And Offers Of Dedication From Contra Costa County For Surplus Land That Is No Longer Necessary For County Highway Purposes
2. Adopt A Resolution Authorizing A Budget Adjustment To The Fiscal Year 11/12 Budget Rescinding Authorization To Transfer \$1.4 Million From The General Fund (Fund 100) To The Redevelopment Agency Operating Fund (Fund 601) And Making The Necessary Adjustments To RDA Debt Funds (Funds 615 & 619)
3. Adopt Resolutions Authorizing The Submittal Of An Application Designating The San Pablo Avenue Corridor Within West Contra Costa County As Part Of A Priority Development Area Within Hercules And Parts Of Other Jurisdictions, And Authorizing West Contra Costa Transportation Advisory Committee To Act As The Lead Applicant

### **XI. UNFINISHED BUSINESS**

1. Bayfront Project Land Use Approvals:
  - a. Have/Waive The Second Reading And Adopt An Ordinance Approving Zoning Text Amendment 09-03 (Amendment To The Hercules Waterfront District Master Plan)
  - b. Have/Waive The Second Reading And Adopt An Ordinance Approving Zoning Designation Change 09-01
2. Have/Waive The Second Reading And Adopt An Ordinance Amending Section 2-1.03(A) Of The Hercules Municipal Code To Increase Council Salary By 5% To \$876.33 Per Month, Pursuant To Government Code Section 36516(C)

### **XII. PUBLIC HEARING**

1. Adopt A Resolution Amending The City Of Hercules Master Fee Schedule To Include An Administrative Charge Of An Amount Not To Exceed \$20.00 For The Inspection

And Certification Of Correctable Traffic And Parking Citations Issued By Agencies Outside Of The Hercules City Limits

**XIII. COMMUNICATIONS**

**XIV. CITY COUNCIL REPORTS AND RESOLUTIONS**

1. Review Council Member Appointments To Regional Boards, Committees, Commissions And Appoint Members And Alternates As Needed
2. Conduct Discussion And Consider Nominees To Be Recognized As Hercules 2012 Woman Of The Year

**XV. CITY MANAGER REPORTS AND RESOLUTIONS**

1. Adopt A Resolution Electing To Serve As The Successor Agency To The Current And Dissolving Redevelopment Agency For The Purpose Of The Administration Of Non-Housing Funds And Obligations; Electing Not To Serve As The Successor Housing Agency To The Current And Dissolving Redevelopment Agency; And Directing Staff To File The Appropriate Notifications Of These Elections In Accordance With The Dissolution Act
2. Conduct Discussion And Provide Input To Staff On The Second Public Draft Of A Strategic Plan For Hercules

**XVI. PUBLIC COMMUNICATIONS**

**XVII. CITY COUNCIL/CITY MANAGER ANNOUNCEMENTS AND CITY COUNCIL COMMITTEE, SUB-COMMITTEE AND INTERGOVERNMENTAL COMMITTEE REPORTS**

This is the time for brief announcements on issues of interest to the community. In accordance with the provisions of the Brown Act, matters which do not appear on this agenda but require City Council discussion may be either (a) referred to staff or other resources for factual information or (b) placed on a future meeting agenda.

**XVIII. INTERGOVERNMENTAL ISSUES**

**XIX. ADJOURNMENT**

Redevelopment Agency Meeting  
City of Hercules  
January 10, 2012  
Immediately Following the Regular  
City Council Meeting

Council Chambers  
City Hall  
111 Civic Drive  
Hercules, CA. 94547

## **REDEVELOPMENT AGENCY MEETING**

### **I. CALL TO ORDER--ROLL CALL**

### **II. AGENDA ADDITIONS/DELETIONS**

### **III. PUBLIC COMMUNICATIONS**

### **IV. CONSENT CALENDAR**

1. Adopt A Resolution Authorizing A Budget Adjustment To The Fiscal Year 11/12 Budget Rescinding Authorization To Transfer \$1.4 Million From The General Fund (Fund 100) To The Redevelopment Agency Operating Fund (Fund 601) And Making The Necessary Adjustments To RDA Debt Funds (Funds 615 & 619)

### **V. PUBLIC HEARINGS**

### **VI. EXECUTIVE DIRECTOR REPORTS AND RESOLUTIONS**

1. Adopt A Resolution, Approving And Authorizing The Executive Director To Finalize, Execute And Deliver A Second Supplement To Its Master Indenture Related To The Hercules Merged Project Area, Tax Allocation Bonds And Authorizing Related Actions

### **VII. ADJOURNMENT**

**THE HERCULES CITY COUNCIL AND THE REDEVELOPMENT AGENCY ADHERE TO THE FOLLOWING POLICIES, PROCEDURES AND REGULATIONS REGARDING CITY COUNCIL MEETINGS:**

1. In compliance with the Americans with Disabilities Act, if you require special accommodations to participate in a City Council or Redevelopment Agency meeting, please contact the City Clerk at 510-799-8215 at least 48 hours prior to the meeting.
2. If you challenge a decision of the City Council or Redevelopment Agency in court, you may be limited to raising only those issues you or someone else raised at the Council Meeting or in written correspondence delivered at, or prior to, the Council Meeting. Actions challenging City Council or Redevelopment Agency decisions shall be subject to the time limitations contained in Code of Civil Procedure Section 1094.6.
3. Persons wishing to add an item to an agenda must submit the final written documentation 12 calendar days prior to the City Council or Redevelopment Agency Meeting.
4. In order to ensure the efficient conduct of City Council/Redevelopment Agency meetings, and to provide opportunities for all interested persons to speak and be heard, the City Council will adhere to the following meeting procedures:

Public Comment Period

- Persons wishing to speak must complete and submit a speaker's card.
- The City Council will listen with respect and an open mind.
- Council responses to speakers will be as follows:
  - 1) Short answers by Council or staff as appropriate; or
  - 2) Item is directed to staff for later action/ follow-up; or
  - 3) Item is placed on a future agenda
- Conversation between the public and staff or the City Council will not be allowed.
- A three-minute time limit per speaker will be enforced when there are numerous speakers addressing a single agenda item.

Process for Addressing Agenda Items Before the City Council

- Mayor reads the agenda item
- Staff presents their report
- Council questions staff
- Public comments are heard
- Council discusses item
- A motion is made
- Final Council discussion
- Council votes or provides direction to staff