CITY COUNCIL
REGULAR MEETING AGENDA

Tuesday, February 20, 2024
7:00 PM

City Council Chamber
200 Old Bernal Avenue
Pleasanton, CA 94566

The meeting will be held in-person and via video/teleconference and will be broadcast live on Channel 29 and at https://www.tri-valleytv.org
and https://www.youtube.com/user/TheCityofPleasanton.

Public participation: It is requested that members of the public wishing to address the City Council submit a speaker card. When public comment is opened on an agenda item, individuals may speak once per agenda item.

To submit written public comment regarding an open session item on this meeting agenda visit https://forms.cityofpleasantonca.gov/f/writtenpubliccomment. Comments will be accepted by the City Clerk's Office until 12:00 p.m. on the day of the Council meeting.

In Person at Council Chamber:

- Submit a physical speaker card to the City Clerk at the meeting. When your name is called, please provide comment at the podium.

CALL TO ORDER

- Pledge of Allegiance
- Remarks by Councilmember Nibert
- Roll Call

Resolution No. 2024-003
Ordinance No. 2274

AGENDA AMENDMENTS

CONSENT CALENDAR

Items listed on the consent calendar are considered routine in nature and may be enacted by one motion. If discussion is required, that particular item will be removed from the consent calendar and will be considered separately.

City Manager

1. Approve meeting minutes of December 19, 2023

2. Enact revisions to Commission and Committee structure: Introduce an ordinance modifying the membership and length of term of the Youth Commission by amending PMC Chapter 2.29; Introduce an ordinance creating the Energy and Environment Commission by adding a new Chapter 2.31 to the PMC, replacing the

Committee on Energy and the Environment; Adopt a resolution modifying the membership, updating duties and changing meeting frequency of the Bicycle, Pedestrian and Trails Committee; Adopt a resolution modifying the membership and changing meeting frequency of the Economic Vitality Committee; and, Introduce an Ordinance modifying the duties of the Planning Commission by amending PMC section 2.30.020 and disbanding the Housing Commission by deleting Chapter 2.38

Community Development

3. Actions of the Zoning Administrator and Planning Commission

4. Adopt a resolution approving the Affordable Housing Agreement with City Ventures for the Harmony Condominium Project, a residential development at 2025 Santa Rita Road

5. Adopt a resolution adopting the 2023 Tri-Valley Local Hazard Mitigation Plan

6. Authorize a grant application for $15,300,000 in United States Department of Transportation Rebuilding American Infrastructure with Sustainability and Equity (RAISE) grant funds for the I-680 at Sunol Boulevard Interchange Modernization Project, CIP 15551

7. Receive information and approve recommendation that a parcel on West Jack London Boulevard in unincorporated Alameda County be moved into the City of Livermore Sphere of Influence, and that parcel and another parcel on East Stanley Boulevard both be annexed by the City of Livermore

Finance

8. Accept the Monthly Disbursements and Investment Report for December 2023

Public Works

9. Approve plans and specifications, review bids, and award a construction contract to Villalobos & Associates, Inc. in the amount of $720,618 for the Annual Curb and Gutter for Street Resurfacing Project, CIP No. 24509 and approve budget amendments in the Gas Tax Fund

10. Accept public improvements performed by JJ Construction & Design, Inc. for the lighting improvements for the Railroad Parking Lot Project, CIP No. 20462 and approve a budget amendment in the Miscellaneous CIP Fund

MEETING OPEN TO THE PUBLIC

11. Public Comment regarding items not listed on the agenda – Speakers are limited to 3 minutes.

PUBLIC HEARINGS AND OTHER MATTERS

If necessary to ensure completion of the following items, the Mayor may alter time limits.

12. Accept the FY 2023/24 Mid-Year Budget report and adopt a resolution approving FY 2023/24 budget amendments

13. Review and provide direction on the Council ad-hoc subcommittee recommendations regarding the reorganization of the Civic Arts, Human Services, Library, and Parks and Recreation Commissions

MATTERS INITIATED BY COUNCIL

COUNCIL REPORTS

Brief reports on conferences, seminars, and meetings attended by the Council

ADJOURNMENT

Notice

Under Government Code §54957.5, any writings/documents regarding an open session item on this agenda and items received by the City Clerk's Office by 12:00 p.m. on the day of the meeting provided to a majority of the City Council after distribution of the agenda packet will be available for public inspection on the City's website https://www.cityofpleasantonca.gov/ and also at the Pleasanton Library located at 400 Old Bernal Ave., Pleasanton, CA 94566.

There is a 90-day limit for the filing of a challenge in the 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 § 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 §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, regardless of whether it is a regular or special meeting.

Accessible Public Meetings

The City of Pleasanton can provide special assistance for persons with disabilities to participate in public meetings. To make a request for a disability-related modification or accommodation (e.g., an assistive listening device), please contact the City Clerk's Office at 123 Main Street, Pleasanton, CA 94566 or (925) 931-5027 at the earliest possible time. If you need sign language assistance, please provide at least two working days' notice prior to the meeting date.

CITY OF PLEASANTON
CITY COUNCIL MEETING MINUTES
December 19, 2023

REGULAR MEETING

CALL TO ORDER

Mayor Brown called the meeting of the City Council to order at the hour of 7:00 p.m. from the Remillard Conference Room at the Operations Services Center located at 3333 Busch Road.

Councilmember Nibert provided opening remarks.

ROLL CALL

Present: Councilmembers Arkin, Balch, Nibert, Testa, Mayor Brown
Absent: None

AGENDA AMENDMENTS

Councilmember Balch pulled item 2 from the consent calendar for further discussion. Item 2 was moved to item 22.

Mayor Brown stated that staff provided amendments to item 1 and item 8 included as supplemental materials. For item 1, Mayor Brown is added to LAFCO on the list of City Council assignments, and item 8 is corrected to reflect the parcel count as 6 parcels instead of 5 parcels.

CONSENT CALENDAR

City Council

1. Ratify Mayor's appointment of a Vice Mayor and City Council assignments to various boards and commissions for calendar year 2024

   Recommendation: Ratify Mayor's appointment of Councilmember Julie Testa as Vice Mayor and City Council's assignments to various boards and commissions for calendar year 2024.

2. **Pulled for further discussion –** Approve fifth amendment to Employment Contract of City Attorney Dan Sodergren to provide for a six percent salary increase effective December 19, 2023 and a four percent salary increase effective June 15, 2024

City Manager

3. Adopt a resolution authorizing submittal of applications to CalRecycle for Beverage Container Recycling City/County Payment Program and related authorization for five years

   Recommendation: Waive the full reading and adopt **Resolution No. 23-1439** authorizing submittal of applications to CalRecycle for Beverage Container Recycling City/County Payment Program and related authorization for five years.

Community Development

4. Actions of the Zoning Administrator and Planning Commission

Recommendation: Approve the actions of the Zoning Administrator and Planning Commission.

5. Adopt and waive second reading of **Ordinance No. 2249** approving the fifth amendment to the Stoneridge Shopping Center Development Agreement to extend the term for six months

   Recommendation: Adopt and waive second reading of **Ordinance No. 2249** approving the fifth amendment to the Stoneridge Shopping Center Development agreement to extend the term for six months.

6. Adopt and waive second reading of **Ordinance No. 2250** to add a new Chapter 9.06 Leaf Blower Restrictions to the Municipal Code to ban gasoline-powered leaf blowers effective June 1, 2024

   Recommendation: Adopt and waive second reading of **Ordinance No. 2250** to add a new Chapter 9.06 Leaf Blower Restrictions to the Municipal Code to ban gasoline-powered leaf blowers effective June 1, 2024

7. Adopt and waive second readings of **Ordinance No. 2251 through 2272** to amend the Municipal Code to create a Housing Opportunity Zone District and to rezone 21 housing opportunity sites identified in the 6th Cycle Housing Element to the Housing Opportunity Zone District

   Recommendation: Adopt and waive second readings of **Ordinance Nos. 2251 through 2272** to amend the Municipal Code to create a Housing Opportunity Zone District and to rezone 21 housing opportunity sites identified in the 6th Cycle Housing Element to the Housing Opportunity Zone District

8. Accept as complete the project to transfer five parcels to CalTrans for the original construction of the I-680 and Stoneridge Drive Interchange (constructed 1989), CIP 16506

   Recommendation:
   1. Accept the project as complete and authorize the City Clerk to file a Notice of Completion.
   2. Authorize the transfer of the remaining funding of $37.29 in CIP No. 16506 back to the Traffic Impact Fee Fund and close out CIP 16506.

<u>Finance</u>

9. Accept the Monthly Disbursements and Investment Report for October 2023

   Recommendation: Accept the Monthly Disbursements and Investment Report for October 2023

10. Approve a consulting services agreement with Clifford Moss, LLC for public engagement and communications services related to revenue measure election feasibility in an amount not-to-exceed $284,000 through September 30, 2024, and approve a budget amendment in the General Fund

    Recommendation:
    1. Approve a consulting services agreement with Clifford Moss for public engagement and communications services related to revenue measure election feasibility (phase 2), in an amount not to exceed $284,000 through September 30, 2024
    2. Approve a budget amendment in the General Fund to appropriate $284,000 for professional services in Fiscal Year 2023/24.

Human Resources

11. Adopt a resolution approving compensation for temporary/seasonal employees and amending the temporary, part-time/seasonal classification salary structure

    Recommendation: Waive the full reading and adopt **Resolution No. 23-1440** approving compensation for temporary/seasonal employees and amending the temporary, part-time/seasonal classification salary structure

Police

12. Adopt a resolution approving an agreement with Sun Ridge Systems Inc., to purchase a replacement computer-aided dispatch and records management system through a five-year lease-purchase term in the amount of $1,434,360

    Recommendation: Waive the full reading and adopt **Resolution No. 23-1441** approving an agreement with Sun Ridge Systems Inc., to purchase a replacement computer-aided dispatch and records management system through a five-year lease-purchase term in the amount of $1,434,360

Public Works

13. Approve first amendment to the agreement with Smart Energy Water Systems to provide banking services by increasing the not-to-exceed amount by $1,077,531 for a total not-to-exceed amount of $1,638,674 over four years

    Recommendation: Approve and authorize the City Manager to execute the first amendment to the Software Agreement with Smart Energy Water Systems, Inc., to add an additional scope of service to the agreement for banking services by increasing the not-to-exceed amount by $1,077,531 for a total not-to-exceed amount of $1,638,674 covering a period of four years (July 1, 2024, through June 30, 2028).

14. Accept subdivision improvements constructed by Sun Meadowlark LLC associated with Tract 7813 at 3459 Old Foothill Road, and authorize release of financial securities

    Recommendation:
    1. Accept the subdivision improvements constructed as part of Tract 7813, 90 calendar days after this action pursuant to California Government Code §66499.7.
    2. Authorize the release of the Labor and Materials Bond held as financial security in the amount of $3,199,000 (Bond No. 4454782 by Markel Insurance Company), 90 calendar days after this action assuming no liens are filed.
    3. Authorize the release of the Performance Bond in the amount of $3,199,000 (Bond No. 4454782 by Markel Insurance Company) held in lieu of the Maintenance and Defect Security described in Section 7 of the Subdivision Agreement, one calendar year after this action assuming no latent defects are discovered.

15. Accept subdivision improvements constructed by Ponderosa Homes II, Inc., associated with Tract 8259 at 6900 Valley Trails Drive, and authorize release of financial securities

    Recommendation:
    1. Accept the subdivision improvements constructed as part of Tract 8259, 90 calendar days after this action pursuant to California Government Code §66499.7.

2. Authorize the release of the Performance Bond and Labor and Materials Bond held as financial security each in the amount of $3,608,000 (Bond No. 929643345 by Continental Insurance Company), 90 calendar days after this action assuming no liens are filed.
3. Authorize the release of the Maintenance Bond in the amount of $360,800 (Bond No. 929643345(M) by Continental Insurance Company) held in conformance with Section 10 "Defects" of the Subdivision Agreement, two calendar years after this action assuming no latent defects are discovered.

16. Authorize Contract Change Order No. 1 in the not-to-exceed amount of $100,000 to the existing contract with Golden State Construction & Utility, Inc., for the annual Sewer Collection System Improvements Project, CIP No. 24278

    Recommendation:
    1. Authorize Contract Change Order No. 1 in the not-to-exceed amount of $100,000 to the existing contract with Golden State Construction & Utility, Inc., as part of the Annual Sewer Collection System Improvements, CIP No. 24278.
    2. Authorize the Director of Public Works to approve a project contingency and execute contract change order(s) for $182,000, an increase of $100,000 from the original contingency of $82,000 for unforeseen yet necessary related work

17. Continued from December 5, 2023 - Approve first amendments to the as-needed maintenance and trade services agreements by increasing the total not-to-exceed amounts to $1,200,000 for Pipe & Plant Solutions Inc. and to $750,000 for Presidio Systems, Inc. for Utilities-sewer/storm flushing and Closed-Circuit Television (CCTV) services

    Recommendation:
    1. Approve and authorize the City Manager to execute an amendment to the as-needed maintenance and trade services agreement with Pipe & Plant Solutions, Inc. to increase the not-to-exceed amount by $700,000 for sewer CCTV service to revise the total not-to-exceed agreement limit from $500,000 to $1,200,000 for FY 2023/24.
    2. Approve and authorize the City Manager to execute the amendment to the as-needed maintenance and trade services agreement with Presidio Systems, Inc. to increase the not-to-exceed amount by $250,000 for sewer and storm cleaning services to revise the total not-to-exceed agreement limit from $500,000 to $750,000 for FY 2023/24.

Mayor Brown opened public comment. There being no speakers, Mayor Brown closed public comment.

MOTION: It was m/s by Arkin/Nibert to approve the consent calendar, with the exception of item 2, and to include the recusals of Councilmember Testa and Councilmember Balch for item 7: Councilmember Testa recused from Ordinance No. 2263 and voted "no" on Ordinance No. 2264, and Councilmember Balch recused from Ordinance No. 2266; and to include the modifications to items 1 and 8 from agenda amendments. Motion passed by the following vote:

Ayes: Councilmembers Arkin, Balch, Nibert, Testa, Mayor Brown
Noes: None
Absent: None

Councilmember Balch voted "no" on items 6 and 10.

Councilmembers Balch and Testa restated their recusals from voting on ordinances in item 7 as stated in the motion.

MEETING OPEN TO THE PUBLIC

18. Public Comment regarding items not listed on the agenda.

    Mayor Brown opened the public comment. The following individuals provided comment: Vicki LaBarge.

    Mayor Brown closed the public comment.

PUBLIC HEARINGS AND OTHER MATTERS

19. **Continued from December 5, 2023** – Receive an update on the development of a Water System Management Plan

    Recommendation: Receive an update on the development of a Water System Management Plan.

    City Manager Beaudin introduced the item and staff. Jerry Brown, consultant with Waterology, presented the item. Tamara Baptista, Assistant Director of Public Works, Adam Nelkie, Assistant Director of Public Works, Pamala Ott, Assistant City Manager, and Gerry Beaudin, City Manager, responded to questions.

    Mayor Brown opened public comment. The following individual provided comment: Vicki LaBarge.

    Mayor Brown closed public comment.

20. Adopt a resolution to accept the Fiscal Year 2022/23 year-end Financial Report for the Capital Improvement Program (CIP) budget

    Recommendation: Waive the full reading and adopt **Resolution No. 23-1442** to accept the Fiscal Year 2022/23 year-end Financial Report for the Capital Improvement Program (CIP) Budget and approve the carryforward funding amount as included in the report.

    Susan Hsieh, Finance Director, presented the item. Susan Hsieh, Adam Nelkie, Assistant Director of Public Works, and Gerry Beaudin, City Manager, responded to questions.

    Mayor Brown opened public comment. There being no speakers, Mayor Brown closed the public comment.

    MOTION: It was m/s by Nibert/Balch to approve the item as recommended accepting the Fiscal Year 2022/23 year-end Financial Report for the Capital Improvement Program (CIP) Budget and approve the carryforward funding. Motion passed by the following vote:

    Ayes: Councilmembers Arkin, Balch, Nibert, Testa, Mayor Brown
    Noes: None
    Absent: None

Mayor Brown called for a recess at 8:54 p.m. and reconvened the meeting at 9:01 p.m.

21. Adopt a resolution to accept the FY 2022/23 year-end operating budget report, approve budget amendments in multiple funds, and designate the General Fund balance

    Recommendation: Waive the full reading and adopt **Resolution No. 23-1443** to accept the Fiscal Year 2022/23 Year-End Operating Budget report, approve budget amendments in

multiple funds, and designate the June 30, 2023, General Fund Balance.

Susan Hsieh, Finance Director, and Chris Yi, Finance Service Manager, presented the item and responded to questions.

Mayor Brown opened the public comment. There being no speakers, Mayor Brown closed the public comment.

MOTION: It was m/s by Nibert/Balch to adopt **Resolution No. 23-1443** to accept the FY 2022/23 year-end operating budget report, approve budget amendments in multiple funds, and designate the June 30, 2023 General Fund balance as recommended. Motion passed by the following vote:

Ayes: Councilmembers Arkin, Balch, Nibert, Testa, Mayor Brown
Noes: None
Absent: None

22. **Item 2 from Consent Calendar –** Approve fifth amendment to Employment Contract of City Attorney Dan Sodergren to provide for a six percent salary increase effective December 19, 2023 and a four percent salary increase effective June 15, 2024

Recommendation: Adopt the Fifth Amendment to Employment Contract City Attorney, and authorize the Mayor to sign on behalf of the City.

City Attorney Dan Sodergren recused from the meeting.

Councilmember Balch requested support to hold a closed session to further discuss the contract.

Larissa Seto, Assistant City Attorney, responded to questions regarding procedure.

Mayor Brown read an oral summary to state that approval of this action amends the employment contract of the City Attorney to increase his salary by 6% in December 2023 and 4% in June 2024.

There being no majority consensus, the request by Councilmember Balch was not approved to proceed.

Mayor Brown opened public comment. There being no speakers, Mayor Brown closed the public comment.

MOTION: It was m/s by Brown/Arkin to approve the contract as recommended. Motion passed by the following vote:

Ayes: Councilmembers Arkin, Nibert, Testa, Mayor Brown
Noes: Councilmember Balch
Absent: None

City Attorney Sodergren returned to the meeting.

MATTERS INITIATED BY COUNCIL

Councilmember Balch requested if the City Manager could provide an update on the community notice for the Kiewit property. City Manager Beaudin stated that staff will be working with consultants and will be actively participating in the conversation and commenting.

Councilmember Balch requested reinstatement of virtual public comment at City Council meetings. The request failed for lack of majority consensus.

COUNCIL REPORTS

Councilmembers reported on regional and local agency meetings attended.

ADJOURNMENT

The Mayor adjourned the meeting at 10:17 p.m.

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Jocelyn Kwong, City Clerk

CITY COUNCIL AGENDA REPORT

February 20, 2024
City Manager

TITLE: ENACT REVISIONS TO COMMISSION AND COMMITTEE STRUCTURE: INTRODUCE AN ORDINANCE MODIFYING THE MEMBERSHIP AND LENGTH OF TERM OF THE YOUTH COMMISSION BY AMENDING PMC CHAPTER 2.29; INTRODUCE AN ORDINANCE CREATING THE ENERGY AND ENVIRONMENT COMMISSION BY ADDING A NEW CHAPTER 2.31 TO THE PMC, REPLACING THE COMMITTEE ON ENERGY AND THE ENVIRONMENT; ADOPT A RESOLUTION MODIFYING THE MEMBERSHIP, UPDATING DUTIES AND CHANGING MEETING FREQUENCY OF THE BICYCLE, PEDESTRIAN AND TRAILS COMMITTEE; ADOPT A RESOLUTION MODIFYING THE MEMBERSHIP AND CHANGING MEETING FREQUENCY OF THE ECONOMIC VITALITY COMMITTEE; AND, INTRODUCE AN ORDINANCE MODIFYING THE DUTIES OF THE PLANNING COMMISSION BY AMENDING PMC SECTION 2.30.020 AND DISBANDING THE HOUSING COMMISSION BY DELETING CHAPTER 2.38

SUMMARY

Evaluation of the City's commission and committee structure is included in the ONE Pleasanton Strategic Plan goal of *Optimizing Our Organization* as part of a strategy to evaluate and enhance community engagement opportunities. The City currently has seven commissions and three committees, with City Council appointed representatives on each. To better align with the City's organizational structure, streamline opportunities for community input and engagement, and increase efficiency for the commission and committee members as well as supporting staff members, in February 2023 the City Council voted to create an ad- hoc Council subcommittee (Arkin, Balch) to discuss commission and committee restructure and present a recommendation for the City Council's consideration.

The Council subcommittee reviewed and discussed several options for consolidation of committees and commissions, resulting in recommendations that were presented to the City Council in October 2023. The City Council voted affirmatively on several of the recommendations, including to modify the membership and length of term for the Youth Commission; convert the Committee on Energy and the Environment to the Energy and Environment Commission; modify the membership, duties and meeting frequency of the Bicycle, Pedestrian and Trials Committee; and modify the membership and meeting frequency of the Economic Vitality Committee. Additionally, the City Council indicated its general support for combining the Housing and Planning Commissions, with the Planning Commission assuming the duties of the Housing Commission. City Council adoption of revisions to the Pleasanton Municipal Code and resolutions as presented with this report will formally institute these changes.

RECOMMENDATION

Enact revisions to Commission and Committee structure: Introduce an ordinance modifying the membership and length of term of the Youth Commission by amending PMC Chapter 2.29;

Introduce an ordinance creating the Energy and Environment Commission by adding a new Chapter 2.31 to the PMC, replacing the Committee on Energy and the Environment; Adopt a resolution modifying the membership, updating duties and changing meeting frequency of the Bicycle, Pedestrian and Trails Committee; Adopt a resolution modifying the membership and changing meeting frequency of the Economic Vitality Committee; and, Introduce an Ordinance modifying the duties of the Planning Commission by amending PMC section 2.30.020 and disbanding the Housing Commission by deleting Chapter 2.38.

BACKGROUND

Current Structure

Commissions are codified in the City' s municipal code and provide policy input on a broad range of topics within a specific area of expertise and focus. The number of members on each commission varies, as does the frequency of meetings. Committees are established by City Council resolution. Each of the three committees has a distinctive focus area. The number of members on each committee varies.

An overview of the current structure of the subject commission and committees as previously presented to the City Council is provided for reference. Notably, the structure – particularly, the meeting frequency and membership – among these boards differs significantly.

<u>Youth Commission</u>

- Members: 14 (11 Regular (2 adults and 9 youth) and 3 Alternates)
- Liaison Department: Library and Recreation
- Role: Act as the liaison between Pleasanton' s youth community and the City Council; advise the Council on youth-related issues; promote an understanding and appreciation of community affairs among the youth of Pleasanton.
- Legislative body: No
- Frequency of Meetings: Monthly, September— May
- Terms are consistent for adult members across all commissions at 2 four-year terms. Youth terms are currently 3 two- year terms for the Youth Commission and 1 two- year term for youth on other commissions.

<u>Bicycle, Pedestrian, Trails Committee</u>

- Members: 13
- Liaison Department: Community Development, Traffic Engineering Division and Library and Recreation (as liaison to Parks and Recreation Commission)
- Role: Advise the Parks and Recreation Commission and the City' s Traffic Engineering Division on bicycle, pedestrian and trail related items including reviewing and prioritizing potential projects, policy recommendations, and the promotion of community awareness regarding non- motorized forms of transportation.
- Frequency of Meetings: Monthly

<u>Committee on Energy and the Environment</u>

- Members: 7

- Liaison Department: City Manager' s Office
- Role: Work with City staff to prepare an Energy and Environmental Priorities Plan focusing on energy and environmental issues and strategies reflecting community opportunities, needs and interests. Advise on implementation of Climate Action Plan.
- Frequency of Meetings: Every other month

Economic Vitality Committee

- Members: 22 (One representative from varied industries and business organizations)
- Liaison Department: City Manager's Office, Economic Development Division
- Role: Assess the current and ongoing business climate in Pleasanton and offer suggestions and recommendations to the City Council intended to maintain a strong economic development base in the city.
- Frequency of Meetings: Monthly

Planning Commission

- Members: 6 (5 Regular and 1 Alternate)
- Liaison Department: Community Development, Planning Division
- Role: Prepare, adopt and administer the City's General Plan and specific plans; prepare recommendations to the City Council regarding amendments to the City's zoning ordinance; review and advise the City Council regarding subdivision maps; and investigate, hear and determine use permits, specified variances, permits and zoning ordinances, disputes and controversies.
- Legislative body: Yes
- Frequency of meetings: Twice per month

Housing Commission

- Members: 6 (5 Regular and 1 Alternate)
- Liaison Department: Community Development Department, Housing Division
- Role: In cooperation with the community and the development and construction industry, the commission is responsible for initiating and pursuing opportunities for developing, promoting and retaining affordable housing within the community and the region. Recommend policies related to affordable housing and provide input regarding expenditure of Lower Income Housing Fund. Provide oversight of City affordable housing developments.
- Legislative body: No
- Frequency of Meetings: Monthly

DISCUSSION

New Commission Structure

At its meeting on October 17, 2023, the City Council reviewed several alternatives for restructuring. The outcome of the City Council’s discussion was three-fold: 1) request the ad

hoc subcommittee and staff reconvene to develop additional alternatives for the Library, Civic Arts. Human Services, and Parks and Recreation Commission; 2) affirmative votes on the recommendations for the Youth Commission, Committee on Energy and the Environment, the Bicycle, Pedestrian, and Trails Committee and the Economic Vitality Committee; and 3) indicate general support for combining the Housing and Planning Commissions, with the Planning Commission assuming the duties of the Housing Commission. Details are provided below:

Youth Commission

- Eliminate adult members and replace with youth members
- Modify to 15 total members (instead of 14), and eliminate alternate positions
- Grade Representation with 3 middle school students, 6 high school freshman/ sophomores and 6 high school juniors/ seniors
- Modify terms to 2 two-year terms from the current 3 two-year terms
- Meet monthly September-May

Replacing adult representation on the Youth Commission will open more opportunity for youth and provide a stronger youth voice in the community, with the staff liaison providing the adult oversight needed. Youth-only representation is standard on local government youth commissions throughout the Bay Area.

Energy and Environment Commission

- Convert to Commission
- Retain 7 members, including 2 at-large youth
- Meet monthly
- Move oversight to Community Development for CAP 2. 0 implementation

With the Climate Action Plan 2. 0 as a major focus area for the City, transitioning the Energy and Environment Committee to a commission will help to increase the focus on the environment and sustainability in Pleasanton.

Bicycle, Pedestrian, Trails Committee (BPTC)

- Reduce members from 13 to 9, with representatives from Planning Commission (1), Parks and Recreation Commission (1), Human Services Commission (1), Youth Commission (1), and 5 at-large members
- Move responsibility to Community Development Department and Public Works Department (co- chairs)
- Meet every other month
- Modify terms of appointment from 2 three-year terms to 2 four-year terms to match other committees

The BPTC is needed for certain grant and capital projects, and other projects as routinely reviewed by the BPTC. The current workload of this committee could be accomplished with

less frequent meetings.

Economic Vitality Committee

- Reduce members from 22 to 9, to focus on industry sector representation, including commercial real estate, downtown business, retail, information technology, life sciences, commercial services, professional services, and 2 at-large members
- Meet every other month

The City has strong partnerships with local business-supporting organizations such as Visit Tri-Valley, the Pleasanton Chamber of Commerce and the Pleasanton Downtown Association. City staff facilitates ongoing collaboration and information-sharing opportunities among these partners, such that their input to the City is already incorporated into recommendations presented to the City Council. Focusing the membership of the Economic Vitality Committee on industry sector representatives will provide additional perspectives and insights to be shared with City staff and the City Council on issues that impact the local economy.

Planning Commission (Eliminate Housing Commission)

- Planning Commission to assume Housing Commission responsibilities
- Maintain 6 members
- Meet twice per month

The Housing Commission was created to provide oversight for Kottinger Place (now redeveloped into Kottinger Gardens) and Ridgeview Commons. Both senior housing properties are now managed by non- profit affordable housing developers and are subject to the regulations of the California Lower Income Housing Tax Credit (LIHTC) program, with monitoring of these projects provided by the California Tax Credit Allocation Committee (TCAC). As a result, the oversight role previously taken by the Housing Commission is no longer necessary.

The Housing Commission has continued to conduct a review of the Ridgeview Commons annual operating budget, which is required to be submitted to the California Housing Finance Agency, one of the original lenders that financed construction of the project. However, Commission-level review of the budget is not mandatory, and could instead be performed by staff.

Currently, the Housing Commission reviews and recommends Affordable Housing Agreements (AHA) with residential developers proposing housing projects and how they can meet the City's Inclusionary Zoning Ordinance (IZO). While the Housing Commission's review has been helpful, usually the affordable housing component is linked to other dimensions of the project, such as project design, other proposed community benefits, or increasingly, application of density bonus requests, which are outside the purview of the Housing Commission. Since the Planning Commission is typically involved in more comprehensive review of development projects, a clear nexus could be made to incorporate recommendations connected to approval of a related AHA as part of the Planning Commission's overall action.

Implementation
Except for the Planning Commission's assumption of the Housing Commission responsibilities, the transitions will happen through attrition due to resignation or expiration of commission/ committee terms (i.e., not filling positions as they become vacant). It is anticipated that all commissions and committees will reach the amended number of members by June 2025 and some earlier. The City Council's adoption of the changes, as provided by the attached ordinances and resolutions, will align with the upcoming spring recruitment for commission and committee openings to be held during the month of March.

Commission/Committee Membership Requirements
Additionally, commission and committee members are necessitated to meet several requirements to remain in good standing, including compliance with City procedures regarding attendance, mandatory ethics training, and annual filing of Form 700 Statement of Economic Interests (if applicable). There are currently policies that would allow City Council to remove commissioners who do not meet attendance parameters, do not complete the required ethics training, or do not complete the Form 700; bi-annual reporting will be provided to the City Council in January and July of each year for City Council direction.

Annual Workplan Recommendation
To ensure that commissions and committees are working in concert with the City Council toward identified community goals, each commission and committee will submit a work plan to the City Council. In coordination with the staff liaison, these workplans should advance the ONE Pleasanton strategic plan goals and strategies and would be developed concurrently with the City's 2-year budget process and then be submitted to the City Council. Given how implementation of the workplan progresses, it may be updated concurrent with the mid-term budget process. This annual workplan process will be memorialized in the Commissioners Handbook in its next revision.

EQUITY AND SUSTAINABILITY
Reorganization of the current commission and committee structure allows for an appropriate number of members and meeting frequency that is intended to foster streamline opportunities for community input and engagement; and efficiency and impact for the commission and committee members as well as supporting staff members. An optimal structure will retain existing members while also attracting new members to commissions and committees. Also, this restricting will create a greater connection to the ONE Pleasanton strategic plan goals. For example, replacing adult representation on the Youth Commission will open more opportunity for youth and provide a stronger youth voice in the community (*Building a Community Where Everyone Belongs*); and transitioning the Energy and Environment Committee to a commission will help to increase the focus on the environment and sustainability in Pleasanton (*Investing in Our Environment*).

OUTREACH
Members of all City commissions and committees were notified of the City Council' s February 7, 2023, review of the proposed reorganization, and its subsequent October 17, 2023, discussion of recommendations for restructuring. Accordingly, all current commission and committee members have been notified of this report to the City Council.

STRATEGIC PLAN ALIGNMENT

Approval of this action advances the Citywide ONE Pleasanton strategic plan goal of *Optimizing Our Organization*, Strategy 4 – Evaluate and update the organization's structure of community engagement opportunities. The approved revisions are intended to create a standard structure for commission and committee membership, while ensuring that each commission has a sufficient workload that is meaningful toward advising the City Council. Through these revisions and related recommendations, impact on the community would be enhanced, as each member would have a broader knowledge and deeper connection with public services to share with their community networks.

FISCAL IMPACT

There is no financial impact associated with this item.

Prepared by:	Submitted by:	Approved by:
Pamela Ott, Assistant City Manager	Pamela Ott, Assistant City Manager	Gerry Beaudin, City Manager

Attachments:

1. Youth Commission Ordinance
2. Energy and the Environment Commission Ordinance
3. Bicycle Pedestrian and Trails Resolution
4. Economic Vitality Committee Resolution
5. Planning and Housing Commission Ordinance

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PLEASANTON MODIFYING THE MEMBERSHIP AND LENGTH OF TERM OF THE YOUTH COMMISSION BY AMENDING MUNICIPAL CODE CHAPTER 2.29

WHEREAS, the City values the views of youth in the community, who make up 24% of the population. After the adoption of the Youth Master Plan, the City Council formed a Youth Commission to regularly receive youth perspectives and initiatives; and

WHEREAS, on October 17, 2023, and February 20, 2024, at duly noticed public hearings, the City Council considered commission and committee reorganization, and determined that the Youth Commission should be modified to remove adult members and alternates, shorten terms, and make other related changes.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1. Finds that the proposed amendments to the Pleasanton Municipal Code have no possibility to have a significant effect on the environment per Title 14 California Code of Regulations (CEQA Guidelines) § 15061(b)(3).

SECTION 2. Amends the Pleasanton Municipal Code as shown in Exhibit A, attached, and incorporated by this reference, to modify the membership, length of terms and other related changes to the Youth Commission.

SECTION 3. New Youth Commissioners shall generally begin their term in September. Applicants during Spring Recruitment should apply for an appointment which aligns with the grade level that the person will be in September of that year.

SECTION 4. Under the prior provisions, a commissioner could serve a maximum of six years (three terms of two years each). With this amendment, a commissioner can now serve a maximum of four years (two terms of two years each). To give more youth an opportunity to participate, current and prior service on the commission counts towards years served when calculating maximum number of years of service allowed. For example, a commissioner in a second two-year term may not apply for a third term, as after the second two-year term expires, the commissioner will have served 4 years. A commissioner currently serving a third term may complete that third term for six total years of service.

SECTION 5. Adult members currently serving on the Youth Commission shall have their terms end at the Youth Commission meeting in May 2024.

SECTION 6. Staff are directed to reach out to all schools to share information about these opportunities during each recruitment period.

SECTION 7. A summary of this ordinance shall be published once within fifteen (15) days after its adoption in “The Valley Times,” a newspaper of general circulation published in the City of Pleasanton, and the complete ordinance shall be posted for fifteen (15) days in the City Clerk’s office within fifteen (15) days after its adoption.

SECTION 8. This ordinance shall be effective thirty (30) days after its passage and adoption.

The foregoing Ordinance was introduced at a regular meeting of the City Council of the City of Pleasanton on February 20, 2024, by the following vote.

Ayes:
Noes:
Absent:
Abstain:

_____
Karla Brown, Mayor

ATTEST:

_____
Jocelyn Kwong, City Clerk

Dated: _____

APPROVED AS TO FORM:

_____
Daniel G. Sodergren, City Attorney

EXHIBIT A

Amend these three sections of **Chapter 2.29 Youth Commission**:

2.29.030 Memberships—Appointments.
2.29.040 Term of membership.
2.29.080 Meetings.

other sections remain unchanged.

2.29.030 Memberships—Appointments.

A. The commission shall have 15~~1~~ regular commissioners, ~~and three alternate commissioners~~ all of whom shall be residents of the city.

B. The 15~~1~~ regular commissioners shall include: three students from middle school; six ~~three~~ students ~~from~~ who are high school freshmen or sophomores; and six students who are high school juniors or seniors~~four at large student representatives from grades six through 12; and one adult commissioner from the community at large~~.

C. ~~The two alternate youth commissioners shall be from grades six through 12 and shall be selected from the community at large. The one alternate adult commissioner shall be selected from the community at large.~~

~~D. The regular c~~Commissioners ~~and the alternate commissioners~~ shall be appointed by the mayor subject to ratification by the city council, as provided in the adopted city resolution establishing procedures for appointments to boards and commissions.

E. Commissioners shall be eligible to participate in all activities of the commission ~~except that the alternate commissioner shall vote only in the event of an absence or conflict of interest of one of the regular youth commissioners~~.

~~F. The alternate commissioners may serve as a voting member on any subcommittee of the commission.~~

F~~G~~. Commissioners shall be compensated as established by city council resolution or as allowed by state law.

2.29.040 Term of membership.

A. ~~Regular youth c~~Commissioners shall be eligible to serve a maximum of ~~six~~ four years with ~~three~~ two terms of two years.

B. ~~The regular adult commissioner shall be eligible to serve a maximum term of eight years with two four-year terms.~~

~~C. The alternate youth commissioners shall be eligible to serve two-year terms and are not subject to a limit in the number of years served provided that their grade level does not exceed the 12th grade. The alternate adult member shall be eligible to serve four year terms and is not subject to the limit in the number of years served.~~

~~D.~~ The term of a commissioner shall be consistent with and subject to city council resolution concerning limiting service on boards and commissions.

2.29.080 Meetings.

A. Regular meetings shall be held on the second Wednesday of each month, September through May, at a time and place set by the commission. The commission may approve an alternate meeting date.

B. Special meetings may be called by the chairperson or by a majority of the commissioners, the city manager, and/or the city council provided written notice is given 48 hours in advance of the special meeting to the following: each commissioner, local newspapers of general circulation, and anyone filing written request for notice with the city clerk. Notice of meetings shall comply in all respects with Section 54950 et seq., of the Government Code, known commonly as the Ralph M. Brown Act.

C. All meetings shall be open to the public and shall follow a prepared agenda. Minutes of all meetings shall be kept and filed with the city clerk.

D. ~~Seven~~ Eight commissioners need to be present to constitute a quorum and a vote to approve or deny shall only occur upon a majority vote of the commissioners present.

//

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PLEASANTON CREATING AN ENERGY AND ENVIRONMENT COMMISSION BY ADDING A NEW CHAPTER 2.31 TO THE MUNICIPAL CODE, REPLACING THE COMMITTEE ON ENERGY AND THE ENVIRONMENT

WHEREAS, since the City has been concerned about the preservation of environmental quality and the conservation of energy, the City Council created the Committee on Energy and the Environment by Resolution No. 08-234 in 2008, and extended the committee's term on February 16, 2016, February 17, 2017, and June 4, 2019, until making it a permanent committee by Resolution No. 21-1201 in 2021; and

WHEREAS, the Committee on Energy and the Environment provided key guidance and insight into the development of Climate Action Plan (CAP) 2.0 adopted in March 2022, as well as the original CAP; and

WHEREAS, on October 17, 2023 and February 20, 2024, at duly noticed public hearings, the City Council considered commission and committee reorganization, and determined that the Committee on Energy and the Environment should be made a formal commission as these members will have an important and on-going role implementing the CAP 2.0, as well as working with staff to prepare an Energy and Environmental Priorities Plan to reflect community opportunities, needs and interests.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1. Finds that the proposed amendments to the Pleasanton Municipal Code have no possibility to have a significant effect on the environment per Title 14 California Code of Regulations (CEQA Guidelines) § 15061(b)(3).

SECTION 2. Amends the Pleasanton Municipal Code as shown in Exhibit A, attached and incorporated by this reference, to create a new Energy and Environment Commission.

SECTION 3. Repeals Resolution Nos. 08-234 and 21-1201 to disband the Committee on Energy and the Environment, as it is being replaced with this new Energy and Environment Commission.

SECTION 4. The existing six regular members of the Committee on Energy and the Environment shall become commissioners on the new Energy and Environment Commission for the remainder of their respective terms, with the most recently appointed regular member serving as the alternate commissioner, the youth member serving in the same role, and current and prior service on the committee counting towards years served when calculating maximum number of years of service allowed on the commission.

SECTION 5. A summary of this ordinance shall be published once within fifteen (15) days after its adoption in "The Valley Times," a newspaper of general circulation published in the City of Pleasanton, and the complete ordinance shall be posted for fifteen (15) days in the City Clerk's office within fifteen (15) days after its adoption.

SECTION 6. This ordinance shall be effective thirty (30) days after its passage and adoption.

The foregoing Ordinance was introduced at a regular meeting of the City Council of the City of Pleasanton on February 20, 2024, by the following vote.

Ayes:
Noes:
Absent:
Abstain:

_____
Karla Brown, Mayor

ATTEST:

_____
Jocelyn Kwong, City Clerk

Dated: _____

APPROVED AS TO FORM:

_____
Daniel G. Sodergren, City Attorney

EXHIBIT A

Chapter 2.31 ENERGY AND ENVIRONMENT COMMISSION

2.31.010 Commission created. There is created an energy and environment commission.

2.31.020 Duties.
A. The energy and environment commission shall advise the city council in matters related to city energy and environmental services as outlined in the City's adopted Climate Action Plan (CAP).

B. The duties of the commission shall include the following:

1. Advise and assist in implementation of the adopted CAP and assist with subsequent updates to the CAP;
2. In collaboration City staff, prepare an Energy and Environmental Priorities Plan focusing on energy and environmental issues and strategies reflecting community opportunities, needs, and interest as identified in the CAP, and in consideration of available City resources to successfully implement priorities;
3. As identified in the CAP, promote and recommend strategies toward preservation, enhancement and sustainable utilization of environmental resources for use by residents and businesses of the City of Pleasanton;
4. As identified in the CAP, give special consideration to issues that may adversely affect those natural resources within the city.
5. Develop strategies that are measurable in a quantitative and qualitative fashion; and
6. Support the intent of the General Plan's environmental goals, policies and programs.

2.31.030 Membership—Appointments.
A. The commission shall have five regular commissioners, one youth member, and one alternate commissioner all of whom shall be residents of the city.
B. The five regular commissioners and the one alternate commissioner shall be selected from the community at large. The youth member shall be the minimum age of a high school freshman. The regular commissioners, the youth member, and alternate commissioner shall be appointed by the mayor, subject to the ratification by the city council, as provided in the adopted city council resolution establishing procedures for appointments to boards and commissions.
C. Commissioners shall be eligible to participate in all activities of the commission except that the alternate commissioner shall vote only in the event of an absence or conflict of interest of one of the regular commissioners.
D. The alternate commissioner may serve as a voting member on any subcommittee of the commission and may be designated as the commission's representative to other boards and commissions.
E. Commissioners shall be compensated as established by city council resolution, unless the youth member is unable to qualify for a work permit that allows for compensation.

2.31.040 Term of membership.
A. Regular commissioners shall be eligible to serve a maximum of eight years with two four-year terms.

