



Ellen Kamei, Mayor
Lucas Ramirez, Vice Mayor
Margaret Abe-Koga, Councilmember
Alison Hicks, Councilmember
Sally Lieber, Councilmember
Lisa Matichak, Councilmember
Pat Showalter, Councilmember

Kimbra McCarthy, City Manager
Krishan Chopra, City Attorney
Heather Glaser, City Clerk

Zoom Webinar ID 920 1024 3107

5:00 PM

Tuesday, September 28, 2021

**JOINT MEETING OF THE CITY COUNCIL (REGULAR) AND SHORELINE REGIONAL
PARK COMMUNITY (SPECIAL)**

This meeting was conducted in accordance with State of California Executive Order N-29-20, dated March 17, 2020 and State of California Executive Order N-08-21, dated June 11, 2021. All members of the City Council participated in the meeting by video conference, with no physical meeting location.

Members of the public wishing to observe the live meeting may do so at <https://mountainview.legistar.com>, on YouTube at www.MountainView.gov/YouTube and on Comcast Channel 26.

Members of the public wishing to comment on an item may do so in the following ways:

1. Email comments to city.council@mountainview.gov by 4:30 p.m. on the meeting date. Emails will be received directly by the City Council. Please identify the Agenda Item number in the subject line of your email.

2. Provide oral public comments during the meeting:

Online:

You may join the Zoom Webinar using this link: https://mountainview.gov/cc_speakers.

You will be asked to enter an email address and a name. Your email address will not be disclosed to the public.

When the Mayor announces the item on which you wish to speak, click the “raise hand” feature in Zoom. Speakers will be notified of their turn shortly before they are called on to speak.

By phone:

Dial: (669) 900-9128 and enter Webinar ID: 920 1024 3107

When the Mayor announces the item on which you wish to speak, dial *9. Phone participants will be called on by the last two digits of their phone number. When the Mayor calls your name to provide public comment, if you are participating via phone, please press *6 to unmute yourself.

For instructions on using the "raise hand" feature in Zoom, visit https://mountainview.gov/raise_hand.

When called to speak, please limit your comments to the time allotted (up to 3 minutes, at the discretion of the Mayor).

Spanish interpretation will be provided at this meeting beginning at 6:30 p.m. with the Regular Session.

5:00 P.M.-CLOSED SESSION**1. CLOSED SESSION ANNOUNCEMENT (OPEN SESSION)****2. CLOSED SESSION**

- 2.1 Public Employee Performance Evaluation (California Government Code 54957(b)(1) - Title: Council Appointee: City Manager; and Conference with Labor Negotiators (California Government Code 54957.6(a)) - Agency Designated Representative: Vice Mayor Ramirez; Unrepresented Employees: City Manager, City Attorney and City Clerk; and Public Employee Appointment (California Government Code 54957(b)(1)) - Title of Position: City Attorney**

6:30 P.M.-REGULAR SESSION**1. CALL TO ORDER/PLEDGE OF ALLEGIANCE****2. ROLL CALL****3. PRESENTATION**

- 3.1 National Hispanic Heritage Month Proclamation**

4. CONSENT CALENDAR

These items will be approved by one motion unless any member of the Council or audience wishes to remove an item for discussion. The reading of the full text of ordinances and resolutions will be waived unless a Councilmember requests otherwise.

- 4.1 Approve Minutes**

Recommendation(s): Approve the City Council meeting minutes of September 14, 2021 and February 1, 2020 and Shoreline Regional Park Community meeting minutes of June 22, 2021 and June 8, 2021.

Attachment(s): [09-14-21 Council Minutes](#)
[02-01-20 Council Minutes](#)
[06-22-21 Shoreline Minutes](#)
[06-08-21 Shoreline Minutes](#)

4.2 Mobile Home Rent Stabilization Ordinance (Second Reading), Urgency Ordinance Enacting Eviction Protections, and Funding Request for Future Actions

Recommendation(s):

