

**VALLEJO CITY COUNCIL
SPECIAL MEETING MINUTES
COUNCIL CHAMBERS**

DECEMBER 20, 2021

1. CALL TO ORDER

The meeting was called to order at 6:00 p.m.

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

Present: Mayor McConnell, Vice Mayor Verder-Aliga, Councilmembers Arriola, Brown, Dew, Loera-Diaz, and Miessner

Absent: None

Staff present: Interim City Manager Malone, City Attorney Nebb and City Clerk Abrahamson

4. APPROVAL OF THE AGENDA AND CONSENT CALENDAR

Speakers: Ken Szutu.

5. CONSENT CALENDAR

Action: Moved by Vice Mayor Verder-Aliga and carried unanimously, unless otherwise noted, approval of the Agenda and the Consent Calendar with the reordering of the Action Calendar making Item 6B the first item followed by 6A.

A. APPROVE AND AUTHORIZE THE CITY MANAGER TO EXECUTE THE THIRD AMENDMENT TO CONSULTANT AND PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY AND AKIN GUMP STRAUS HAUER & FELD

Recommendation: Approve and authorize the City Manager to execute a Third Amendment to the Consultant and Professional Services Agreement with Akin Gump Straus Hauer & Feld for legislative affairs services, increasing the contract from \$210,000 to a new not to exceed amount of \$330,000 and extending the term to December 31, 2022.

Contact: Felicia Escover, Assistant to the City Manager (707) 648-4577
felicia.escover@cityofvallejo.net

Action: *Approved and authorized the City Manager to execute a Third Amendment to the Consultant and Professional Services Agreement with Akin Gump Straus Hauer & Feld for legislative affairs services, increasing the contract from \$210,000 to a new not to exceed amount of \$330,000 and extending the term to December 31, 2022.*

6. ACTION CALENDAR

Items under the Action Calendar were taken out of order with Item 6B first followed by item 6A. The minutes reflect the order of items as they appeared on the Agenda.

A. **ADOPT RESOLUTION APPROVING A TEMPORARY USE PERMIT FOR THE CREATION OF TEMPORARY LIVING FACILITY AT 921 AMADOR STREET (TUP 21-0007)**

Recommendation: Conduct the public meeting and adopt a resolution approving the Temporary Use Permit at 921 Amador Street for a period of thirty days.

Contact: Margaret Kavanaugh-Lynch, Planning Manager
margaret.kavanaugh-lynch@cityofvallejo.net (707) 648-8604

Mayor McConnell recused himself due to a conflict of interest related to owning property in the area, is a member of the Church just down the street from the subject project and has received economic benefit from the people who have been impacted in this district. Mayor McConnell left the dais and Council Chambers. Vice Mayor Verder-Aliga resumed presiding over the meeting.

Interim Assistant City Manager Hayes provided introductory comments and outlined the purpose of tonight's meeting.

Planning Manager Kavanaugh-Lynch provided a description of the project, discussed written communications and reviewed additional considerations.

Administrative Analyst Peterson provided an update on Project RoomKey and statistics.

Interim Assistant City Manager Hayes provided closing comments.

The meeting recessed at 6:37 p.m. and reconvened at 6:43 p.m.

Richard Fisher and Dr. Emily Fisher (Applicants) addressed the Council on the project.

Speakers: Dan Seltzer, Rebekah Truemper, Carla Koop, Ann Wheat, Judy Porter, Doug Darling, Alberto Reyes, Beau Defehr, Linda Anderson, Gary Wettstein, Dennis Albright, Jameelah Hanif, Darryl Culley, Eric Meyers, Darrick Hickman, Allen Sherbal, Larry Oppenheimer, Joey Carrizales, Joanne Jones, John Conway, Diane Hvme, Daniel Ponce, Deme Stall-Nash, Jose Fragoza, Garrett Toles, Philip Latasa, Andrea Source, Brad Sears, Diana Lang, Melissa Swift, Tara Beasley-Stansberry, Eunice, HelenMarie Gordon, Chris Platzer, Anne Carr, Pastor David Hartfield-Dyles, Dede Scriver-Bosuego, Ken Szutu, Bryant McGrath, Juan Garcia, Anthony Blanco, Carla, Philip Wilson, Melvina King, Roberto Navarrete, Jeanette Blanks, Matt, Mylene, and an unidentified member of the public.