B. Alternate commissioners shall be eligible to serve four-year terms and are not subject to a limit in the number of years served.
C. The youth member shall be eligible to serve a two-year term.
D. The term of a commissioner shall be consistent with and subject to city council resolution concerning limiting service on boards and commissions.

2.31.050 Maintenance of membership.
A. Persons appointed to the commission shall continue to serve as members of the commission except when:

1. The commissioner's term of office on the commission expires;
2. The commissioner voluntarily resigns from the commission;
3. The commissioner is absent from one-third of the regular meetings within a six-month period as provided in subsection C of this section;
4. The commissioner fails to maintain a primary residence in the city;
5. The commissioner fails to timely file any required Statement of Economic Interest;
6. The commissioner is employed by the city in a capacity related to the duties of the commission.

B. The secretary of the commission shall inform the council when any of the above occurs.
C. The following procedures shall apply to termination of office as a result of absences from commission meetings:

1. At the end of each six-month period, the secretary of the commission shall report the attendance record of each member of the commission to the city manager, who shall transmit the record to the city council.
2. The city manager shall notify, in writing, any commissioner who has been absent from one-third or more of the regular meetings during the course of a six-month period and request that the commissioner submit, in writing, to the city council the reasons for the absences.
3. The city council shall determine if the commissioner's reasons for the absences were justified. If the city council determines that the reasons for the failure of the member to attend the meetings in question were not justified, the city council shall terminate the term of office of the commissioner and declare the office vacant.
4. If the city council declares such office vacant, the city clerk shall notify the commissioner that the commissioner's term has been officially terminated.

2.31.060 Commissioner vacancies. Vacancies on the commission shall be filled as provided in the city council resolution establishing procedures for appointments to city boards and commissions.

2.31.070 Organization.
A. Commissioners shall meet in regular session and elect a chairperson and vice chairperson. The election shall be by a majority vote of the commission, to be held on the last meeting of each calendar year. The term of service for these offices shall be one year, beginning in January of each year. No commissioner shall serve more than two consecutive full terms as chairperson or vice chairperson of the commission.
B. The commission shall conduct its meetings and business in accordance with the Commissioner's Handbook as said handbook is amended from time to time.
C. The chairperson shall:

1. Preside at all meetings;
2. Appoint commissioners as needed to serve on subcommittees, ad hoc committees, and as representatives on other boards and commissions; and

3. Call special meetings.

D. The vice chairperson shall preside in the absence of the chairperson.

E. The city manager shall appoint a city employee to serve as staff liaison who shall also serve as secretary to the commission. The staff liaison/secretary to the commission shall keep true and accurate accounts of all action of the commission.

2.31.080 Meetings.

A. Regular meetings shall be held on the fourth Wednesday of every other month at a time and place set by the commission. The commission may approve an alternate meeting date.

B. Special meetings may be called by the chairperson or by a majority of the commissioners, the city manager, and/or the city council, provided written notice is given 48 hours in advance of the special meeting to the following: each commissioner, local newspapers of general circulation, and anyone filing written request for notice with the city clerk. Notice of meetings shall comply in all respects with Section 54950 et seq., of the Government Code, known commonly as the Ralph M. Brown Act.

C. All meetings shall be open to the public and shall follow a prepared agenda. Minutes of all meetings shall be kept and filed with the city clerk.

D. Three commissioners allowed to vote need to be present to constitute a quorum and a vote to approve or deny shall only occur upon a majority vote of the commissioners present who are allowed to vote.

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RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PLEASANTON MODIFYING THE MEMBERSHIP, UPDATING DUTIES AND CHANGING MEETING FREQUENCY OF THE BICYCLE, PEDESTRIAN AND TRAILS COMMITTEE

WHEREAS, since its establishment in 2010 by Resolution No. 10-384 through the combination of the Trails Ad Hoc Committee and the Bicycle, Pedestrian Advisory Committee, the Bicycle, Pedestrian and Trails Committee has provided advice to the City Council regarding grant funding, pedestrian, bicycle and trail capital improvement projects, the Pedestrian and Bicycle Master Plan, the Trails Master Plan and related matters, and the staff recommends that the committee's duties should be updated to reflect current responsibilities; and

WHEREAS, on October 17, 2023, and February 20, 2024, at duly noticed public hearings, the City Council considered commission and committee reorganization, and determined that the Bicycle, Pedestrian and Trails Committee would benefit from a reduction in the number of members and decrease in frequency of meetings.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES RESOLVE, DECLARE, DETERMINE AND ORDER THE FOLLOWING:

SECTION 1. Finds that the proposed changes to the Bicycle, Pedestrian and Trails Committee have no possibility to have a significant effect on the environment per Title 14 California Code of Regulations (CEQA Guidelines) § 15061(b)(3).

SECTION 2. Resolution No. 10-384 is hereby rescinded.

SECTION 3. The City Council does hereby re-establish the Bicycle, Pedestrian and Trails Committee which shall have the following duties and responsibilities:

a. Review projects that include pedestrian, bicycle and trail improvements and provide recommendations on design elements to the Parks and Recreation Commission, City Council, Traffic Engineering and Public Works that relate to pedestrian, bicycle, and trail construction/modification.

b. Provide recommendations to staff on prioritization of connectivity points and ADA access improvements from trails to points of interest and other transportation facilities for inclusion in CIP.

c. Assist the Parks and Recreation Commission and staff with Adopt-A-Trail or similar program.

d. Advise the Parks and Recreation Commission, City Council, Traffic Engineering Division and Public Works on matters related to the Pedestrian and Bicycle Master Plan, Trails Master Plan, Complete Streets Program, and Transportation & Land Use actions and policies of the Climate Action Plan related to bicycles, pedestrians, and trails.

e. Provide input on grant funding applications relating to pedestrian, bicycle and trails projects and give recommendations to the City Council.

f. Review, generally on an annual basis, the pedestrian, bicycle, and trail project priorities and provide recommendations to the Parks and Recreation Commission and City Council on prioritization.

g. Serve as the steering committee for updates to the Pedestrian and Bicycle Master Plan and the Trails Master Plan, or other role as determined by the City Council.

SECTION 4. The Bicycle, Pedestrian and Trails Committee shall have nine (9) members comprised of:

a. One member from the Planning Commission who will serve as vice-chair
b. One member from the Park and Recreation Commission who will serve as chair
c. One member from the Youth Commission
d. One member from the Energy and Environment Commission
e. Five at-large members who shall be residents of Pleasanton

The committee will have one staff representative from the Traffic Engineering Division and Public Works that will serve as co-liaisons to the committee. In addition, the committee will have one staff representative from the Police Department.

SECTION 5. The Committee shall serve as follows:

a. Members shall serve four-year terms with a maximum of two terms.

b. In the case of a vacancy, an appointment shall be made for the remainder of the term in the same manner as the original appointment.

c. Persons appointed to the Committee shall continue to serve as members except when:

   i. The member's term expires.
   ii. The member voluntarily resigns from the Committee.
   iii. The member is absent from one-third (1/3) of the regular meetings within a one year period.
   iv. The member fails to timely file a Statement of Economic Interest.
   v. Any other reason the City Council deems reasonable.

d. Members shall be appointed to the Committee in accordance with Resolution No. 97-18, Resolution Establishing Procedures for Appointments to City Boards and Commissions.

SECTION 6. The Committee shall hold regular meetings as follows:

a. The Committee shall meet every other month, as needed, with the time, place and date set by the Committee.

b. All meetings shall be public; shall comply in all respects with Section 54950 *et. seq.* of the California Government Code, known commonly as the Ralph M. Brown Act. Agendas and action minutes shall be prepared and maintained by Community Development and Public Works Department staff. Meetings shall be conducted following the Commissioner's Handbook.

SECTION 7. A simple majority of the current membership shall constitute a quorum. A simple majority of the quorum shall be required to conduct business.

SECTION 8. The re-establishment of this Committee has changed the length of the term from three years to four years, and retains a maximum of two terms, such that the maximum length of service has changed from six years total to eight years total. Current members will have the terms of their existing appointment changed from three years to four years. Therefore, the maximum length of service for current committee members shall be seven or eight years total.

SECTION 9. This resolution shall become effective immediately upon its passage and adoption.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Pleasanton at a regular meeting held on February 20, 2024.

I, Jocelyn Kwong, City Clerk of the City of Pleasanton, California, certify that the foregoing resolution was adopted by the City Council at a regular meeting held on February 20, 2024, by the following vote:

Ayes:
Noes:
Absent:
Abstain:

_____
Jocelyn Kwong, City Clerk

APPROVED AS TO FORM:

_____
Daniel G. Sodergren, City Attorney

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PLEASANTON MODIFYING THE MEMBERSHIP AND CHANGING MEETING FREQUENCY OF THE ECONOMIC VITALITY COMMITTEE

WHEREAS, since its establishment in 1992, the Economic Vitality Committee has provided advice to the City Council regarding the Economic Development Strategic Plan, the Economic and Fiscal Element of the General Plan, and the business climate in Pleasanton;

WHEREAS, on October 17, 2023, and February 20, 2024, at a duly noticed public hearings, the City Council considered commission and committee reorganization, and determined that the Economic Vitality Committee would benefit from a reduction in the number of members and decrease in frequency of meetings.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES RESOLVE, DECLARE, DETERMINE AND ORDER THE FOLLOWING:

SECTION 1. Finds that the proposed changes to the Economic Vitality Committee have no possibility to have a significant effect on the environment per Title 14 California Code of Regulations (CEQA Guidelines) § 15061(b)(3).

SECTION 2. Resolution No. 15-778 is hereby rescinded.

SECTION 3. The City Council does hereby reestablish the Economic Vitality Committee which shall serve as follows:

a. The mission of the Economic Vitality Committee shall be to assess the current and ongoing business climate in the City of Pleasanton and to offer suggestions and submit recommendations to the City Council intended to maintain a strong economic base in the city.

b. The Committee will focus on general trends, issues and governmental processes in an attempt to identify opportunities to assist and promote economic vitality in the City of Pleasanton.

c. The Committee's role in retaining and attracting business is limited to providing general information regarding available resources within the business community and governmental agencies which may be beneficial toward attracting new businesses to the community and/or retaining existing businesses. Unless otherwise directed by the City Council, the Committee shall not engage in any negotiations relative to the relaxation, expansion or modification of any City regulations, fees, or services.

d. The Committee shall recommend to the City Council the general types of business and/or markets that would be beneficial to the overall economic condition of the city. The City Council shall take this information into consideration when determining active attraction and retention efforts by the Economic Development Division.

SECTION 4. The Economic Vitality Committee shall have nine (9) members comprised of: one representative from each of the following seven (7) groups, as well as two (2) at-large members who are residents of Pleasanton. The members shall serve without compensation.

Members shall be reimbursed for appropriate expenses incurred when attending conferences if budgeted and approved by the City Council.

1. Commercial Real Estate - A representative from a commercial builder, developer, or business specializing in commercial real estate leasing or sales, with an office located in Pleasanton or who directly serves the Pleasanton community.

2. Downtown Business - A representative from a business located in the city's downtown district.

3. Retail – A representative from a retail business selling goods or services directly to customers in-store located in Pleasanton.

4. Information Technology – A representative from an information technology business that provides materials or services with an office located in Pleasanton.

5. Life Sciences – A representative from a business involved with research, development or manufacturing of pharmaceuticals, biotechnology, medical devices, biomedical technologies, nutraceuticals, cosmeceuticals, food processing, and other products with an office located in Pleasanton.

6. Commercial Services – A representative from a business specializing in commercial services with an office located in Pleasanton.

7. Professional Services - A representative from a business specializing in professional services with an office located in Pleasanton.

SECTION 5. Members shall be appointed to the Committee in accordance with Resolution No. 97-18, Resolution Establishing Procedures for Appointments to City Boards and Commissions.

SECTION 6. The Committee shall hold regular meetings as follows:

a. The Committee shall meet every other month with the time, place and date set by the Committee.

b. Special meetings may be called by the Committee chairperson or by any five members, provided written notice is given twenty-hour hours in advance of the special meeting to the following: each Committee member, local newspapers of general circulation, and to anyone who has filed with the City Clerk or the Economic Development Division staff a written request for notice. Notice of meetings shall comply in all respects with Section 54950 *et. seq.* of the Government Code, known commonly as the Ralph M. Brown Act.

c. All meetings shall be public; an agenda shall be prepared; action minutes of all meetings shall be kept and filed by Economic Development Division staff.

SECTION 7. A simple majority of the current membership shall constitute a quorum. A meeting at which a quorum is initially present may continue to transact business, notwithstanding the withdrawal of members, if any action is approved by at least a majority of the required quorum. A simple majority of the quorum shall be required to conduct business.

SECTION 8. Committee officers shall be selected and serve as follows:

a. The Committee by majority vote shall elect for a term of one year a chairperson and vice chairperson from among its members. Officers shall be elected at the last meeting of each calendar year and assume office at the first meeting of the next calendar year.

b. The chairperson shall be responsible for the conduct of the meetings, working with staff for preparation of agenda and other duties normally associated with a chairperson.

c. The vice chairperson shall perform those duties assigned by the chairperson and act for the chairperson in the latter's absence.

d. No member of the Committee shall serve more than two successive full terms as chairperson.

e. An Economic Development Division representative shall serve as secretary to the Committee.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Pleasanton at a regular meeting held on February 20, 2024.

I, Jocelyn Kwong, City Clerk of the City of Pleasanton, California, certify that the foregoing resolution was adopted by the City Council at a regular meeting held on February 20, 2024, by the following vote:

Ayes:
Noes:
Absent:
Abstain:

_____
Jocelyn Kwong, City Clerk

APPROVED AS TO FORM:

_____
Daniel G. Sodergren, City Attorney

ATTACHMENT 5

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PLEASANTON MODIFYING THE DUTIES OF THE PLANNING COMMISSION BY AMENDING MUNICIPAL CODE SECTION 2.30.020 AND DISBANDING THE HOUSING COMMISSION BY DELETING CHAPTER 2.38

WHEREAS, the City values members of the community volunteering their time to provide recommendations to the City Council, and desires to use volunteer time efficiently; and

WHEREAS, on October 17, 2023, and February 20, 2024, at duly noticed public meetings, the City Council considered commission and committee reorganization, and determined that the Planning Commission should be modified to incorporate most of the duties of the Housing Commission as those commissions have fit and similarity in areas of focus, and that the City can disband the Housing Commission as development patterns for large scale housing development involving the City has changed.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1. Finds that the proposed amendments to the Pleasanton Municipal Code have no possibility to have a significant effect on the environment per Title 14 California Code of Regulations (CEQA Guidelines) § 15061(b)(3).

SECTION 2. Amends the Pleasanton Municipal Code Section 2.30.020 as shown in Exhibit A, attached, and incorporated by this reference, to modify the duties of the Planning Commission.

SECTION 3. Amends the Pleasanton Municipal Code to delete Chapter 2.39 Housing Commission in its entirety. Most of the duties which were assigned to the Housing Commission in the Pleasanton Municipal Code are generally assumed by the Planning Commission, such as the review of affordable housing agreements per Section 17.44.090, and those duties which have more recently not been carried out by the Housing Commission are not assigned to the Planning Commission.

SECTION 4. A summary of this ordinance shall be published once within fifteen (15) days after its adoption in "The Valley Times," a newspaper of general circulation published in the City of Pleasanton, and the complete ordinance shall be posted for fifteen (15) days in the City Clerk's office within fifteen (15) days after its adoption.

SECTION 5. This ordinance shall be effective thirty (30) days after its passage and adoption.

The foregoing Ordinance was introduced at a regular meeting of the City Council of the City of Pleasanton on February 20, 2024, by the following vote.

Ayes:
Noes:
Absent:

Abstain:

_____
Karla Brown, Mayor

ATTEST:

_____
Jocelyn Kwong, City Clerk

Dated: _____

APPROVED AS TO FORM:

_____
Daniel G. Sodergren, City Attorney

EXHIBIT A

Amend Section **2.30.020 Duties** of Chapter 2.30 Planning Commission

§ 2.30.020 Duties.

A. The planning commission shall perform functions as outlined in this chapter.

B. The duties of the commission shall include the following:

1. Prepare, make recommendations to city council to adopt, and administer a general ~~or master~~ plan for the city and for land adjacent to the city for long term growth, subject to revision as conditions and land uses change;
2. Prepare, make recommendations to city council to adopt, and administer specific plans, ~~precise plans~~ and area plans in accordance with the general plan, regulating land and building uses, height and bulk of buildings, open spaces about buildings, lot percentages, lot sizes and locations of buildings and rights-of-way;
3. Recommend to the city council amendments to the zoning ordinance to carry out the general plan and ~~precise~~ specific plans;
4. Investigate, hear and determine applications for use permits and for variance permits made pursuant to the zoning laws of the city;
5. Investigate, hear and determine disputes and controversies regarding the zoning ordinance;
6. Review subdivision maps filed with the city ~~council~~, act as "advisory agency" pursuant to the subdivision map act of the state of California in making recommendations concerning said maps to the council;
7. Make recommendations to the city council and/or establish policies regarding affordable housing projects affiliated with the city including preference and eligibility criteria for city assisted housing, available grant applications, and new affordable housing programs.
8. Review and make recommendations to the city council regarding community development block grant applications for capital improvement and rehabilitation projects.
9. As directed by city council or in accordance with adopted City policy, review and make recommendations to the city council regarding expenditures of the city's lower income housing fund.

10. Review and make recommendations to the city council regarding affordable housing agreements entered into pursuant to Chapter 17.44.

//

THE CITY OF PLEASANTON

Item #3

CITY COUNCIL AGENDA REPORT

February 20, 2024
Community Development

TITLE: ACTIONS OF THE ZONING ADMINISTRATOR AND PLANNING COMMISSION

P23-0905, Yung Chen
Application for Administrative Design Review approval to legalize an existing porch on the side yard and construct an approximately 153-square-foot addition to the rear of the existing residence located at 6048 Inglewood Drive.

Project Information:
Existing floor area: 1,976 square feet
Total floor area with addition: 2,129 square feet
Lot size: 6,500 square feet
Existing floor area ratio: 30.40 percent
Total floor area ratio with addition: 32.75 percent

Approved. (*12 days*)

P24-0014, Grace Chang
Application for Administrative Design Review approval to construct an approximately 55-square foot front covered porch and an approximately 497-square-foot one-story addition at the rear of the existing residence located at 3375 Harpers Ferry Court.

Project Information:
Existing floor area: 1,386 square feet
Total floor area with addition: 1,883 square feet
Lot size: 7,714 square feet
Existing floor area ratio: 17.97 percent
Total floor area ratio with addition: 24.47 percent

Approved. (*6 days*)

P24-0029, Jonathan Cerny
Application for Sign Design Review approval to establish a master sign program for Costco located at 7200 Johnson Drive.

Approved. (*0 days*)

Planning Commission, January 24, 2024

Commissioners Present: Anurag Jain, Vivek Mohan, Brandon Pace and Chair Matt Gaidos
Commissioners Absent: Ken Morgan, Stephanie Wedge

P23-0840, Kidsrobotic, Inc., 6654 Owens Drive
Application to approve Conditional Use Permit to establish a tutoring facility that serves up to 24 students August through May, and no more than 40 students during summer and winter school breaks at the existing facility located at 6654 Owens Drive.

Action Recommended: Adopt Resolution No. PC-2024-01 approving the Conditional Use Permit application.
Action Taken: Adopt Resolution No. PC-2024-01 approving the Conditional Use Permit application, as recommended.
Vote: 4-0

P24-0023, Stacy Call, Bottoms Up Espresso, 4299 Valley Avenue
Appeal of the Zoning Administrator's decision denying an application for Zoning Approval for Bottoms Up Espresso at an existing drive-up kiosk located at 4299 Valley Avenue.

Action Recommended: Adopt Resolution No. PC-2024-02 denying the appeal, thereby upholding the Zoning Administrator's decision denying the Zoning Approval application.

Action Taken: Adopt Resolution No. PC-2024-02 denying the appeal, with a modification to Section 1 stating that the Planning Commission's decision applies to the extent that the application and issue is not moot, thereby upholding the Zoning Administrator's decision as recommended, denying the Zoning Approval application,.

Vote: 3-1 (Mohan abstained)

Prepared by:	Submitted by:	Approved by:
Melinda Denis Zoning Administrator	Ellen Clark Director of Community Development	Gerry Beaudin City Manager

CITY COUNCIL AGENDA REPORT

February 20, 2024
Community Development

TITLE: ADOPT A RESOLUTION APPROVING THE AFFORDABLE HOUSING AGREEMENT WITH CITY VENTURES FOR THE HARMONY CONDOMINIUM PROJECT, A RESIDENTIAL DEVELOPMENT AT 2025 SANTA RITA ROAD

SUMMARY

City Ventures, acting as the developer, received Design Review (P23-0332) approval on October 30, 2023, and Vesting Tentative Tract Map (P23-0605) approval on November 8, 2023, pursuant to California law referred to as SB 330, to demolish an existing motel and restaurant and then construct a housing development consisting of 42 three-story townhome style condominiums ranging in size from approximately 1,400 to 2,150 square feet and related site improvements. SB 330 is the Housing Crisis Act of 2019 (Skinner) amending California Government Code §§65589.5 et. seq. by changing the Permit Streamlining Act and Housing Accountability Act. Per Pleasanton Municipal Code §17.44.030, the residential development requires approval of an Affordable Housing Agreement to comply with the City's Inclusionary Zoning Ordinance (IZO).

RECOMMENDATION

Adopt a resolution approving the Affordable Housing Agreement for the project that allows City Ventures to pay the Affordable Housing Fee.

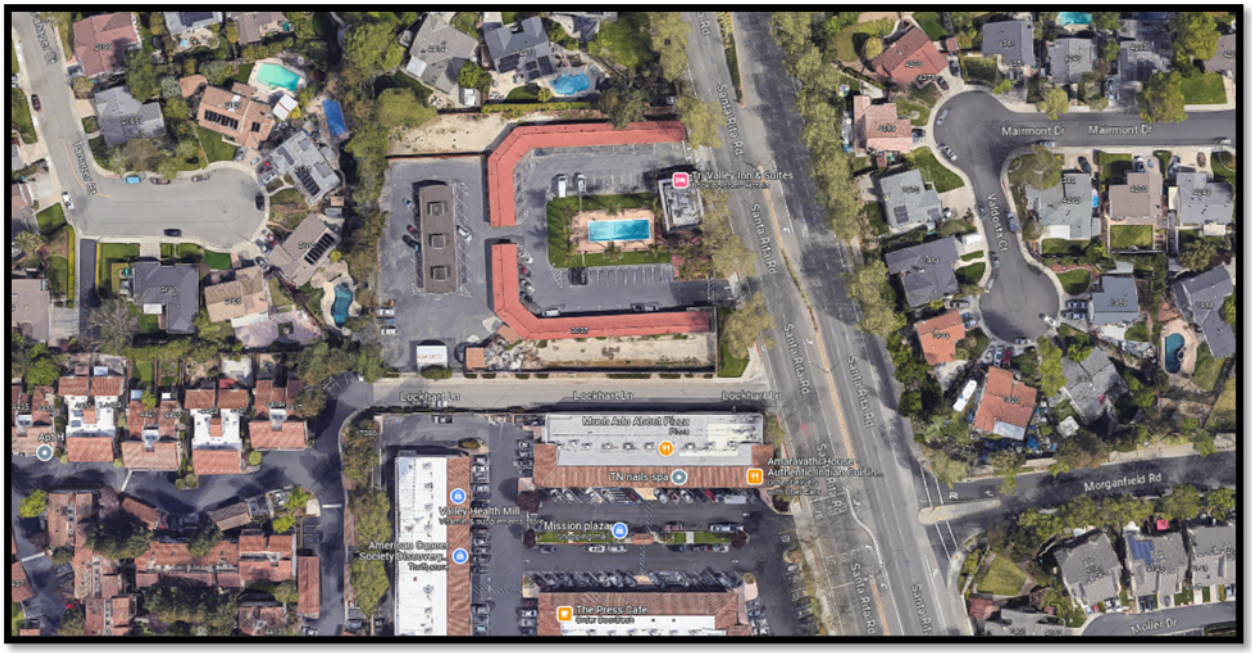
BACKGROUND

Site and Area Description

The 1.96-acre project site is currently occupied by the Tri-Valley Inn & Suites, which includes 34 motel rooms, office space, parking spaces, and an in-ground pool. A restaurant, Curry Cravings, is also located on the site with a frontage on Santa Rita Road. The project site (see Figure 1) is surrounded by single-family housing to the north, east, and west with multi-family apartments farther to the southwest and townhomes to the southeast. To the south, the project site is bordered by Mission Plaza, a commercial business development.

The 1.96-acre site is part of a larger, 2.3-acre site that is identified in the Housing Element Update as Area 16 – Tri-Valley Inn. The 2.3-acre site includes the Lockhart Lane right-of-way, which is being offered for dedication to the City as part of the project approval process.

Figure 1: Aerial Photograph



The project site has a General Plan designation of Retail/Highway/Service Commercial Business and Professional Offices, with a zoning designation of Freeway Commercial (C-F) and Housing Opportunity Zone District (HOZ). This designation would have allowed the site to continue as a commercial use, and also provides the option for conversion to residential use.

Concurrent with the adoption of the Housing Element Update on June 20, 2023, the City Council adopted the necessary General Plan amendments for the Housing Element sites to allow residential development at the prescribed density. The Housing Element sites are included as Housing Element Sites Overlay (HESO) in the General Plan Land Use Map, and development on the sites must comply with the site-specific densities set forth in the Housing Element. The project site - Area 16 - has a density range of 15-25 dwelling units per acre, and the project was approved at a density of 21.4 dwelling units per acre. On December 19, 2023, the City Council adopted Ordinance 2272, rezoning the site to Housing Opportunity Zone (HOZ), which references the Housing Element to assign the allowable density range for the site as specified in the Housing Element.

The City has adopted Objective Design Standards (ODS) to implement development consistent with the Housing Element. Objective standards are defined in State Law as “uniformly verifiable by reference to an external and uniform benchmark or criterion available and knowable by both the development applicant or proponent and the public official.” The ODS are applicable to each of the Housing Element sites and include standards that regulate height, setbacks, massing, site planning, lighting, landscaping and building design to ensure projects will be compatible with their surroundings, attractively designed and landscaped, and minimize impact to aesthetic resources. The project is subject to and complies with the Housing Element sites ODS, including the specific standards for Area 16 that include a larger setback from existing single-family residential properties than is typically required for sites of similar density. The project also meets all applicable parking requirements.

The Design Review application was approved by the Zoning Administrator on October 30,

2023, and the Vesting Tentative Map was approved by the Planning Commission on November 8, 2023. No appeal of either action was filed, and the approvals are currently effective.

DISCUSSION

The approved project includes seven, three-story buildings with 42 townhome-style condominiums, totaling 69,302 square feet of residential space. The townhomes would range in size from approximately 1,403 to 2,150 square feet, with either 3 or 4 bedrooms. The approved project includes approximately 20,000 square feet of group open space. Each townhome will have a two-car private garage accessed via common access streets and three guest parking spaces are provided within the project's interior streets. The project is accessed off Lockhart Lane via Evergreen Court and Scarlet Court. The internal streets loop around the site, with Willow Oak Court dead-ending to provide access to three units at the end of Building F. A site plan is shown in Figure 2, and an elevation of the approved project is shown in Figure 3. In issuing the Design Review approval, the Zoning Administrator found the project to be in conformance with all the applicable standards as defined in the ODS and elsewhere in City regulations.

Figure 2: Site Plan

Figure 3: Building A Elevation

SANTA RITA ROAD ELEVATION

BLDG. A

Affordable Housing Requirements

The approved development includes more than 15 units, and condominiums are considered a multi-family development pursuant to the definitions included in the Inclusionary Zoning Ordinance (IZO); therefore, the approved development is generally subject to a 15 percent affordability requirement for very low and low-income households (i.e., should provide a minimum of six (6) affordably priced units in the development).

However, the IZO also includes provisions for alternative compliance in Section 17.44.080, as follows: "*The primary emphasis of this inclusionary zoning ordinance is to achieve the inclusion of affordable housing units to be constructed in conjunction with market-rate units within the same project in all new residential projects. However, the city acknowledges that it may not always be practical to require that every project satisfy its affordable housing requirement through the construction of affordable units within the project itself. Therefore, the requirements of this chapter may be satisfied by various methods other than the construction of inclusionary units on the project site. Some examples of alternate methods of compliance appear below. As housing market conditions change, the city may need to allow alternatives to provide options to applicants to further the intent of providing affordable housing with new development projects.*"

On this basis, the IZO permits a developer to satisfy the inclusionary requirement through alternative means. Alternatives described in the ordinance include options such as off-site development, land dedication, and payment of the Affordable Housing Development Impact Fees (Affordable Housing Fee, previously and sometimes currently referred to as the Lower Income Housing Fee). Historically, the City has taken a flexible approach to negotiating how residential projects meet their affordable housing requirement; in some cases, most frequently for lower-density single-family ownership projects, the City has allowed payment of affordable housing fees rather than on-site construction. Such past decisions were made at the discretion of the City Council, based on a negotiated Affordable Housing Agreement. In addition to affordable units being provided on-site, land dedication and projects using "credits" from other developments have also been accepted.

While it was the City's past practice to apply discretion in whether it accepted alternatives to

meet IZO requirements, recent changes in state law require the City to rely only on objective standards in the regulation of development projects. Because the existing IZO is permissive and allows for alternative means to satisfy the inclusionary requirement, without any objective criteria for when or whether to accept such alternative, the City may not exercise discretion in approving proposed alternatives that are within the scope of those allowed by the IZO.

A copy of the Inclusionary Zoning Ordinance (IZO) is included for reference as Attachment 3.

Below Market Rate (BMR) and Fees

As described above, the IZO permits payment of fees, rather than constructing on-site units, and this is the approach selected by the developer. The developer, City Ventures, has asserted that building the units on-site would not be financially feasible. To support that claim, City Ventures made available proprietary pro-forma information which it allowed to be reviewed by the City's consultant, Economics & Planning Systems, Inc. (EPS). EPS concurred that based on the financial specifics of this development, and under current economic conditions (particularly the current high-interest rate and high construction cost environment), building six (6) affordable units on-site would not be financially viable for the project.

Therefore, for each of the 42 market-rate units, the Affordable Housing Agreement (see Attachment 2) would specify payment of the affordable housing fee in effect at the time of building permit issuance, which effective January 1, 2024, is $51,077, for a total payment of $2,145,234. Pursuant to the Municipal Code, Affordable Housing funds paid to the City may be used for a wide range of projects including support for existing City housing programs that benefit lower-income households; used to fund a future affordable housing project if proposed to or by the City; or to acquire land for construction of a project, among other purposes.

While this is a substantial sum, it is nonetheless recognized that the amount is less than the cost to construct six (6) new below-market-rate units that would otherwise have been built. In December 2023, the City embarked on a project to comprehensively update the existing Inclusionary Zoning Ordinance, expected to be complete by approximately August 2024, to, among other changes, incorporate more stringent and objective standards into the IZO. These standards are anticipated to place a much greater emphasis on developers building affordable units. The study will also evaluate an increase to the Affordable Housing Fee to be more commensurate with the actual costs to construct affordable units. To the extent the IZO continues to allow for alternative means of compliance, greater parity between the cost to build on-site units, and the cost of affordable housing fees will discourage developers from choosing to pay the "in-lieu" fees.

<u>Housing Element and RHNA Compliance</u>

The City's recently adopted Housing Element designated this site at an allowable density of between 15-25 units per acre. The allowable density range is below the 30 dwelling units/acre minimum that the State considers able to support lower-income housing, and so the site was not identified as one that would fulfill the City's lower-income RHNA. The 42 units would be reported in upcoming Annual Planning Reports as satisfying a portion of the City's 2,313 above-moderate income RHNA units in the 2023-2031 Housing Element Cycle.

BOARD/COMMITTEE/COMMISSION ACTION

Zoning Administrator Action

On October 30, 2023, the Zoning Administrator approved City Ventures' application for Design Review approval pursuant to SB 330 to demolish an existing motel and construct a 42-unit three-story condominium housing development.

Planning Commission Action

On November 8, 2023, the Planning Commission approved Vesting Tentative Map 8676 to convert the approximately 1.96-acre site into one lot for condominium purposes with 42 new townhome-style condominium units, subject to conditions of approval.

Housing Commission Action

On January 16, 2024, the Affordable Housing Agreement associated with the development was presented to the Housing Commission. The Housing Commission, after discussion of the project and terms of the agreement, unanimously recommended approval of the Affordable Housing Agreement to the City Council.

A proposed resolution for the City Council's approval of the Affordable Housing agreement is provided as Attachment 1.

EQUITY AND SUSTAINABILITY

The action directly implements the Housing Element that serves as the City's strategy for addressing its housing needs for all residents at all income levels. In conformance with the Inclusionary Zoning Ordinance, the Affordable Housing Agreement will require the developer to pay the Affordable Housing Fee, which will be placed into the Lower Income Housing Fund which the City utilizes to support affordable housing developments and programs. The site is identified as a housing opportunity site in the 6th Cycle Housing Element Update.

OUTREACH

No outreach was conducted, as this item is a routine administrative matter of City business.

STRATEGIC PLAN ALIGNMENT

Approval of this action advances the strategic goal of *Building a Community Where Everyone Belongs* from the approved ONE Pleasanton Strategic Plan. It directly supports Strategy 6 under this goal, to implement the Housing Element, by implementing the Inclusionary Zoning Ordinance and collecting fees that support a wide range of affordable housing programs and activities for all sectors of the community.

FISCAL IMPACT

The developer would be responsible for the payment of development impact fees and applicable Affordable Housing Fees. The Affordable Housing Agreement illustrates a sample payment of $51,077 per unit, totaling $2,145,234 in Affordable Housing Fees for the entire project based on the fee in effect in 2024.

Prepared by:	Submitted by:	Approved by:
Steve Hernandez, Housing Division Program Manager	Ellen Clark, Director of Community Development	Gerry Beaudin, City Manager

Attachments:

1. Resolution
2. Resolution Exhibit A - 2025 Santa Rita - Harmony Condo Project - Affordable Housing Agreement
3. PMC 17.44 Inclusionary Zoning Ordinance

RESOLUTION NO. 24-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PLEASANTON APPROVING THE AFFORDABLE HOUSING AGREEMENT BETWEEN THE CITY OF PLEASANTON AND CITY VENTURES FOR THE PROJECT AT 2025 SANTA RITA ROAD

WHEREAS, City Ventures has made an application to the City for an Affordable Housing Agreement related to its 42 unit three-story townhome style condominium project on a 1.96-acre site currently occupied by the Tri-Valley Inn & Suites Motel located at 2025 Santa Rita Road, and approved by Design Review (P-23-0332) and Vesting Tentative Map 8676 (P23-0605) (the "Project"); and

WHEREAS, at its meeting of January 18, 2024, the Housing Commission reviewed and recommended approval of the Affordable Housing Agreement for the Project that provides that City Ventures shall pay the applicable Affordable Housing Fee to meet the Project's requirements under the Inclusionary Zoning Ordinance; and

WHEREAS, a duly-noticed public hearing was held by the City Council on February 20, 2024, at which time the public was given the opportunity to comment on the Affordable Housing Agreement; and

WHEREAS, the City Council considered all the information regarding the terms of the Affordable Housing Agreement.

NOW, THEREFORE, BE IT RESOLVED THAT THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES RESOLVE, DECLARE, DETERMINE, AND ORDER THE FOLLOWING:

SECTION 1. Finds that the adopted Findings and Statement of Overriding Considerations for the Pleasanton 2007-2014 Housing Element Update and Climate Action Plan General Plan Amendments and Rezonings (State Clearinghouse No. 2011052002), which was a supplement to the Pleasanton General Plan Update 2005-2025 Program Environmental Impact Report (State Clearinghouse No. 205122139) is adequate to serve as the environmental documentation for this Project's Affordable Housing Agreement and satisfies all the requirements of CEQA.

SECTION 2. Finds that the proposed Affordable Housing Agreement between the City of Pleasanton and City Ventures is consistent with the City's General Plan and the objectives of the City's affordable housing polices, including fulfilling the requirements of Municipal Code Chapters 17.40 Affordable Housing Fees and 17.44 Inclusionary Zoning.

SECTION 3. Approves the Affordable Housing Agreement between the City of Pleasanton and City Ventures, a copy of which is attached hereto as Exhibit A and incorporated herein by this reference; and authorizes the City Manager to execute the

Affordable Housing Agreement in generally the form attached as Exhibit A, subject to minor amendments and the approval by the City Attorney.

SECTION 4. This resolution shall become effective immediately upon its passage and adoption.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Pleasanton at a regular meeting held on February 20, 2024.

I, Jocelyn Kwong, City Clerk of the City of Pleasanton, California, certify that the foregoing resolution was adopted by the City Council at a regular meeting held on the 20th day of February 2024, by the following vote:

Ayes:
Noes:
Absent:
Abstain:

_____
Jocelyn Kwong, City Clerk

APPROVED AS TO FORM:

_____
Daniel Sodergren, City Attorney

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

City of Pleasanton
P.O. Box 520
Pleasanton, CA 94566
Attention: City Manager

This document is exempt from recording fees
pursuant to Government Code § 27383 and
exempt from Documentary Transfer Tax
pursuant to Revenue and Taxation Code §11922

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AFFORDABLE HOUSING AGREEMENT

This **AFFORDABLE HOUSING AGREEMENT** ("Agreement") is made _____, 2024, by the **CITY OF PLEASANTON,** a Municipal Corporation ("City"), and **CITY VENTURES HOMEBUILDING, LLC**, a Delaware Limited Liability Company ("Developer").

Recitals

A. Developer currently owns a legal or equitable interest in land consisting of approximately 1.96 acres in the City of Pleasanton, commonly known as 2025 Santa Rita Road, Pleasanton CA, more particularly described in Attachment 1 attached and incorporated by reference (the "Property").

B. For the Property, Developer will demolish an existing commercial hotel and restaurant, which will be replaced with a forty-two (42) unit condominium residential project for which the City has issued Design Review (P23-0332) and Vesting Tentative Tract Map 8676 (P23-0605) approval to create one lot for condominium purposes (collectively the "Project").

C. Pleasanton Municipal Code (PMC) Section 17.44.080(E) provides options to satisfy the requirements of PMC Chapter 17.44 (Inclusionary Zoning), including through payment of the City's Affordable Housing Fee as set forth in PMC Chapter 17.40.

D. Developer proposed, and the City approved by issuance of Design Review (P23-0332) and Vesting Tentative Tract Map 8676 (P23-0605), that the Project would meet the requirements of PMC Chapter 17.44 by payment of the Affordable Housing Fee pursuant to PMC Sections 17.44.080(E).

E. An independent financial assessment and peer review of proprietary cash-flow pro-forma and other relevant information provided by the Developer and City and conducted by Economic & Planning Systems, Inc., which was hired by the City, determined that the City's Inclusionary Zoning Ordinance (see PMC Chapter 17.44) requirement that six (6) out of the 42 for-sale condominium units be deed restricted to moderate income households would appear to render the Project financially infeasible under current market conditions.

F. The Property is located within Area 16 -- Tri Valley Inn, which is designated in the Housing Element for development of market-rate housing at a density range of 15 to 25 dwelling units per acre. The Project is consistent with Objective Design Standards for the Property, and its density of 21.4 dwelling units per acre is consistent with and would further the housing goals for the Property described in the Housing Element Update.

G. Execution of this Agreement memorializes that the requirements of the City's Inclusionary Zoning Ordinance for the Project shall be met by the payment of the City's Affordable Income Housing Fee (see PMC Ch. 17.40) for this Project.

NOW, THEREFORE, in consideration of the mutual covenants, agreements and conditions contained herein, City and Developer agree as follows:

1. As required by PMC §17.40.100, at the time of issuance of a building permit for each of the 42 condominium units, Developer shall pay to the City the Affordable Housing Fee in effect.

I. For reference, effective January 1, 2024, the Affordable Housing Fee is $51,077 for a condominium unit, as outlined in Table 1 below. The City's Affordable Housing Fee ordinance provides for an automatic annual adjustment based on an independent index as set forth in PMC §17.40.070 (see Ordinances 1488 (1990) and 2192 (2019); and Resolution No. 18-1047 (2018)) which annual adjustment is therefore applicable to the Project as allowed by California Government Code §65589.5(o).

Table 1 –Sample Affordable Housing Fee

# OF UNITS	CURRENT AFFORDABLE HOUSING FEE FOR RESIDENTIAL CONDOMINIUM UNITS (EFFECTIVE 01.01.2024)	TOTAL FEE
42	$51,077	$2,145,234

II. The Project does not qualify for any exemptions in PMC §17.40.040, in particular Subsection A.5. does not apply to this Project because the replacement of a commercial hotel and restaurant with new residential condominium units is not a similar use.

III. The payment of the Affordable Housing Fee shall be in lieu of providing price restricted affordable housing units on or off of the Property or any other affordable housing programs or units which would otherwise be required as part of the Project and shall fully meet any and all of the requirements of the City's Inclusionary Zoning Ordinance as it may be amended in the future.

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IV. This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective successors, heirs, administrators and assigns. However, in no event shall this Agreement be binding or impose any obligations on an owner of a condominium unit located on the Property.

2. Developer shall have the right to transfer and assign all of its rights, duties and obligations under this Agreement to any person or entity acquiring fee simple title to any portion of the Property. Developer shall be immediately released from its obligations under this Agreement upon such assignment so long as: (i) Developer was not in default of this Agreement at the time of conveyance; (ii) Developer provided to City prior written notice of such transfer; and (iii) the transferee executes and delivers to City a written assumption agreement in which: (a) the name and address of the transferee is set forth; and (b) the transferee expressly assumes the obligations of Developer under this Agreement. Failure to deliver a written assumption agreement hereunder shall not negate, modify or otherwise affect the liability of any transferee pursuant to the provisions of this Agreement. Nothing herein contained shall be deemed to grant the City discretion to approve or deny any such transfer.

3. This Agreement shall be recorded in Alameda County, shall run with the land, and shall bind the parties and their successors in interest.

THIS AGREEMENT is executed the date and year first above written.