1. Adopt an Ordinance of the City of Mountain View Enacting Mobile Home Rent Stabilization, to be read in title only, further reading waived (Attachment 1 to the Council report). (First reading: 6-1; Matichak no)
2. Adopt an Urgency Ordinance of the City of Mountain View Protecting Mobile Home Residents from Eviction Until the Ordinance Enacting Mobile Home Rent Stabilization Becomes Effective, to be read in title only, further reading waived (Attachment 2 to the Council report). (Five votes required)
3. Authorize expenditures for legal services, in an amount not to exceed \$101,900, with Burke, Williams & Sorensen, LLP, to complete actions associated with the Ordinance Enacting Mobile Home Rent Stabilization.
4. Appropriate \$100,000 in the City Attorney's Office General Non-Operating Fund for legal and consulting costs to complete actions associated with the Ordinance Enacting Mobile Home Rent Stabilization. (Five votes required)

Attachment(s): [Council Report](#)
[ATT 1 - Ordinance](#)
[ATT 2 - Urgency Ordinance](#)

4.3 Amend Exhibit A to City Council Policy A-10, Authorization to Execute City Contracts and Agreements and Increase Certain Limited Appropriations

Recommendation(s): Adopt a Resolution of the City Council of the City of Mountain View Amending Exhibit A to City Council Policy A-10, Authorization to Execute City Contracts and Agreements and Increase Certain Limited Appropriations, to be read in title only, further reading waived (Attachment 1 to the Council report).

Attachment(s): [Council Report](#)
[ATT 1 - Resolution](#)
[ATT 2 - Existing Council Policy A-10 Exhibit A \(redlined\)](#)
[ATT 3 - CPPC Staff Report from June 2, 2021](#)

4.4 AB 361 Resolution Adopting Findings to Continue Virtual Public Meetings During State of Emergency

Recommendation(s): Adopt a Resolution of the City Council of the City of Mountain View Making Findings Pursuant to AB 361 to Continue Virtual Public Meetings for the City Council and City Boards, Commissions, and Committees During the COVID-19 State of Emergency, to be read in title only, further reading waived (Attachment 1 to the Council report).

Attachment(s): [Council Report](#)
[ATT 1 - Resolution](#)

4.5 Approval of Council Advisory Body Work Plans

Recommendation(s): Approve the Council Advisory Body Work Plans for Fiscal Year 2021-22.

Attachment(s): [Council Report](#)
[ATT 1 - City Council Policy A-23](#)
[ATT 2 - Recommended FY 2021-22 Work Plans](#)

4.6 Additional Expenditures for Legal Services by Burke, Williams & Sorensen, LLP

Recommendation(s): Authorize expenditures by the Community Development Department in an amount not to exceed \$301,100 for outside legal services performed by Burke, Williams & Sorensen, LLP, associated with Notice of Funding Availability projects, Lot 12, general matters related to housing programs and transactions, general planning, and land use.

Attachment(s): [Council Report](#)

4.7 Charleston Road Crossing at Permanente Creek Trail, Project 14-38-Accept Construction

Recommendation(s): Accept Charleston Road Crossing at Permanente Creek Trail, Project 14-38, and authorize the final contract payment.

Attachment(s): [Council Report](#)

4.8 Amend Professional Services Agreement with Tanner Pacific, Inc., for Construction Engineering Services

Recommendation(s): Authorize the City Manager or designee to amend the existing professional services agreement with Tanner Pacific, Inc., for an additional \$300,000 to provide construction engineering services in a not-to-exceed amount of \$400,000.

Attachment(s): [Council Report](#)

4.9 Shoreline Lake Improvements, Construction, Project 20-36-Various Actions

- Recommendation(s):*
1. Acting as the Board of Directors of the Shoreline Regional Park Community, appropriate and transfer \$900,000 from the Shoreline Regional Park Community Fund to Shoreline Lake Improvements, Construction, Project 20-36, increasing the project budget from \$2,500,000 to \$3,400,000.
 2. Approve plans and specifications for Shoreline Lake Improvements, Construction, Project 20-36, and authorize staff to advertise the project for bids.
 3. Authorize the City Manager or designee to award a construction contract to the lowest responsible bidder if the low bid is within the project budget.
 4. Authorize the City Manager or designee to execute a design professional services contract with Moffatt & Nichol of Walnut Creek to provide bid support, construction support, environmental monitoring, and coordination with regulatory agencies for Shoreline Lake Improvements, Construction, Project 20-36, in a not-to-exceed amount of \$150,000.
 5. Authorize the City Manager or designee to execute a professional services contract with Tanner Pacific, Inc., to provide construction engineering services for Shoreline Lake Improvements, Construction, Project 20-36, in a not-to-exceed amount of \$250,750.

