



MEMORANDUM

TO: Mayor and City Council

FROM: June W. Catalano, City Manager

DATE: June 8, 2012

SUBJECT: **WEEKLY UPDATES**

GENERAL UPDATE

- Sunset at the Lake Summer Concert Series - the Summer Concert Series at City Hall continues this Sunday with En Vivo band performing on stage from 6 to 8 p.m. Food will be provided by Mezon Azteca Restaurant with Cold Stone Creamery serving shaved-ice and ice-cream. The concerts continue every other weekend through September 2nd for a total of eight concerts.
- City Hall HVAC Project - Honeywell Building Solutions is currently working at the City Hall Building installing new, energy efficient components to the existing HVAC system. The City received over \$180,000 for these repairs from an energy grant. To date they have installed new heat pumps, new thermostats, a new air handler in the computer server room, and a new control system. The last item to be installed under this contract is a new Cooling Tower for the City Hall Building. This cooling tower will replace the existing tower that was installed when City Hall was built. The work is scheduled to start early morning on Thursday, June 14th and continue through Sunday, June 17th.

The work will include:

- Removal of the existing Cooling Tower
- Installing the new Cooling Tower
- Installation of all new piping, connections, etc. required to get the unit functional

The removal of the existing Cooling Tower means that the air conditioner for the building will be non-functional for this period (June 14-17). During this time, the Maintenance Division will bring in large blower type fans for the lobby and upstairs to keep air circulating.

PUBLIC WORKS AND COMMUNITY DEVELOPMENT

Engineering Division

- Oasis Christian Fellowship Church Expansion - Staff is currently reviewing the revised grading and improvement plans for the expansion of the Oasis Christian Fellowship Church, located at the corner of Pleasant Hill Road and Taylor Boulevard. The project includes demolition of the existing 1,250 square foot circular building and construction of a new 5,000 square foot two-story addition. The building addition will contain a relocated and enlarged sanctuary and additional office space. Other site improvements include expanding the front and rear parking lots, new landscaping, and new drainage improvements. Construction is anticipated to begin in summer 2012.
- NPDES Program – MRP Trash Capture Update - The Municipal Regional Permit (MRP) requires the City to install trash capture devices in order to capture 40% of the City's baseline trash load. In order to assist Bay Area cities in meeting this requirement, the Association of Bay Area Governments (ABAG) was able to secure a grant from the federal government for the purchase of these devices. The City's share of this grant is approximately \$36,500, which can be used for the purchase and installation of trash capture devices, but funds cannot be used for maintenance of such devices.

Staff is working with Revel Environmental Manufacturing (REM), a local company whose filtration devices are currently used in the Downtown parking lot area, to purchase 61 filters/devices to be placed in the City's storm drain inlets. Staff plans to install these devices to target the most heavily impacted areas, including Crescent Drive and adjacent to schools. Installation by REM is anticipated to begin in summer 2012 and be completed prior to the rainy season. Annual maintenance, sampling, data collection, and reporting (required by the MRP) will also be done by REM, and is budgeted for upcoming years out of NPDES funds.

- Encroachment Permits Underway

PG&E – Repair gas main leak, paving to follow at 163 Random Way

PG&E – Paving to repair gas main leak at 1050 Contra Costa Boulevard

PG&E – Repair transformer at 84 Roberta Avenue

Planning Division

- *PLN 12-0095 Contra Costa Center Specific Plan Amendment – Planned Unit Development #809 Amendment Request, 2306-2344 Monument Blvd & 2465 Buskirk Avenue* - Public hearing to consider recommendations to the City Council regarding proposed amendments to the Contra Costa Center Specific Plan and Planned Unit Development ordinance. The proposed amendments would include the following modifications to the Contra Costa Center Specific Plan:

1. Clarify and update parking requirements applicable to all Subareas of the Specific Plan (I, II and III), including consideration of a 20% reduction in parking requirements to not less than 3.2 parking spaces per 1000 square feet of development, consistent with the parking requirement currently applicable to the adjacent Crossroads Shopping Center;
2. Reduce the minimum square footage target of development in Subarea II from 115,000 sf. to 70,000 sf.;
3. Clarify provisions pertaining to Buskirk Avenue road improvements;
4. Clarify development thresholds for additional road/frontage improvements;
5. Specify that building heights, including architectural features, within Subarea II shall not exceed a height of 50 feet;
6. Clarify provisions pertaining to minimum landscape requirements;
7. Establish new provisions addressing signage for Subarea II;
8. Update the Specific Plan as needed to reflect changes that have occurred within the Plan Area;
9. Miscellaneous corrections and clarifications as needed to more accurately reflect the current intent of the Specific Plan.

Action: The item was considered by the Commission and continued to the June 12, 2012 meeting date, no one from the public spoke on the item.

Appeal Period: None, since no action was taken.

• **Zoning Administrator**

No meeting scheduled.

• **Architectural Review Commission**

No meeting scheduled.

• **Miscellaneous**

Tree Removal Permits

232 Lucinda Lane – Approved removal of one 32-inch diameter Aleppo Pine tree, to be replaced with two 15-gallon replacement trees.

• **Code Compliance**

Selected highlights of weekly activity:

Vehicle Abatement – Staff received monies from the California Vehicle Abatement Authority for removal of non-operational vehicles from private property.

Homeless Encampment – Staff, in conjunction with the Police Department, removed several homeless encampments from an undeveloped area near Taylor Boulevard and Mercury Way.

Non-permitted Residence – Staff, in conjunction with the Police Department, ensured two individuals did not continue to live in a garage that was not permitted to be utilized as a residence (no water, heat or sanitation). In addition, the building was re-tagged/identified that it was not allowed to be used as a residence.

Transient Removal – Staff assisted a transient that was discovered to be sleeping within City buildings.

Number of Tasks Completed This Week:

74 tasks completed (including 39 investigations, 1 courtesy notices, 6 sector patrols, 5 referral to assist other agencies/divisions and various miscellaneous activities such as phone calls, emails, internal requests for service, or counter coverage).