CITY OF PLEASANTON, a Municipal corporation

_____
Gerry Beaudin, City Manager

ATTEST:

_____
Jocelyn Kwong, City Clerk

APPROVED AS TO FORM:

_____
Daniel Sodergren, City Attorney

DEVELOPER:

CITY VENTURES HOMEBUILDING, LLC
A Delaware Limited Liability Company

_____
Samantha Hauser, EVP

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Attachment 1

LEGAL DESCRIPTION

Real property in the City of Pleasanton, County of Alameda, State of California, described as follows:

PORTION OF 17.82 ACRE TRACT OF LAND DESCRIBED IN THE DEED BY J. SMITH KNAPPE, ET UX, TO HAROLD W. GRIMM, ET UX, DATED AUGUST 4, 1946, RECORDED SEPTEMBER 26, 1946, BOOK 4998 OR, PAGE 68, ALAMEDA COUNTY RECORDS, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE CENTER LINE OF COUNTY ROAD NO. 1533, KNOWN AS PLEASANTON-SANTA RITA ROAD, DISTANT THEREON, NORTH 15° 20' 30" WEST, 988.35 FEET, FROM THE CENTER LINE OF VALLEY AVENUE, AND RUNNING THENCE ALONG SAID CENTER LINE OF COUNTY ROAD NO. 1533, NORTH 15° 20' 30" WEST, 311.72 FEET; THENCE SOUTH 87° 51' 10" WEST, 351.99 FEET, TO AN ANGLE POINT IN THE WESTERN LINE OF SAID 17.82 ACRE TRACT; THENCE ALONG THE LAST NAMED LINE SOUTH 67° 02' 10" WEST, 18.36 FEET TO AN ANGLE POINT THEREIN; THENCE CONTINUING ALONG THE LAST NAMED LINE, SOUTH 0° 09' WEST 263 FEET, MORE OR LESS, TO A LINE DRAWN NORTH 89° 51' WEST FROM THE POINT OF BEGINNING, AND THENCE SOUTH 89° 51' EAST; 450 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE CITY OF PLEASANTON BY DEED RECORDED MAY 9, 1974, SERIES NO. 74-058223, ALAMEDA COUNTY RECORDS.

ALSO EXCEPTING THEREFROM THAT PORTION DESCRIBED IN THE FINAL JUDGMENT OF CONDEMNATION, RECORDED DECEMBER 15, 1986, SERIES NO. 86-315369, ALAMEDA COUNTY RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHWESTERLY CORNER OF THE LANDS OF PATEL AS RECORDED 80-039988, ALAMEDA COUNTY RECORDS; THENCE ALONG THE SOUTHERLY LINE OF SAID LANDS SOUTH 89° 50' 20" EAST 385.97 FEET TO A POINT ON THE WESTERLY LINE OF SANTA RITA ROAD; THENCE ALONG THE SAID WESTERLY LINE NORTH 15° 19' 50" WEST 54.66 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, THE RADIUS POINT BEARS SOUTH 74° 40' 10" WEST, HAVING A CENTRAL ANGLE OF 105° 40' 10", A RADIUS OF 10.00 FEET AND A LENGTH OF 18.41 FEET; THENCE NORTH 89° 50' 20" WEST 361.76 FEET TO A POINT ON THE WESTERLY LINE OF THE AFOREMENTIONED LANDS OF PATEL; THENCE ALONG THE SAID WESTERLY LINE SOUTH 0° 07' 44" WEST 40.00 FEET TO THE POINT OF BEGINNING.

APN: 946-3295-001-04

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Chapter 17.44
INCLUSIONARY ZONING

Article I. General Provisions

17.44.010 Title:

This chapter shall be called the *INCLUSIONARY ZONING ORDINANCE OF THE CITY OF PLEASANTON*. (Ord. 1818 § 1, 2000)

17.44.020 Purpose:

The purpose of this chapter is to enhance the public welfare and assure that further housing development attains the city's affordable housing goals by increasing the production of residential units affordable to households of very low, low, and moderate income, and by providing funds for the development of very low, low, and moderate income ownership and/or rental housing. In order to assure that the remaining developable land is utilized in a manner consistent with the city's housing policies and needs, fifteen percent (15%) of the total number of units of all new multiple-family residential projects containing fifteen (15) or more units, constructed within the city as it now exists and as may be altered by annexation, shall be affordable to very low and low income households. For all new single-family residential projects of fifteen (15) units or more, at least twenty percent (20%) of the project's dwelling units shall be affordable to very low, low, and/or moderate income households. These requirements shall apply to both ownership and rental projects. (Ord. 1818 § 1, 2000)

17.44.030 Definitions:

For the purposes of this chapter, certain words and phrases shall be interpreted as set forth in this section unless it is apparent from the context that a different meaning is intended.

"Affordable housing proposal": A proposal submitted by the project owner as part of the city development application (e.g., design review, planned unit development, etc.) stating the method by which the requirements of this chapter are proposed to be met.

"Affordable rent": A monthly rent (including utilities as determined by a schedule prepared by the city) which does not exceed one-twelfth (1/12) of thirty percent (30%) of the maximum annual income for a household of the applicable income level.

"Affordable sales price": A sales price which results in a monthly mortgage payment (including principal and interest) which does not exceed one-twelfth (1/12) of thirty five percent (35%) of the maximum annual income for a household of the applicable income level.

"Amenities": Interior features which are not essential to the health and safety of the resident, but provide visual or aesthetic appeal, or are provided as conveniences rather than as necessities. Interior amenities may include, but are not limited to, fireplaces, garbage disposals, dishwashers, cabinet and storage space and bathrooms in excess of one. Amenities shall in no way include items required by city building codes or other ordinances that are necessary to ensure the safety of the building and its residents.

"Applicant": Any person, firm, partnership, association, joint venture, corporation, or any entity or combination of entities which seeks city permits and approvals for a project.

"City": The city of Pleasanton or its designee or any entity with which the city contracts to administer this chapter.

"Commercial, office, and industrial project": For the purposes of this chapter, any new nonresidential (commercial, office, or industrial) development or redevelopment greater than ten (10) gross acres or two hundred fifty thousand (250,000) square feet of gross building area, whichever is less.

"Dwelling unit": A dwelling designed for occupancy by one household.

"HUD": The United States department of housing and urban development or its successor.

"Household": One person living alone; or two (2) or more persons sharing residency whose income is considered for housing payments.

"Household, low income": A household whose annual income is more than fifty percent (50%) but does not exceed eighty percent (80%) of the annual median income for Alameda County, based upon the annual income figures provided by the U.S. department of housing and urban development (HUD), as adjusted for household size.

"Household, moderate income": A household whose annual income is more than eighty percent (80%) but does note exceed one hundred twenty percent (120%) of the annual median income for Alameda County, based upon the annual income figures provided by HUD, as adjusted for household size.

"Household, very low income": A household whose annual income does not exceed fifty percent (50%) of the annual median income for Alameda County, based upon the annual income figures provided by HUD, as adjusted for household size.

"Inclusionary unit": A dwelling unit as required by this chapter which is rented or sold at affordable rents and/or affordable sales prices (as defined by this chapter) to very low, low, or moderate income households.

"Inclusionary unit credits": Credits approved by the city council in the event a project exceeds the total number of inclusionary units required in this chapter. Inclusionary unit credits may be used by the project owner to meet the affordable housing requirements of another project subject to approval by the city council.

"Income": The gross annual household income as defined by HUD.

"Life of the inclusionary unit": The term during which the affordability provisions for inclusionary units shall remain applicable. The affordability provisions for inclusionary units shall apply in perpetuity from the date of occupancy, which shall be the date the city of Pleasanton performs final inspection for the building permit.

"Lower income housing fee": A fee paid to the city by an applicant for a project in the city, in lieu of providing the inclusionary units required by this chapter.

"Median income for Alameda County": The median gross annual income in Alameda County as determined by HUD, adjusted for household size.

"Off-site inclusionary units": Inclusionary units constructed within the city of Pleasanton on a site other than the site where the applicant intends to construct market rate units.

"Ownership units": Inclusionary units developed as part of a residential development which the applicant intends will be sold, or which are customarily offered for individual sale.

"Project": A residential housing development at one location or site including all dwelling units for which permits have been applied for or approved.

"Project owner": Any person, firm, partnership, association, joint venture, corporation, or any entity or combination of entities which holds fee title to the land on which the project is located.

"Property owner": The owner of an inclusionary unit, excepting a "Project Owner".

"Recapture mechanisms": Legal programs and restrictions by which subsidies provided to inclusionary units will be controlled and repaid to the city and/or other entity upon resale, to ensure the ongoing preservation of affordability of inclusionary units or to ensure funds for inclusionary units remain within the city's affordable housing program.

"Rental units": Inclusionary units which the applicant intends will be rented or leased, or which are customarily offered for lease or rent.

"Resale restrictions": Legal restrictions which restrict the price of inclusionary units to ensure that they remain affordable to very low, low, and moderate income households on resale.

"Residential project, multiple-family": A residential project consisting of condominiums, apartments, and similar dwellings attached in groups of four (4) or more units per structure and including multiple units located on a single parcel of land under common ownership.

"Residential project, single-family": A residential project consisting of detached and attached single-family homes, including paired single-family, duets, duplexes, townhomes, and similar unit types where each unit is located on a separate parcel of land.

"Unit type": Various dwelling units within a project which are distinguished by number of bedrooms and/or the type of construction (e.g., detached single-family, duets, townhomes, condominiums). (Ord. 1818 § 1, 2000)

Article II. Zoning Requirements

17.44.040 General Requirements/Applicability:

A. Residential Development: For all new multiple-family residential projects of fifteen (15) units or more, at least fifteen percent (15%) of the project's dwelling units shall be affordable to very low, and/or low income households. For all new single-family residential projects of fifteen (15) units or more, at least twenty percent (20%) of the project's dwelling units shall be affordable to very low, low, and/or moderate income households. These dwelling units shall be referred to as "Inclusionary Units". Special consideration will be given to projects in which a significant percentage of the inclusionary units are for very low and low income households. The specific mix of units within the three (3) affordability categories shall be subject to approval by the city.

   The inclusionary units shall be reserved for rent or purchase by eligible very low, low, and moderate income households, as applicable. Projects subject to these requirements include, but are not limited to, single-family detached dwellings, townhomes, apartments, condominiums, or cooperatives provided through new construction projects, and/or through conversion of rentals to ownership units.

   The percentage of inclusionary units required for a particular project shall be determined only once on a given project, at the time of tentative map approval, or, for projects not processing a map, prior to issuance of building permit. If the subdivision design changes, which results in a change in the number of unit types required, the number of inclusionary units required shall be recalculated to coincide with the final approved project. In applying and calculating the fifteen percent (15%) requirement, any decimal fraction less than or equal to 0.50 may be disregarded, and any decimal fraction greater than 0.50 shall be construed as one unit.

B. Commercial, Office, And Industrial (COI) Development: In lieu of paying the lower income fee as set forth in city ordinance 1488, COI development may provide affordable housing consistent with this chapter. As a result, new COI developments are strongly encouraged to submit an affordable housing proposal as set forth in section 17.44.090 of this chapter. Upon submittal of the affordable housing proposal, city staff will meet with the developer to discuss the potential for providing incentives to encourage on-site construction of affordable housing units and alternatives to constructing affordable units as set forth in this chapter. In the event a developer requests incentives or alternatives as a means of providing affordable housing in connection with a COI development, the affordable housing proposal will be reviewed as set forth in section 17.44.090 of this chapter. COI development not pursuing the inclusion of affordable housing shall be subject to the lower income fees as set forth in city ordinance 1488. (Ord. 1818 § 1, 2000)

17.44.050 Inclusionary Unit Provisions And Specifications:

A. Inclusionary units shall be dispersed throughout the project unless otherwise approved by the city.

B. Inclusionary units shall be constructed with identical exterior materials and an

exterior architectural design that is consistent with the market rate units in the project.

C. Inclusionary units may be of smaller size than the market units in the project. In addition, inclusionary units may have fewer interior amenities than the market rate units in the project. However, the city may require that the inclusionary units meet certain minimum standards. These standards shall be set forth in the affordable housing agreement for the project.

D. Inclusionary units shall remain affordable in perpetuity through recordation of an affordable housing agreement as described in section 17.44.060 of this chapter.

E. All inclusionary units in a project shall be constructed concurrently within or prior to the construction of the project's market rate units.

F. For purposes of calculating the affordable rent or affordable sales price of an inclusionary unit, the following household size assumptions shall be used for each applicable dwelling unit type:

Unit Size	HUD Income Category By Household Size
Studio unit	1 person
1 bedroom unit	2 persons
2 bedroom unit	3 persons
3 bedroom unit	4 persons
4 or more bedroom unit	5 or more persons

G. The city's adopted preference and priority system shall be used for determining eligibility among prospective beneficiaries for affordable housing units created through this inclusionary zoning ordinance. (Ord. 1818 § 1, 2000)

17.44.060 Affordable Housing Agreement:

An affordable housing agreement shall be entered into by the city and the project owner. The agreement shall record the method and terms by which a project owner shall comply with the requirements of this chapter. The approval and/or recordation of this agreement shall take place prior to final map approval or, where a map is not being processed, prior to the issuance of building permits for such lots or units.

The affordable housing agreement shall state the methodology for determining a unit's initial and ongoing rent or sales and resale price(s), any resale restrictions, occupancy requirements, eligibility requirements, city incentives including second mortgages, recapture mechanisms, the administrative process for monitoring unit management to assure ongoing affordability and other matters related to the development and retention of the inclusionary units.

In addition to the above, the affordable housing agreement shall set forth any waiver of the lower income housing fee. For projects which meet the affordability threshold with

very low and/or low income units, all units in the project shall be eligible for a waiver of the lower income housing fee. For single-family residential projects which meet the affordability threshold with moderate income units, or multiple-family residential projects which do not meet the affordability threshold, only the inclusionary units shall be eligible for a waiver of the lower income housing fee except as otherwise approved by the city council.

To assure affordability over the life of the unit, the affordable housing agreement shall be recorded with the property deed or other method approved by the city attorney. In the event an inclusionary unit is affordable by design the affordable housing agreement shall stipulate the method for assuring that the units retain their affordability as the housing market changes.

The director of planning and community development may waive the requirement for an affordable housing agreement for projects approved prior to the effective hereof and/or for projects that have their affordable housing requirements included in a development agreement or other city document. (Ord. 1818 § 1, 2000)

17.44.070 Incentives To Encourage On-Site Construction Of Inclusionary Units:

The city shall consider making available to the applicant incentives to increase the feasibility of residential projects to provide inclusionary units. Incentives or financial assistance will be offered only to the extent resources for this purpose are available and approved for such use by the city council or city manager, as defined below, and to the extent that the project, with the use of incentives or financial assistance, assists in achieving the city's housing goals. However, nothing in this chapter establishes, directly or through implication, a right of an applicant to receive any assistance or incentive from the city.

Any incentives provided by the city shall be set out in the affordable housing agreement pursuant to section 17.44.060 of this chapter. The granting of the additional incentives shall require demonstration of exceptional circumstances that necessitate assistance from the city, as well as documentation of how such incentives increase the feasibility of providing affordable housing.

The following incentives may be approved for applicants who construct inclusionary units on-site:

A. Fee Waiver Or Deferral: The city council, by resolution, may waive or defer payment of city development impact fees and/or building permit fees applicable to the inclusionary units or the project of which they are a part. Fee waivers shall meet the criteria included in the city's adopted policy for evaluating waivers of city fees for affordable housing projects. The affordable housing agreement shall include the terms of the fee waiver.
B. Design Modifications: The granting of design modifications relative to the inclusionary requirement shall require the approval of the city council and shall meet all applicable zoning requirements of the city of Pleasanton. Modifications to typical

design standards may include the following:
Reduced setbacks

Reduction in infrastructure requirements

Reduced open space requirements

Reduced landscaping requirements

Reduced interior or exterior amenities

Reduction in parking requirements

Height restriction waivers

C. Second Mortgages: The city may utilize available lower income housing funds for the purpose of providing second mortgages to prospective unit owners or to subsidize the cost of a unit to establish an affordable rent or an affordable sales price. Terms of the second mortgage or subsidy shall be stated in the affordable housing agreement. The utilization of these incentives shall not be the sole source of providing the inclusionary units and they are intended to augment the developer's proposal.

D. Priority Processing: After receiving its discretionary approvals, a project that provides inclusionary units may be entitled to priority processing of building and engineering approvals subject to the approval of the city manager. A project eligible for priority processing shall be assigned to city engineering and/or building staff and processed in advance of all nonpriority items. (Ord. 1818 § 1, 2000)

17.44.080 Alternatives To Constructing Inclusionary Units On-Site:

The primary emphasis of this inclusionary zoning ordinance is to achieve the inclusion of affordable housing units to be constructed in conjunction with market rate units within the same project in all new residential projects. However, the city acknowledges that it may not always be practical to require that every project satisfy its affordable housing requirement through the construction of affordable units within the project itself. Therefore, the requirements of this chapter may be satisfied by various methods other than the construction of inclusionary units on the project site. Some examples of alternate methods of compliance appear below. As housing market conditions change, the city may need to allow alternatives to provide options to applicants to further the intent of providing affordable housing with new development projects.

A. Off-Site Projects: Inclusionary units required pursuant to this chapter may be permitted to be constructed at a location within the city other than the project site. Any off-site inclusionary units must meet the following criteria:
1. The off-site inclusionary units must be determined to be consistent with the city's goal of creating, preserving, maintaining, and protecting housing for very low, low, and moderate income households.
2. The off-site inclusionary units must not result in a significant concentration of inclusionary units in any one particular neighborhood.
3. The off-site inclusionary units shall conform to the requirements of all applicable

city ordinances and the provisions of this chapter.

4. The occupancy and rents of the off- site inclusionary units shall be governed by the terms of a deed restriction, and if applicable, a declaration of covenants, conditions and restrictions similar to that used for the on-site inclusionary units. The affordable housing agreesment shall stipulate the terms of the off-site inclusionary units. If the construction does not take place at the same time as project development, the agreement shall require the units to be produced within a specified time frame, but in no event longer than five (5) years. A cash deposit or bond may be required by the city, refundable upon construction, as assurance that the units will be built.

B. Land Dedication: An applicant may dedicate land to the city or a local nonprofit housing developer in place of actual construction of inclusionary units upon approval of the city council. The intent of allowing a land dedication option is to provide the city or a local nonprofit housing developer the free land needed to make an inclusionary unit development feasible, thus furthering the intent of this chapter. The dedicated land must be appropriately zoned, buildable, free of toxic substances and contaminated soils, and large enough to accommodate the number of inclusionary units required for the project. The city's acceptance of land dedication shall require that the lots be fully improved, with infrastructure, adjacent utilities, grading, and fees paid.

C. Credit Transfers: In the event a project exceeds the total number of inclusionary units required in this chapter, the project owner may request inclusionary unit credits which may be used to meet the affordable housing requirements of another project. Inclusionary unit credits are issued to and become the possession of the project owner and may not be transferred to another project owner without approval by the city council. The number of inclusionary unit credits awarded for any project is subject to approval by the city council.

D. Alternate Methods Of Compliance: Applicants may propose creative concepts for meeting the requirements of this chapter, in order to bring down the cost of providing inclusionary units, whether on- or off-site. The city council may approve alternate methods of compliance with this chapter if the applicant demonstrates that such alternate method meets the purpose of this chapter (as set forth in section 17.44.020 of this chapter).

E. Lower Income Housing Fee Option: In lieu of providing inclusionary units in a project, an applicant may pay the city's lower income housing fee as set forth in chapter 17.40 of this title. (Ord. 1818 § 1, 2000)

Article III. Miscellaneous

17.44.090 Administration:

An applicant of a project subject to this chapter shall submit an affordable housing proposal stating the method by which it will meet the requirements of this chapter. The affordable housing proposal shall be submitted as part of the applicant's city development application (e.g., design review, planned unit development, etc.) to the planning

department in a form approved by the city manager. The director of planning and community development may waive the requirement for submittal of an affordable housing proposal for projects approved prior to the effective date hereof and/or for projects that have undergone considerable public review during which affordable housing issues were addressed.

The affordable housing proposal shall be reviewed by the city's housing commission at a properly noticed meeting open to the public. The housing commission shall make recommendations to the city council either accepting, rejecting or modifying the developer's proposal and the utilization of any incentives as outlined in this chapter. The housing commission may also make recommendations to the planning commission regarding the project as necessary to assure conformance with this chapter.

Acceptance of the applicant's affordable housing proposal is subject to approval by the city council, which may direct the city manager to execute an affordable housing agreement in a form approved by the city attorney. The city manager or his/her designee shall be responsible for monitoring the sale, occupancy and resale of inclusionary units. (Ord. 1818 § 1, 2000)

17.44.100 Conflict Of Interest:

The following individuals are ineligible to purchase or rent an inclusionary unit: a) city employees and officials (and their immediate family members) who have policymaking authority or influence regarding city housing programs; b) the project applicant and its officers and employees (and their immediate family members); and c) the project owner and its officers and employees (and their immediate family members). (Ord. 1818 § 1, 2000)

17.44.110 Enforcement:

The city manager is designated as the enforcing authority. The city manager may suspend or revoke any building permit or approval upon finding a violation of any provision of this chapter. The provisions of this chapter shall apply to all agents, successors and assigns of an applicant. No building permit or final inspection shall be issued, nor any development approval be granted which does not meet the requirements of this chapter. In the event that it is determined that rents in excess of those allowed by operation of this chapter have been charged to a tenant residing in an inclusionary unit, the city may take appropriate legal action to recover, and the project owner shall be obligated to pay to the tenant, or to the city in the event the tenant cannot be located, any excess rents charged. (Ord. 1818 § 1, 2000)

17.44.120 Appeals:

Any person aggrieved by any action or determination of the city manager under this chapter, may appeal such action or determination to the city council in the manner provided in chapter 18.144 of this code. (Ord. 1818 § 1, 2000)

CITY COUNCIL AGENDA REPORT

February 20, 2024
Community Development

TITLE: ADOPT A RESOLUTION ADOPTING THE 2023 TRI-VALLEY LOCAL HAZARD MITIGATION PLAN

SUMMARY

In response to the requirements of the federal Disaster Mitigation Act of 2000, the cities of Pleasanton, Livermore, and Dublin and the Dublin San Ramon Services District have developed a multi-jurisdiction hazard mitigation plan: the Tri-Valley Local Hazard Mitigation Plan (Tri-Valley LHMP). This multi-jurisdiction plan represents an update to each city or agency's component of the prior LHMP, which was last updated and adopted in 2018. In addition to providing a comprehensive evaluation of the natural and other hazards facing the Tri-Valley area, the LHMP identifies specific measures that should be taken to help to mitigate or avoid these risks. Having an adopted LHMP allows the City to be eligible for certain grant funding that supports hazard mitigation planning and programs.

The Tri-Valley LHMP fulfills the five-year plan update requirement for the collective partners, as it identifies resources, information, and strategies for reducing risk from natural hazards in the Tri-Valley planning area. The plan is composed of two volumes: Volume 1 contains components that apply to all partners and the broader planning area; Volume 2 contains all components that are jurisdiction-specific. Each planning partner has a dedicated annex in Volume 2.

The Tri-Valley LHMP was submitted to the California Governor's Office of Emergency Services (Cal OES) for review on October 12, 2023. Cal OES completed its review and submitted the plan to the Federal Emergency Management Agency (FEMA) for its review on October 31, 2023 (Attachment 3). On December 15, 2023, FEMA completed its review and determined the plan meets the requirements of the Disaster Management Act and is eligible for final approval pending its adoption by each of the planning partners (Attachment 4). For multi-jurisdictional plans, FEMA will issue multiple approvals as each planning partner submits its resolution formally adopting the Tri-Valley Local Hazard Mitigation Plan.

RECOMMENDATION

Adopt a resolution adopting Volume 1, Pleasanton's portion of Volume 2, and all appendices of the 2023 Tri-Valley Local Hazard Mitigation Plan.

BACKGROUND

The City's ONE Pleasanton strategic plan includes implementation of the Local Hazard Mitigation Plan per goal *Safeguarding our City*, Strategy 4. A specific undertaking related to this strategy is the update of the Local Hazard Mitigation Plan. On April 4, 2022, the City entered into a professional services agreement to update the Local Hazard Mitigation Plan with the firm Tetra Tech, in partnership with the cities of Livermore, Dublin, and the Dublin/San Ramon Services District (DSRSD), referred to as the planning partners.

Beginning in January 2022, the planning partners began work on the update, consistent with the requirements of the federal Disaster Mitigation Act of 2000, with assistance from Tetra Tech. The objective of the Tri-Valley LHMP is to create a uniform hazard mitigation strategy for the Tri-Valley area to reduce the community's vulnerability to natural disasters and hazards. A steering committee was formed to prepare the plan and oversee public outreach. The steering committee included representatives from the planning partners as well as other interested parties, and all meetings of the steering committee were open to the public.

The public review draft 2023 Tri-Valley LHMP was published for public review in May 2023. The project webpage (http://www.livermoreca.gov/hazard-mitigation) includes additional information including the draft plan, background materials, steering committee meeting information, and information on hazard mitigation planning more generally.

The hazard identification and community profile in the Tri-Valley LHMP addresses the following natural hazards considered to be of significant importance within the planning area:

- Flood
- Drought
- Earthquake
- Severe Weather
- Dam Failure
- Wildfire
- Landslide

Climate change and its interface with these various hazards is incorporated as a summary assessment of current and anticipated impacts for each identified hazard concern.

DISCUSSION

The steering committee met regularly beginning in May 2022 and developed the key components of the plan, including goals, identification of public involvement, critical facilities, a public involvement strategy, and hazard risk ranking. In addition to the public steering committee meetings, public feedback was solicited though social media posts, and a public survey available on the project webpage to raise public awareness and inform the Tri-Valley communities about the plan's development.

The Tri-Valley LHMP demonstrates community commitment to reducing risks from all hazards and serves as a guide for decision makers as they commit resources to minimize the effects of these hazards. The plan integrates with the City's existing documents and policies such as the General Plan, Climate Action Plan 2.0 (CAP 2.0), and Pleasanton Municipal Code. The plan includes a thorough hazard risk assessment, disaster mitigation priorities, and subsequent mitigation actions and projects for the planning partners.

Effective hazard mitigation planning can provide the following benefits:

- Reduces the loss of life, property, essential services, critical facilities, and economic hardship

- Reduces short-term and long-term recovery and reconstruction costs
- Increases cooperation and community within the community through the planning process
- Increases potential for state and federal funding for recovery and reconstruction.

With an adopted plan, the City will be eligible to apply for and receive grant funding from the Federal Emergency Management Agency to reduce the vulnerability of affected residents to local hazards. Reducing vulnerability to disasters helps to break the cycle of disaster-recovery and ensures a more sustainable future for the next generation. The goals of the Tri-Valley LHMP (Attachment 1) are to:

1. Ensure that hazards are identified and considered in land use decisions
2. Improve local emergency management capability
3. Promote community awareness, understanding, and interest in hazard mitigation policies and programs
4. Incorporate hazard mitigation as an integrated public policy and standard practice
5. Reduce community exposure and vulnerability to hazards where the greatest risk exists
6. Increase resilience of infrastructure and critical facilities
7. Promote an adaptive and resilient planning area that responds proactively to future conditions
8. Develop and implement mitigation strategies that identify the best alternative to protect natural resources, promote equity, and use public funds in an efficient and cost-effective manner
9. Prioritize and direct resources to increase disaster resiliency among historically underserved populations, for individuals with access and functional needs, and in communities disproportionately impacted by disasters.

Table 3-13 in Volume 2 (Attachment 2) summarizes the actions that were recommended in the previous 2017 Tri-Valley Hazard Mitigation Plan for Pleasanton and their implementation status for this update. Table 3-14 in Volume 2 lists the actions that make up the proposed update to the hazard mitigation action plan for Pleasanton. Most of the previous actions are carried over to this LMHP update; however, there are some new actions:

- Action PLE-6—Purchase generators for critical facilities and infrastructure that lack adequate backup power.
- Action PLE-11—Provide information to the community about natural hazards, their impacts, and measures both the city and community members may take to mitigate the impacts. Outreach may include notices on the city website, social media channels, print media, and other forms of education and awareness.
- Action PLE-12—Substantial Damage Response/Management Plan—Explore the feasibility of developing the plan. Develop the plan if deemed feasible.
- Action PLE-13—Encourage replacing aboveground electric and phone wires and other structures with underground facilities and use the planning-approval process to ensure that, on a case-by-case basis, all new phone and electrical lines are installed underground.
- Action PLE-14— Explore the feasibility of identifying socially vulnerable populations at the census block level. If deemed feasible, develop the dataset for future planning

efforts.

Under State law (Senate Bill 379) the City is required, upon adoption of the LHMP, to review and update the general plan safety element as necessary to address climate adaptation and resiliency strategies applicable to the City, or incorporate the hazard plan by reference. This review and amendment to the Pleasanton General Plan is anticipated to be brought to the City Council later in 2024.

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)

This is not a project defined under CEQA, and no further action is required.

EQUITY AND SUSTAINABILITY

Adoption of the 2023 Tri-Valley Local Hazard Mitigation Plan aligns with the CAP 2.0 objective to improve resilience and vulnerability to climate change. Specifically, the LHMP update advances CAP 2.02 *Strategy CRW-1* under the topic of Community Resilience and Wellbeing: *Strengthen community resilience and reduce vulnerability to climate change* through the following supporting actions:

- P16: Comprehensive climate awareness, education, and outreach
- S9: Wildfire preparation, prevention, and education.

The LHMP update adoption, as outlined per goals 5, 8, and 9 of the 2023 Tri-Valley Local Hazard Mitigation Plan, will also work toward addressing the vulnerability and equity of resources to certain population groups (e.g. low-income, senior, disabled, etc.) who are often the communities most disproportionately affected by disasters.

OUTREACH

To develop the 2023 Tri-Valley LHMP, the planning partners held steering committee meetings open to the public, solicited public feedback though media posts and a public survey available on the project webpage. The 2023 Tri-Valley LHMP webpage continues to be updated to raise public awareness and inform the Tri-Valley communities about the plan's development.

STRATEGIC PLAN ALIGNMENT

Approval of this action advances the ONE Pleasanton strategic plan goal of *Safeguarding Our City*, Strategy 4 – Identify funding sources and implement the hazard mitigation plan to address response to natural disasters.

Adopting the 2023 Tri-Valley LHMP will provide the City opportunity(ies) to receive grant funding by FEMA to plan for and address impacts of natural disasters.

FISCAL IMPACT

The adoption of the Tri-Valley LHMP does not have a financial impact to the City; however, the City must adopt a Local Hazard Mitigation Plan (LHMP) and have it approved by FEMA in order to be eligible to receive federal hazard mitigation project funding. The Tri-Valley LHMP includes Recommended Actions that will require staff resources to complete, such as integration of the LHMP into existing City documents. In addition, some Recommended

Actions include capital improvements and programs that will need to be added into future capital improvement project (CIP) budgets. Those costs are unknown at this time, but will be evaluated as separate projects when costs are developed as part of future CIP budgets.

Prepared by:	Submitted by:	Approved by:
Diego Mora, Associate Planner	Ellen Clark, Director of Community Development	Gerry Beaudin, City Manager

Attachments:

1. Volume 1 – Executive Summary of and Introduction to 2023 Tri-Valley Hazard Mitigation Plan
2. Volume 2 – Pleasanton Annex
3. Cal OES letter dated October 31, 2023
4. FEMA letter dated December 15, 2023
5. Resolution adopting the 2023 Tri-Valley Local Hazard Mitigation Plan

LIVERMORE CALIFORNIA

THE CITY OF PLEASANTON

DUBLIN CALIFORNIA

Dublin San Ramon Services District
Water, wastewater, recycled water

TRI-VALLEY LOCAL HAZARD MITIGATION PLAN

Volume 1
Planning Area-Wide Elements

January 2024

TETRA TECH

Tri-Valley Local Hazard Mitigation Plan

Volume 1—Planning-Area-Wide Elements

January 2024

PREPARED FOR

City of Dublin, CA
100 Civic Plaza
Dublin, CA 94568

City of Livermore, CA
1052 S. Livermore Avenue
Livermore, CA 94550

City of Pleasanton, CA
123 Main Street
Pleasanton, CA 94566

Dublin San Ramon Services District
7051 Dublin Blvd.
Dublin, CA 94568

PREPARED BY

Tetra Tech

1999 Harrison Street
Suite 500
Oakland, CA 94612

Phone: (510) 302-6300
Fax: (510) 433-0830
tetratech.com

Tetra Tech Project #103S8169

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- Susan Frost, Special Projects Coordinator, City of Livermore – Project Lead
- Jake Potter, Associate Planner, City of Livermore
- Shweta Bonn, Senior Planner, City of Pleasanton
- Diego Mora, Assistant Planner, City of Pleasanton
- John Stefanski, Assistant to the City Manager, City of Dublin (until July 2023)
- Aaron Johnson, GIS Analyst, Dublin San Ramon Services District

Consultants

- Rob Flaner, CFM, Tetra Tech, Inc., Project Manager
- Bart Spencer, CEM, Tetra Tech, Inc., Lead Project Planner
- Carol Bauman, GISP, Tetra Tech, Inc., Risk Assessment Lead
- Megan Brotherton, Tetra Tech, Inc., Planner
- Jake Poland, Tetra Tech, Inc., Planner
- Dan Portman, Tetra Tech, Inc., Technical Editor

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DEFINITIONS/ACRONYMS

ABAG—Association of Bay Area Governments

Acre-Foot—An acre-foot is the amount of water it takes to cover 1 acre to a depth of 1 foot. This measure is used to describe the quantity of storage in a water reservoir. An acre-foot is a unit of volume. One acre foot equals 7,758 barrels; 325,829 gallons; or 43,560 cubic feet. An average household of four will use approximately 1 acre-foot of water per year.

Asset—An asset is any man-made or natural feature that has value, including people; buildings; infrastructure, such as bridges, roads, sewers, and water systems; lifelines, such as electricity and communication resources; and environmental, cultural, or recreational features such as parks, wetlands, and landmarks.

Bank Erosion—Bank erosion refers to the erosion, sloughing or undercutting of a river, stream or drain. It is natural for streams to meander through erosion processes. Generally, bank erosion is a problem where development has limited meandering, where streams have been channelized, or where stream bank structures (bridges, culverts, etc.) are in places where they can cause damage to downstream areas. Stabilizing these areas can help protect watercourses from sedimentation, prevent damage to adjacent lands, control unwanted meander, and improve fish and wildlife habitat.

Base Flood—The flood having a 1% chance of being equaled or exceeded in any given year, also known as the "100-year" or "1% chance" flood. The base flood is a statistical concept used to ensure that all properties subject to the National Flood Insurance Program (NFIP) are protected to the same degree against flooding.

Basin—A basin is the area within which all surface water—whether from rainfall, snowmelt, springs, or other sources—flows to a single water body or watercourse. The boundary of a river basin is defined by natural topography, such as hills, mountains, and ridges. Basins are also referred to as "watersheds" and "drainage basins."

Benefit/Cost Analysis—A benefit/cost analysis is a systematic, quantitative method of comparing projected benefits to projected costs of a project or policy. It is used as a measure of cost effectiveness.

Benefit—A benefit is a net project outcome and is usually defined in monetary terms. Benefits may include direct and indirect effects. For the purposes of benefit-cost analysis of proposed mitigation measures, benefits are limited to specific, measurable, risk reduction factors, including reduction in expected property losses (buildings, contents, and functions) and protection of human life.

Building—A building is defined as a structure that is walled and roofed, principally aboveground, and permanently fixed to a site. The term includes manufactured homes on permanent foundations on which the wheels and axles carry no weight.

Capability Assessment—A capability assessment provides a description and analysis of a community's current capacity to address threats associated with hazards. The assessment includes two components: an inventory of an agency's mission, programs, and policies, and an analysis of its capacity to carry them out. A capability assessment is an integral part of the planning process in which a community's actions to reduce losses are identified, reviewed, and analyzed, and the framework for implementation is identified.

CCR—California Code of Regulations

CDBG-DR—Community Development Block Grant Disaster Recovery

CEQA—California Environmental Quality Act

CFR—Code of Federal Regulations

Community Lifeline—The services, capabilities, and physical assets that are used day-to-day to support a community's ongoing needs. When stabilized and working properly, community lifelines enable all other aspects of society to function

Community Rating System (CRS)—The CRS is a voluntary program under the NFIP that rewards participating communities (provides incentives) for exceeding the minimum requirements of the NFIP and completing activities that reduce flood hazard risk by providing flood insurance premium discounts.

Critical Facility—Facilities and infrastructure that are critical to the health and welfare of the population. For this plan, critical facilities are all physical assets identified as community lifelines

CRS—Community Rating System

Dam Failure—Dam failure refers to a partial or complete breach in a dam (or levee) that impacts its integrity. Dam failures occur for a number of reasons, such as flash flooding, inadequate spillway size, mechanical failure of valves or other equipment, freezing and thawing cycles, earthquakes, and intentional destruction.

Dam—Any artificial barrier or controlling mechanism that can or does impound 10 acre-feet or more of water.

Debris Flow—Dense mixtures of water-saturated debris that move down-valley; looking and behaving much like flowing concrete. They form when loose masses of unconsolidated material are saturated, become unstable, and move down slope. The source of water varies but includes rainfall, melting snow or ice, and glacial outburst floods.

DFIRM—Digital Flood Insurance Rate Maps

Disaster Mitigation Act of 2000 (DMA); The DMA is Public Law 106-390 and is the latest federal legislation enacted to encourage and promote proactive, pre-disaster planning as a condition of receiving financial assistance under the Robert T. Stafford Act. The DMA emphasizes planning for disasters before they occur. Under the DMA, a pre-disaster hazard mitigation program and new requirements for the national post-disaster hazard mitigation grant program were established.

DMA—Disaster Mitigation Act

Drainage Basin—A basin is the area within which all surface water- whether from rainfall, snowmelt, springs or other sources- flows to a single water body or watercourse. The boundary of a river basin is defined by natural topography, such as hills, mountains and ridges. Drainage basins are also referred to as **watersheds** or **basins**.

Drought—Drought is a period of time without substantial rainfall or snowfall from one year to the next. Drought can also be defined as the cumulative impacts of several dry years or a deficiency of precipitation over an extended period of time, which in turn results in water shortages for some activity, group, or environmental function. A hydrological drought is caused by deficiencies in surface and subsurface water supplies. A socioeconomic drought impacts the health, well-being, and quality of life or starts to have an adverse impact on a region. Drought is a normal, recurrent feature of climate and occurs almost everywhere.

DWR—Department of Water Resources

Earthquake—An earthquake is defined as a sudden slip on a fault, volcanic or magmatic activity, and sudden stress changes in the earth that result in ground shaking and radiated seismic energy. Earthquakes can last from a few seconds to over 5 minutes and have been known to occur as a series of tremors over a period of several days. The actual movement of the ground in an earthquake is seldom the direct cause of injury or death. Casualties may result from falling objects and debris as shocks shake, damage, or demolish buildings and other structures.

EPA—U.S. Environmental Protection Agency

ESA—Endangered Species Act

Exposure—Exposure is defined as the number and dollar value of assets considered to be at risk during the occurrence of a specific hazard.

Extent—The range of anticipated intensities of a hazard, usually expressed using a scientific scale.

FEMA—Federal Emergency Management Agency

FERC—Federal Energy Regulatory Commission

Fire Behavior—Fire behavior refers to the physical characteristics of a fire and is a function of the interaction between the fuel characteristics (such as type of vegetation and structures that could burn), topography, and weather. Variables that affect fire behavior include the rate of spread, intensity, fuel consumption, and fire type (such as underbrush versus crown fire).

Fire Frequency—Fire frequency is the broad measure of the rate of fire occurrence in a particular area. An estimate of the areas most likely to burn is based on past fire history or fire rotation in the area, fuel conditions, weather, ignition sources (such as human or lightning), fire suppression response, and other factors.

FIRM—Flood Insurance Rate Map

FIS—Flood Insurance Study

Flash Flood—A flash flood occurs with little or no warning when water levels rise at an extremely fast rate

Flood Insurance Rate Map (FIRM)—FIRMs are the official maps on which the Federal Emergency Management Agency (FEMA) has delineated the Special Flood Hazard Area (SFHA).

Flood Insurance Study—A report published by the Federal Insurance and Mitigation Administration for a community in conjunction with the community's Flood Insurance Rate Map. The study contains such background data as the base flood discharges and water surface elevations that were used to prepare the FIRM. In most cases, a community FIRM with detailed mapping will have a corresponding flood insurance study.

Floodplain—Any land area susceptible to being inundated by flood waters from any source. A flood insurance rate map identifies most, but not necessarily all, of a community's floodplain as the Special Flood Hazard Area (SFHA).

Floodway—Floodways are areas within a floodplain that are reserved for the purpose of conveying flood discharge without increasing the base flood elevation more than 1 foot. Generally speaking, no development is allowed in floodways, as any structures located there would block the flow of floodwaters.

FRA—Federal Responsibility Area

Freeboard—Freeboard is the margin of safety added to the base flood elevation.

Frequency—For the purposes of this plan, frequency refers to how often a hazard of specific magnitude, duration, and/or extent is expected to occur on average. Statistically, a hazard with a 100-year frequency is expected to occur about once every 100 years on average and has a 1 percent chance of occurring any given year. Frequency reliability varies depending on the type of hazard considered.

Geographic Information System (GIS)—GIS is a computer software application that relates data regarding physical and other features on the earth to a database for mapping and analysis.

GIS—Geographic Information System

Goal—A goal is a general guideline that explains what is to be achieved. Goals are usually broad-based, long-term,

policy-type statements and represent global visions. Goals help define the benefits that a plan is trying to achieve. The success of a hazard mitigation plan is measured by the degree to which its goals have been met (that is, by the actual benefits in terms of actual hazard mitigation).

Hazard—A hazard is a source of potential danger or adverse condition that could harm people and/or cause property damage.

Hazards U.S. Multi-Hazard Loss Estimation Program (Hazus)—Hazus is a GIS-based program used to support the development of risk assessments as required under the DMA. The Hazus software program assesses risk in a quantitative manner to estimate damage and losses associated with natural hazards. Hazus is FEMA's nationally applicable, standardized methodology and software program and contains modules for estimating potential losses from earthquakes, floods, and wind hazards. Hazus has also been used to assess vulnerability (exposure) for other hazards.

