



COUNCIL REPORT

DATE: September 9, 2025

CATEGORY: Consent

DEPT.: Community Development

TITLE: **Temporary Closure of Parking Lot 12 for California Farmers' Market Association Use, Not to Exceed Six Sundays through February 8, 2026**

RECOMMENDATION

1. Adopt a Resolution of the City Council of the City of Mountain View Authorizing Temporary Closure of Parking Lot 12 from 7:30 a.m. through 2:30 p.m. on Select Sundays Occurring Between September 21, 2025 and February 8, 2026, Not to Exceed Six Sundays, for Use by the California Farmers' Market Association, to be read in title only, further reading waived (Attachment 1 to the Council report).
2. Authorize the City Manager or designee to amend an agreement with the California Farmers' Markets Association for the temporary use of Parking Lot 12 for select Sundays occurring between September 21, 2025 and February 8, 2026, not to exceed six Sundays.

BACKGROUND

Dating back to 2014, the City of Mountain View has allowed the California Farmers' Markets Association (CFMA) to temporarily relocate the Sunday Farmers' Market from the Mountain View Transit Center parking lot to the City-owned Parking Lot 12 located between California Street, Bryant Street, and Mercy Street (see Figure 1) on the days of Sunday home games of the San Francisco 49ers football team. Relocation away from the usual location of the Sunday Farmers' Market in the Transit Center parking lot facilitates maximum utilization of the VTA light rail line by attendees of the 49ers game in Santa Clara.



Figure 1: Parking Lot 12

The authorization requested in this report may potentially be the last temporary relocation of the Sunday Farmers' Market to Lot 12. On May 19, 2025, the Community Development Director issued a ministerial approval revising an earlier Senate Bill (SB) 35 project approval granted on April 25, 2022, to redevelop Parking Lot 12. The revised project includes a new five-story residential-only building with 120 affordable deed-restricted rental units. The California Debt Limit Allocation Committee reserved a combination of federal tax credit and tax-exempt bond funding for the project (i.e., approved the funding) on August 5, 2025. Staff consulted with Alta Housing and the Related Company, and determined that project construction is anticipated to start in Q1 2026. The Farmers' Market's use of Lot 12 is deemed interim and will not impact the development and construction of the project on Lot 12 as currently planned. Subsequent relocations of the Farmers' Market to Lot 12 beyond January 4, 2026, will depend on the construction schedule for the Lot 12 development.

ANALYSIS

On May 14, 2025, the San Francisco 49ers released their schedule of games for the 2025-2026 season. There are currently four Sunday home games that result in conflicts with operating the Sunday Farmers' Market at the Transit Center parking lot:

- September 21, 2025
- September 28, 2025
- November 9, 2025
- December 14, 2025

There is the potential for one more Sunday home game on January 4, 2026 that is not yet determined based on the possibility of a postseason playoff appearance by the team.

Additionally, Super Bowl LX will be held on February 8, 2026 at Levi's Stadium in Santa Clara and is anticipated to impact the Farmers' Market use of the Transit Center parking lot to facilitate game attendee use of public transit. As noted above, use of Lot 12 by the Farmers' Market beyond the January 4, 2026 date will depend on the project construction schedule. Staff is seeking authorization for this date in the event construction of the project on Lot 12 has not yet commenced.

With the proposed development of Parking Lot 12 anticipated in 2026, staff is working with CFMA to identify an alternate location to temporarily relocate the Farmers' Market on select Sundays when it cannot use the Transit Center parking lot. Staff is currently conducting due diligence on potential alternative sites.

FISCAL IMPACT

A license agreement with the CFMA will result in the City receiving \$430 per event.

Costs to set up the Farmers' Market along with posting "No Parking" signage are borne by the CFMA.

LEVINE ACT

California Government Code Section 84308 (also known as the Levine Act) prohibits city officials from participating in any proceeding involving a "license, permit, or other entitlement for use" if the official has received a campaign contribution exceeding \$500 from a party, participant, or agent of a party or participant within the last 12 months. The Levine Act is intended to prevent financial influence on decisions that affect specific, identifiable persons or participants. For more

information see the Fair Political Practices Commission website: www.fppc.ca.gov/learn/pay-to-play-limits-and-prohibitions.html

Please see below for information about whether the recommended action for this agenda item is subject to or exempt from the Levine Act.

SUBJECT TO THE LEVINE ACT

☒ Other permit, license, or entitlement for use

ALTERNATIVES

1. Deny the request and direct staff to identify an alternative location to relocate the regularly scheduled Sunday Farmers' Market.
2. Provide other direction to staff.

PUBLIC NOTICING

The Council meeting agenda and Council report were posted on the City's website and announced on Channel 26 cable television. Email notifications were sent to the Downtown Committee, Downtown Business Association, and Old Mountain View Neighborhood Association.

Prepared by:

Amanda Rotella
Economic Vitality Manager

Approved by:

Christian Murdock
Community Development Director

Audrey Seymour Ramberg
Assistant City Manager

AM/CDD
818-09-09-25CR

Attachment: 1. Resolution