Attachment(s): [Council Report](#)

4.10 Well Abandonments 10, 17, and 20, Project 19-39-Reject Bid and Authorize for Rebid

- Recommendation(s):*
1. Reject the bid received for Well Abandonments 10, 17, and 20, Project 19-39.
 2. Appropriate and transfer \$280,000 from Water System Improvements, Project 18-04, to Well Abandonments 10, 17 and 20, Project 19-39, increasing the project budget from \$650,000 to \$930,000. (Five votes required)
 3. Authorize staff to rebid the project with modifications.
 4. Authorize the City Manager or designee to award the construction contract to the lowest responsible bidder if the low bid is within the project budget.

Attachment(s): [Council Report](#)

5. ORAL COMMUNICATIONS FROM THE PUBLIC ON NONAGENDIZED ITEMS

This portion of the meeting is reserved for persons wishing to address the Council on any matter not on the agenda. Speakers are allowed to speak on any topic for up to three minutes during this section. If there appears to be a large number of speakers, speaking time may be reduced to no less than 1.5 minutes. State law prohibits the Council from acting on nonagenda items.

6. STUDY SESSION

6.1 Guaranteed Basic Income Pilot

Recommendation(s): The purpose of this Study Session is to receive Council input on staff recommendations for the design of a Guaranteed Basic Income pilot program.

Attachment(s): [Study Session Memo](#)
[ATT 1 - Council Report-May 25, 2021](#)
[ATT 2 - GBI Action Plan Summary](#)

6.2 Mountain View Solidarity Fund

Recommendation(s): The purpose of this Study Session item is to receive Council input on the City's award of funding to enhance the Mountain View Solidarity Fund program.

Attachment(s): [Study Session Memo](#)

7. PUBLIC HEARING

7.1 Residential Development at 1919-1945 Gamel Way, 574 Escuela Avenue, and 1970 Latham Street

- Recommendation(s):*
1. Find the proposed project to be exempt from review under the California Environmental Quality Act pursuant to CEQA Guidelines Section 15332 ("In-Fill Development Projects").
 2. Adopt a Resolution of the City Council of the City of Mountain View Ordering the Conditional Vacation of Gamel Way as a Public Street and Public Easements Thereon, to be read in title only, further reading waived (Attachment 1 to the Council report).
 3. Approve the Key Terms for the Sale of 26,008 Square Feet of a Former City Street and Easements Upon the Vacation of Gamel Way to D/S Gamel Way LLC for \$4,800,000 plus enhanced tenant relocation benefits.

4. Authorize the City Manager or designee to negotiate and execute a Purchase and Sale Agreement and take all necessary actions related to the sale of the City-owned portion of Gamel Way upon the vacation of Gamel Way to D/S Gamel Way LLC.

5. Adopt a Resolution of the City Council of the City of Mountain View Declaring the City-Owned Portion of Gamel Way to be Exempt Surplus Land Pursuant to Government Code Section 54221(f)(1)(E) Upon the Vacation of Gamel Way as a Public Street, to be read in title only, further reading waived (Attachment 2 to the Council report).

6. Adopt a Resolution of the City Council of the City of Mountain View Conditionally Approving a Planned Unit Development and Development Review Permit for a Four-Story, 121-Unit Residential Condominium Project with a State Density Bonus and a Heritage Tree Removal Permit to Remove 12 Heritage Trees at 1919-1945 Gamel Way, 574 Escuela Avenue, and 1970 Latham Street, to be read in title only, further reading waived (Attachment 3 to the Council report).

7. Adopt a Resolution of the City Council of the City of Mountain View Conditionally Approving a Vesting Tentative Map to Create 121 Condominiums and One Common Lot at 1919-1945 Gamel Way, 574 Escuela Avenue, and 1970 Latham Street, to be read in title only, further reading waived (Attachment 4 to the Council report).

Attachment(s): [Council Report](#)

[ATT 1 - Resolution Ordering the Vacation of Gamel Way](#)

[ATT 2 - Resolution Declaring Land to Be Exempt Surplus Land](#)

[ATT 3 - Resolution for Planned Unit Development Permit](#)

[ATT 4 - Resolution for Vesting Tentative Map](#)

[ATT 5 - Project Plans](#)

[ATT 6 - Public Comment Letters](#)

[ATT 7 - Transportation Analysis](#)

[ATT 8 - Density Bonus Request Letter](#)

8. COUNCIL, STAFF/COMMITTEE REPORTS

No action will be taken on any questions raised by the Council at this time.