Hazus—Hazards, United States

Hydraulics—Hydraulics is the branch of science or engineering that addresses fluids (especially water) in motion in rivers or canals, works and machinery for conducting or raising water, the use of water as a prime mover, and other fluid-related areas.

Hydrology—Hydrology is the analysis of waters of the earth. For example, a flood discharge estimate is developed by conducting a hydrologic study.

Intensity—For the purposes of this plan, intensity refers to the measure of the effects of a hazard.

Inventory—The assets identified in a study region comprise an inventory. Inventories include assets that could be lost when a disaster occurs and community resources are at risk. Assets include people, buildings, transportation, and other valued community resources.

Landslide—Landslides can be described as the sliding movement of masses of loosened rock and soil down a hillside or slope. Fundamentally, slope failures occur when the strength of the soils forming the slope exceeds the pressure, such as weight or saturation, acting upon them.

Lightning—Lightning is an electrical discharge resulting from the buildup of positive and negative charges within a thunderstorm. When the buildup becomes strong enough, lightning appears as a "bolt," usually within or between clouds and the ground. A bolt of lightning instantaneously reaches temperatures approaching 50,000ºF. The rapid heating and cooling of air near lightning causes thunder. Lightning is a major threat during thunderstorms.

Liquefaction—Liquefaction is the complete failure of soils, occurring when soils lose shear strength and flow horizontally. It is most likely to occur in fine grain sands and silts, which behave like viscous fluids when liquefaction occurs. This situation is extremely hazardous to development on the soils that liquefy, and generally results in extreme property damage and threats to life and safety.

Local Government—Any county, municipality, city, town, township, public authority, school district, special district, intrastate district, council of governments (regardless of whether the council of governments is incorporated as a nonprofit corporation under State law), regional or interstate government entity, or agency or instrumentality of a local government; any Indian tribe or authorized tribal organization, or Alaska Native village or organization; and any rural community, unincorporated town or village, or other public entity.

LRA—Local Responsibility Area

Magnitude—Magnitude is the measure of the strength of an earthquake and is typically measured by the Richter scale. As an estimate of energy, each whole number step in the magnitude scale corresponds to the release of about 31 times more energy than the amount associated with the preceding whole number value.

Mass movement—A collective term for landslides, debris flows, sinkholes and lahars.

Mean Return Period—This term refers to the average period of time in years between occurrences of a particular hazard (equal to the inverse of the annual frequency of occurrence).

Mitigation Action—Mitigation actions are specific actions to achieve goals and objectives that minimize the effects from a disaster and reduce the loss of life and property.

Mitigation—A preventive action that can be taken in advance of an event that will reduce or eliminate the risk to life or property.

NEHRP—National Earthquake Hazards Reduction Program

NFIP—National Flood Insurance Program

NIMS—National Incident Management System

NOAA—National Oceanic and Atmospheric Administration

NWS—National Weather Service

Objective—For the purposes of this plan, an objective is defined as a short-term aim that, when combined with other objectives, forms a strategy or course of action to meet a goal. Unlike goals, objectives are specific and measurable.

OES—Office of Emergency Services

Peak Ground Acceleration—Peak Ground Acceleration (PGA) is a measure of the highest amplitude of ground shaking that accompanies an earthquake, based on a percentage of the force of gravity.

PGA—Peak Ground Acceleration

PHMSA—Pipeline and Hazardous Materials Safety Administration

Preparedness—Preparedness refers to actions that strengthen the capability of government, citizens, and communities to respond to disasters.

Presidential Disaster Declaration—These declarations are typically made for events that cause more damage than state and local governments and resources can handle without federal government assistance. Generally, no specific dollar loss threshold has been established for such declarations. A Presidential Disaster Declaration puts into motion long-term federal recovery programs, some of which are matched by state programs, designed to help disaster victims, businesses, and public entities.

Probability of Occurrence—The probability of occurrence is a statistical measure or estimate of the likelihood that a hazard will occur. This probability is generally based on past hazard events in the area and a forecast of events that could occur in the future. A probability factor based on yearly values of occurrence is used to estimate probability of occurrence.

Repetitive Loss Property—Any NFIP-insured property that, since 1978 and regardless of any changes of ownership during that period, has experienced: Four or more paid flood losses in excess of $1000.00; or two paid flood losses in excess of $1000.00 within any 10-year period since 197;8 or three or more paid losses that equal or exceed the current value of the insured property.

Risk Assessment—Risk assessment is the process of measuring potential loss of life, personal injury, economic injury, and property damage resulting from hazards. This process assesses the vulnerability of people, buildings, and infrastructure to hazards and focuses on (1) hazard identification; (2) impacts of hazards on physical, social, and economic assets; (3) vulnerability identification; and (4) estimates of the cost of damage or costs that could be avoided through mitigation.

Risk Ranking—This ranking serves two purposes, first to describe the probability that a hazard will occur, and second to describe the impact a hazard will have on people, property, and the economy. Risk estimates are based on the methodology used to prepare the risk assessment for this plan.

Risk—Risk is the estimated impact that a hazard would have on people, services, facilities, and structures in a community. Risk measures the likelihood of a hazard occurring and resulting in an adverse condition that causes injury or damage. Risk is often expressed in relative terms such as a high, moderate, or low likelihood of sustaining damage above a particular threshold due to occurrence of a specific type of hazard. Risk also can be expressed in terms of potential monetary losses associated with the intensity of the hazard.

Riverine—Of or produced by a river. Riverine floodplains have readily identifiable channels. Floodway maps can only be prepared for riverine floodplains.

Robert T. Stafford Act—The Robert T. Stafford Disaster Relief and Emergency Assistance Act (Public Law 100-107) was signed into law on November 23, 1988. This law amended the Disaster Relief Act of 1974 (Public Law 93-288). The Stafford Act is the statutory authority for most federal disaster response activities, especially as they pertain to FEMA and its programs.

SEMS—Standardized Emergency Management System

SFHA—Special Flood Hazard Area

Special Flood Hazard Area—The base floodplain delineated on a Flood Insurance Rate Map. The SFHA is mapped as a Zone A in riverine situations and zone V in coastal situations. The SFHA may or may not encompass all of a community's flood problems

SRA—State Responsibility Area

Stakeholder—Business leaders, civic groups, academia, non-profit organizations, major employers, managers of critical facilities, farmers, developers, special purpose districts, and others whose actions could impact hazard mitigation.

Steep Slope—Different communities and agencies define it differently, depending on what it is being applied to, but generally a steep slope is a slope in which the percent slope equals or exceeds 25%. For this study, steep slope is defined as slopes greater than 33 percent.

Thunderstorm—A thunderstorm is a storm with lightning and thunder produced by cumulonimbus clouds. Thunderstorms usually produce gusty winds, heavy rains, and sometimes hail. Thunderstorms are usually short in duration (seldom more than 2 hours). Heavy rains associated with thunderstorms can lead to flash flooding during the wet or dry seasons.

Tornado—A tornado is a violently rotating column of air extending between and in contact with a cloud and the surface of the earth. Tornadoes are often (but not always) visible as funnel clouds. On a local scale, tornadoes are the most intense of all atmospheric circulations, and winds can reach destructive speeds of more than 300 mph. A tornado's vortex is typically a few hundred meters in diameter, and damage paths can be up to 1 mile wide and 50 miles long.

USGS—U.S. Geological Survey

Vulnerability—Vulnerability describes how exposed or susceptible an asset is to damage. Vulnerability depends on an asset's construction, contents, and the economic value of its functions. Like indirect damage, the vulnerability of one element of the community is often related to the vulnerability of another. For example, many businesses depend on uninterrupted electrical power. Flooding of an electric substation would affect not only the substation itself but businesses as well. Often, indirect effects can be much more widespread and damaging than direct effects.

Watershed—A watershed is an area that drains downgradient from areas of higher land to areas of lower land to the lowest point, a common drainage basin.

Wildfire—These terms refer to any uncontrolled fire occurring on undeveloped land that requires fire suppression. The potential for wildfire is influenced by three factors: the presence of fuel, topography, and air

mass. Fuel can include living and dead vegetation on the ground, along the surface as brush and small trees, and in the air such as tree canopies. Topography includes both slope and elevation. Air mass includes temperature, relative humidity, wind speed and direction, cloud cover, precipitation amount, duration, and the stability of the atmosphere at the time of the fire. Wildfires can be ignited by lightning and, most frequently, by human activity including smoking, campfires, equipment use, and arson.

Windstorm—Windstorms are generally short-duration events involving straight-line winds or gusts exceeding 50 mph. These gusts can produce winds of sufficient strength to cause property damage. Windstorms are especially dangerous in areas with significant tree stands, exposed property, poorly constructed buildings, mobile homes (manufactured housing units), major infrastructure, and aboveground utility lines. A windstorm can topple trees and power lines; cause damage to residential, commercial, critical facilities; and leave tons of debris in its wake.

Zoning Ordinance—The zoning ordinance designates allowable land use and intensities for a local jurisdiction. Zoning ordinances consist of two components: a zoning text and a zoning map.

EXECUTIVE SUMMARY

HAZARD MITIGATION OVERVIEW

Hazard mitigation is the use of policies, programs, projects, and other activities to alleviate the death, injury, and property damage that can result from a disaster. The Cities of Dublin, Livermore, and Pleasanton, along with the Dublin San Ramon Services District (the Tri-Valley Planning Partnership), have collaborated to develop a hazard mitigation plan to reduce risks from natural disasters that complies with federal requirements for hazard mitigation planning.

In 2010, the Tri-Valley planning partners used hazard mitigation planning tools created by the Association of Bay Area Governments (ABAG) to meet their federal hazard mitigation planning requirements. In 2017, the Tri-Valley Planning Partnership formed to prepare an updated multi-jurisdiction hazard mitigation plan that best suits local needs and capabilities. The planning partners developed a new plan from scratch, using lessons learned from the earlier ABAG planning efforts. The resulting 2018 plan was an update for each member of the Tri-Valley Planning Partnership.

Federal regulations require periodic updates of hazard mitigation plans. A jurisdiction covered by a plan that has expired is ineligible for certain federal natural disaster assistance funding. The 2023 Tri-Valley Local Hazard Mitigation Plan meets the federal update requirements while keeping the participating jurisdictions prepared to address their hazard mitigation needs in response to always changing local conditions.

PLAN DEVELOPMENT APPROACH

Organize, Review and Engage the Public

A planning team assembled for the plan update conducted outreach to invite the participation of local planning partners. A 15-member steering committee was assembled to oversee the plan update, consisting of staff from each of the planning partners, citizens, and other stakeholders in the defined planning area. Coordination with other county, state, and federal agencies involved in hazard mitigation occurred throughout the plan update process.

The planning team implemented a public involvement strategy developed by the Steering Committee. The strategy included public meetings to present the risk assessment and the draft plan, a hazard mitigation survey, a project website, and multiple media releases. The planning team and Steering Committee also reviewed the existing hazard mitigation plan, the California statewide hazard mitigation plan, and existing programs that may support hazard mitigation actions.

Assemble, Adopt and Maintain the Plan

The planning team and Steering Committee assembled a document to meet federal hazard mitigation planning requirements. A mitigation plan review crosswalk included in the hazard mitigation plan demonstrates its compliance with all requirements. The planning partners formally adopted the plan once the State of California Governor's Office of Emergency Services and FEMA Region 9 granted pre-adoption approval.

The plan includes a schedule for monitoring and evaluating plan progress periodically and producing a revised plan every five years. This maintenance strategy also includes processes for continuing public involvement and integrating with other programs that can support or enhance hazard mitigation.

RISK ASSESSMENT

Risk assessment is the process of measuring the potential loss of life resulting from natural hazards, as well as personal injury, economic injury and property damage. It is used to define the vulnerability of people, buildings, and infrastructure to natural hazards. For this update, risk assessment models were enhanced with new data and technologies. The Steering Committee used the risk assessment to rank risk and to gauge the potential impacts of each hazard of concern in the Tri-Valley planning area. Specific hazard risk rankings for each planning partner are detailed in Volume 2. The risk assessment included the following:

- Hazard identification and profiling
- Assessment of the impact of hazards on physical, social, and economic assets
- Identification of particular areas of vulnerability
- Estimates of the cost of potential damage.

Based on the risk assessment, hazards were ranked for the risk they pose to the overall planning area, as shown in Figure ES-1.

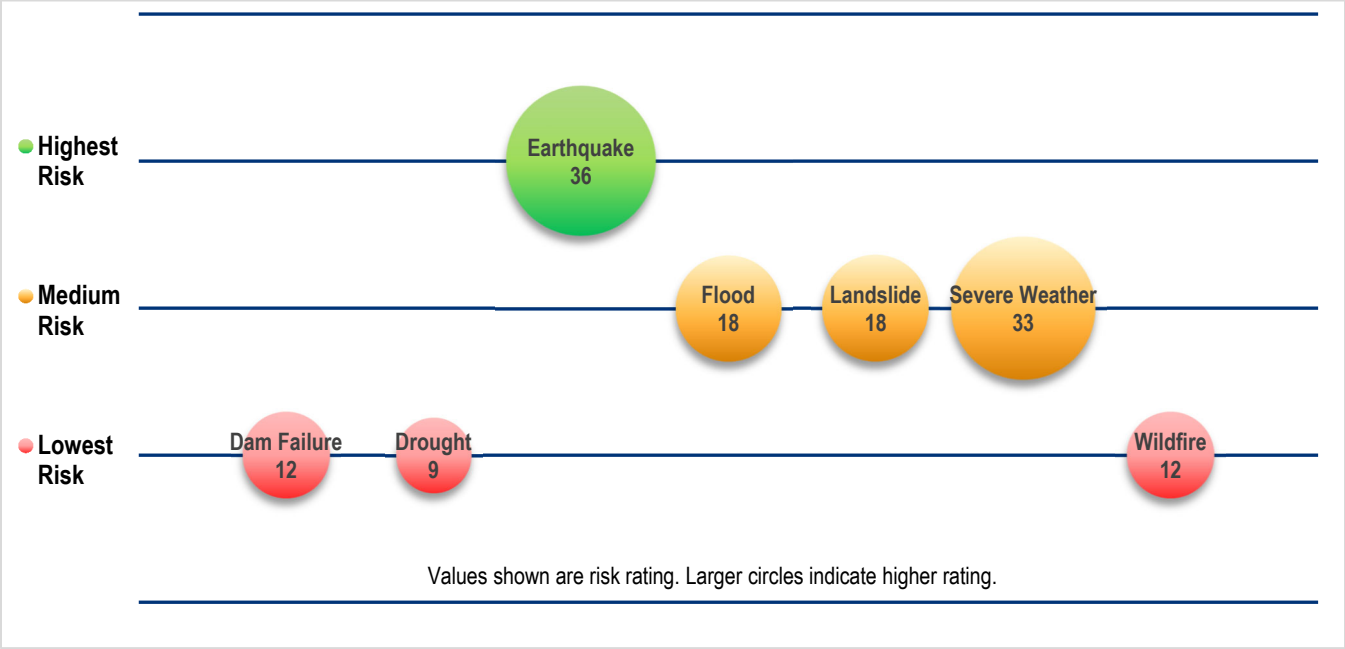

Figure ES-1. Planning-Area-Wide Hazard Risk Rating

Each planning partner also ranked hazards for its own area. Figure ES-2 summarizes all jurisdictions' numerical ratings of high, medium and low. The results indicate the following general patterns:

- The earthquake hazard was most commonly ranked as high.
- The severe weather, wildfire and landslide hazards were most commonly ranked as medium.
- The dam failure, flood and drought hazards were most commonly ranked as low.

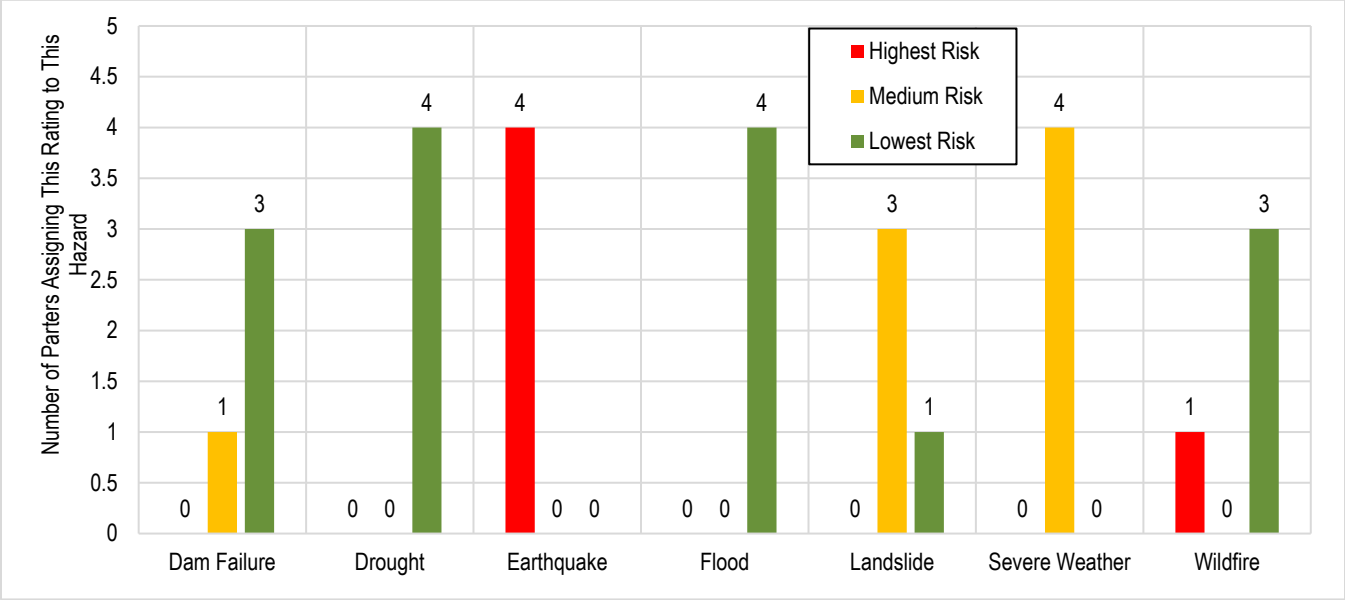

Figure ES-2. Summary of Risk Rating for Individual Planning Partners

MISSION STATEMENT, GOALS AND OBJECTIVES

The Steering Committee developed the following mission statement for the 2023 planning effort:

> Through community partnerships, establish a plan to reduce the vulnerability to hazards in order to protect the health, safety, welfare, environment and economy of the planning area.

The Steering Committee established the following goals for the plan update:

1. Ensure that hazards are identified and considered in land use decisions.
2. Improve local emergency management capability.
3. Promote community awareness, understanding, and interest in hazard mitigation policies and programs.
4. Incorporate hazard mitigation as an integrated public policy and standard practice.
5. Reduce community exposure and vulnerability to hazards where the greatest risk exists.
6. Increase resilience of infrastructure and critical facilities.
7. Promote an adaptive and resilient planning area that responds proactively to future conditions.
8. Develop and implement mitigation strategies that identify the best alternative to protect natural resources, promote equity, and use public funds in an efficient and cost-effective manner.

9. Prioritize and direct resources to increase disaster resiliency among historically underserved populations, individuals with access and functional needs, and in communities disproportionately impacted by disasters.

Each selected objective meets multiple goals, serving as a stand-alone measurement of the effectiveness of a mitigation action, rather than as a subset of a goal. The objectives also are used to help establish priorities. The objectives are as follows:

1. Develop and provide updated information to improve the understanding of the locations, potential impacts, and linkages among threats, hazards, vulnerability, and measures needed to protect life safety health, property and the environment.
2. Use local general plan, zoning, and subdivision requirements to help establish resilient and sustainable communities.
3. Increase public participation in systems that provide warning and emergency communications.
4. Encourage the retrofit of vulnerable structures in the planning area.
5. Consider programs that incentivize risk reduction.
6. Reduce repetitive property losses due to hazards by updating land use, design, and construction policies.
7. Continually build linkages and promote dialog about emergency management within the public and private sectors.
8. Incorporate risk reduction considerations in new and updated infrastructure and development plans to reduce the impacts of hazards.
9. Inform the public, including underrepresented and marginalized community groups, on the risk of exposure to hazards and ways to increase the public's capability to prepare for, respond to, recover from, and mitigate the impacts of these events.
10. Identify projects that simultaneously reduce risk while increasing planning area resilience and sustainability.
11. Where feasible and cost-effective, research, develop, and promote adoption of building and development laws, regulations, and ordinances exceeding the minimum levels needed for life safety.
12. Encourage hazard mitigation measures that promote and enhance natural processes, minimize adverse impacts on the ecosystem, and promote social equity.

MITIGATION ACTION PLAN

The planning partnership selected a range of mitigation actions to work toward achieving the goals set forth in this plan update. The recommended mitigation actions are activities designed to reduce or eliminate losses resulting from natural hazards. The update process resulted in the identification of 60 mitigation actions for implementation by individual planning partners, as presented in Volume 2 of the hazard mitigation plan.

IMPLEMENTATION

The Steering Committee developed a plan implementation and maintenance strategy that includes mid-term progress reporting, a strategy for continued public involvement, a commitment to plan integration with other relevant plans and programs, and a recommitment from the planning partners to actively maintain the plan over the five-year performance period.

Full implementation of the recommendations of this plan will require time and resources. The measure of the plan's success will be its ability to adapt to changing conditions. The Tri-Valley Planning Partnership will assume

responsibility for adopting the recommendations of this plan and committing resources toward implementation. The framework established by this plan commits all planning partners to pursue actions when the benefits of a project exceed its costs. The planning partnership developed this plan with extensive public input, and public support of the actions identified in this plan will help ensure the plan's success.

PART 1—PLANNING PROCESS AND COMMUNITY PROFILE

1. INTRODUCTION TO HAZARD MITIGATION PLANNING

1.1 WHY PREPARE THIS PLAN?

1.1.1 Federal Guidance

Hazard mitigation is defined as any action taken to reduce or alleviate the loss of life, personal injury, and property damage that can result from a disaster. It involves long- and short-term actions implemented before, during and after disasters. Hazard mitigation activities include planning efforts, policy changes, programs, studies, improvement projects, and other steps to reduce the impacts of hazards.

The federal Disaster Mitigation Act (DMA) emphasizes planning for disasters before they occur. The DMA requires state and local governments to develop hazard mitigation plans as a condition for federal disaster grant assistance. Regulations developed to fulfill the DMA's requirements are included in Title 44 of the Code of Federal Regulations (44 CFR). The long-term benefits of hazard mitigation planning include the following:

- An increased understanding of hazards in the local community
- A more sustainable and disaster-resistant community
- Financial savings through partnerships that support planning and mitigation efforts
- Focused use of limited resources on hazards that have the biggest impact on the communities
- Reduced long-term impacts and damage to human health and structures, and reduced repair costs.

The responsibility for hazard mitigation lies with not only with local, state, and federal governments, but also with private property owners and commercial and institutional interests. The DMA encourages cooperation among state and local authorities in pre-disaster planning. The enhanced planning network called for by the DMA helps local governments to articulate accurate needs for mitigation, resulting in faster allocation of funding and more cost-effective risk-reduction projects.

The DMA also promotes sustainability in hazard mitigation. To be sustainable, hazard mitigation needs to incorporate sound management of natural resources and address hazards and mitigation in the largest possible social and economic context.

1.1.2 Local Concerns

In response to the requirements of the DMA, the cities of Dublin, Livermore and Pleasanton, California and the Dublin San Ramon Services District (DSRSD) have developed this multi-jurisdiction hazard mitigation plan. The three cities make up the incorporated area of the Alameda County portion of the Tri-Valley region, on the east side of the San Francisco Bay area. This multi-jurisdiction plan represents an update to each city's component of

the *2018 Tri-Valley Local Hazard Mitigation Plan*. The three cities and the DSRSD prepared annexes for that previous hazard mitigation plan that were approved and adopted in 2018.

This *2023 Tri-Valley Local Hazard Mitigation Plan* fulfills the five-year plan update requirement for these planning partners. It identifies resources, information, and strategies for reducing risk from natural hazards in the Tri-Valley planning area. Components of the hazard mitigation plan were selected because they meet a program requirement and because they best meet the needs of the planning partners (the cities and participating special district) and their citizens. One benefit of multi-jurisdictional planning is the ability to pool resources and eliminate redundant activities within a planning area that has uniform risk exposure and vulnerabilities. The Federal Emergency Management Agency (FEMA) encourages multi-jurisdictional planning under its guidance for the DMA.

The plan will help guide and coordinate mitigation activities throughout the planning area. It was developed to meet the following objectives:

- Meet or exceed requirements of the DMA.
- Enable all planning partners to continue using federal grant funding to reduce risk through mitigation.
- Meet the needs of each planning partner as well as state and federal requirements.
- Create a risk assessment that focuses on local hazards of concern.
- Meet the planning requirements of the Federal Emergency Management Agency's (FEMA's) Community Rating System (CRS), allowing planning partners that participate in the CRS program to maintain or enhance their CRS classifications.
- Coordinate existing plans and programs so that high-priority projects to mitigate possible disaster impacts are funded and implemented.

1.2 WHO WILL BENEFIT FROM THIS PLAN?

All residents and businesses of the planning area are the ultimate beneficiaries of this hazard mitigation plan. The hazard mitigation plan reduces risk for those who live in, work in, and visit the planning area. It provides a viable planning framework for all foreseeable natural hazards. Participation in development of the hazard mitigation plan by key stakeholders helped ensure that outcomes will be mutually beneficial. The resources and background information in the plan are applicable across the planning area, and the plan's goals and recommendations can lay groundwork for the development and implementation of local mitigation activities and partnerships.

1.3 CONTENTS OF THIS PLAN

This plan has been set up in two volumes so that jurisdiction-specific elements may be easily distinguished from those that apply to the whole planning area:

- **Volume 1**—Volume 1 includes all federally required elements of a disaster mitigation plan that apply to the entire planning area. This includes the description of the planning process, public involvement strategy, goals and objectives, planning area hazard risk assessment, and a plan maintenance strategy.
- **Volume 2**—Volume 2 includes all federally required jurisdiction-specific elements in annexes for each participating jurisdiction. It includes a description of the participation requirements established by the

Steering Committee, as well as instructions and templates that the partners used to complete their annexes.

Both volumes include elements required under federal guidelines. DMA compliance requirements are cited at the beginning of subsections as appropriate to demonstrate compliance. Appendices provided at the end of Volume 1 include information or explanations to support the main content of the plan (see table of contents for list of appendices).

All planning partners will adopt Volume 1 in its entirety, including the appendices, and at least the following parts of Volume 2: Part 1, and each partner's jurisdiction-specific annex.

Full document available for viewing online at: http://www.livermoreca.gov/hazard-mitigation

LIVERMORE CALIFORNIA

THE CITY OF PLEASANTON

DUBLIN CALIFORNIA

Dublin San Ramon Services District
Water, wastewater, recycled water

TRI-VALLEY LOCAL HAZARD MITIGATION PLAN

Volume 2
Planning Partner Annexes

January 2024

TETRA TECH

Tri-Valley Local Hazard Mitigation Plan

Volume 2—Planning Partner Annexes

January 2024

PREPARED FOR

City of Dublin
100 Civic Plaza
Dublin, CA 94568

City of Livermore
1052 S. Livermore Avenue
Livermore, CA 94550

City of Pleasanton
123 Main Street
Pleasanton, CA 94566

Dublin San Ramon Services District
7051 Dublin Blvd.
Dublin, CA 94568

PREPARED BY

Tetra Tech
1999 Harrison Street
Suite 500
Oakland, CA 94612

Phone: (510) 302-6300
Fax: (510) 433-0830
tetratech.com

Tetra Tech Project #103S8169

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Appendices

Appendix A. Planning Partner Expectations
Appendix B. Annex Instructions and Templates

ACRONYMS

The following acronyms are used throughout the annexes in this volume:

- AB—Assembly Bill
- BRIC—Building Resilient Infrastructure and Communities
- Cal OES—California Office of Emergency Services
- CAP—Climate action plan
- CBC—California Building Code
- CDD—Community Development Department
- CEQA— California Environmental Quality Act
- CERT—Community Emergency Response Team
- CFR—Code of Federal Regulations
- CIP—Capital improvement plan
- CRS—Community Rating System
- DMA—Disaster Mitigation Act
- DMC—Dublin Municipal Code
- DSRSD— Dublin San Ramon Services District
- EBMUD—East Base Municipal Utility District
- EOP—emergency operations plan
- FEMA—Federal Emergency Management Agency
- FMA—Flood Mitigation Assistance Grant Program
- FY—fiscal year
- GHAD— Geological Hazard Abatement District
- GHG—greenhouse gas
- GIS—Geographic information system
- HMGP—Hazard Mitigation Grant Program
- IBC—International Building Code
- ICS—incidental command system
- ISO—Insurance Services Office (insurance underwriter)
- LPFD—Livermore-Pleasanton Fire Department
- MRP— Municipal Regional Stormwater NPDES Permit
- NFIP— National Flood Insurance Program

- NIMS—National Incident Management System
- NPDES—National Pollutant Discharge Elimination System
- NRCS—Natural Resources Conservation Service
- OSD—Operations Services Department
- PMC—Pleasanton Municipal Code
- POC—point of contact
- SB—Senate Bill
- SEMS—Standardized Emergency Management System
- THIRA—Threat & Hazard Identification & Risk Assessment
- TVHMP—Tri-Valley Hazard Mitigation Program

INTRODUCTION

BACKGROUND

The Federal Emergency Management Agency (FEMA) encourages multi-jurisdictional planning for hazard mitigation. All participating jurisdictions must meet the requirements of Chapter 44 of the Code of Federal Regulations (44 CFR):

> "Multi-jurisdictional plans (e.g., watershed plans) may be accepted, as appropriate, as long as each jurisdiction has participated in the process and has officially adopted the plan." (Section 201.6.a(4))

For the Tri-Valley Local Hazard Mitigation Plan, a Planning Partnership was formed to leverage resources and to meet requirements of the federal Disaster Mitigation Act (DMA) for as many eligible local governments as possible. The DMA defines a local government as follows:

> "Any county, municipality, city, town, township, public authority, school district, special district, intrastate district, council of governments (regardless of whether the council of governments is incorporated as a nonprofit corporation under State law), regional or interstate government entity, or agency or instrumentality of a local government; any Indian tribe or authorized tribal organization, or Alaska Native village or organization; and any rural community, unincorporated town or village, or other public entity."

There are two types of Planning Partners that participated in this process, with distinct needs and capabilities:

- Incorporated municipalities
- Special purpose districts.

Each participating planning partner has prepared a jurisdiction-specific annex to this plan. These annexes, as well as information on the process by which they were created, are contained in this volume.

THE PLANNING PARTNERSHIP

Prior Collaboration and Solicitation of Potential Additional Partners

The agencies that participated in the 2018 Hazard Mitigation Plan, Cities of Dublin, Livermore, and Pleasanton and the Dublin San Ramon Services District agreed to again collaborate on the 2023 plan update. One additional special district, Zone 7 Water Agency, was contacted in June 2022 for possible participation. Zone 7 opted not to participate.

Planning Partner Expectations

The planning team developed the following list of planning partner expectations, which were confirmed by participating planning partners (see Appendix A for details):

- Complete administrative tasks:
  - Planning partner collaboration agreement
  - Designate points of contact.
  - Approve the steering committee.
- Participate, as able, in additional opportunities:
  - Attend steering committee meetings.
  - Attend or host public meetings or open houses.
  - Participate in and advertise the public review and comment period prior to adoption.
- Support the steering committee.
- Support the public involvement strategy.
- Complete the jurisdictional annex template:
  - Attend the mandatory workshop.
  - Perform a capability assessment.
  - Review the risk assessment.
  - Review area-wide mitigation recommendations.
  - Develop a mitigation action plan.
- Adopt the plan.

By adopting this plan, each planning partner also agrees to the plan implementation and maintenance protocol established in Volume 1. Failure to meet these criteria may result in a partner being dropped from the partnership by the Steering Committee, and thus losing eligibility under the scope of this plan.

ANNEX-PREPARATION PROCESS

Templates

Templates were created to help the Planning Partners prepare their jurisdiction-specific annexes. Since special purpose districts operate differently from incorporated municipalities, separate templates were created for the two types of jurisdictions. The templates were created so that all criteria of Section 201.6 of 44 CFR would be met, based on the partners' capabilities and mode of operation. Templates available for the planning partners' use were specific as to whether the partner's annex is an update to a previous hazard mitigation plan or a first-time hazard mitigation plan. The templates were set up to lead each partner through a series of steps that would generate the DMA-required elements that are specific for each partner. Detailed instructions on the completion of these templates, including key definitions of required jurisdiction-specific components, were provided to all participating planning partners. Reviewers of this plan seeking to "crosswalk" plan content to the Section 201.6 44 CFR requirements are encouraged to review these instructions in conjunction with the content of this volume. The templates and their instructions can be found in Appendix B to this volume.

Jurisdictional annexes were completed in three phases. Phase 1 was initiated in June 2022 and Phase 3 concluded in December 2022. At the Phase 3 Workshop, the planning team reviewed instructions for completing the Phase 3

portion of the annexes, which focuses on action plan development. All planning partners seeking DMA compliance under this plan attended the meeting. The following topics were discussed:

- Jurisdiction-specific natural events history
- Risk ranking
- Action plan development.

In the risk-ranking discussion, each planning partner was asked to review the ranked risk specifically for its jurisdiction, based on the impact on its population and/or facilities. Municipalities based this ranking on probability of occurrence and the potential impact on people, property and the economy. Special purpose districts based this ranking on probability of occurrence and the potential impact on their constituency, their vital facilities and the facilities' functionality after an event. The methodology followed that used for the area-wide risk ranking presented in Volume 1. The objectives of this exercise were to familiarize the partnership with how to use the risk assessment as a tool to support other planning and hazard mitigation processes and to help prioritize types of mitigation actions that should be considered. Hazards that were ranked as "high" or "medium" for each jurisdiction as a result of this exercise were considered to be priorities for identifying appropriate mitigation actions, although jurisdictions also identified actions to mitigate "low" ranked hazards as appropriate.

Tool Kit

Each planning partner was provided with a tool kit to assist in completing the annex template and developing an action plan. The tool kits contained the following:

- Previous hazard mitigation plan annexes for those jurisdictions who are updating existing plans
- A catalog of mitigation best practices
- The goals and objectives developed for the update to the plan
- Information on the FEMA Hazard Mitigation Assistance grant program
- Information on past hazard events that have impacted the planning area
- County-wide and jurisdiction-specific maps for hazards of concern
- The risk assessment results developed for this plan
- Jurisdiction-specific annex templates, with instructions for completing them
- FEMA guidance on plan integration
- The results of the public survey conducted as part of the public involvement strategy

The toolkit provided each planning partner with resources to develop a mitigation action plan. Planning partners were asked to review the following to assist in the identification of actions:

- **The jurisdiction's capability assessment**—Reviewed to identify capabilities that the jurisdiction does not currently have but should consider pursuing, or capabilities that should be revisited and updated to include best available information. Reviewed to determine how existing capabilities can be leveraged to increase or improve hazard mitigation in the jurisdiction. Additionally, planning partners used this capability assessment to identify existing capabilities that may be expanded or enhanced to better support the mitigation goals and objectives of this plan.

- **The jurisdiction's National Flood Insurance Program compliance table**—Reviewed to identify opportunities to increase floodplain management capabilities.
- **The jurisdiction's review of its adaptive capacity for climate change**—Reviewed to identify ways to leverage or continue to improve existing capacities and to improve understanding of other capacities.
- **The jurisdiction's identified opportunities for future integration**—Reviewed to identify specific integration actions to be included in the mitigation strategy.
- **Jurisdiction-specific vulnerabilities**—Reviewed to identify actions that will help reduce known vulnerabilities.
- **The mitigation best practices catalog**—Reviewed to identify actions that the jurisdiction should consider including in its action plan.
- **Public input**—Reviewed to identify potential actions and community priorities.

Prioritization

44 CFR requires actions identified in the action plan to be prioritized (Section 201.c.3.iii). The planning team and steering committee developed a methodology for prioritizing the action plans that meets the needs of the partnership and the requirements of 44 CFR. All identified actions were prioritized in two categories—implementation and grant pursuit—as defined by the following criteria:

- Implementation priority
  - **High Priority**—An action that meets multiple objectives, has benefits that exceed costs, and has a designated source of funding. Action can be completed in the short term (1 to 5 years). The key factors for high-priority actions are that they have designated funding sources and can be completed in the short term.
  - **Medium Priority**—An action that meets multiple objectives, has benefits that exceed costs, and does not have a designated source of funding but is eligible for funding. Action can be completed in the short term (1 to 5 years) once funding is secured. The key factors for medium-priority actions are that they are eligible for funding though no specific funding source has been designated, and they can be completed within the short term. Medium-priority actions become high-priority actions once funding is secured.
  - **Low Priority**—An action that will mitigate the risk of a hazard, has benefits that do not exceed the costs or are difficult to quantify, has no designated source of funding, and is not eligible for any known grant funding. Action can be completed in the long term (1 to 10 years). Low-priority actions are generally "wish-list" actions. Their financing is unknown, and they have a long-term timeframe for completion. These actions may be eligible for grant funding from programs that have not yet been identified.
- Grant pursuit priority
  - **High Priority**—An action that meets identified grant eligibility requirements, has high benefits, and is listed as high or medium priority; local funding options are unavailable or available local funds could be used instead for actions that are not eligible for grant funding.
  - **Medium Priority**—An action that meets identified grant eligibility requirements, has medium or low benefits, and is listed as medium or low priority; local funding options are unavailable.
  - **Low Priority**—An action that has not been identified as meeting any grant eligibility requirements.

These priority definitions are dynamic and can change from one category to another based on changes to a parameter such as availability of funding. For example, a project might be assigned a medium priority because of the uncertainty of a funding source but be changed to high priority once a funding source has been identified. The prioritization schedule for this plan will be reviewed and updated as needed annually through the plan maintenance strategy.

Benefit/Cost Review

44 CFR requires the prioritization of the action plan to emphasize a benefit/cost analysis of the proposed actions. Because some actions may not be implemented for up to 10 years, benefit/cost analysis was qualitative and not of the detail required by FEMA for project grant eligibility under the Hazard Mitigation Assistance grant program. A review of the apparent benefits versus the apparent cost of each project was performed. Parameters were established for assigning subjective ratings (high, medium, and low) to benefits and costs as follows:

- Benefit ratings:
  - **High—**The action will have an immediate impact on the reduction of risk exposure to life and property.
  - **Medium**—The action will have a long-term impact on the reduction of risk exposure to life and property or will provide an immediate reduction in the risk exposure to property.
  - **Low—**Long-term benefits of the action are difficult to quantify in the short term.
- Cost ratings:
  - **High—**Existing funding levels are not adequate to cover the costs of the proposed action; implementation would require an increase in revenue through an alternative source (for example, bonds, grants, and fee increases).
  - **Medium—**The action could be implemented with existing funding but would require a re-apportionment of the budget or a budget amendment, or the cost of the action would have to be spread over multiple years.
  - **Low—**The action could be funded under the existing budget. The action is part of or can be part of an existing, ongoing program.

Using this approach, projects with positive benefit versus cost ratios (such as high over high, high over medium, medium over low, etc.) are considered cost-beneficial and are prioritized accordingly.

For many of the strategies identified in this action plan, funding might be sought under FEMA's Hazard Mitigation Assistance grant program. This program requires detailed benefit/cost analysis as part of the application process. These analyses will be performed on projects at the time of application preparation. The FEMA benefit-cost model will be used to perform this review. For projects not seeking financial assistance from grant programs that require this sort of analysis, the Partners reserve the right to define "benefits" according to parameters that meet their needs and the goals and objectives of this plan.

Analysis of Mitigation Actions

All planning partners reviewed their recommended actions to classify each action based on the hazard it addresses and the type of mitigation it involves. Mitigation types used for this categorization are as follows:

- **Prevention**—Government, administrative or regulatory actions that influence the way land and buildings are developed to reduce hazard losses. Includes planning and zoning, floodplain laws, capital improvement programs, open space preservation, and stormwater management regulations.
- **Property Protection**—Modification of buildings or structures to protect them from a hazard or removal of structures from a hazard area. Includes acquisition, elevation, relocation, structural retrofit, storm shutters, and shatter-resistant glass.
- **Public Education and Awareness**—Actions to inform citizens and elected officials about hazards and ways to mitigate them. Includes outreach projects, real estate disclosure, hazard information centers, and school-age and adult education.
- **Natural Resource Protection**—Actions that minimize hazard loss and preserve or restore the functions of natural systems. Includes sediment and erosion control, stream corridor restoration, watershed management, forest and vegetation management, and wetland restoration and preservation.
- **Emergency Services**—Actions that protect people and property during and immediately after a hazard event. Includes warning systems, emergency response services, and the protection of essential facilities.
- **Structural Projects**—Actions that involve the construction of structures to reduce the impact of a hazard. Includes dams, setback levees, floodwalls, retaining walls, and safe rooms.
- **Climate Resilient**—Actions that incorporate methods to mitigate and/or adapt to the impacts of climate change. Includes aquifer storage and recovery activities, incorporating future-conditions projections in project design or planning, or actions that specifically address jurisdiction-specific climate change risks, such as sea level rise or urban heat island effect.
- **Community Capacity Building**—Actions that increase or enhance local capabilities to adjust to potential damage, to take advantage of opportunities, or to respond to consequences. Includes staff training, memorandums of understanding, development of plans and studies, and monitoring programs.

These categories include categories identified in the Community Rating System (CRS) 2017 *CRS Coordinators Manual* (OMB No. 1660-0022, Figure 510-4). The CRS categories expand on the four categories in FEMA's 2013 *Local Mitigation Handbook*. They provide a more comprehensive range of options, thus increasing integration opportunities. The use of CRS guidance enhances the CRS credit potential for this plan, for the benefit of planning partners who participate in the CRS program.

In addition to the CRS categories, two other categories were included in the analysis. The climate resilient category was added to facilitate the incorporation of climate adaptation planning into hazard mitigation plans in accordance with California Senate Bill 379 (see Section 4.8.2 in Volume 1 of this plan). Community capacity building was added to clearly identify opportunities for expanding on existing capabilities.

COMPATIBILITY WITH PREVIOUS APPROVED PLANS

All of the identified planning partners for this updated were covered by the FEMA-approved 2018 Tri-Valley Local Hazard Mitigation Plan. Table 1 lists all the partners, the role this multi-jurisdictional plan will play in achieving compliance, and CRS status.