The meeting recessed at 9:18 p.m. and reconvened at 9:30 p.m.

Staff and the Applicants responded to questions from Councilmembers. Councilmembers provided comment.

Action: *Moved by Vice Mayor Verder-Aliga to adopt a resolution approving the Temporary Use Permit at 921 Amador Street for a period of thirty days.*

A substitute motion *was offered by Councilmember Miessner, which failed due to a tie vote, to hold a special meeting before January 5 and determine whether the use of reserves is an appropriate use for hopefully ARPA funds to fund 3 more months of Project Roomkey until a better a solution is found (Ayes – Arriola, Loera-Diaz, and Miessner; Noes – Brown, Dew & Verder-Aliga; Abstained Due to Conflict of Interest- McConnell).*

*Council returned to **the original motion** as offered by Vice Mayor Verder-Aliga, which failed due to a tie vote, to adopt a resolution approving the Temporary Use Permit at 921 Amador Street for a period of thirty days (Ayes – Brown, Dew and Verder-Aliga; Noes – Arriola, Loera-Diaz, and Miessner; Abstained Due to Conflict of Interest: McConnell).*

City Attorney Nebb provided advice to Council as to next steps. Councilmembers provided further comment with staff and the Applicants responding to questions.

The meeting recessed at 11:45 p.m. and reconvened at 11:52 p.m.

Action: *Moved by Vice Mayor Verder-Aliga and carried unanimously by Councilmembers present, to continue this item, which will be combined with the new item of directing the applicant to explore other potential locations and further directing staff to return with evaluations of other potential sites as well as the potential for extending Project Roomkey at its current site, to a special meeting to be held on December 28 at 6 p.m. (Ayes – Arriola, Dew, Loera-Diaz, and Miessner; Absent – Brown; Abstained Due to Conflict of Interest – McConnell).*

- B. **IN ORDER TO ENABLE TRANSFER OF THE EMPRESS THEATER TO THE CITY, ADOPT A RESOLUTION TO PAY TRIAD COMMUNITIES LP \$39,400 FOR PREPARATION OF TAX RETURNS, APPROVE PAYMENT OF \$5,000 TO OLD REPUBLIC TITLE FOR ESCROW FEES, PAYMENT OF \$8,210 TO OLD REPUBLIC TITLE FOR A CLTA TITLE POLICY, PAYMENT OF \$25 TO OLD REPUBLIC TITLE FOR A RECORDING FEE AND PAYMENT OF \$99,972.26 TO THE SOLANO COUNTY TAX COLLECTOR FOR DELINQUENT PROPERTY TAXES AND DIRECT STAFF TO WIRE THE FUNDS TO THE ESCROW AT OLD REPUBLIC TITLE COMPANY**
Recommendation: Staff recommends that the City Council review and adopt the

Resolution Authorizing Payments for the Transfer of the Empress Theater
Contact: Veronica Nebb, City Attorney
veronica.nebb@cityofvallejo.net

City Attorney Nebb provided an overview of the staff report and outlined the recommendation.

Speakers: Dede Scriver-Bosuego.

Action: Moved by Vice Mayor Verder-Aliga and carried unanimously to adopt Resolution No. 21-151 N.C.

7. ADJOURNMENT

The meeting adjourned at 11:57 p.m.

DocuSigned by:

ROBERT H. MCCONNELL

ROBERT H. MCCONNELL, MAYOR

ATTEST:

DocuSigned by:

Dawn G. Abrahamson

DAWN G. ABRAHAMSON
CITY CLERK