9. CLOSED SESSION REPORT

10. ADJOURNMENT

NOTICE TO THE PUBLIC:

There is a 90-day limit for the filing of a challenge in Superior Court to certain City administrative decisions and orders which require a hearing by law, the receipt of evidence and the exercise of discretion. The 90-day limit begins on the date the decision is final (Code of Civil Procedure Section 1094.6). Further, if you challenge an action taken by the City Council in court, you may be limited, by California law, including but not limited to Government Code Section 65009, to raising only those issues you or someone else raised in the public hearing, or in written correspondence delivered to the City Council prior to or at the public hearing. The City Council may be requested to reconsider a decision if the request is made prior to the next City Council meeting.

The agenda and staff reports may be viewed at the Mountain View Library, 585 Franklin Street, beginning the Thursday evening before each meeting and at the City Clerk's Office, 500 Castro Street, Third Floor, beginning Friday morning prior to Tuesday City Council meetings. Agenda materials may also be viewed online at mountainview.legistar.com.

Any writings or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection in the City Clerk's Office during normal business hours and at the Council Chambers at City Hall, 2nd Floor, during the meeting.

City Council meetings are broadcast live on Comcast Channel 26 and replayed on Thursday at 6:30 p.m., Saturday at 10:00 a.m., and Sunday at 5:00 p.m. In addition, Council meetings are webcast live and archived at mountainview.legistar.com.

The Council may consider and act on items listed on the agenda in any order and thus those interested in an item listed on the agenda are advised to be present throughout the meeting. The reading of the full text of ordinances and resolutions will be waived unless a Councilmember requests otherwise. Per Council Policy A-13, no new items of business will begin after 10:00 p.m. unless an exception is made by vote of the Council.

Pursuant to the Americans with Disabilities Act (ADA), if you need special assistance in this meeting, please contact the City Clerk's Office at (650) 903-6399. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.160 (b) (1))

ADDRESSING THE COUNCIL:

Anyone wishing to address the Council is requested to fill out a blue speaker card and deposit it with the City Clerk to ensure that your name is accurately recorded in the minutes.

Pursuant to Council Policy A-13, an individual speaker shall have up to 3 minutes to address the Council. For any agenda item or for Oral Communications on nonagenda items, if there appears to be a large number of speakers, the Mayor may reduce speaking time to no less than 1.5 minutes per speaker unless there is an objection from Council by majority vote.

If requested in advance of the public input portion of the agenda item to the Mayor or City Clerk, a speaker who represents five or more members of the public in attendance who complete cards but elect not to speak may have up to 10 minutes to address the Council, if the Mayor determines that such extension will reduce the total number of speakers who planned to speak.

An applicant and/or appellant for a zone change, precise plan or quasi-judicial hearing or appeal to the Council shall have up to 10 minutes to address the Council and, with the consent of the Council, two minutes of rebuttal at the conclusion of all public speakers.

Pursuant to Government Code Section 54954.3(b)(1), at least twice the allotted speaking time will be provided to a member of the public who utilizes a translator.

To request Russian, Spanish or Chinese interpretation, please contact the City Clerk's office by 5 p.m. at least two business days prior to the day of the scheduled Council meeting by phone (650) 903-6399 or by email at city.clerk@mountainview.gov.

Чтобы запросить устный перевод на русский язык, обратитесь в офис городского секретаря до 17:00. не менее чем за два рабочих дня до дня запланированного заседания Совета по телефону (650) 903-6399 или по электронной почте city.clerk@mountainview.gov.

Para solicitar interpretación en español, comuníquese con la oficina del Secretario Municipal antes de las 5 p.m. al menos dos días hábiles antes del día de la reunión programada del Consejo por teléfono (650) 903-6399 o por correo electrónico a city.clerk@mountainview.gov.

如需中文口译服务，请在下午 5 点前联系市书记官办公室。在预定的市议会会议召开前至少两个工作日通过电话 (650) 903-6399 或发送电子邮件至 city.clerk@mountainview.gov。