Table 1. Prior Plan Status

	Prior Plan Adoption Date	Will Be Covered by This Hazard Mitigation Plan?	CRS Community	This Hazard Mitigation Plan Will Become CRS Plan of Record?
City of Dublin	7/17/2018	Yes	No	N/A
City of Livermore	6/11/2018	Yes	Yes	Yes
City of Pleasanton	8/21/2018	Yes	Yes	Yes
Dublin San Ramon Services District	5/15/2018	Yes	N/A	N/A

FINAL COVERAGE UNDER THE PLAN

All planning partners fully met the participation requirements specified by the Steering Committee, have annexes included in this volume, and will seek DMA compliance under this plan. Table 2 lists the jurisdictions and their ultimate status in this plan.

Table 2. Planning Partner Status

	Attended Steering Committee Annex Completion Discussion?	Completed Template?	Covered by This Plan?
City of Dublin	Yes	Yes	Yes
City of Livermore	Yes	Yes	Yes
City of Pleasanton	Yes	Yes	Yes
Dublin San Ramon Services District	Yes	Yes	Yes

3. CITY OF PLEASANTON

3.1 LOCAL HAZARD MITIGATION PLANNING TEAM

Primary Point of Contact
Diego Mora, Assistant Planner
PO Box 520
Pleasanton, CA 94566
925-931-5618
dmora@cityofpleasantonca.gov

Alternate Point of Contact
Ellen Clark, Director of Community Development
PO Box 520
Pleasanton, CA 94566
925-931-5606
eclark@cityofpleasantonca.gov

This annex was developed by the local hazard mitigation planning team, whose members are listed in Table 3-1.

Table 3-1. Local Hazard Mitigation Planning Team Members

Name	Title
Diego Mora	Assistant Planner
Ellen Clark	Director of Community Development
Shweta Bonn	Senior Planner
Steve Kirkpatrick	Director of Engineering
Adam Nelkie	Assistant Director of Engineering
Rob Queirolo	Chief Building Official

3.2 JURISDICTION PROFILE

3.2.1 Location and Features

Pleasanton is located within Alameda County, one of nine Bay Area counties bordering the San Francisco Bay. Within city limits, Pleasanton comprises generally flat land that was once covered with native vegetation and agriculture and is now mostly developed with urban land uses. To the east of city limits lie sand and gravel quarries – a result of alluvial deposits from prehistoric streams flowing through the Tri-Valley – which in the future will convert to water conservation and recreational uses. To the south are vineyards along Vineyard Avenue and a series of gently to steeply sloping hills – the Southeast Hills – which sustain grazing lands and cattle. Finally, to the west, the seismically active Pleasanton and Main Ridges rise sharply, providing recreational and grazing areas. Downtown Pleasanton boasts some buildings from the late 1890s and is generally the center of community activities.

3.2.2 History

Although the area around Pleasanton was long inhabited by people before settlement by Europeans in 1769, the City's population remained modest in the four decades after the City's incorporation in 1894. By the late 1930s and early 1940s the population in Pleasanton was about 1,200 people. However, World War II triggered growth, and the City's population doubled between 1940 and 1950. The National Highway Act passed in 1956 brought Interstates 580 and 680 to the Tri-Valley, allowing for new economic activity. Also contributing to the rapid regional population growth was the federal government's sponsorship of the establishment of what is now Lawrence Livermore National Laboratory in 1950. This time period saw the development of tract neighborhoods outside the immediate downtown area, including: Amaral Acres on Kottinger Avenue, Jensen Tract on Santa Rita Road across from Amador Valley High School, Pleasanton Valley Estates near Santa Rita Road and Black Avenue, Heritage Valley, Pleasanton Heights, and Vintage Hills. The decades subsequent to the 1950s would see rapid population growth and expansion of the city limits to the north and east. The population of the City in the 1960s was estimated to be 4,200 people. Growth in Pleasanton was further supported by the construction of Hacienda – a major business park – which began in 1982, and construction of Stoneridge Shopping Center.

3.2.3 Governance

The City Council, comprising the Mayor and four City Councilmembers, is the governing body of the city, with all the regulatory and corporate powers of a municipal corporation provided under California State Law. In general, the Council supervises the operations of the City government by establishing policies and programs and appropriating funds for each service function, and the City Manager oversees implementation. Pleasanton has a district-based election system, each district has one Councilmember who resides in the district and who is just chosen by the electors residing in that district. The office of Mayor remains elected at-large by all voters. Councilmembers are elected for a term of four-years, and the Mayor is elected to a term of two-years. A Vice Mayor is selected by the Mayor each calendar year. The Mayor and Council are subject to term limits of eight years. The City has 10 committees, commissions, and task forces, which report to the City Council, and 13 departments (inclusive of the City Manager's and City Attorney's Office).

The City Council will review and adopt this plan, and the City Manager will oversee its implementation.

3.3 CURRENT TRENDS

3.3.1 Population

According to the 2020 U.S. Census, the population of Pleasanton was 79,871. Since 2017, the population has grown at an average annual rate of 1.65 percent.

3.3.2 Development

The City of Pleasanton adopted its General Plan in 2009, and City actions, such as those relating to land use allocations, annexations, zoning, subdivision, design review, redevelopment, and others must be consistent with the General Plan. The number of housing permits issued in 2022 is 53, which is slightly higher than the 41 permits issued in 2021 and similar to the number issued in 2020 (45 units). Housing production is expected to continue as a result of an improved economic climate, recent development activity, the Housing Crisis Act of 2019, interest in sites rezoned for high density development, and the City's efforts to encourage housing through the implementation of the 2023-2031 Housing Element's (adopted January 2023) new policies and programs. Per

the Housing Element, the City has planned for 5,965 units for the 2023 to 2031 planning period. Furthermore, new commercial development is located in various areas of Pleasanton. Examples of large scale projects include Workday, which included a six-story, approximately 410,000 square foot office building, parking garage, and other improvements near Stoneridge Mall; and an approximately 112,000 square foot new shopping center located in the eastern part of the City near the intersection of Stoneridge Drive and El Charro Road. Another example of a large scale project is 10X Genomics, which is currently constructing Phase 1 improvements, consisting of a three-story research and development, office and laboratory building totaling approximately 150,000-square-feet near Stoneridge. Additionally, 10X has the ability to construct up to an additional 231,000-square-foot research and development space and parking structure in future phases.

Identifying previous and future development trends is achieved through a comprehensive review of permitting since completion of the previous plan and in anticipation of future development. Tracking previous and future growth in potential hazard areas provides an overview of increased exposure to a hazard within a community. Table 3-2 summarizes development trends in the performance period since the preparation of the previous hazard mitigation plan, as well as expected future development trends.

Table 3-2. Recent and Expected Future Development Trends

Criterion	Response
Has your jurisdiction annexed any land since the preparation of the previous hazard mitigation plan?	No
If yes, give the estimated area annexed and estimated number of parcels or structures.	
Is your jurisdiction expected to annex any areas during the performance period of this plan?	Yes
If yes, describe land areas and dominant uses.	10807, 11033 and the two western parcels on Dublin Canyon Road, these four parcels total approximately 128.5-acres. Two of the four parcels each have one single-family residence. The remaining two parcels are vacant/open space. Secondly, annexation of the approximately 45-acre primarily vacant property at 4141 Foothill Road is anticipated.
If yes, who currently has permitting authority over these areas?	Alameda County
Are any areas targeted for development or major redevelopment in the next five years?	Yes
If yes, briefly describe, including whether any of the areas are in known hazard risk areas	Yes, all sites identified for potential redevelopment as part of City's 2023 Housing Element update are within at least one hazard risk area. Due to the geographical location the City to known faults, all sites are within the Earthquake hazard risk area. Serval sites consists of being in another known hazard risk area. For example, housing sites 1, 22, 23, and 26 are within a fire and landslide hazard risk areas. Housing sites 2, 4,5,6,7,9,11,12,14, and 29 are within a flood hazard risk area.

How many permits for new construction were issued in your jurisdiction since the preparation of the previous hazard mitigation plan?

	2017	2018	2019	2020	2021
Single Family	50	35	111	40	25
Multi-Family	59	56	3	0	0
Other	3	7	11	9	16
Total	112	98	125	49	41

Provide the number of new construction permits for each hazard area or provide a qualitative description of where development has occurred.	Development has occurred throughout the city during the performance period for this plan. The city does not have the ability to track the specific number of building permits issued by hazard area. It is important to note, however, that all new development was consistent with General Plan policies and municipal code standards.
Describe the level of buildout in the jurisdiction, based on your jurisdiction's buildable lands inventory. If no such inventory exists, provide a qualitative description.	The City of Pleasanton is substantially built out; however, several in-fill lots have not been developed, both with potential residential and non-residential uses. The City of Pleasanton is substantially built out; however, several in-fill lots have not been developed, both with potential residential and non-residential uses.

3.4 CHANGES IN PRIORITIES

The City's mitigation priorities have remained the same since the last mitigation plan update.

3.5 CAPABILITY ASSESSMENT

This section describes an assessment of existing capabilities for implementing hazard mitigation strategies. The introduction at the beginning of this volume of the hazard mitigation plan describes the components included in the capability assessment and their significance for hazard mitigation planning.

Findings of the capability assessment were reviewed to identify opportunities to expand, initiate or integrate capabilities to further hazard mitigation goals and objectives. Where such opportunities were identified and determined to be feasible, they are included in the action plan. The "Analysis of Mitigation Actions" table in this annex identifies these as community capacity building mitigation actions. The findings of the assessment are presented as follows:

- An assessment of planning and regulatory capabilities is presented in Table 3-3.
- Development and permitting capabilities are presented in Table 3-4.
- An assessment of fiscal capabilities is presented in Table 3-5.
- An assessment of administrative and technical capabilities is presented in Table 3-6.
- An assessment of education and outreach capabilities is presented in Table 3-7.
- Information on National Flood Insurance Program (NFIP) compliance is presented in Table 3-8.
- Classifications under various community mitigation programs are presented in Table 3-9.
- The community's adaptive capacity for the impacts of climate change is presented in Table 3-10.

Table 3-3. Planning and Regulatory Capability

	Local Authority	Other Jurisdiction Authority	State Mandated	Integration Opportunity?
Codes, Ordinances, & Requirements				
Building Code	Yes	Yes	Yes	Yes
Comment: Pleasanton Building Code, last amended in 2019, (PMC § 20.08, Building Code)				
Zoning Code	Yes	No	Yes	Yes
Comment: Pleasanton Municipal Code, last amended in 2020 (PMC Title 18, Zoning)				
Subdivisions	Yes	No	Yes	Yes
Comment: Pleasanton Municipal Code, last amended in 2016 (PMC Title 19 Subdivisions)				
Stormwater Management	Yes	Yes	Yes	Yes
Comment: Pleasanton Municipal Code, last amended in 2016 (PMC § 9.14, Stormwater Management and Discharge Control)				
Post-Disaster Recovery	Yes	Yes	No	Yes
Comment: Preparation of subject plan in process				
Real Estate Disclosure	Yes	Yes	Yes	Yes
Comment: Cal. Civ. Code §1102 et seq.				
Growth Management	Yes	Yes	No	No
Comment: Cal. Gov. Code §65300 et seq.; (PMC § 17.36, Growth Management Program)				

	Local Authority	Other Jurisdiction Authority	State Mandated	Integration Opportunity?
Site Plan Review	Yes	No	No	Yes
Comment: Site Plan Review is completed with entitlements such as Design Review and/or Planned Unit Development review for new development projects				
Environmental Protection	Yes	Yes	Yes	Yes
Comment: California Environmental Quality Act (CEQA)				
Flood Damage Prevention	Yes	Yes	Yes	Yes
Comment: The City coordinates with Zone 7 Water Agency for stream management and flood protection.				
Floodplain Management Plan	Yes	No	Yes	Yes
Comment: Floodplain ordinance 1374 first adopted 7/19/1988; updated and adopted 7/19/2022 Ord. # 2239)				
Flood Insurance Rate Maps	Yes	No	Yes	Yes
Comment: Current FIRM date – August 3, 2009 (DFIRM)				
Emergency Management	Yes	Yes	Yes	Yes
Comment: Pleasanton Municipal Code, last updated 2016 (PMC § 2.44 Emergency Organization)				
Climate Change	Yes	Yes	Yes	Yes
Comment: California SB 379 requires cities to include climate adaptation and resiliency strategies in their general plans.				
Planning Documents				
General Plan	Yes	Yes	Yes	Yes
Is the plan compliant with Assembly Bill 2140? No ***Comment:*** Pleasanton's General Plan was adopted in 2009. The City will update its General Plan to comply with Assembly Bill 2140 in conjunction with adoption of the Hazard Mitigation Plan.				
Capital Improvement Plan	Yes	Yes	No	Yes
How often is the plan updated? Every 2 years ***Comment:*** The CIP was last updated in June 2021 for fiscal years 2021-22 through 2024-25				
Disaster Debris Management Plan	Yes	Yes	No	Yes
Comment: The City has adopted a Disaster Debris Management Plan as of April 2022.				
Floodplain or Watershed Plan	No	Yes	Yes	Yes
Comment: The City coordinates with Zone 7 Water Agency for stream management and flood protection.				
Stormwater Plan	Yes	Yes	Yes	Yes
Comment: Pleasanton Municipal Code, last amended in 2016				
Urban Water Management Plan	Yes	Yes	Yes	Yes
Comment: Pleasanton Municipal Code, last amended in 2021 (PMC § 9.30 Water Management Plan)				
Habitat Conservation Plan	No	Yes	No	No
Comment: Pleasanton participates in the Eastern Alameda County Conservation Strategy				
Economic Development Plan	Yes	No	No	No
Comment: Pleasanton's General Plan includes an Economic and Fiscal Element				
Shoreline Management Plan	No	No	No	No
Comment: Not applicable				
Community Wildfire Protection Plan	No	Yes	Yes	Yes
Comment: Alameda County				
Forest Management Plan	No	No	No	No
Comment: Not applicable				
Climate Action Plan	Yes	Yes	Yes	Yes
Comment: General Plan Air Quality and Climate Change Element adopted in 2009; Climate Action Plan 2.0 adopted in 2022.				
Emergency Operations Plan	Yes	Yes	Yes	Yes
Comment: The City updated its Emergency Operations Plan in 2018.				

	Local Authority	Other Jurisdiction Authority	State Mandated	Integration Opportunity?
Threat & Hazard Identification & Risk Assessment (THIRA)	No	Yes	No	No
Comment: Bay Area Urban Areas Security Initiative				
Post-Disaster Recovery Plan	No	Yes	No	Yes
Comment: Association of Bay Area Governments, Bay Area Regional Disaster Resilience Action Plan Initiative				
Continuity of Operations Plan	No	No	No	No
Comment: None identified				
Public Health Plan	No	Yes	No	Yes
Comment: Alameda County Public Health Department				

Planning and regulatory capabilities will be expanded and improved upon by implementing actions in the Hazard Mitigation Action Plan, including Action PLE-2.

Table 3-4. Development and Permitting Capability

Criterion	Response
Does your jurisdiction issue development permits? ***If yes, which department?*** Community Development ***If no, who does?***	Yes
Does your jurisdiction have the ability to track permits by hazard area?	No
Does your jurisdiction have a buildable lands inventory?	Yes

Development and permitting capabilities will be expanded and improved upon by implementing actions in the Hazard Mitigation Action Plan, including Action PLE-8.

Table 3-5. Fiscal Capability

Financial Resource	Accessible or Eligible to Use?
Community Development Block Grants	No
Capital Improvements Project Funding	Yes
Authority to Levy Taxes for Specific Purposes	No
User Fees for Water, Sewer, Gas or Electric Service ***If yes, specify:*** Water, Sewer	Yes
Incur Debt through General Obligation Bonds	Yes
Incur Debt through Special Tax Bonds	Yes
Incur Debt through Private Activity Bonds	Yes
Withhold Public Expenditures in Hazard-Prone Areas	Yes
State-Sponsored Grant Programs	Yes
Development Impact Fees for Homebuyers or Developers	Yes

In the future, the City would consider applying for mitigation and other emergency management grant opportunities for projects that exceed the current City budget.

The City could consider collaborating with DSRSD on increasing fees related to water delivery services.

Table 3-6. Administrative and Technical Capability

Staff/Personnel Resource	Available?
Planners or engineers with knowledge of land development and land management practices ***If Yes, Department /Position:*** Community Development Department	Yes
Engineers or professionals trained in building or infrastructure construction practices ***If Yes, Department /Position:*** Community Development Department and Engineering Department	Yes
Planners or engineers with an understanding of natural hazards ***If Yes, Department /Position:*** Community Development Department	Yes
Staff with training in benefit/cost analysis ***If Yes, Department /Position:*** Finance Department	Yes
Surveyors ***If Yes, Department /Position:*** Engineering Department	Yes
Personnel skilled or trained in GIS applications ***If Yes, Department /Position:*** Information Technology	Yes
Scientist familiar with natural hazards in local area ***If Yes, Department /Position:***	No
Emergency manager ***If Yes, Department /Position:*** Livermore-Pleasanton Fire Department	Yes
Grant writers ***If Yes, Department /Position:*** Various Departments	Yes

The City would consider exploring opportunities for upgrading its technical capabilities in the EOC to better interface with area jurisdictions and monitors.

Based on the existing capabilities listed above, the City could improve its technical capabilities by seeking the services of someone with scientific expertise in local hazards. However, the City has not identified a need to do so at this time.

Table 3-7. Education and Outreach Capability

Criterion	Response
Do you have a public information officer or communications office?	Yes
Do you have personnel skilled or trained in website development?	Yes
Do you have hazard mitigation information available on your website? ***If yes, briefly describe:*** Hazard Mitigation Plan website	Yes
Do you use social media for hazard mitigation education and outreach? ***If yes, briefly describe:***	No
Do you have any citizen boards or commissions that address issues related to hazard mitigation? ***If yes, briefly describe:***	No
Do you have any other programs in place that could be used to communicate hazard-related information? ***If yes, briefly describe:*** City newsletter	Yes
Do you have any established warning systems for hazard events? ***If yes, briefly describe:*** Social media	Yes

Education and outreach capabilities will be expanded and improved upon by implementing actions in the Hazard Mitigation Action Plan, including Action PLE-11.

Table 3-8. National Flood Insurance Program Compliance

Criterion	Response
What local department is responsible for floodplain management?	Engineering/Building
Who is your floodplain administrator? (department/position)	Adam Nelkie, Assistant Director of Engineering
Are any certified floodplain managers on staff in your jurisdiction?	Yes
What is the date that your floodplain management and damage prevention ordinance was last amended?	Adopted August 20, 2022, Ord No. 2239
Does your jurisdiction have an NFIP Substantial Damage Response Plan? ***If yes, what is the date of adoption and is it a stand-alone plan or a component of another plan (if another plan, please specify)?*** ***If no, how does your jurisdiction enforce substantial damage provisions of the NFIP-required floodplain management regulations?***	No The City enforces substantial damage provisions case-by-case. The City plans to correct/update this process by drafting a Substantial Damage Response Plan during the life of this HMP. This is addressed in the Mitigation Action Plan, Action PLE12
Does your floodplain management program exceed minimum requirements? ***If yes, in what ways?*** The City maintains a CRS Certification of Class 7	Yes
When was the most recent Community Assistance Visit or Community Assistance Contact?	February 2016
Does your jurisdiction have any outstanding NFIP compliance violations that need to be addressed? ***If yes, state what they are.***	No
Are any RiskMAP projects currently underway in your jurisdiction? ***If yes, state what they are.***	No
Do your flood hazard maps adequately address the flood risk within your jurisdiction? ***If no, state why.***	Yes
Does your floodplain management staff need any assistance or training to support its floodplain management program? ***If yes, what type of assistance/training is needed?*** Additional staff trained	Yes
Does your jurisdiction participate in the Community Rating System (CRS)? ***If yes, is your jurisdiction interested in improving its CRS Classification?*** Yes ***If no, is your jurisdiction interested in joining the CRS program?***	Yes
How many flood insurance policies are in force in your jurisdiction?[a] ***What is the insurance in force?*** $36,213,000 ***What is the premium in force?*** $78,978	93
How many total loss claims have been filed in your jurisdiction?[a] ***What were the total payments for losses?*** $56,774	19

a. According to FEMA statistics as of 04/30/2022

Table 3-9. Community Classifications

	Participating?	ID Number	Classification	Date Classified
FIPS Code	Yes	0657792	N/A	N/A
Unique Entity ID #	Yes	ZQLCND5KBU99	N/A	N/A
Community Rating System	Yes	060012	7	10/01/2017
Building Code Effectiveness Grading Schedule	Yes	N/A	2	March 2012
Public Protection	Yes	65871	3	10/1/2020
StormReady	No	N/A	N/A	N/A
Firewise	No	N/A	N/A	N/A

Table 3-10. Adaptive Capacity for Climate Change

Criterion	Jurisdiction Rating[a]
Technical Capacity	
Jurisdiction-level understanding of potential climate change impacts	High
Comment: The City completed a Pleasanton-specific climate vulnerability assessment anticipating climate threats to the community, as part of the adopted CAP 2.0. As part of the Climate Action Plan adopted in February 2022, a greenhouse gas (GHG) inventory was conducted.	
Jurisdiction-level monitoring of climate change impacts	Low
Comment: The City has adopted a Climate Action Plan and the General Plan includes climate change policies. While climate change impacts are not specifically monitored, hazards are monitored via the local hazard mitigation plan.	
Technical resources to assess proposed strategies for feasibility and externalities	Medium
Comment: City staff and if needed, consultants are available to assess strategies for feasibility.	
Jurisdiction-level capacity for development of greenhouse gas emissions inventory	High
Comment: The City has an updated GHG inventory, conducted as part of the CAP 2.0 process and has a tracking system to analyze GHGs on an on-going basis.	
Capital planning and land use decisions informed by potential climate impacts	Medium
Comment: Impacts related to air quality and greenhouse gas emissions are evaluated on a project-by-project basis during environmental review.	
Participation in regional groups addressing climate risks	High
Comment: City participates in regional climate conversations among other cities working to address climate change.	
Implementation Capacity	
Clear authority/mandate to consider climate change impacts during public decision-making processes	Medium
Comment: Impacts related to air quality and greenhouse gas emissions are evaluated on a project-by-project basis during environmental review. Further, projects must comply with CAP 2.0 which have several actions related to development.	
Identified strategies for greenhouse gas mitigation efforts	High
Comment: The CAP 2.0 includes strategies and actions to reduce greenhouse gas emissions.	
Identified strategies for adaptation to impacts	Low
Comment: These strategies have been incorporated into the adopted CAP2.0.	
Champions for climate action in local government departments	Low
Comment: At this time, there is no dedicated staff to climate action planning, although the City is considering funding for this role as part of its budgeting process. Regardless, several staff across the City including within the Community Development, Operations Services, and City Managers Departments are working on various strategies to implement the adopted CAP 2.0 and participating in regional conversations.	
Political support for implementing climate change adaptation strategies	High
Comment: The city is supportive of strategies and actions outlined in the adopted CAP 2.0 and their strategic implementation.	

Criterion	Jurisdiction Rating[a]
Financial resources devoted to climate change adaptation	Medium
Comment: While funds have not been specifically dedicated to climate change adaptation, implementation of such measures are carried forward on an as feasible basis for city projects.	
Local authority over sectors likely to be negative impacted	Medium
Comment: The city has authority over local public streets and related infrastructure.	
Public Capacity	
Local residents' knowledge of and understanding of climate risk	Medium
Comment: Local residents are well-informed and aware of local, regional, state-wide, and greater issues relating to climate change.	
Local residents' support of adaptation efforts	Medium
Comment: **Local residents are generally supportive of measures to address climate change.**	
Local residents' capacity to adapt to climate impacts	Low
Comment: This is not known at this time.	
Local economy's current capacity to adapt to climate impacts	Low
Comment: This is not known at this time.	
Local ecosystems' capacity to adapt to climate impacts	Low
Comment: This is not known at this time.	

a. High = Capacity exists and is in use; Medium = Capacity may exist but is not used or could use some improvement; Low = Capacity does not exist or could use substantial improvement; Unsure= Not enough information is known to assign a rating.

3.6 INTEGRATION REVIEW

For hazard mitigation planning, "integration" means that hazard mitigation information is used in other relevant planning mechanisms, such as general planning and capital facilities planning, and that relevant information from those sources is used in hazard mitigation. This section identifies where such integration is already in place, and where there are opportunities for further integration in the future. Resources listed at the end of this annex were used to provide information on integration. The progress reporting process described in Volume 1 of the hazard mitigation plan will document the progress of hazard mitigation actions related to integration and identify new opportunities for integration.

3.6.1 Existing Integration

Some level of integration of content from the 2018 Tri-Valley local hazard mitigation plan has already been established in the following local plans and programs:

- **General Plan**—Includes policies related to flooding, geotechnical concerns, wildfire, and other hazards which were updated following the completion of the 2018 HMP
- **Capital Improvement Plan**—Includes infrastructure that incorporates climate change adaptation strategies. Additional projects were considered following the completion of the 2018 HMP.
- **Climate Action Plan 2.0**—Increases resilience to climate change through resilience actions and greenhouse gas mitigation actions, includes information on risks to climate change.
- **Emergency Operations Plan**—Addresses operational needs and procedures during an emergency. Trainings and exercised focused on the identified hazards that were called out in the 2018 HMP.

- **Pleasanton Municipal Code**—The Pleasanton Municipal Code includes development requirements that can address hazard mitigation.

3.6.2 Opportunities for Future Integration

The capability assessment presented in this annex indicates opportunities to integrate this mitigation plan with other jurisdictional planning/regulatory capabilities. Capabilities were identified as integration opportunities if they can support or enhance the actions identified in this plan or be supported or enhanced by components of this plan. The capability assessment identified the following plans and programs that do not currently integrate hazard mitigation information but provide opportunities to do so in the future:

- **Capital Improvement Program**—Incorporate hazard mitigation projects consistent with other adopted plans and programs.
- **Pleasanton General Plan**—Enhance to address hazard mitigation policies, including climate adaptation and resiliency as required by State law
- **Climate Action Plan**—Enhance to increase local resiliency to climate change
- **Emergency Operations Plan**—Update to better address operational needs and procedures during an emergency
- **Pleasanton Municipal Code**—The Pleasanton Municipal Code includes development requirements that can address hazard mitigation, including site plan review completed with entitlements such as Design Review and Planned Unit Development review. Continue to look for opportunities to further integrate hazard mitigation goals and objectives into the Municipal Code.
- **Continuity of Operations Plan**—Plan to ensure that agencies are able to perform essential functions during emergencies.
- **Continuity of Government Plan**—Plan to ensure that government continues its essential functions during emergencies
- **Post Disaster Recovery Plan**—Develop plan and policies for rebuilding and recovery after disasters

Taking action to integrate each of these programs with the hazard mitigation plan was considered as a mitigation action to include in the action plan presented in this annex.

3.7 RISK ASSESSMENT

3.7.1 Jurisdiction-Specific Natural Hazard Event History

Table 3-11 lists past occurrences of natural hazards for which specific damage was recorded in this jurisdiction Other hazard events that broadly affected the entire planning area, including this jurisdiction, are listed in the risk assessments in Volume 1 of this hazard mitigation plan.

Table 3-11. Past Natural Hazard Events

Type of Event	FEMA Disaster #	Date	Damage Assessment
Severe Weather & Flood	EM-3591	December 31, 2022-January 4, 2023	The Bay Area experienced repeated atmospheric river events resulting in numerous shallow landslides, downed trees, and localized flooding. Damage Estimate: TBD
COVID-19 Pandemic	DR-4482	January 20, 2020 - ongoing	Staffing interruptions
President's Day Winter Storm	DR-4308	02/15/2017	Localized Flooding Impacts Damage Estimate: N/A
Drought	N/A	2013-2016	N/A
Severe Winter Storms, Flooding	DR-1155	11/17/1996	N/A
Loma Prieta Earthquake	DR-845	10/17/1989	N/A

3.7.2 Hazard Risk Ranking

Table 3-12 presents a local ranking of all hazards of concern specific to Pleasanton for which this hazard mitigation plan provides complete risk assessments. As described in detail in Volume 1, the ranking process involves an assessment of the likelihood of occurrence for each hazard, along with its potential impacts on people, property and the economy. Based on local knowledge and assessments per the Livermore-Pleasanton Fire Department's incident report between January 1, 2020, through December 31, 2022, Pleasanton has increased the wildfire hazard to a high ranking. Mitigation actions target hazards with high and medium rankings.

Table 3-12. Hazard Risk Ranking

Rank	Hazard	Risk Ranking Score	Risk Category
1	Earthquake	36	High
2	Wildfire	36	High
3	Severe Weather	33	Medium
4	Landslide	22	Medium
5	Dam Failure	18	Medium
6	Flood	15	Low
7	Drought	9	Low

3.7.3 Jurisdiction-Specific Vulnerabilities

Volume 1 of this hazard mitigation plan provides complete risk assessments for each identified hazard of concern. This section provides information on a few key vulnerabilities for this jurisdiction. Available jurisdiction-specific risk maps of the hazards are provided at the end of this annex.

Repetitive Loss Properties

Repetitive loss records are as follows:

- Number of FEMA-identified Repetitive-Loss Properties: 1
- Number of FEMA-identified Severe-Repetitive-Loss Properties: 0
- Number of Repetitive-Loss Properties or Severe-Repetitive-Loss Properties mitigated: N/A
- No severe repetitive losses occurred.

Other Noted Vulnerabilities

No additional jurisdiction-specific issues have been identified based on a review of the results of the risk assessment, public involvement strategy, and other available resources.

3.8 STATUS OF PREVIOUS PLAN ACTIONS

Table 3-13 summarizes the actions that were recommended in the previous version of the hazard mitigation plan and their implementation status at the time this update was prepared.

Table 3-13. Status of Previous Plan Actions

Action Item from Previous Plan	Status of Action	New Action #
Action P-1—Where appropriate, support retrofitting or relocation of structures in high hazard areas, prioritizing structures that have experienced repetitive losses.	Carried over to updated plan	PLE-1
Comment: This is an ongoing effort.		
Action P-2—Integrate the hazard mitigation plan into other plans, ordinances and programs that dictate land use decisions in the community, including the City's General Plan.	Carried over to updated plan	PLE-2
Comment: An update to the Safety Element of the General Plan will be completed upon adoption of the updated Hazard Mitigation Plan.		
Action P-3—Actively participate in the plan maintenance protocols outlined in Volume 1 of this hazard mitigation plan.	Carried over to updated plan	PLE-3
Comment: This is an ongoing effort.		
Action P-4—Continue to maintain good standing and compliance under the NFIP through implementation of floodplain management programs that, at a minimum, meet the NFIP requirements: **• Enforce the flood damage prevention ordinance.** **• Participate in floodplain identification and mapping updates.** **• Provide public assistance/information on floodplain requirements and impacts.**	Carried over to updated plan	PLE-4
Comment: This is an ongoing effort.		
Action P-5—Identify and pursue strategies to increase adaptive capacity to climate change including but not limited to the following: update and implementation of the Climate Action Plan and update the General Plan to address recent legislation and establish policies related to climate change adaptability.	Carried over to updated plan	PLE-5
Comment: The City adopted an update to its Climate Action Plan in February 2022 (CAP 2.0) and will implement the CAP on an ongoing basis.		
Action P-6—Tie public education on defensible space and a comprehensive defensible space ordinance to a field program of enforcement.	Carried over to updated plan	PLE-7
Comment: **This is an ongoing effort.**		
Action P-7—Prohibit construction of habitable structures within at least 50 feet of an identified active fault trace where the fault has been specifically located in site-specific geologic studies.	Carried over to updated plan	PLE-8
Comment: The City has and will continue to prohibit construction of habitable structures within at least 50 feet of an active fault.		

Action Item from Previous Plan	Status of Action	New Action #
Action P-8—Prohibit new development of sites with structures intended for human occupancy in any landslide-prone areas unless the landslide risk can be eliminated. Permit development in landslide prone areas only when sites can be shown to be stable during adverse conditions such as saturated soils, ground shaking, and during grading of the site for roads, installation of infrastructure, and creation of building pads. Engineering studies shall demonstrate that structures in landslide prone areas would sustain no more damage due to slope instabilities than damage sustained by a similar building in the Pleasanton Planning Area constructed to current CBC standards and located on soils with a low susceptibility to failure when exposed to moderate ground shaking.	Carried over to updated plan	PLE-9
Comment: The City has and will continue to prohibit new development of sites with structures in landslide-prone areas unless the landslide risk can be eliminated.		
Action P-9—Require fire mitigation measures in new and existing developments that reduce the fire threat to the structure and occupants. Require development outside the five-minute travel time and in Special Fire Protection Areas to provide effective fire prevention measures.	Carried over to updated plan	PLE-10
Comment: The City has and will continue to require fire mitigation in new and existing developments that reduce the fire threat to the structure and occupants.		
Action P-10—Continue to conduct public meetings and issue press releases regarding Del Valle Dam evacuation.	Removed; no longer feasible	
Comment: Hazard information outreach will be done for all natural hazards. It is not reasonable for the city to only focus on the dam inundation hazard. A new action has been included for community education and outreach for natural hazards.		
Action P-11—Encourage replacing aboveground electric and phone wires and other structures with underground facilities and use the planning-approval process to ensure that, on a case-by-case basis, all new phone and electrical lines are installed underground.	Carried over to updated plan	PLE-13
Comment: The City has and will continue to encourage replacement of aboveground electric and phone wires with underground facilities.		

3.9 HAZARD MITIGATION ACTION PLAN

Table 3-14 lists the actions that make up the hazard mitigation action plan for this jurisdiction. Table 3-15 identifies the priority for each action. Table 3-16 summarizes the mitigation actions by hazard of concern and mitigation type.

Table 3-14. Hazard Mitigation Action Plan Matrix

Benefits New or Existing Assets	Objectives Met	Lead Agency	Support Agency	Estimated Cost	Sources of Funding	Timeline[a]
Action PLE-1—Where appropriate, support retrofitting, purchase or relocation of structures located in hazard areas, prioritizing those that have experienced repetitive losses and/or are located in high- or medium-risk hazard areas.						
Hazards Mitigated: Dam Failure, Earthquake, Flood, Landslide, Severe Weather, Wildfire						
Existing	4, 5, 6, 8, 10, 12	City of Pleasanton Community Development Department, Engineering Department	Livermore-Pleasanton Fire Department	High	HMGP, BRIC, FMA	Short-term

Benefits New or Existing Assets	Objectives Met	Lead Agency	Support Agency	Estimated Cost	Sources of Funding	Timeline[a]
Action PLE-2—Integrate the hazard mitigation plan into other plans, ordinances and programs that dictate land use decisions in the community, including the City's General Plan.						
Hazards Mitigated: Dam Failure, Drought, Earthquake, Flood, Landslide, Severe Weather, Wildfire						
Both	1, 2, 6, 8, 10, 11	City of Pleasanton Community Development Department, Engineering Department	Livermore-Pleasanton Fire Department	Low	Staff Time, General Funds	Ongoing
Action PLE-3—Actively participate in the plan maintenance protocols outlined in Volume 1 of this hazard mitigation plan with ongoing participation and cooperation among planning partners.						
Hazards Mitigated: Dam Failure, Drought, Earthquake, Flood, Landslide, Severe Weather, Wildfire						
Both	1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12	City of Pleasanton – All Departments	Livermore-Pleasanton Fire Department	Low	Staff Time, General Funds	Short-term
Action PLE-4—Continue to maintain good standing and compliance under the NFIP through implementation of floodplain management programs that, at a minimum, meet the NFIP requirements: • Enforce the flood damage prevention ordinance. • Participate in floodplain identification and mapping updates. • Provide public assistance/information on floodplain requirements and impacts.						
Hazards Mitigated: Flood, Dam Failure						
Both	1, 4, 6, 9	City of Pleasanton, Engineering Department	Livermore-Pleasanton Fire Department, Zone 7	Low	Staff Time, General Funds	Ongoing
Action PLE-5—Identify and pursue strategies to increase adaptive capacity to climate change including but not limited to the following: continue implementation of the CAP 2.0 and update the General Plan to address recent legislation and establish policies related to climate change adaptability.						
Hazards Mitigated: Dam failure, Drought, Flood, Landslide, Severe Weather, Wildfire						
Both	1, 2, 5, 7, 8, 9, 10, 12	City of Pleasanton-All Departments	Adjacent Cities/County	Low	Staff Time, General Funds	Short-term
Action PLE-6—Purchase generators for critical facilities and infrastructure that lack adequate backup power.						
Hazards Mitigated: Earthquake, Severe Weather						
Existing	8, 10	OSD	None	Medium	OSD Operational Budget	Ongoing
Action PLE-7—Tie public education on defensible space and a comprehensive defensible space ordinance to a field program of enforcement.						
Hazards Mitigated: Wildfire						
Both	1, 2, 5, 6, 11, 12	Livermore-Pleasanton Fire Department	City of Pleasanton	Medium	Staff Time, General Funds	Ongoing
Action PLE-8—Prohibit construction of habitable structures within at least 50 feet of an identified active fault trace where the fault has been specifically located in site-specific geologic studies.						
Hazards Mitigated: Landslide, Earthquake						
New	2, 4, 5, 6, 11	City of Pleasanton Community Development Department, Engineering Department	None	Low	General Funds, Staff time	Ongoing

Benefits New or Existing Assets	Objectives Met	Lead Agency	Support Agency	Estimated Cost	Sources of Funding	Timeline[a]
Action PLE-9—Prohibit new development of sites with structures intended for human occupancy in any landslide-prone areas unless the landslide risk can be eliminated. Permit development in landslide prone areas only when sites can be shown to be stable during adverse conditions such as saturated soils, ground shaking, and during grading of the site for roads, installation of infrastructure, and creation of building pads. Engineering studies shall demonstrate that structures in landslide prone areas would sustain no more damage due to slope instabilities than damage sustained by a similar building in the Pleasanton Planning Area constructed to current CBC standards and located on soils with a low susceptibility to failure when exposed to moderate ground shaking.						
Hazards Mitigated: Landslide, Earthquake						
Both	2, 4, 5, 6, 11	City of Pleasanton Community Development Department, Engineering Department	None	Low	General Fund, Staff Time	Ongoing
Action PLE-10—Require fire mitigation measures in new and existing developments that reduce the fire threat to the structure and occupants. Require development outside the five-minute travel time and in Special Fire Protection Areas to provide effective fire prevention measures.						
Hazards Mitigated: Wildfire						
Both	2, 3, 7	Livermore-Pleasanton Fire Department	City of Pleasanton	Medium	General Fund, Private Development Investment	Ongoing
Action PLE-11—Provide information to the community about natural hazards, their impacts, and measures both the city and community members may take to mitigate the impacts. Outreach may include notices on the city website, social media channels, print media, and other forms of education and awareness.						
Hazards Mitigated: Earthquake, Wildfire, Severe Weather, Landslide, Dam Failure, Flood, Drought						
Both	1, 3, 7, 9	City of Pleasanton Public Information Officer with department wide input	Livermore-Pleasanton Fire Department	Low	General Funds	Ongoing
Action PLE-12—Substantial Damage Response/Management Plan—Explore the feasibility of developing the plan. Develop the plan if deemed feasible.						
Hazards Mitigated: Severe Weather, Flood						
Both	1, 4, 5, 6, 8, 10	Engineering Department	None	Low	General Funds, California Adaptation Grant Program	Short-term
Action PLE-13—Encourage replacing aboveground electric and phone wires and other structures with underground facilities and use the planning-approval process to ensure that, on a case-by-case basis, all new phone and electrical lines are installed underground.						
Hazards Mitigated: Severe Weather, Landslide, Dam Failure, Flood, Wildfire						
Both	4, 8	Engineering Department	City of Pleasanton Community Development Department	Low	General Funds, Possible PG&E Underground Fund	Ongoing
Action PLE-14— Explore the feasibility of identifying socially vulnerable populations at the census block level. If deemed feasible, develop the dataset for future planning efforts.						
Hazards Mitigated: Dam Failure, Drought, Earthquake, Flood, Landslide, Severe Weather, Wildfire						
Both	1, 9, 10, 12	City of Pleasanton Community Development Department		Low	General Funds, Staff Time	Short-term

a. Short-term = Completion within 5 years; Long-term = Completion within 10 years; Ongoing= Continuing new or existing program with no completion date

Acronyms used here are defined at the beginning of this volume.

Table 3-15. Mitigation Action Priority

Action #	# of Objectives Met	Benefits	Costs	Do Benefits Equal or Exceed Cost?	Is Project Grant-Eligible?	Can Project Be Funded Under Existing Programs/ Budgets?	Implementation Priority[a]	Grant Pursuit Priority[a]
1	6	High	High	No	Yes	No	Medium	High
2	6	Medium	Low	Yes	No	Yes	High	Low
3	12	Low	Low	Yes	No	Yes	High	Low
4	4	Medium	Low	Yes	No	Yes	High	Low
5	8	Medium	Low	Yes	No	Yes	High	Medium
6	2	High	Medium	Yes	Yes	No	High	High
7	6	Medium	Medium	Yes	No	Yes	High	Low
8	5	High	Low	Yes	No	Yes	High	Low
9	5	High	Low	Yes	No	Yes	High	Low
10	3	High	Medium	Yes	No	Yes	High	Low
11	4	Medium	Low	Yes	No	Yes	High	Low
12	6	Medium	Low	Yes	Yes	No	High	Medium
13	2	Medium	Low	Yes	No	Yes	High	Low
14	4	Low	Low	Yes	No	Yes	High	Low

a. See the introduction to this volume for explanation of priorities.

Table 3-16. Analysis of Mitigation Actions

Hazard Type	Action Addressing Hazard, by Mitigation Type[a]							
	Prevention	Property Protection	Public Education & Awareness	Natural Resource Protection	Emergency Services	Structural Projects	Climate Resilience	Community Capacity Building
High-Risk Hazards								
Earthquake	8, 9	1	11		6			2, 3, 14
Wildfire	10	1, 13	7, 11	7			5	2, 3, 5, 7, 14
Medium-Risk Hazards								
Severe Weather		1, 12, 13	11		6, 12		5	2, 3, 5, 12, 14
Landslide	8, 9	1, 13	11				5	2, 3, 5, 14
Low-Risk Hazards								
Dam Failure	4	1, 4, 13	4, 11				5	2, 3, 5, 14
Flood	4	1, 4, 12, 13	4, 11		12		5	2, 3, 5, 12, 14
Drought			11				5	2, 3, 5, 14

a. See the introduction to this volume for explanation of mitigation types.

3.10 PUBLIC OUTREACH

Table 3-17 lists public outreach activities for this jurisdiction.

Table 3-17. Local Public Outreach

Local Outreach Activity	Date	Number of People Involved
CRS Program Outreach – Flood Mailers, Display in Permit Center, Library and OSD building	09/2022	5
City Website	Continuous	Unknown

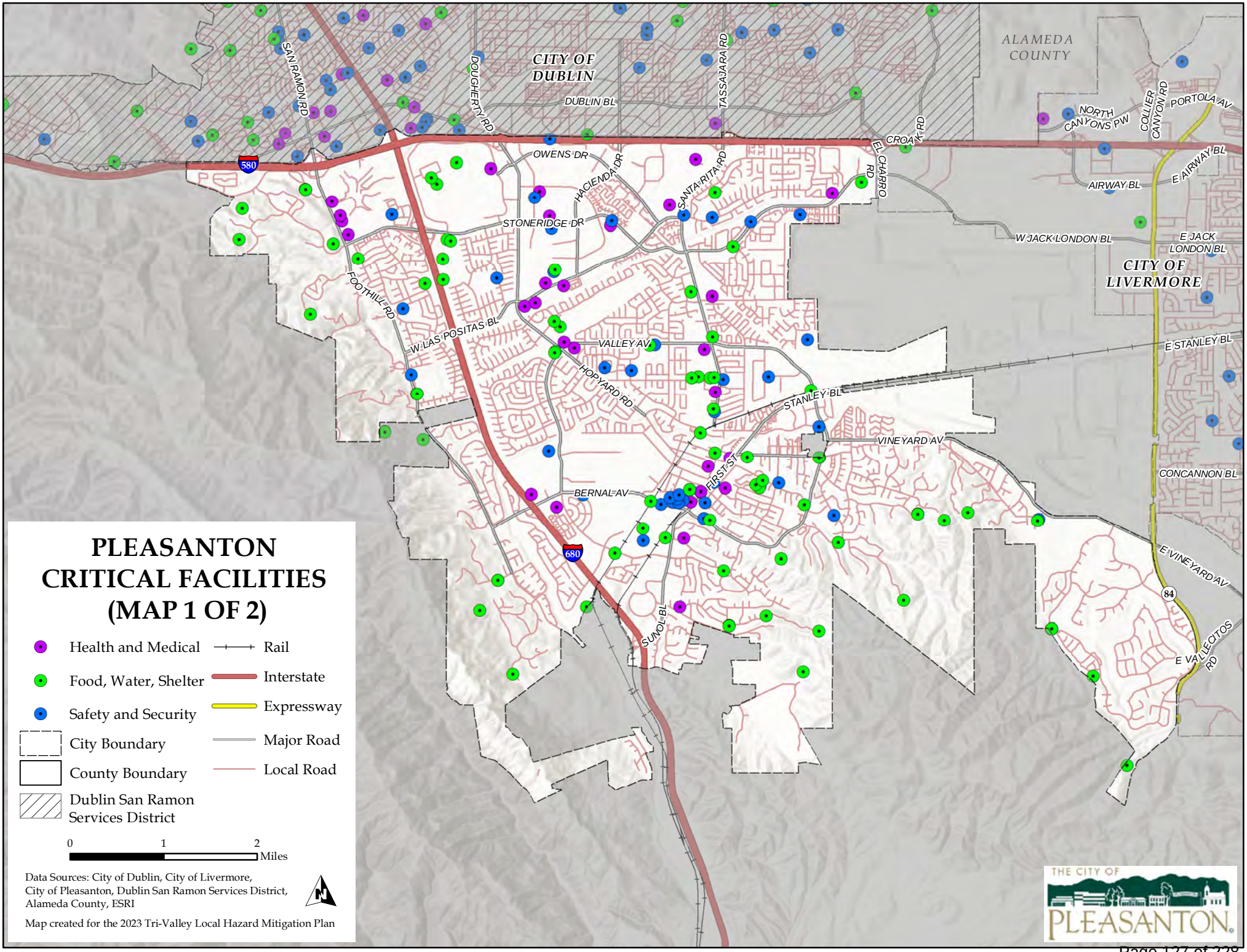
3.11 INFORMATION SOURCES USED FOR THIS ANNEX

The following technical reports, plans, and regulatory mechanisms were reviewed to provide information for this annex.

- **City of Pleasanton Municipal Code**—The municipal code was reviewed for the full capability assessment and for identifying opportunities for action plan integration.
- **City of Pleasanton Flood Damage Prevention Ordinance**—The flood damage prevention ordinance was reviewed for compliance with the National Flood Insurance Program.
- **City of Pleasanton General Plan**—The General Plan was reviewed to identify applicable policies that promote hazard mitigation.
- **City of Pleasanton Climate Action Plan**—The Climate Action Plan was reviewed to ascertain approaches to achieving climate change resilience.

The following outside resources and references were reviewed:

- **Hazard Mitigation Plan Annex Development Toolkit**—The toolkit was used to support the identification of past hazard events and noted vulnerabilities, the risk ranking, and the development of the mitigation action plan.
- **Current State Law**—State law (e.g., SB 379, SB 1241) was reviewed regarding recent requirements that relate to hazards and hazard mitigation.
- **State Office Department of Planning and Research, General Plan Guidelines**—The Guidelines were reviewed to identify new approaches to integrating hazard planning into General Plans.


PLEASANTON
CRITICAL FACILITIES
(MAP 1 OF 2)
Health and Medical
Food, Water, Shelter
Safety and Security
City Boundary
County Boundary
Dublin San Ramon
Services District
Rail
Interstate
Expressway
Major Road
Local Road
0
1
2
Miles
Data Sources: City of Dublin, City of Livermore,
City of Pleasanton, Dublin San Ramon Services District,
Alameda County, ESRI
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
CITY OF
DUBLIN
ALAMEDA
COUNTY
CITY OF
LIVERMORE
SAN RAMON RD
DOUGHERTY RD
TASSAJARA RD
DUBLIN BL
OWENS DR
HACIENDA DR
SANTA RITA RD
EL CHARRO RD
CROAK RD
NORTH
CANYONS PW
COLLIER
CANYON RD
PORTOLA AV
E AIRWAY BL
AIRWAY BL
W JACK LONDON BL
E JACK
LONDON BL
STONERIDGE DR
FOOTHILL RD
W LAS POSITAS BL
VALLEY AV
HOPYARD RD
E STANLEY BL
STANLEY BL
VINEYARD AV
FIRST ST
CONCANNON BL
BERNAL AV
E VINEYARD AV
SUNOL BL
E VALLECITOS
RD
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680
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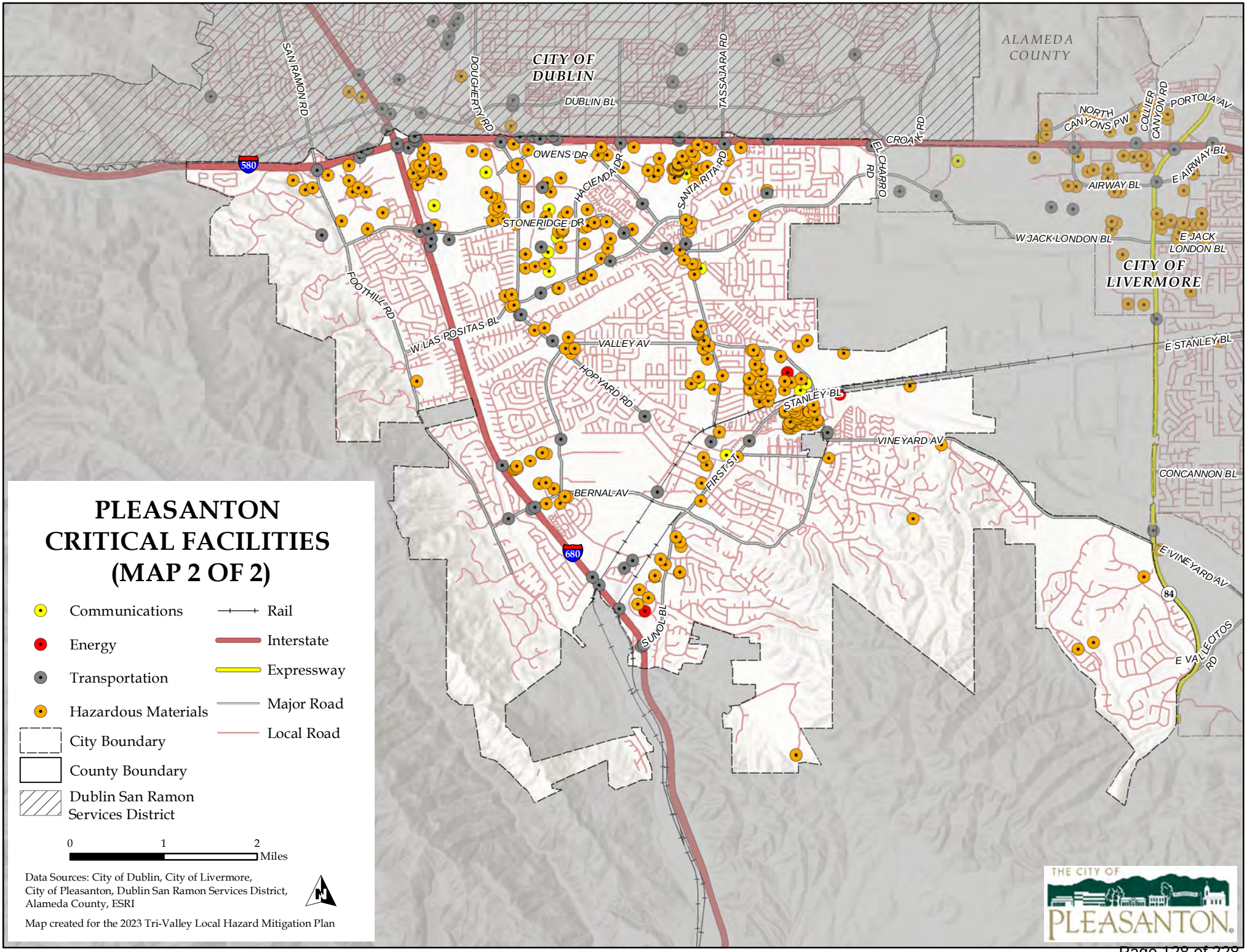
THE CITY OF
PLEASANTON


PLEASANTON
CRITICAL FACILITIES
(MAP 2 OF 2)
Communications
Energy
Transportation
Hazardous Materials
City Boundary
County Boundary
Dublin San Ramon
Services District
Rail
Interstate
Expressway
Major Road
Local Road
0
1
2
Miles
Data Sources: City of Dublin, City of Livermore,
City of Pleasanton, Dublin San Ramon Services District,
Alameda County, ESRI
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
CITY OF
DUBLIN
ALAMEDA
COUNTY
CITY OF
LIVERMORE
SAN RAMON RD
DOUGHERTY RD
DUBLIN BL
TASSAJARA RD
CROAK RD
EL CHARRO
RD
NORTH
CANYONS PW
COLLIER
CANYON RD
PORTOLA AV
E AIRWAY BL
AIRWAY BL
OWENS DR
HACIENDA DR
SANTA RITA RD
STONERIDGE DR
W JACK LONDON BL
E JACK
LONDON BL
FOOTHILL RD
W LAS POSITAS BL
VALLEY AV
HOPYARD RD
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VINEYARD AV
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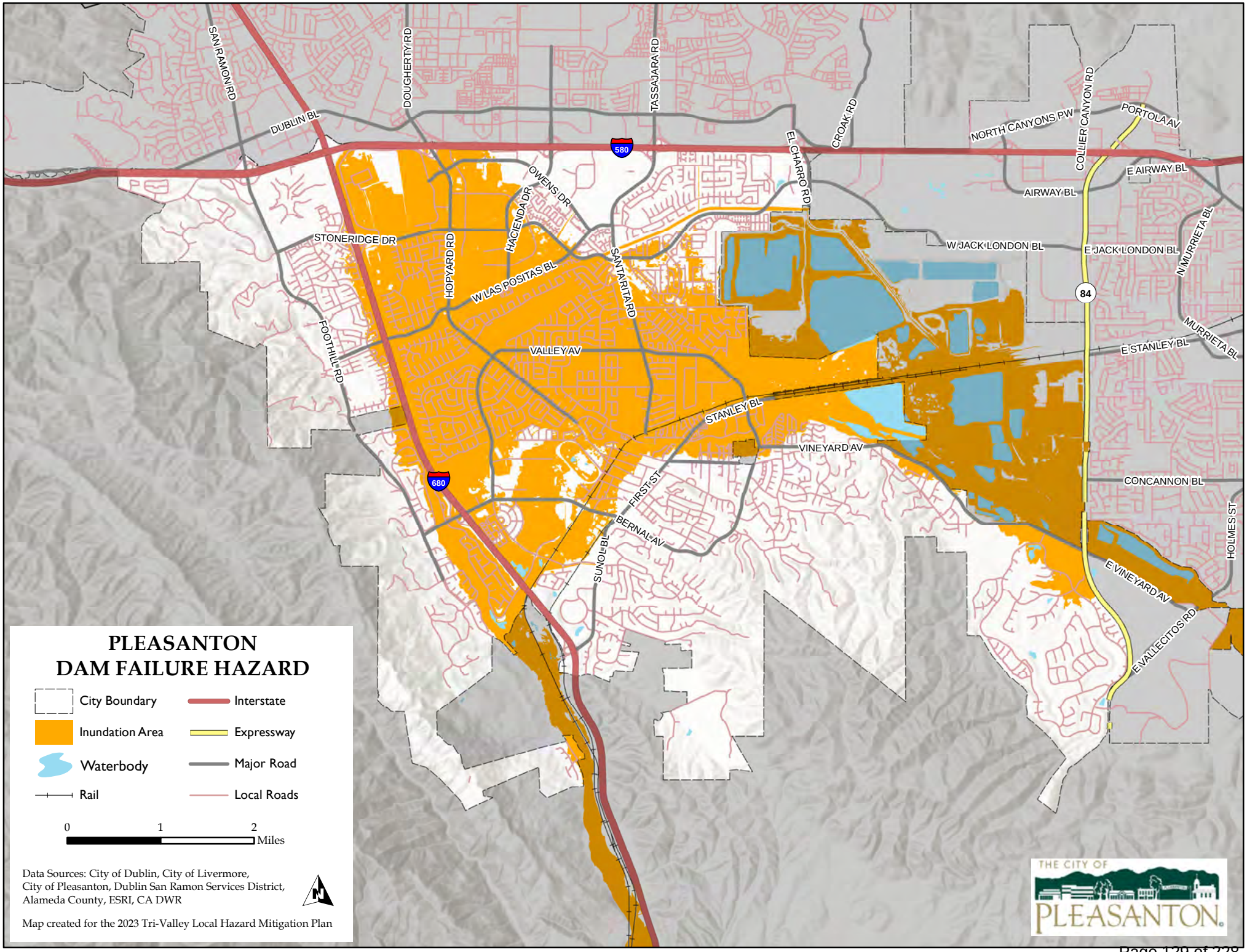
THE CITY OF
PLEASANTON


PLEASANTON
DAM FAILURE HAZARD
City Boundary
Inundation Area
Waterbody
Rail
Interstate
Expressway
Major Road
Local Roads
0
1
2
Miles
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI, CA DWR
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
THE CITY OF
PLEASANTON
SAN RAMON RD
DOUGHERTY RD
TASSAJARA RD
CROAK RD
EL CHARRO RD
COLLIER CANYON RD
PORTOLA AV
NORTH CANYONS PW
DUBLIN BL
580
OWENS DR
HACIENDA DR
E AIRWAY BL
AIRWAY BL
STONERIDGE DR
HOPYARD RD
W JACK LONDON BL
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N MURRIETA BL
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84
MURRIETA BL
FOOTHILL RD
VALLEY AV
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SUNOL BL
HOLMES ST
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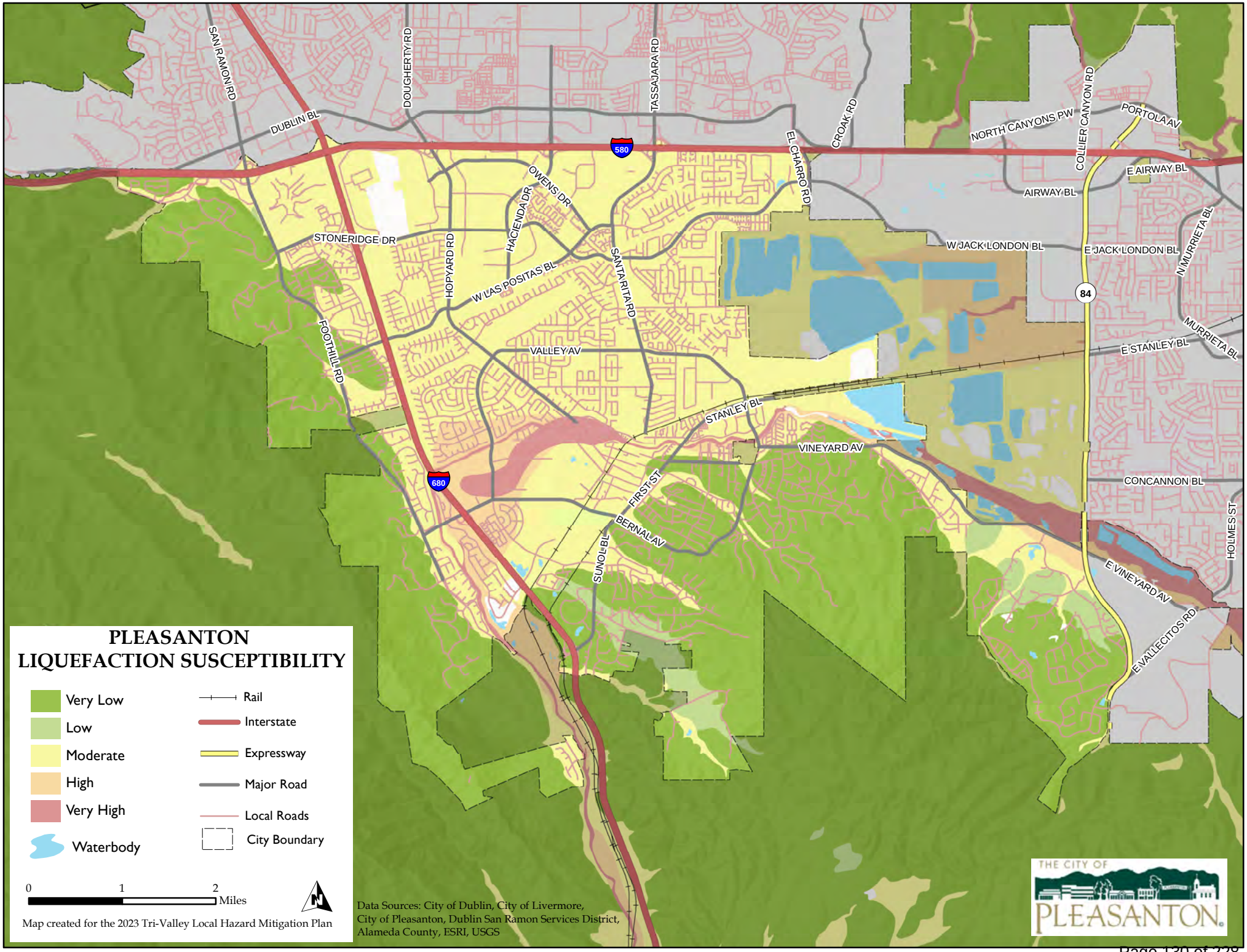
E VALLECITOS RD


PLEASANTON
LIQUEFACTION SUSCEPTIBILITY
Very Low
Low
Moderate
High
Very High
Waterbody
Rail
Interstate
Expressway
Major Road
Local Roads
City Boundary
0
1
2
Miles
N
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI, USGS
THE CITY OF
PLEASANTON
SAN RAMON RD
DOUGHERTY RD
TASSAJARA RD
CROAK RD
EL CHARRO RD
COLLIER CANYON RD
PORTOLA AV
NORTH CANYONS PW
DUBLIN BL
580
E AIRWAY BL
AIRWAY BL
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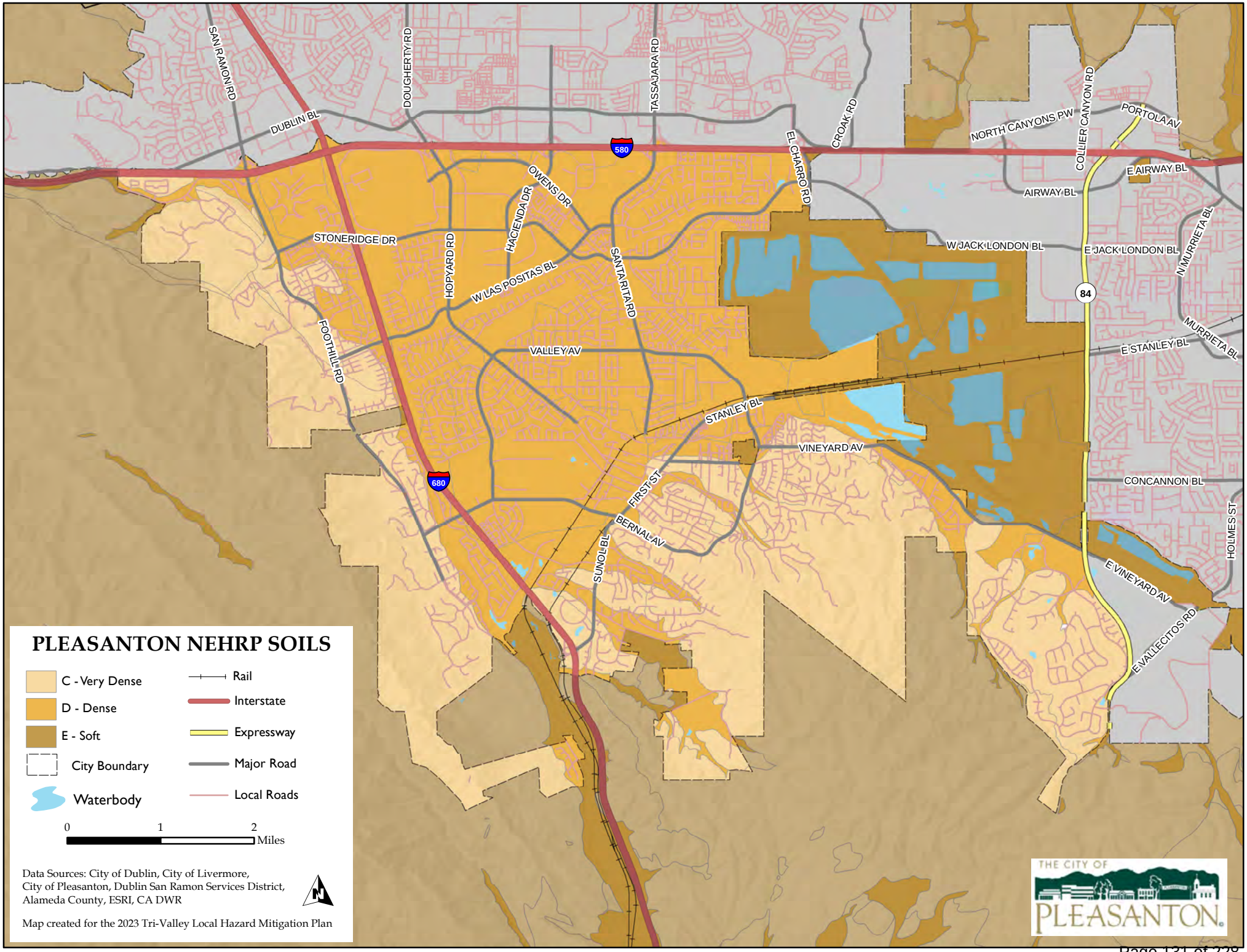
PLEASANTON NEHRP SOILS
C - Very Dense
D - Dense
E - Soft
City Boundary
Waterbody
Rail
Interstate
Expressway
Major Road
Local Roads
0
1
2
Miles
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI, CA DWR
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
SAN RAMON RD
DOUGHERTY RD
TASSAJARA RD
CROAK RD
COLLIER CANYON RD
PORTOLA AV
NORTH CANYONS PW
DUBLIN BL
580
EL CHARRO RD
E AIRWAY BL
AIRWAY BL
OWENS DR
HACIENDA DR
STONERIDGE DR
HOPYARD RD
W LAS POSITAS BL
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MURRIETA BL
E STANLEY BL
FOOTHILL RD
VALLEY AV
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680
CONCANNON BL
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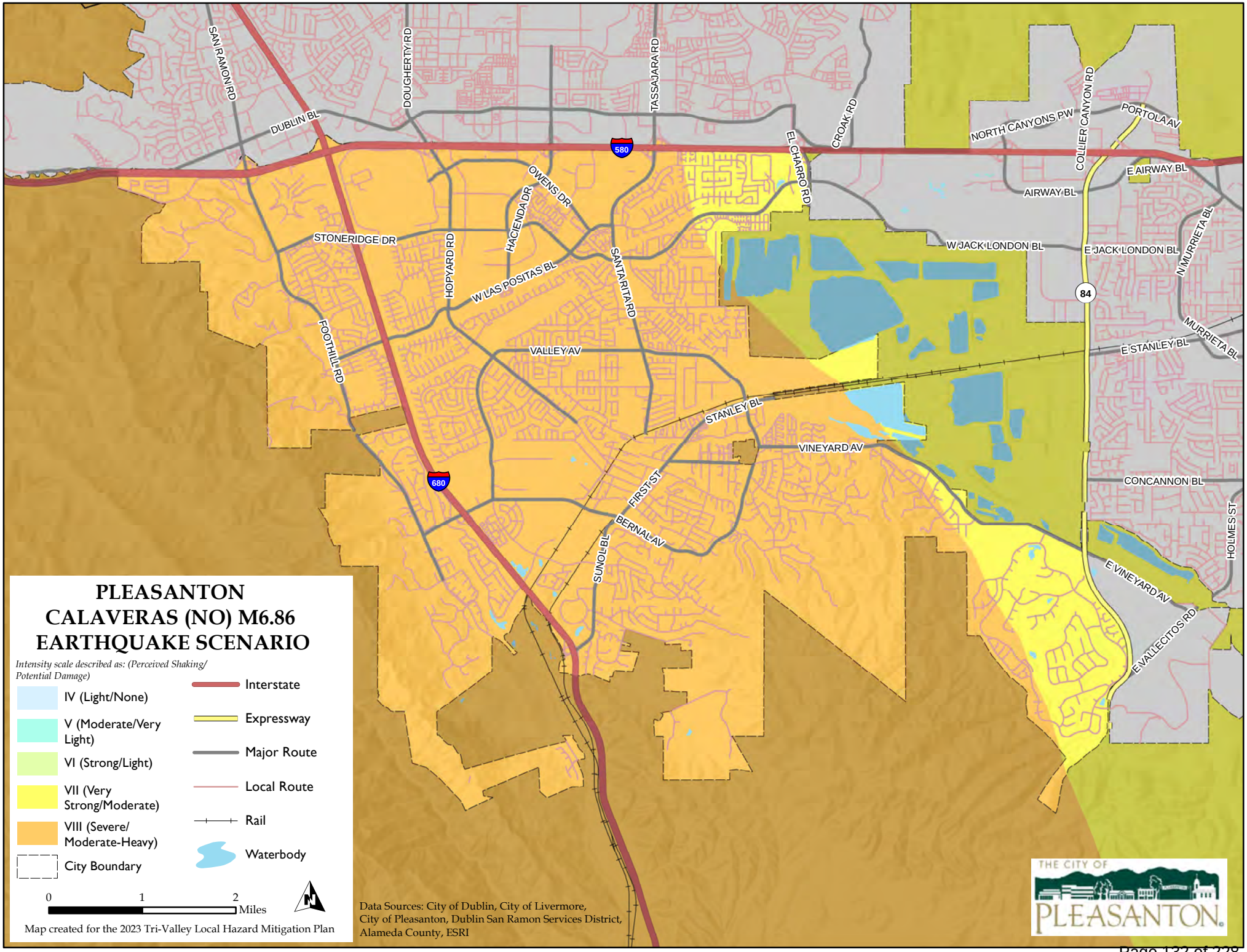
SUNOL BL
HOLMES ST
E VINEYARD AV
E VALLECITOS RD
THE CITY OF
PLEASANTON


PLEASANTON
CALAVERAS (NO) M6.86
EARTHQUAKE SCENARIO
Intensity scale described as: (Perceived Shaking/ Potential Damage)
IV (Light/None)
V (Moderate/Very Light)
VI (Strong/Light)
VII (Very Strong/Moderate)
VIII (Severe/ Moderate-Heavy)
City Boundary
Interstate
Expressway
Major Route
Local Route
Rail
Waterbody
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2
Miles
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI
THE CITY OF
PLEASANTON
SAN RAMON RD
DOUGHERTY RD
TASSAJARA RD
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SANTA RITA RD
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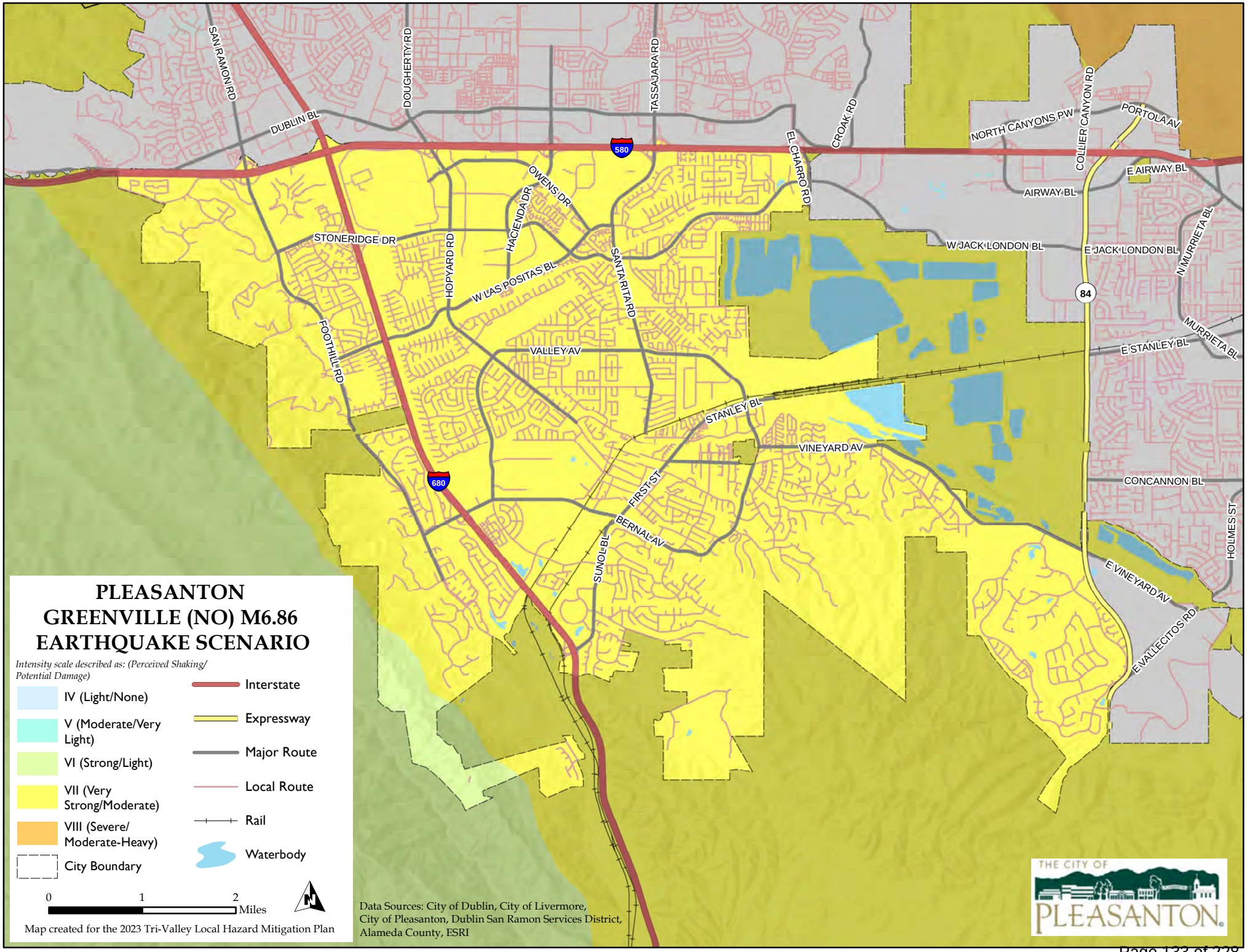
PLEASANTON
GREENVILLE (NO) M6.86
EARTHQUAKE SCENARIO
Intensity scale described as: (Perceived Shaking/ Potential Damage)
IV (Light/None)
V (Moderate/Very Light)
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VIII (Severe/ Moderate-Heavy)
City Boundary
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Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI
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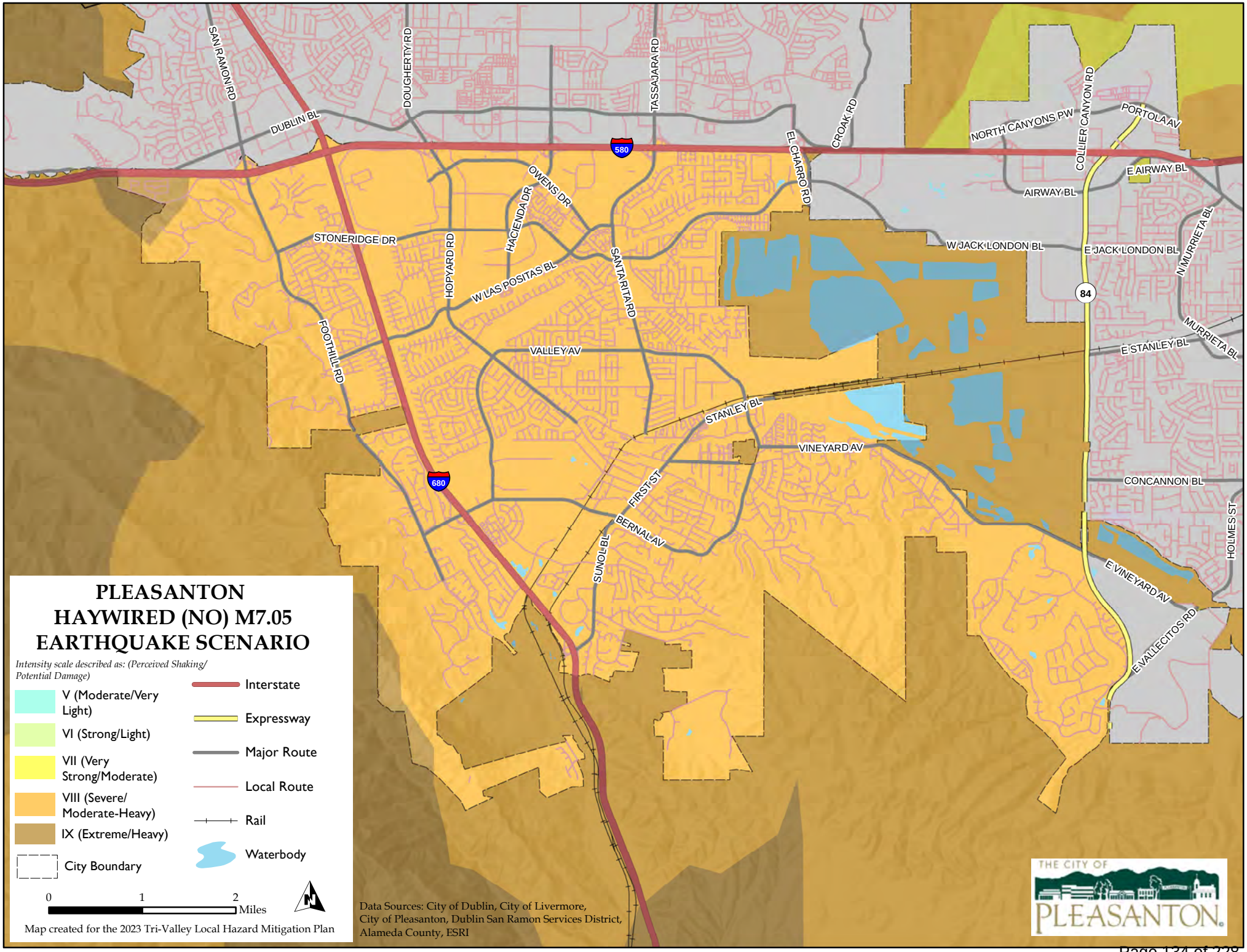
PLEASANTON
HAYWIRED (NO) M7.05
EARTHQUAKE SCENARIO
Intensity scale described as: (Perceived Shaking/ Potential Damage)
V (Moderate/Very Light)
VI (Strong/Light)
VII (Very Strong/Moderate)
VIII (Severe/ Moderate-Heavy)
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City Boundary
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Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI
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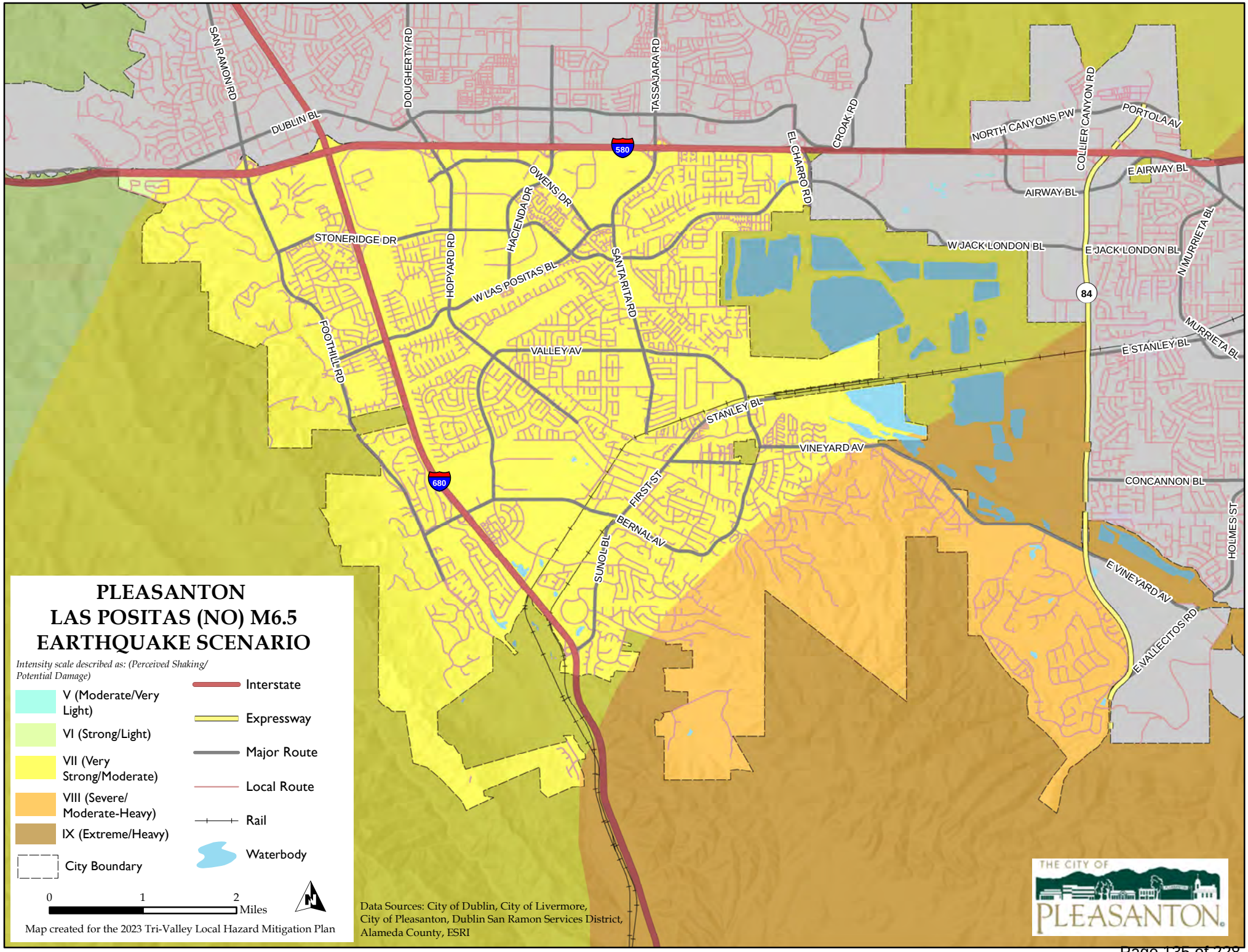
PLEASANTON
LAS POSITAS (NO) M6.5
EARTHQUAKE SCENARIO
Intensity scale described as: (Perceived Shaking/ Potential Damage)
V (Moderate/Very Light)
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City Boundary
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Miles
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI
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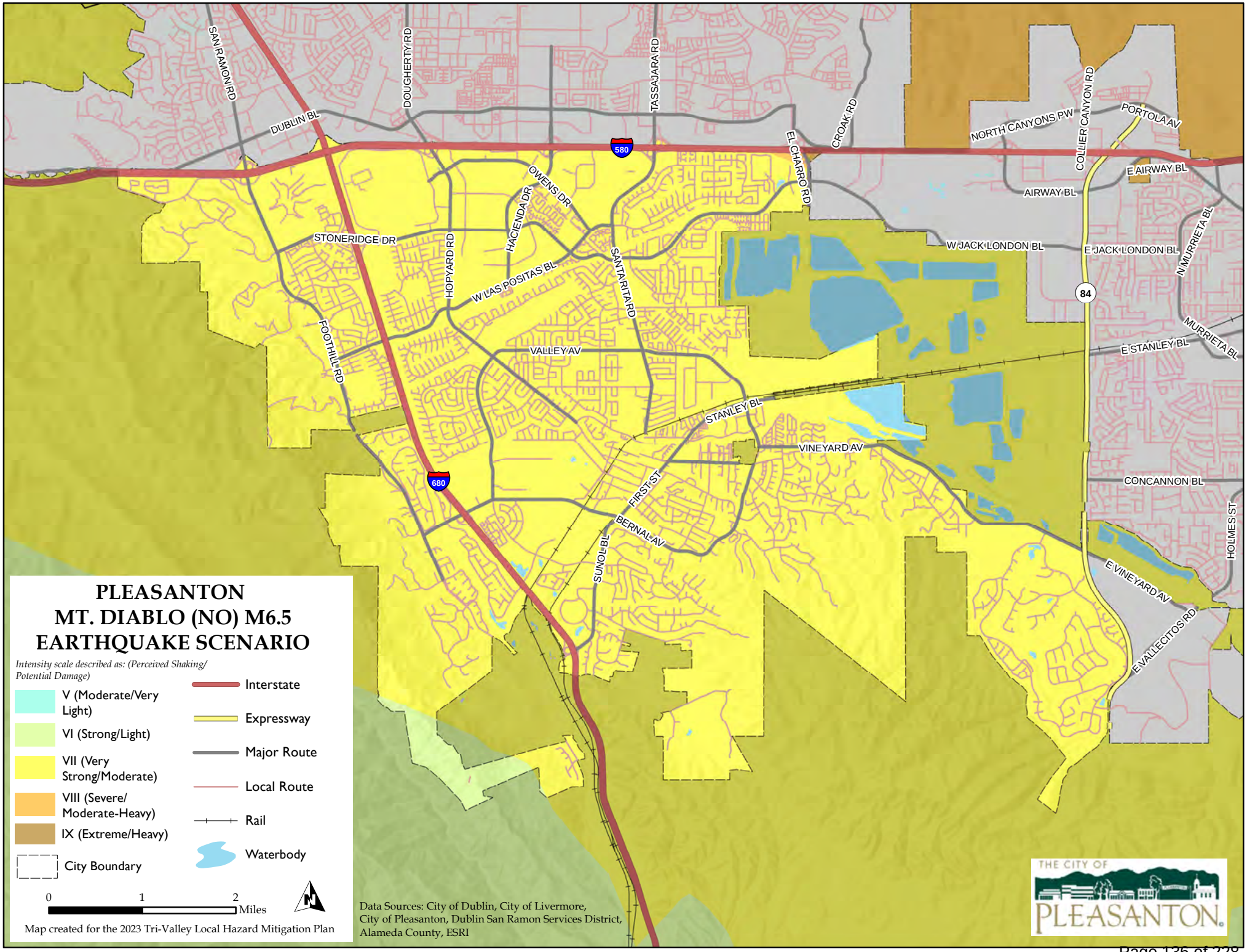
PLEASANTON
MT. DIABLO (NO) M6.5
EARTHQUAKE SCENARIO
Intensity scale described as: (Perceived Shaking/ Potential Damage)
V (Moderate/Very Light)
VI (Strong/Light)
VII (Very Strong/Moderate)
VIII (Severe/ Moderate-Heavy)
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City Boundary
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Local Route
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Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI
THE CITY OF
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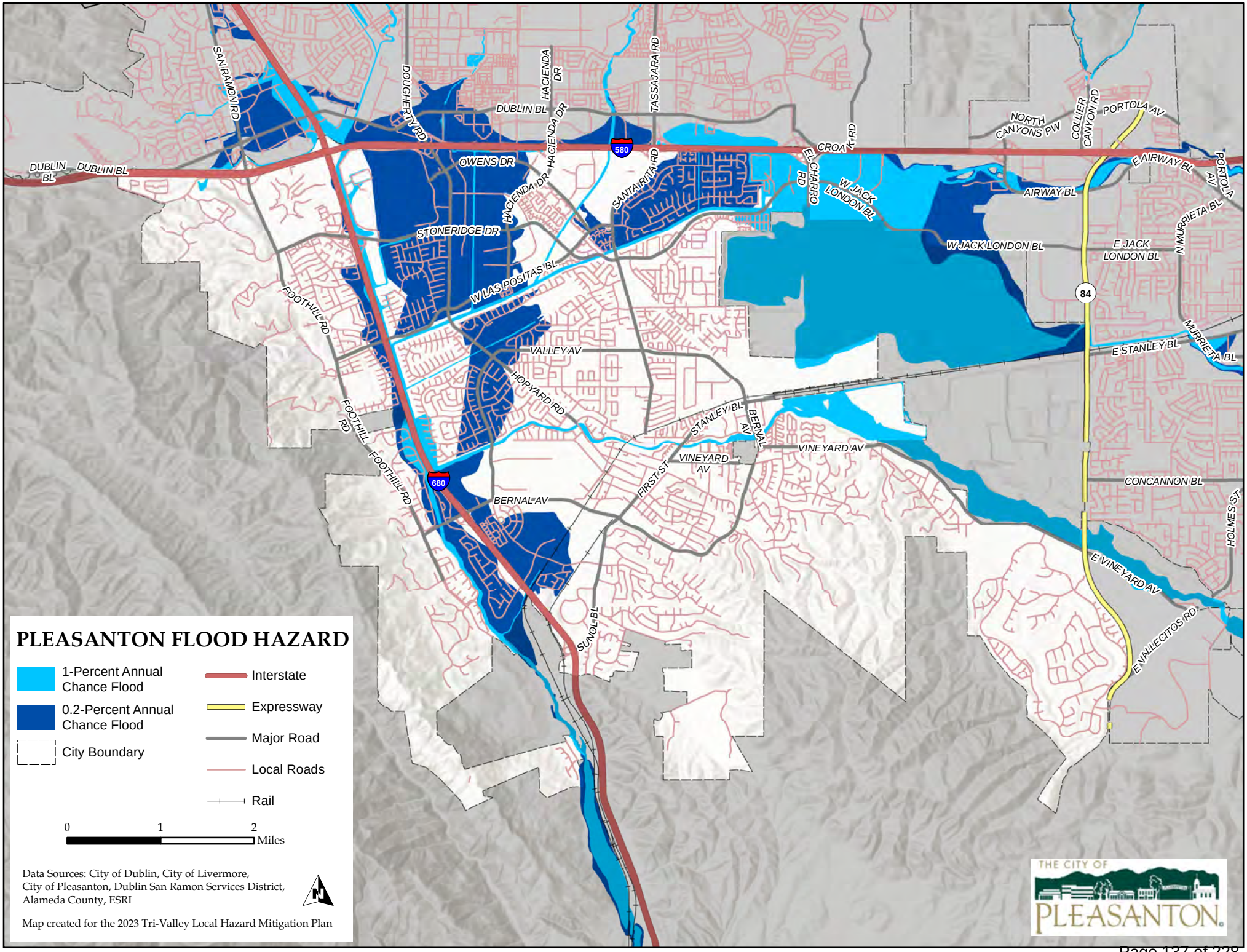
PLEASANTON FLOOD HAZARD
1-Percent Annual Chance Flood
0.2-Percent Annual Chance Flood
City Boundary
Interstate
Expressway
Major Road
Local Roads
Rail
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2
Miles
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
SAN RAMON RD
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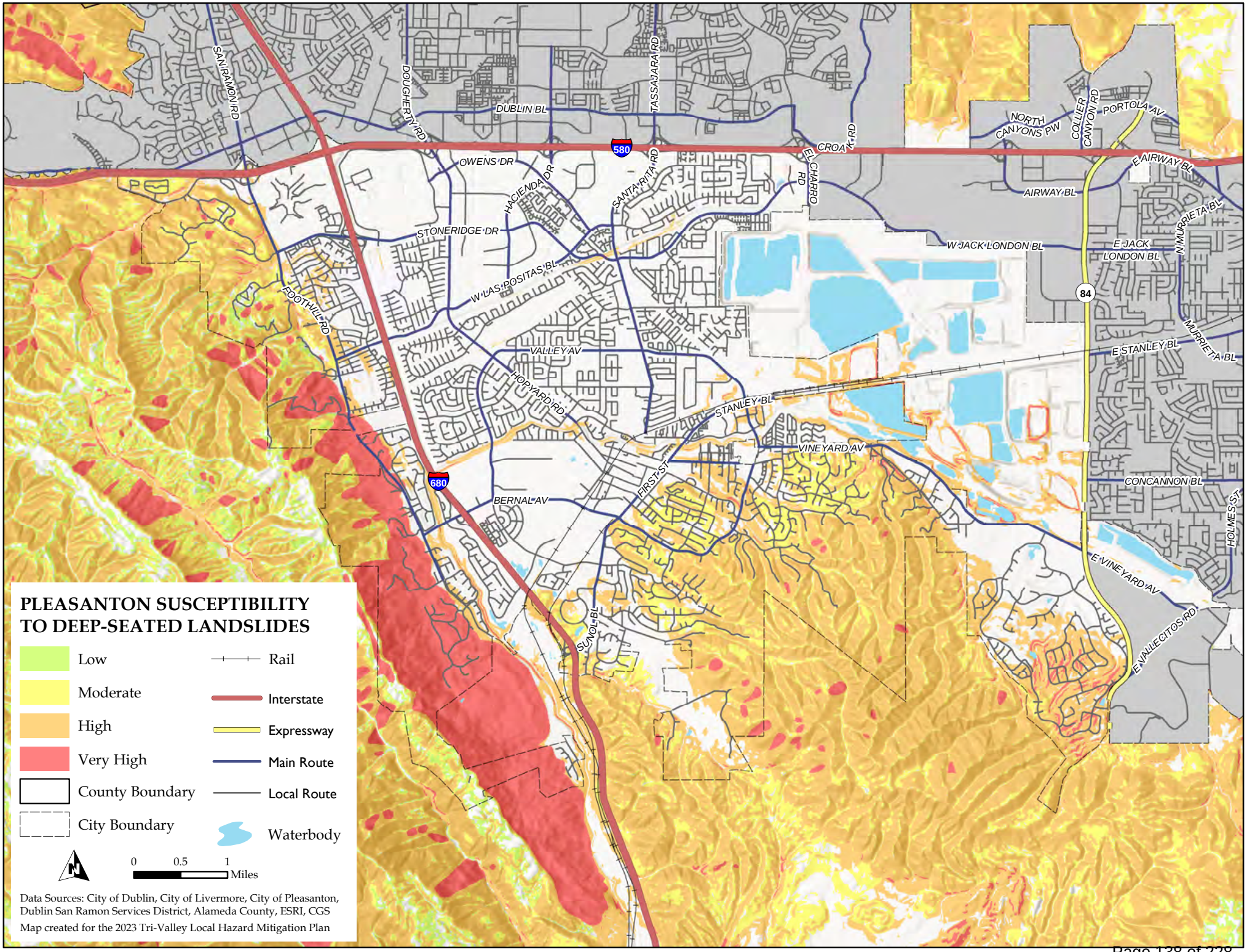
E VALLECITOS RD
THE CITY OF PLEASANTON


PLEASANTON SUSCEPTIBILITY TO DEEP-SEATED LANDSLIDES
Low
Moderate
High
Very High
County Boundary
City Boundary
Rail
Interstate
Expressway
Main Route
Local Route
Waterbody
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Miles
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI, CGS
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
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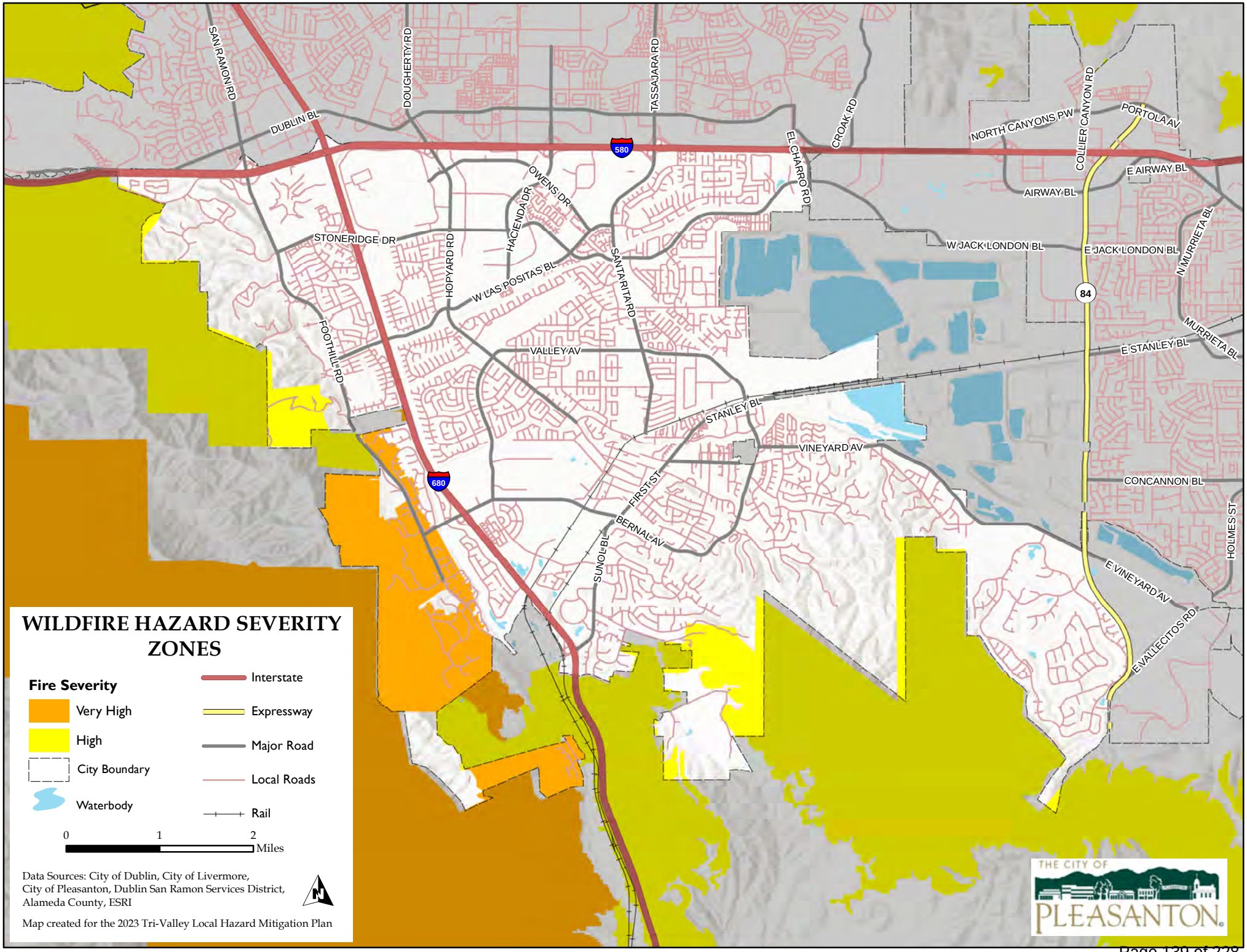
WILDFIRE HAZARD SEVERITY ZONES
Fire Severity
Very High
High
City Boundary
Waterbody
Interstate
Expressway
Major Road
Local Roads
Rail
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Miles
Data Sources: City of Dublin, City of Livermore, City of Pleasanton, Dublin San Ramon Services District, Alameda County, ESRI
Map created for the 2023 Tri-Valley Local Hazard Mitigation Plan
SAN RAMON RD
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VINEYARD AV
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SUNOL BL
HOLMES ST
E VINEYARD AV
E VALLECITOS RD
580
680
84
THE CITY OF
PLEASANTON

GAVIN NEWSOM
GOVERNOR

NANCY WARD
DIRECTOR

Cal OES
GOVERNOR'S OFFICE
OF EMERGENCY SERVICES

October 31, 2023

Alison Kearns
Risk Analysis Branch Chief
Mitigation Division
Federal Emergency Management Agency, Region IX
1111 Broadway Street, Suite 1200
Oakland, California 94607

Subject: Tri-Valley Multi-Jurisdiction Local Hazard Mitigation Plan

Dear Ms. Kearns:

The California Governor's Office of Emergency Services (Cal OES) is forwarding the Multi-Jurisdiction Local Hazard Mitigation Plan for Tri-Valley for formal review. The documents were transmitted to FEMA electronically.

If you have any questions, please contact me at (916) 845-8531 or Tina Phan, Emergency Services Coordinator, Local Mitigation Planning Division, at (916) 539-1625.

Sincerely,

VICTORIA LAMAR-HAAS, Chief
Local Mitigation Planning Unit

Enclosures

cc: Susan Frost, City of Livermore Planning Division

3650 SCHRIEVER AVENUE MATHER, CA 95655
LOCAL MITIGATION PLANNING UNIT

U.S. Department of Homeland Security
FEMA Region 9
1111 Broadway, Suite 1200
Oakland, CA 94607-4052

FEMA

December 15, 2023

Jake Potter
Associate Planner
City of Livermore
1052 South Livermore Avenue
Livermore, CA 94550

Dear Jake Potter:

The Federal Emergency Management Agency (FEMA) has completed its review of the *Tri-Valley Local Hazard Mitigation Plan 2023* and has determined that this plan is eligible for final approval pending its adoption by all participating jurisdictions. Please see the enclosed list of approvable pending adoption jurisdictions.

Formal adoption documentation must be submitted to FEMA Region 9 by at least one participating jurisdiction within one calendar year of the date of this letter, or the entire plan must be updated and resubmitted for review. FEMA will approve the plan upon receipt of the documentation of formal adoption.

Once the plan is approved, each participating jurisdiction must adopt the plan within five calendar years of the date of the approval. The adoption of the plan by each jurisdiction ensures that jurisdiction's continued eligibility for funding under FEMA's Hazard Mitigation Assistance (HMA) programs. All requests for funding, however, will be evaluated individually according to the specific eligibility, and other requirements of the particular program under which applications are submitted.

If you have any questions regarding the planning or review processes, please contact the FEMA Region 9 Hazard Mitigation Planning Team at fema-r9-mitigation-planning@fema.dhs.gov.

Sincerely,

XING LIU Digitally signed by XING LIU
Date: 2023.12.14 17:31:36 -08'00'

for: Alison Kearns
Planning and Implementation Branch Chief
Mitigation Division
FEMA Region 9

Enclosures (2)

Tri-Valley Plan Review Tool, dated December 15, 2023
Status of Participating Jurisdictions, dated December 15, 2023

cc:

Ron Miller, Acting State Hazard Mitigation Officer, California Governor's Office of Emergency Services
Robyn Fennig, Planning Division Chief, California Governor's Office of Emergency Services
Victoria LaMar-Haas, Hazard Mitigation Planning Chief, California Governor's Office of Emergency Services

Status of Participating Jurisdictions as of December 15, 2023

Jurisdictions – Adopted and Approved

#	Jurisdiction	Date of Adoption
1		
2		
3		
4		
5		
6		

Jurisdictions – Approvable Pending Adoption

#	Jurisdiction
1	City of Dublin
2	City of Livermore
3	City of Pleasanton
4	Dublin San Ramon Services District

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PLEASANTON ADOPTING THE 2023 TRI-VALLEY LOCAL HAZARD MITIGATION PLAN

WHEREAS, the Tri-Valley area has exposure to natural hazards that increase the risk to life, property, environment and the economy; and

WHEREAS, proactive mitigation of known hazards before a disaster event can reduce or eliminate long-term risk to life and property; and

WHEREAS, the federal Disaster Mitigation Act of 2000 (Public Law 106-390) established requirements for pre- and post-disaster hazard mitigation programs; and

WHEREAS, the City of Pleasanton adopted the last update to the Local Hazard Mitigation Plan in 2018, with the plan subject to update every five year; and

WHEREAS, the cities of Pleasanton, Dublin, Livermore, and the Dublin San Ramon Services District (Planning Partners) have collaborated to draft the 2023 Tri-Valley Local Hazard Mitigation Plan (LHMP) update; and

WHEREAS, the Planning Partners have completed a planning process that engages the public, assesses the risk and vulnerability to the impacts of natural hazards, develops a mitigation strategy consistent with a set of uniform goals and objectives, and creates a plan for implementing, evaluating and revising this strategy.

NOW, THEREFORE BE IT RESOLVED THAT THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES RESOLVE, DECLARE, DETERMINE AND ORDER THE FOLLOWING:

SECTION 1. Adopts in its entirety Volume I and the Introduction and Pleasanton Annex (Chapter 3), and the appendices of Volume II of the 2023 Tri-Valley Local Hazard Mitigation Plan.

SECTION 2. Will use the adopted and approved portions of the Hazard Mitigation Plan to guide pre- and post- disaster mitigation of the hazards identified.

SECTION 3. Will coordinate the strategies identified in the Hazard Mitigation Plan with other planning programs and mechanisms under its jurisdictional authority.

SECTION 4. Will continue its support of the on-going mitigation efforts and continue to participate in the Planning Partnership as described by the Hazard Mitigation Plan.

SECTION 5. Will help to promote and support the mitigation successes of all Planning Partners.

SECTION 6. The City Clerk shall certify to the passage of this resolution and enter it into the book of original resolutions.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Pleasanton at a regular meeting held on February 20, 2024.

I, Jocelyn Kwong, City Clerk of the City of Pleasanton, California, certify that the foregoing resolution was adopted by the City Council at a regular meeting held on the 20th day of February 2024, by the following vote:

Ayes:
Noes:
Absent:
Abstain:

_____
Jocelyn Kwong, City Clerk

APPROVED AS TO FORM:

_____
Daniel G. Sodergren, City Attorney

CITY COUNCIL AGENDA REPORT

February 20, 2024
Community Development

TITLE: AUTHORIZE A GRANT APPLICATION FOR $15,300,000 IN UNITED STATES DEPARTMENT OF TRANSPORTATION REBUILDING AMERICAN INFRASTRUCTURE WITH SUSTAINABILITY AND EQUITY (RAISE) GRANT FUNDS FOR THE I-680 AT SUNOL BOULEVARD INTERCHANGE MODERNIZATION PROJECT, CIP 15551

SUMMARY

The United States Department of Transportation (US DOT) issued a Notice of Funding Opportunity for the Rebuilding American Infrastructure with Sustainability and Equity (RAISE) grant for the I-680 at Sunol Boulevard Interchange Modernization Project, CIP 15551. The RAISE grant will be awarded on a competitive basis for eligible projects that will have a significant local or regional impact and advance the priorities of safety, equity, climate, sustainability, and workforce development. The Infrastructure Investment and Jobs Act – Bipartisan Infrastructure Law authorized and appropriated $1.5 billion for the RAISE grant for federal fiscal year 2024. This agenda item requests City Council approval to submit an RAISE grant application in the amount of $15,300,000. Applications are due to the US DOT on February 28, 2024.

RECOMMENDATION

Authorize the submittal of a federal grant application to the US DOT for the RAISE grant in the amount of $15,300,000 for the I-680/Sunol Boulevard Interchange Modernization Project, CIP 15551.

BACKGROUND

Pleasanton regularly receives competitive grant funding notices from various sources, including the Alameda County Transportation Commission, Metropolitan Transportation Commission, California Department of Transportation (Caltrans), US Department of Transportation, and the City's Senate and Congressional representatives. Staff closely reviews these opportunities and pursues grants based on numerous factors, including but not limited to: project eligibility, selection criteria, funding need, staff availability, and likelihood of award.

Over the last three years, the City has applied for eleven competitive grants totaling $42,169,000. Thus far, the City has been awarded six grants totaling $18,783,898 for a range of projects including the I-680/Sunol Interchange, the West Las Positas Multimodal Reconstruction Project, and the I-580 Overcrossing Pedestrian and Bicycle improvement Project.

The City has been awarded $8,650,000 in grant funds to support the I-680/Sunol Boulevard Interchange Modernization Project; another $890,000 is expected in federal earmark funds upon Congressional approval.

Rebuilding American Infrastructure with Sustainability and Equity Grant
The Infrastructure Investment and Jobs Act – Bipartisan Infrastructure Law authorized $1.5 billion to be awarded by the US DOT in fiscal year 2024 for local and regional project assistance grant programs; one such program is the RAISE grant. Similar to the prior federal BUILD and TIGER grant programs, RAISE is a multi-year capital and planning improvement program that allows for state, local, and regional agencies to invest in surface transportation to improve safety, economic strength and global competitiveness, equity, and climate sustainability. The application deadline for fiscal year 2024 is February 28, 2024.

Sunol Interchange Improvement Project
The I-680/Sunol Boulevard interchange is the city's southernmost access to I-680 and experiences a high volume of morning peak hour traffic that causes recurring congestion along Sunol Boulevard and on I-680. The Sunol Boulevard ramp intersections also experience a high volume of broadside collisions. A modification to the interchange is necessary to improve safety and reduce congestion.

The project will reconstruct the westbound to southbound loop ramp, including the bridge section, to allow for two lanes to enter I-680 southbound. The project will also make pedestrian and bicycle improvements along Sunol Boulevard and construct traffic signals at each of the ramps. Installation of traffic signals as part of the interchange project will improve safety and reduce accidents. The reconstruction of the loop ramp and bridge section will improve congestion and reduce the bottleneck that occurs on the freeway mainline.

Local interchange improvements, although located in Caltrans' right-of-way, are always funded by the local agency. Any improvements to the interchange must be completed through the Caltrans project development process. This process includes four phases:

1. Project Initiation Document (PID)/Project Study Report (PSR)
2. Preliminary Analysis & Environmental Document (PA&ED)
3. Detailed Design
4. Construction

The City completed the PID/PSR in 2020. Upon completion of the PID, work began on the environmental document, which is approaching final approval as a Mitigated Negative Declaration.

DISCUSSION
The I-680 at Sunol Boulevard Interchange Modernization Project makes significant improvements to Sunol Boulevard, the Sunol interchange, and I-680. The estimated total project cost for design and construction is approximately $31 million, which includes an anticipated $26.5 million in future construction costs. This project is identified in the City's Traffic Impact Fee program, and the four-year CIP includes $6,627,212 in Traffic Impact Fee (TIF) funding for this project. Past approved funding and expenditures toward the design of this project total an additional $1,834,448 of TIF funds. Staff has pursued outside funding for project design and construction and was recently included in the 2024 STIP, with construction funding awarded in the amount of $6 million (available for appropriation in FY2027/2028). Additionally, approximately $890,000 in federal earmarks for construction are also pending approval.

The RAISE grant is a competitive grant; candidate RAISE-funded projects are evaluated on how positively a project can affect eight merit criteria:

- Safety
- Environmental Sustainability
- Quality of Life
- Mobility and Community Connectivity
- Economic Competitiveness and Opportunity
- State of Good Repair
- Partnership and Collaboration
- Innovation.

The I-680/Sunol Interchange Modernization project is well-positioned to be competitive in the merit criteria; additionally, the recent award of 2024 STIP funds helps improve RAISE grant competitiveness as it demonstrates state partnership in an impactful community project.

Local matching funds of no less than 20 percent of project cost are typically required for federal grants such as RAISE. If the City were to be awarded the full grant amount, an estimated local match of $5.3 million would be required. The City's existing allocation of TIF and STIP funds would qualify to meet the local matching requirement. Thus, additional local matching funds would not be necessary.

Staff is reaching out to obtain support letters from Caltrans, Alameda County Transportation Commission, the Tri-Valley Transportation Council, and U.S. Congressional and Senate Representatives. This project has received support previously from Congressional Representative Swalwell's office and staff is confident that an additional support letter will be received prior to the RAISE grant submission deadline.

EQUITY AND SUSTAINABILITY
Not applicable, as this item is an administrative matter of City business.

OUTREACH
No outreach was conducted, as this item is an administrative matter of City business.

STRATEGIC PLAN ALIGNMENT
Approval of this action advances the ONE Pleasanton strategic goals of *Funding our Future*, Strategy 2 - Identify expanded and new revenue sources to address significant infrastructure needs, and *Investing in our Environment*, Strategy 1 - Implement the four-year CIP to complete design and construction of budgeted capital projects. This action will allow the opportunity for the City to receive significant new grant funding in support of a planned capital improvement project.

FISCAL IMPACT
The I-680 Sunol Interchange Modernization Project has a total estimated project cost of $31,000,000. To date, the City has been awarded $2,650,000 in Tri-Valley Transportation Development Fee (TVTDF) funds, $6,000,000 in State Transportation Improvement Program

(STIP) funds (eligible for appropriation in FY2027/2028), and has also budgeted a total of $8,461,660 in TIF funds towards this project. $1,834,448 of the total TIF allocation has been expended for design costs in prior fiscal years, leaving $6,627,212 in TIF allocation for fiscal years 2024-2027. The table below outlines the approved and anticipated funding sources for the project.

Fund Source	Funding Amount
Pleasanton Traffic Impact Fee	$8,461,660 ($1,834,448 in past expenditures and $6,627,212 in current and future allocated funding through FY27)
TVTDF	$2,650,000
STIP *(approved for appropriation in FY27/28)*	$6,000,000
Federal Earmark *(pending Congressional approval)*	$890,000
RAISE Grant Request	$15,300,000
TOTAL	$33,301,660 ($1,834,448 in past expenditures and $31,467,212 in current and future allocated funding through FY27)

The application of $15,300,000 in RAISE grant funds would increase the available funding for the project to $31,467,212 if fully awarded, and complete funding for the project.

Should the City be awarded RAISE grant funds, staff will return to Council at a future date to seek approval to enter into a funding agreement with the US DOT, and request authorization for any necessary budget actions.

Prepared by:	Submitted by:	Approved by:
Cedric Novenario, Senior Transportation Engineer	Ellen Clark, Director of Community Development	Gerry Beaudin, City Manager

Attachments:
None

CITY COUNCIL AGENDA REPORT

February 20, 2024
Community Development

TITLE: RECEIVE INFORMATION AND APPROVE RECOMMENDATION THAT A PARCEL ON WEST JACK LONDON BOULEVARD IN UNINCORPORATED ALAMEDA COUNTY BE MOVED INTO THE CITY OF LIVERMORE SPHERE OF INFLUENCE, AND THAT PARCEL AND ANOTHER PARCEL ON EAST STANLEY BOULEVARD BOTH BE ANNEXED BY THE CITY OF LIVERMORE

SUMMARY

Three sites, known as SMP-38, SMP-39 and SMP-40, are vacant former quarry sites located in unincorporated Alameda County, located south of West Jack London Boulevard between El Charro Road and Isabel Avenue, and between the city limits of Pleasanton and Livermore. SMP-38 and SMP-39 are located within the City of Pleasanton's Sphere of Influence (SOI) while SMP-40 is located within Livermore's SOI.

In September 2021, the City of Livermore received applications for the annexation and development of SMP-39 and SMP-40 with commercial/light industrial uses, and an associated request to amend the respective SOIs for SMP-38 and SMP-39 such that all three sites would be within Livermore's SOI, to allow for their annexation into Livermore. (Since initial receipt of the application, at Pleasanton's request, the application has been amended to no longer include a SOI adjustment for SMP-38, which lies closest to Pleasanton.)

Livermore will be holding public hearings with its Planning Commission and City Council in February and March 2024 to consider approval of the proposed development. Livermore's approvals would allow the SOI adjustment and annexation requests for SMP-39 and SMP-40 to be forwarded to the Alameda County Local Area Formation Commission (LAFCO), the body charged with approval of interjurisdictional boundary changes. Livermore has requested the Pleasanton City Council consider a positive recommendation to LAFCO for support of the SOI amendment and annexation of SMP-39 and SMP-40 to Livermore.

Livermore staff has been in close communication with Pleasanton staff throughout the application process, and has provided City staff several opportunities to review and provide comments on the proposed development and its associated CEQA document. Pleasanton staff has found no significant issues with the proposal that would negatively affect Pleasanton. Based on SMP-39 and SMP-40's adjacency to existing Livermore development, proposed industrial use and traffic improvements that address Pleasanton circulation concerns, staff is recommending the City Council support Livermore's proposed SOI amendments and annexation request.

RECOMMENDATION

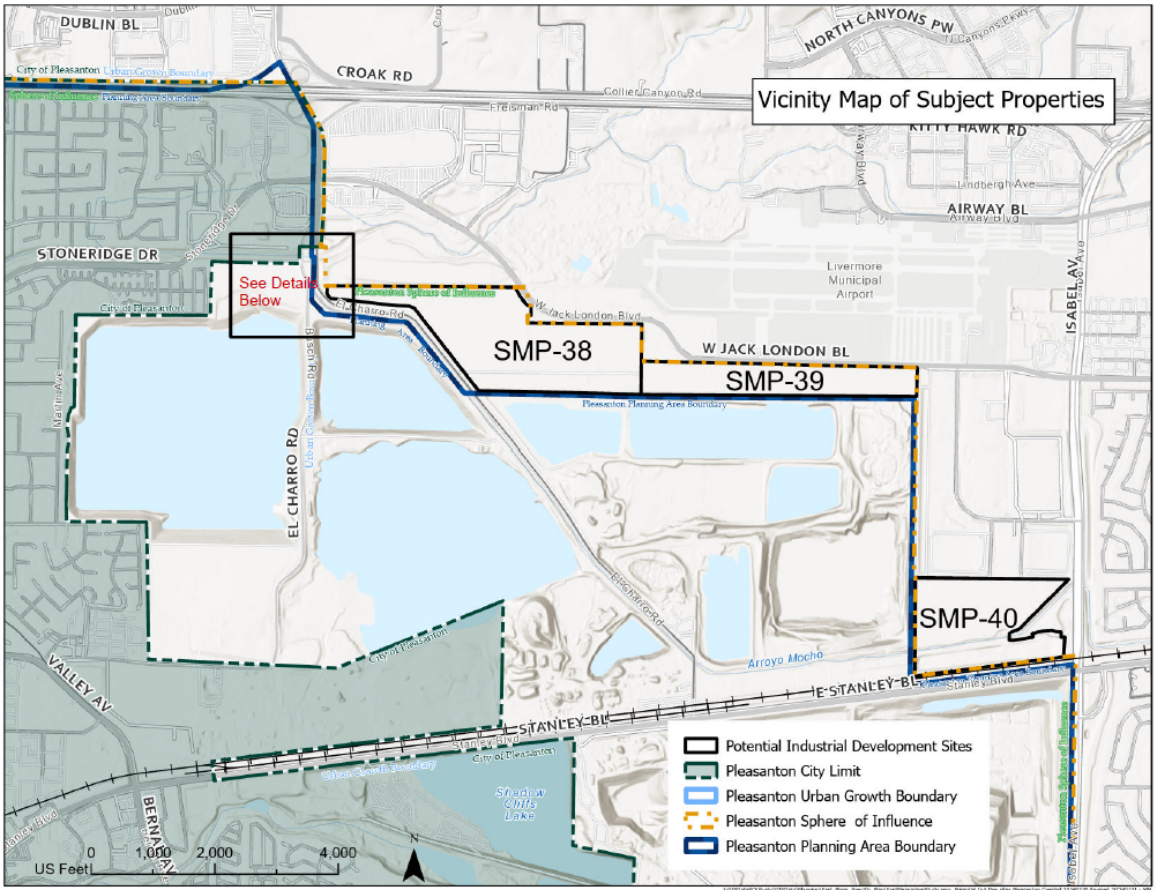
Receive information and consider the recommendation that the vacant parcel known as SMP-39 in unincorporated Alameda County be removed into the SOI of Livermore and that SMP-39, along with the parcel known as SMP-40, located further east, both be annexed by the City of

Livermore.

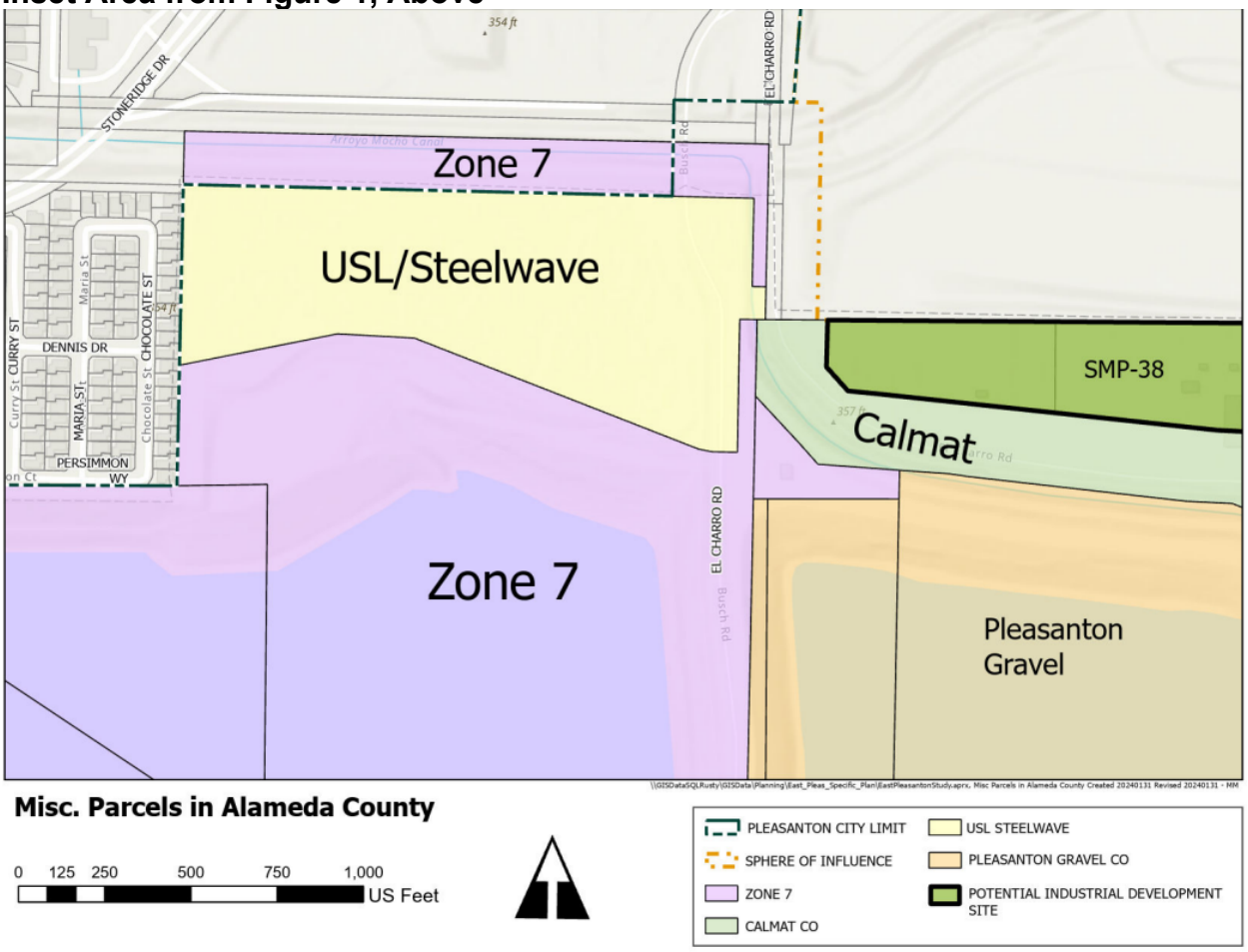
BACKGROUND

Much of the unincorporated area between Pleasanton and Livermore comprises current and former aggregate mining sites, identified by Surface Mining Permit (SMP) numbers. SMP-38,SMP-39 and SMP-40 are three such former surface mining sites, vacant and under private ownership, located south of West Jack London Boulevard (See Figure 1).

Figure 1: Project Site Locations and Surrounding



Inset Area from Figure 1, Above



At various times in recent years, the owners of SMP-38, SMP-39 and SMP-40 have approached both the City of Pleasanton and the City of Livermore seeking to develop the properties with industrial uses. While Pleasanton engaged in initial discussions, the direction to the property owner was to defer the planning and land use for these sites to the East Pleasanton Specific Plan process, which at the time was expected to proceed within 1-2 years. Since that planning has not proceeded, Pleasanton has not established a preferred land use or other policies regarding these parcels, beyond that indicated via their relationship to various planning boundaries (see discussion below).

More recently, in June 2020, City of Livermore staff approached the City of Pleasanton, expressing interest in annexing and considering approval of future industrial development proposed by the property owner on the subject parcels. The initial proposal included annexation into the City of Livermore and, in various phases over time, development of the three sites with light industrial uses. As described below, a proposal for annexation to Livermore would necessitate adjustment of Pleasanton's Sphere of Influence (SOI), which includes SMP-38 and SMP-39.

A formal application was submitted to Livermore in September 2021 for the annexation of SMP-39 and SMP-40. The development of SMP-39 includes a total of up to six light industrial buildings, consisting of up to approximately 755,500 square feet (sf) of new building space, and associated internal roadways, parking, landscaping, utilities, and other improvements.

The development for SMP-40 includes the development of two industrial buildings containing up to approximately 759,275 sf of new building space with related internal roadways, parking, landscaping, utilities, and other improvements. The proposed project would include frontage improvements along SMP-39 and right-of-way dedication for the ultimate buildout of West Jack London Boulevard.

No development plan was proposed for SMP-38, but the long-term intention indicated by Livermore was to also annex and develop this property within Livermore; annexation would also necessitate an SOI amendment. During project review, and based on feedback from Pleasanton staff, SMP-38 is no longer part of the application or proposal to amend the SOI. However, to the extent it has a relationship to the other properties and a bearing on the Council's decision, it is discussed below.

With Livermore staff and CEQA review now complete, the project is scheduled to come to public hearings with Livermore's Planning Commission and City Council in February and March, respectively. Then thereafter to Alameda County LAFCO for a public hearing.

Political Boundaries

Several established boundaries are relevant to the disposition of the parcels/properties in question, including the Sphere of Influence, Planning Area, Urban Growth Boundary, and City Limits. Figure 2 shows the location of the three parcels, relative to these boundaries for Livermore and Pleasanton, respectively. Table 1 summarizes each of these boundaries for both Pleasanton and Livermore.

- Sphere of Influence: Both Livermore and Pleasanton have designated Spheres of Influence (SOIs). California Government Code §56076 defines a sphere of influence as a plan for the probable physical boundaries and service area of a local agency, as determined by LAFCO. LAFCO most recently adopted Pleasanton's SOI, and that of all jurisdictions within Alameda County, in January 2018. Per these adopted boundaries, SMP 38 and SMP 39 are located inside Pleasanton's SOI and outside Livermore's SOI. SMP 40 is within the SOI of Livermore.

- Planning Area: In accordance with California Government Code §65300, the planning area encompasses an area within which the city designates the future use of land "bearing a relation to the city's planning." In this case, all three parcels are outside Pleasanton's Planning Area, but inside Livermore's Planning Area.

- City Limits: The City limits reflect the lands currently a part of the incorporated City of Pleasanton (or Livermore). As noted, all of the parcels are outside both the City Limits of Pleasanton and Livermore.

- Urban Growth Boundary (UGB): The Pleasanton General Plan indicates the urban growth boundary is a line distinguishing land generally suitable for urban development from land generally suitable for long-term open-space protection. The intent of the UGB is to permanently define the line beyond which urban development may not occur. The City's 1996 General Plan established a UGB and Pleasanton voters ratified the UGB with approval of Measure FF, also in 1996. All three parcels are outside Pleasanton's UGB and inside Livermore's UGB.

Figure 2: City Boundaries, Planning Areas and UGBs

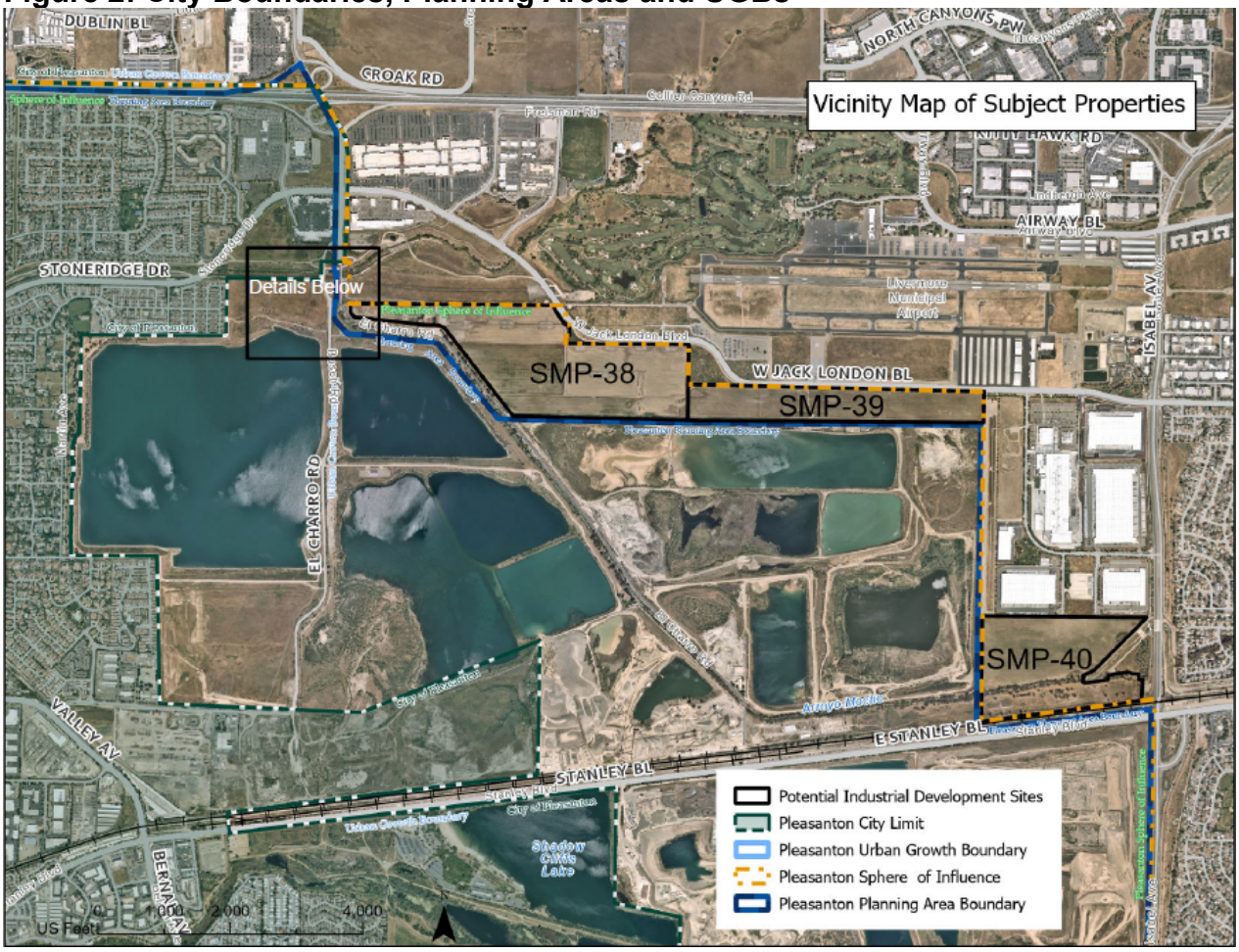


Table 1: Summary of Planning and Jurisdictional Boundaries

	SMP 38	SMP 39	SMP 40
City Limit Line			
Pleasanton	Outside	Outside	Outside
Livermore	Outside	Outside	Outside
Urban Growth Boundary			
Pleasanton	Outside	Outside	Outside
Livermore	Inside	Inside	Inside
Sphere of Influence			
Pleasanton	Inside	Inside	Outside
Livermore	Outside	Outside	Inside
Planning Area Boundary			
Pleasanton	Outside	Outside	Outside
Livermore	Inside	Inside	Inside

Each county has a LAFCO. Alameda County LAFCO describes itself as: “LAFCO is a state-mandated local agency that oversees boundary changes to cities and special districts, the formation of new agencies including incorporation of new cities, and the consolidation of

existing agencies." As such, Alameda County LAFCO is the body responsible for approving boundary changes and annexations between jurisdictions in the county. It is governed by a Board of Commissioners that currently includes representatives from the City Councils of Pleasanton, Livermore, and Dublin, the Alameda County Board of Supervisors, several County Special Districts, and two at-large members. Mayor Brown currently serves on the LAFCO Commission as commission chair.

SMP-38 and SMP-39 are located within Pleasanton's SOI, indicating the intent for these two parcels to be annexed to Pleasanton when developed. Accordingly, for Livermore to annex these parcels, modification of the two cities' SOIs is required. Both modification of the SOI and annexation are actions requiring LAFCO approval. Although LAFCO is solely responsible for approving SOI amendments (i.e., City approval is not a pre-requisite for approval of an SOI amendment), its governing regulations strongly encourage collaboration and consensus among LAFCO, and affected cities, the County, property owners and others in establishing SOIs.

SMP-40 is within Livermore's SOI; hence, its annexation to Livermore would not require Pleasanton agreement, although the City's comments or concerns would be taken into account by the LAFCO Board when making a decision regarding annexation.

All three properties are located outside Pleasanton's Planning Area. The parcels are not specifically discussed in the Pleasanton General Plan. Nevertheless, the General Plan does acknowledge that the quarry land between the city limits of Pleasanton and Livermore provides a valuable separator between the two cities.

Table 2 summarizes the Pleasanton, Livermore, and Alameda County General Plan land use designations for the three parcels.

Table 2: General Plan Land Use Designations

	SMP 38	SMP 39	SMP 40
Pleasanton	No General Plan land use designation (all three sites are outside Planning Area as defined by the Pleasanton General Plan)		
Livermore	Limited Agriculture, Parks, Trailways, Recreation Areas, and Sand and Gravel	Parks, Trailways, Recreation Areas, and Sand and Gravel	Parks, Trailways, Recreation Areas, and Sand and Gravel
Alameda County (East County Area Plan)	All three sites are designated Industrial		

DISCUSSION

Livermore's staff has been in regular communication with Pleasanton staff during the course of processing the application and has invited comments and feedback from City staff during that process. City staff has reviewed the application materials in detail, as well as the Draft EIR that was prepared and circulated between August 30, 2023, and October 13, 2023. In staff's review, no adverse environmental effects or traffic impacts would result from development of the parcels. The projects, when developed, would include a number of mitigations including the

widening and improvement of Jack London Boulevard to accommodate project and other traffic. Additionally, Livermore's City Council will review and certify the prepared EIR and use it as the basis for subsequent LAFCO approvals.

On review of Livermore's proposal, staff believes the development of SMP-39 and SMP-40 within the City of Livermore has merit. Both properties are contiguous to Livermore City Limits, whereas several intervening (unincorporated) parcels separate them from the Pleasanton City Limit. As outlined above, while SMP-39 is included in Pleasanton's SOI, it is outside Pleasanton's adopted Urban Growth Boundary and Planning Area; whereas it is within the equivalent boundaries for Livermore.

The two parcels would most readily be served by utilities within the City of Livermore, rather than from Pleasanton. The availability of utilities in that easterly area from Pleasanton is unknown at this time, and will likely be dependent on the development outcomes for intervening parcels that lie between the subject properties and Pleasanton. The City is currently processing an application for annexation and development of a 20.4-acre parcel immediately to the east of the Pleasanton City Limits, within the UGB, owned by USL/Steelwave. While, if approved, this annexation would reduce the size of the future annexation area needed to connect SMP-39 to Pleasanton, such annexation would involve the intervening SMP-38 as well as a series of small parcels, with multiple landowners, the majority of whom would have to agree to annexation. The proposed SOI change would retain the parcel closest to Pleasanton (SMP-38) within the current SOI, giving the City discretion to determine the most appropriate disposition of this site in the future.

The largest factor weighing against support for the project is the hypothetical loss of property tax and sales tax that could come to Pleasanton if the properties were inside the City limit. However, given that these parcels lie outside the UGB (potentially requiring voter approval to modify or expand the UGB, by necessity they require annexation. Given these obstacles, and factors outlined above, the likelihood of the parcels developing in Pleasanton in the foreseeable future is very low. The City has not relied on projected revenue from development of these sites in any long-range financial forecasts.

If the City Council agrees with staff's analysis that it is logical for SMP-39 to be moved into Livermore's SOI, and that both SMP 39 and SMP-40 be annexed to Livermore for the proposed industrial development, then the City Manager will provide such a letter to Livermore and LAFCO.

If the SOI amendment is approved by Alameda LAFCO, the next time the City Council amends the General Plan for another project, staff will also include a consistency amendment to Page 1-10 and Figure 1-1 which describes/illustrates the SOI, to reflect the SOI changes. Combining General Plan amendments is necessary because state law limits the City to only four amendments each year of any element of the General Plan. (See Cal. Government Code 65358(b)).

CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)

The City of Livermore, as lead agency prepared and circulated a Draft Environmental Impact Report, on which Pleasanton staff had the opportunity to review and provide comments. The Livermore CIty Council will consider certification of the Final EIR as part of its approvals of the proposed development and annexation. The EIR will also be used

by LAFCO in its consideration of the SOI amendment and annexation requests. No further environmental review is required by the City of Pleasanton to support the requested recommendation by the Pleasanton City Council.

EQUITY AND SUSTAINABILITY
Not applicable; this is a routine item of City business.

OUTREACH
Not applicable; this is a routine item of City business.

STRATEGIC PLAN ALIGNMENT
Not applicable; this is a routine item of City business.

FISCAL IMPACT
Moving SMP-39 into the SOI of Livermore would allow Livermore to annex the site, and in so doing, benefit from a share of increased property tax, sales tax, etc., generated from future development of the site. To the extent Pleasanton may have similarly desired to annex the site, the decision would forego any additional incremental revenues for Pleasanton that may be generated by these parcels. However, Pleasanton would also be required to provide City utilities and public services to these sites, which would offset such revenues. Further, when an unincorporated site is annexed to a city, a negotiation occurs between the county and the annexing city, to determine how taxes will be shared between the two agencies.

Since these agreements have not been developed, nor has a fiscal impact evaluation been prepared, it is not possible to place a precise figure on the relative costs and benefits of annexation of SMP-39 to Livermore versus Pleasanton. It should be noted that, while an important consideration, the financial implications are just one consideration among many whether the City should support the proposal, including the location of the parcel, and the likelihood and feasibility of annexation by Pleasanton in the foreseeable future, as outlined elsewhere in this report.

Prepared by:	Submitted by:	Approved by:
Jenny Soo, Associate Planner	Ellen Clark, Director of Community Development	Gerry Beaudin, City Manager

Attachments:
None

CITY COUNCIL AGENDA REPORT

February 20, 2024
Finance

TITLE: ACCEPT THE MONTHLY DISBURSEMENTS AND INVESTMENT REPORT FOR DECEMBER 2023

SUMMARY

Attached is the City of Pleasanton monthly disbursements and investment report for December 2023.

RECOMMENDATION

Accept claim disbursements in the amount of $19,311,621 and the investment report for the month of December 2023.

BACKGROUND

The City's Investment Policy requires the Director of Finance to submit a monthly transaction report to the City Council within 60 days of the end of the reporting period in accordance with California Government Code Section 53607.

The Investment Policy also requires the Director of Finance to submit a quarterly report to the City Council on the status of the City's investment portfolio no later than 45 days after the end of each month. This report shall include the types of investments, the amount of money invested with various institutions, purchase and maturity dates, and yield on investments. The Director of Finance certifies that the investment portfolio is in compliance with the investment policy and that it will meet cash flow needs for the next six months. This report also includes check and electronic payment information for December 2023.

DISCUSSION

The book value of the City's primary investment portfolio increased by $32.0 million from $218.5 million to $250.5 million during the last quarter ending December 31, 2023. This increase was primarily due to a large property tax payment from the county and sales tax payments from the state. The fiscal year-to-date effective rate of return on the portfolio was 1.49 percent. The average days to maturity (ADM) decreased from 761 days on September 30, 2023, to 594 days on December 31, 2023.

The City's investment in the Local Agency Investment Fund (LAIF) increased to $59.0 million from $27.0 million last quarter ending December 31, 2023. The quarterly LAIF apportionment interest rate was 4.00 percent with ADM of 230 days. The average monthly effective yield was 3.93 percent in December, 3.84 percent in November, and 3.67 percent in October. During the quarter, no security was matured. As of December 31, 2023, approximately 63.3 percent of the total portfolio consisted of federal agency securities, while the LAIF investment was 24.8 percent of the portfolio. Corporate notes accounted for 11.3 percent of the portfolio.

As of December 31, 2023, the effective rate of return on the portfolio was 1.49 percent, a

decrease of 0.03 percent from 1.52 percent from last quarter and an increase of 0.27 percent from 1.22 percent reported at the same time last year. During the second quarter of FY 2023/24, no securities were purchased or matured. Staff continued to be conservative regarding investment. Staff will continue to monitor cash inflows and outflows, taking into consideration anticipated construction costs for large capital projects and unexpected events.

Comparative Market Rates			**Historical Rates Of Return**	
(December 29, 2023)			City of Pleasanton Pool	
Three Month Treasury Bill	5.40%		December 31, 2019	2.38%
Six Month Treasury Bill	5.26%		December 31, 2020	1.56%
One Year Treasury Bill	4.79%		December 31, 2021	1.24%
Two Year Treasury Note	4.23%		December 31, 2022	1.22%

The Federal Reserve (the Fed) has been raising interest rates since March 2022. In 2022, the Fed raised rates 7 times for a total of 425 basis points. In 2023, the Fed raised another 100 basis points in total, resulting in even higher comparative market rates. Most of the securities in the City's investment portfolio were purchased before the rate hikes, and the overall investment return is expected to be lower than the market rates in the near term. As securities mature and funds are reinvested, the City will be able to achieve higher investment returns.

As of December 31, 2023, the primary investment portfolio, exclusive of money market accounts and LAIF was held in third party safekeeping for the benefit of the City of Pleasanton at Bank of New York Mellon. Bank of New York Mellon is a contractual agent for the City of Pleasanton. All investments in the portfolio are authorized by State of California Government Section 53600 et. Seq. and the City's investment policy. Below is the list of securities with rating below AA- and Aa3

Issuer	**Par Value**	**Maturity Date**	**Rating (S&P/ Moody)**
CitiBank NA	$1,000,000	1/23/2024	**A**
PACCAR Finance Corp	1,330,000	8/15/2024	**A**
Toyota Motor Credit Corp	1,600,000	10/7/2024	**A**
3M Company	2,000,000	2/14/2025	**A**
Truist Bank	2,000,000	3/10/2025	**A**
Toyota Motor Credit Corp	3,000,000	1/9/2026	**A**
Total	**$10,930,000**		

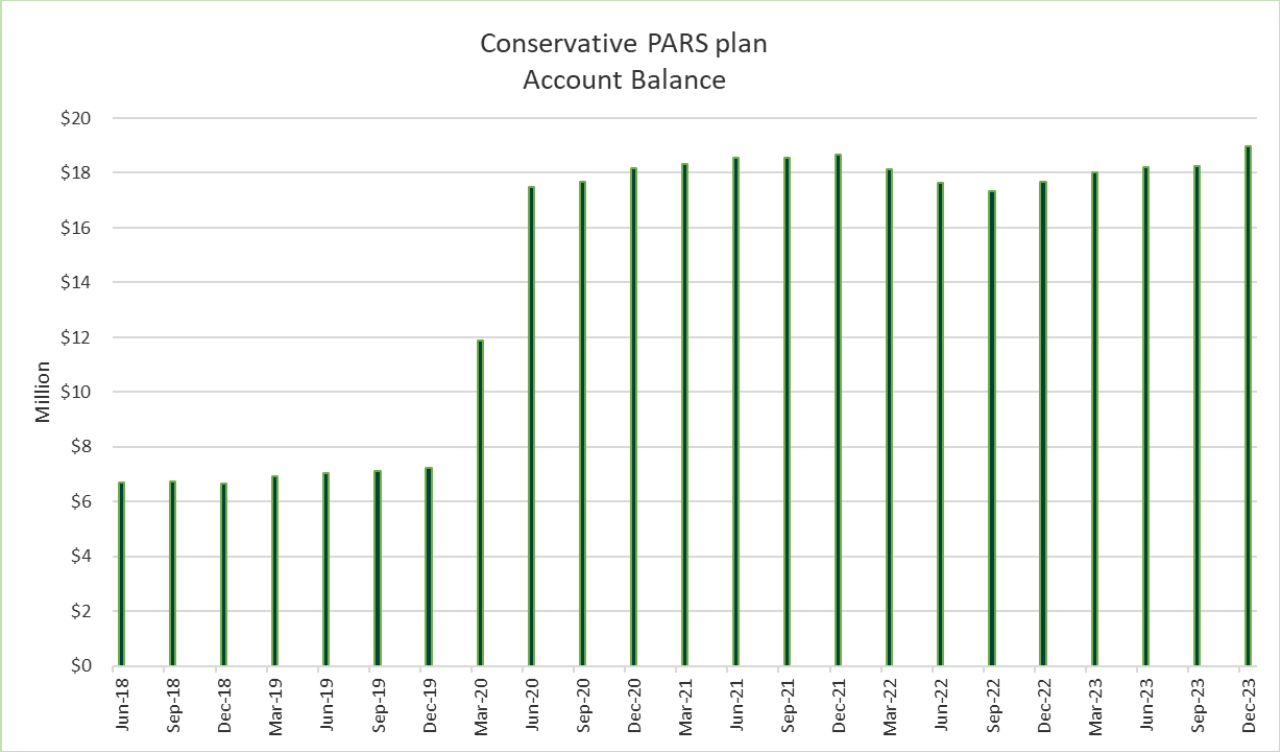
Section 115 Trust Fund:

In June 2018, the City Council approved the investment of $28.0 million of various reserves into a Section 115 Trust Fund to help smooth the pension liabilities which are expected to grow in the long run. The investment is made into two separate portfolios, the first one for $6.7 million into a Conservative portfolio which is available to pay the annual unfunded liabilities if necessary, and the second one for $21.3 million into a long-term Capital Growth portfolio.

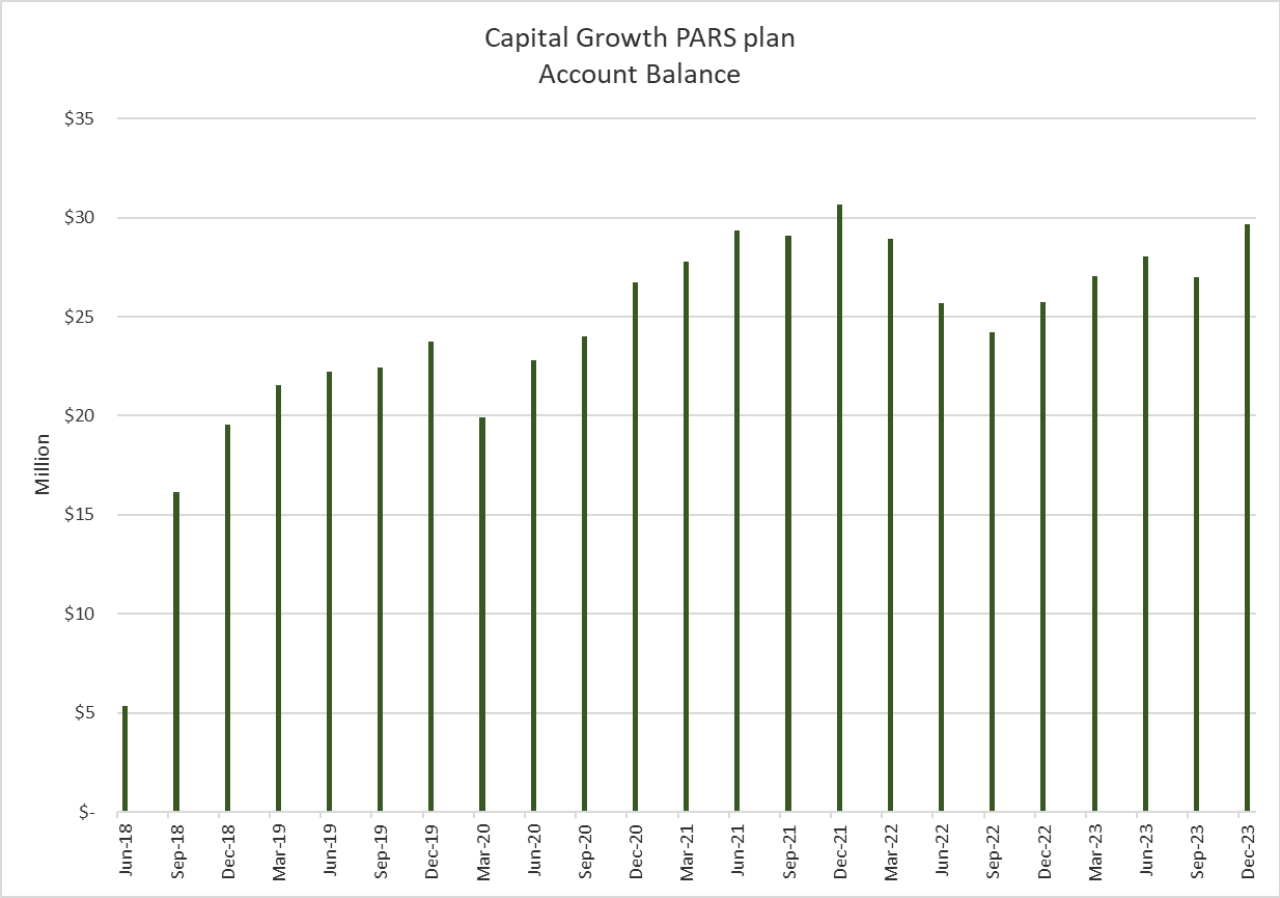
In February 2020, City Council authorized Finance staff to deposit to and withdraw from the Conservative portfolio an additional amount up to the total annual required CalPERS payment. In March and June 2020, two additional $5.0 million contributions were deposited into the Conservative portfolio for a total of $16.7 million deposited into the Conservative portfolio.

As presented in the chart below, the Conservative portfolio balance was $18.9 million at the end of

December 31, 2023, an increase of $0.07 million from the prior quarter. The Conservative portfolio investment return for the quarter ended December 31, 2023 was 4.01 percent, and the inception-to-date annualized return was 4.06 percent.



The second portfolio (Capital Growth) addresses the longer-term pension liabilities with initial investment of $21.3 million. The focus of this portfolio is to earn a higher rate of return over the next ten years or so before we need to draw upon it.



The Capital Growth portfolio balance was $29.7 million at the end of December 31, 2023, an increase of $2.67 million from the prior quarter. The Capital Growth portfolio quarterly investment return was 9.97 percent, and the inception-to-date annualized return was 9.12 percent.

The two portfolios total $48.6 million, which are held by a third party for the benefit of the City of Pleasanton at US Bank. US Bank is the contractual agent for PARS trust investments that are managed by Highmark Capital Management.

EQUITY AND SUSTAINABILITY
Not applicable, as this item is a routine administrative matter of City business.

OUTREACH
No outreach was conducted, as this item is a routine administrative matter of City business.

STRATEGIC PLAN ALIGNMENT
Not applicable, as this item is a routine administrative matter of City business.

FISCAL IMPACT
There is no fiscal impact associated with this action.

Prepared by:	Submitted by:	Approved by:
Thinh Lucero, Supervising Senior Accountant	Susan Hsieh, Director of Finance	Gerry Beaudin, City Manager

Attachments:

1. Disbursement and Investment Report

THE CITY OF PLEASANTON

DECEMBER 2023 DISBURSEMENTS

CHECK REGISTER*

DATE	CHECK NUMBER	AMOUNT
12/1/2023	58478-58646	$ 2,432,593
12/4/2023	58663	175,000
12/8/2023	58664-58831	3,553,230
12/14/2023	58847-58969	1,033,573
12/15/2023	58979	39,000
12/21/2023	58980-59121	1,273,640
12/21/2023	59129	72,451
12/29/2023	59130-59249	1,939,211
		$ 10,518,698

ACH PAYMENTS

DATE	CHECK NUMBER	AMOUNT
12/1/2023	58647-58662	$ 217,912
12/8/2023	58832-58846	3,760,052
12/14/2023	58970-58978	412,583
12/21/2023	59122-59128	51,802
12/29/2023	59250-59257	133,880
	Payroll & Tax related ACH Payments	828,790
		$ 5,405,019

WIRE TRANSFERS

	AMOUNT
Wire Transfers	$ 41,000,000
Investment of Funds	(41,000,000)
	$ -

PAYROLL TRANSFERS

DATE	AMOUNT
12/14/2023	$ 1,681,789
12/28/2023	1,706,114
	$ 3,387,904

TOTAL DISBURSEMENTS **$ 19,311,621**

* Detailed registers available upon request.

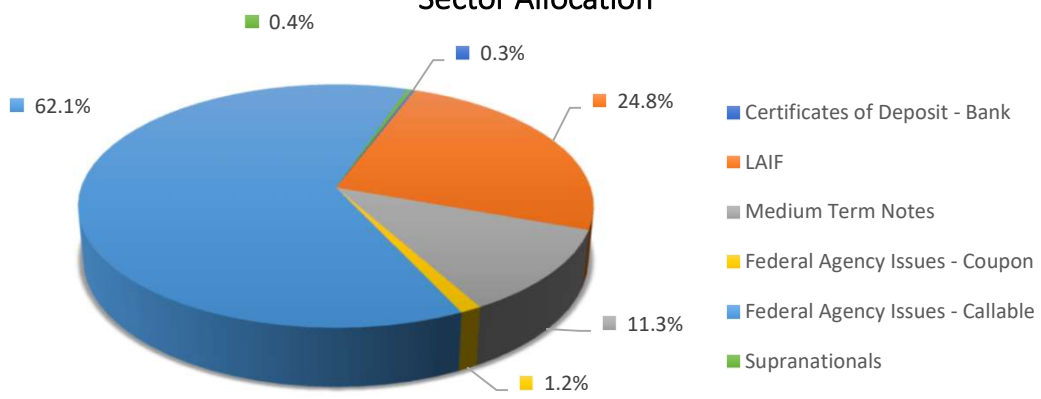
Portfolio Snapshot

December 31, 2023

Portfolio Characteristics

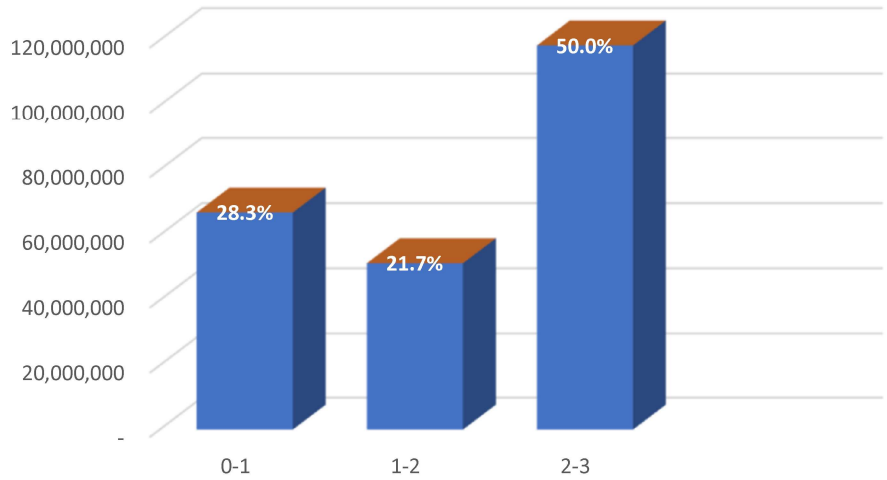
Total Market Value	$236,757,440
Effective Rate of Return	1.49%
Average Days to Maturity	594

Sector Allocation*

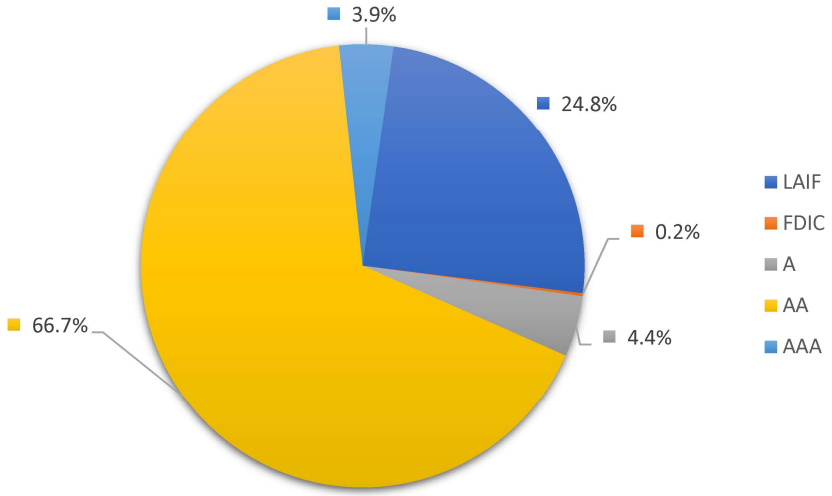


*Based on Market value

Maturity Distribution



Assigned Credit Ratings of Investments



CITY OF PLEASANTON
Portfolio Management
Portfolio Summary
December 31, 2023

Investments	Par Value	Market Value	Book Value	% of Portfolio	Term	Days to Maturity	YTM 360 Equiv.	YTM 365 Equiv.
Certificates of Deposit - Bank	491,206.57	491,206.57	491,206.57	0.20	560	106	2.110	2.139
LAIF	59,000,000.00	58,619,044.73	59,000,000.00	23.56	1	1	3.875	3.929
Medium Term Notes	27,970,000.00	26,825,757.20	28,578,889.47	11.41	1,788	514	1.585	1.607
Federal Agency Issues - Coupon	3,000,000.00	2,759,040.00	2,995,657.09	1.20	1,825	1,085	1.262	1.280
Federal Agency Issues - Callable	158,630,000.00	147,143,471.48	158,420,440.80	63.25	1,822	820	0.903	0.916
Supranationals	1,000,000.00	918,920.00	980,200.00	0.39	1,704	787	0.922	0.935
Investments	**250,091,206.57**	**236,757,439.98**	**250,466,393.93**	**100.00%**	**1,386**	**594**	**1.688**	**1.711**

Total Earnings	December 31 Month Ending	Fiscal Year To Date
Current Year	298,478.66	1,698,002.54
Average Daily Balance	**230,337,361.67**	**225,494,261.24**
Effective Rate of Return	**1.53%**	**1.49%**

I hereby certify that, to the best of my knowledge, this report includes all investments in the cash management program, is in accordance with the City's current investment policy dated June 20, 2023 and will meet the City's cash flow needs for the next six months. Market value amounts are from Bank of New York Mellon (safekeeping bank) month-end statements. Book value amounts include premiums or discounts and are adjusted at year end on the general ledger.

2/2/2024

SUSAN HSIEH, DIRECTOR OF FINANCE

Reporting period 12/01/2023-12/31/2023

Portfolio PLST
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CITY OF PLEASANTON
Portfolio Management
Portfolio Details - Investments
December 31, 2023

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	YTM 360	YTM 365	Days to Maturity	Maturity Date
Certificates of Deposit - Bank												
SYS 1093	1093	Fremont Bank		04/21/2023	230,000.00	230,000.00	230,000.00	4.000	3.945	4.000	111	04/21/2024
UBB1091	1091	United Business Bank		04/11/2022	261,206.57	261,206.57	261,206.57	0.500	0.493	0.500	101	04/11/2024
		Subtotal and Average	**491,206.57**		**491,206.57**	**491,206.57**	**491,206.57**		**2.110**	**2.139**	**106**	
LAIF												
SYS5	5	LOCAL AGENCY INVESTMENT FUND			59,000,000.00	58,619,044.73	59,000,000.00	3.929	3.875	3.929	1	
		Subtotal and Average	**38,870,967.74**		**59,000,000.00**	**58,619,044.73**	**59,000,000.00**		**3.875**	**3.929**	**1**	
Medium Term Notes												
88579YBH3	6053	3M Company		02/14/2020	2,000,000.00	1,928,400.00	2,016,869.48	2.000	1.798	1.823	410	02/14/2025
037833CU2	6045	Apple Inc.		05/03/2019	2,000,000.00	1,981,320.00	2,009,000.00	2.850	2.716	2.753	131	05/11/2024
037833DM9	6048	Apple Inc.		01/07/2020	1,040,000.00	1,018,014.40	1,040,000.00	1.800	1.775	1.800	254	09/11/2024
037833DF4	6049	Apple Inc.		01/13/2020	1,000,000.00	979,780.00	1,037,212.20	2.750	1.938	1.965	378	01/13/2025
037833EB2	6065	Apple Inc.		02/08/2021	2,000,000.00	1,852,980.00	1,996,860.00	0.700	0.722	0.732	769	02/08/2026
037833BY5	6066	Apple Inc.		02/23/2021	3,000,000.00	2,927,940.00	3,331,380.00	3.250	0.967	0.981	784	02/23/2026
17325FAS7	6051	CitiBank NA		01/23/2020	1,000,000.00	998,880.00	1,065,374.39	3.650	1.917	1.943	22	01/23/2024
46632FSCO	6068	JPMorgan Chase Bank NA		06/22/2021	3,000,000.00	2,690,760.00	3,000,000.00	1.100	1.085	1.100	903	06/22/2026
69371RQ25	6062	PACCAR FINANCIAL CORP		03/31/2020	1,330,000.00	1,303,346.80	1,294,196.40	2.150	2.770	2.808	227	08/15/2024
89236TGL3	6046	Toyota Motor Credit Corp		10/24/2019	1,600,000.00	1,560,576.00	1,599,984.00	2.000	1.973	2.000	280	10/07/2024
89236THW8	6067	Toyota Motor Credit Corp		03/09/2021	3,000,000.00	2,784,120.00	2,959,140.00	0.800	1.075	1.090	739	01/09/2026
89788JAA7	6058	Truist Bank		03/13/2020	2,000,000.00	1,910,780.00	1,969,486.00	1.500	1.796	1.821	434	03/10/2025
30231GAF9	6056	EXXON MOBIL CORPORATION		03/11/2020	3,000,000.00	2,929,920.00	3,145,587.00	2.709	1.667	1.690	430	03/06/2025
30231GBH4	6064	EXXON MOBIL CORPORATION		04/20/2020	2,000,000.00	1,958,940.00	2,113,800.00	2.992	1.753	1.777	443	03/19/2025
		Subtotal and Average	**28,578,889.47**		**27,970,000.00**	**26,825,757.20**	**28,578,889.47**		**1.585**	**1.607**	**514**	
Federal Agency Issues - Coupon												
3130AQF65	3576	FEDERAL HOME LOAN BANK		12/22/2021	3,000,000.00	2,759,040.00	2,995,657.09	1.250	1.262	1.280	1,085	12/21/2026
		Subtotal and Average	**2,995,657.09**		**3,000,000.00**	**2,759,040.00**	**2,995,657.09**		**1.262**	**1.280**	**1,085**	
Federal Agency Issues - Callable												
3133ELQ49	4537	FEDERAL FARM CREDIT BANK		07/06/2020	3,000,000.00	2,828,250.00	2,997,750.00	0.700	0.706	0.715	546	06/30/2025
3133EMBJ0	4548	FEDERAL FARM CREDIT BANK		10/05/2020	3,340,000.00	3,121,564.00	3,336,660.00	0.530	0.543	0.550	637	09/29/2025
3133EMUK6	4575	FEDERAL FARM CREDIT BANK		03/25/2021	3,000,000.00	2,789,970.00	3,000,000.00	1.050	1.036	1.050	814	03/25/2026
3133EMH21	4595	FEDERAL FARM CREDIT BANK		06/24/2021	3,000,000.00	2,762,130.00	2,997,000.00	0.900	0.908	0.921	896	06/15/2026
3130AJZ36	4544	FEDERAL HOME LOAN BANK		08/27/2020	3,000,000.00	2,818,710.00	2,997,000.00	0.600	0.612	0.620	604	08/27/2025
3130AKGD2	4553	FEDERAL HOME LOAN BANK		11/25/2020	3,000,000.00	2,785,230.00	2,996,250.00	0.570	0.587	0.595	694	11/25/2025
3130AKQ74	4555	FEDERAL HOME LOAN BANK		01/22/2021	3,000,000.00	2,782,980.00	3,000,000.00	0.625	0.616	0.625	752	01/22/2026
3130AKRN8	4557	FEDERAL HOME LOAN BANK		01/28/2021	3,000,000.00	2,782,770.00	3,000,000.00	0.650	0.641	0.650	758	01/28/2026

CITY OF PLEASANTON
Portfolio Management
Portfolio Details - Investments
December 31, 2023

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	YTM 360	YTM 365	Days to Maturity	Maturity Date
Federal Agency Issues - Callable												
3130AKXQ4	4558	FEDERAL HOME LOAN BANK		02/12/2021	3,000,000.00	2,774,550.00	3,000,000.00	0.600	0.109	0.110	773	02/12/2026
3130AKZ25	4559	FEDERAL HOME LOAN BANK		02/26/2021	3,000,000.00	2,773,620.00	3,000,000.00	0.650	0.641	0.650	787	02/26/2026
3130AL3S1	4560	FEDERAL HOME LOAN BANK		02/17/2021	3,000,000.00	2,774,640.00	3,000,000.00	0.625	0.616	0.625	778	02/17/2026
3130AL5X8	4561	FEDERAL HOME LOAN BANK		02/24/2021	3,000,000.00	2,774,190.00	3,000,000.00	0.650	0.641	0.650	785	02/24/2026
3130AKXJ0	4562	FEDERAL HOME LOAN BANK		02/24/2021	3,125,000.00	2,886,593.75	3,122,500.00	0.600	0.608	0.616	785	02/24/2026
3130ALCV4	4563	FEDERAL HOME LOAN BANK		02/24/2021	3,000,000.00	2,778,810.00	3,000,000.00	0.750	0.740	0.750	785	02/24/2026
3130ALDN1	4565	FEDERAL HOME LOAN BANK		03/16/2021	3,000,000.00	2,776,620.00	3,000,000.00	0.800	0.789	0.800	805	03/16/2026
3130ALGC2	4569	FEDERAL HOME LOAN BANK		03/23/2021	3,000,000.00	2,779,440.00	3,000,000.00	0.875	0.863	0.875	812	03/23/2026
3130ALMM3	4571	FEDERAL HOME LOAN BANK		03/30/2021	3,000,000.00	2,785,530.00	3,000,000.00	1.000	0.986	1.000	819	03/30/2026
3130ALGR9	4572	FEDERAL HOME LOAN BANK		03/15/2021	3,000,000.00	2,785,800.00	2,989,560.00	0.850	0.909	0.922	787	02/26/2026
3130ALGR9	4574	FEDERAL HOME LOAN BANK		03/18/2021	3,000,000.00	2,785,800.00	2,985,960.00	0.850	0.934	0.947	787	02/26/2026
3130ALGC2	4576	FEDERAL HOME LOAN BANK		03/23/2021	3,000,000.00	2,779,440.00	2,987,700.00	0.875	0.946	0.959	812	03/23/2026
3130ALGR9	4577	FEDERAL HOME LOAN BANK		03/22/2021	3,000,000.00	2,785,800.00	2,982,510.00	0.850	0.958	0.971	787	02/26/2026
3130ALNT7	4578	FEDERAL HOME LOAN BANK		03/30/2021	3,000,000.00	2,784,270.00	2,998,050.00	0.980	0.980	0.993	819	03/30/2026
3130ALGR9	4579	FEDERAL HOME LOAN BANK		03/31/2021	3,000,000.00	2,785,800.00	2,978,517.00	0.850	0.986	1.000	787	02/26/2026
3130ALUC6	4580	FEDERAL HOME LOAN BANK		04/15/2021	3,000,000.00	2,785,590.00	2,995,500.00	1.020	1.036	1.051	835	04/15/2026
3130ALMM3	4581	FEDERAL HOME LOAN BANK		04/05/2021	3,000,000.00	2,785,530.00	2,996,250.00	1.000	1.012	1.026	819	03/30/2026
3130AMCL4	4585	FEDERAL HOME LOAN BANK		05/20/2021	2,795,000.00	2,586,604.80	2,795,000.00	1.020	1.006	1.020	869	05/19/2026
3130AMH62	4587	FEDERAL HOME LOAN BANK		05/26/2021	3,000,000.00	2,773,230.00	2,998,500.00	1.000	0.996	1.010	876	05/26/2026
3130AMGW6	4588	FEDERAL HOME LOAN BANK		05/26/2021	3,000,000.00	2,771,880.00	2,998,950.00	0.980	0.974	0.987	876	05/26/2026
3130AMHB1	4590	FEDERAL HOME LOAN BANK		06/02/2021	2,750,000.00	2,534,372.50	2,746,562.50	0.875	0.888	0.901	876	05/26/2026
3130AMH62	4591	FEDERAL HOME LOAN BANK		06/02/2021	1,500,000.00	1,386,615.00	1,500,000.00	1.000	0.986	1.000	876	05/26/2026
3130AMSL7	4592	FEDERAL HOME LOAN BANK		06/30/2021	3,000,000.00	2,767,440.00	3,000,000.00	1.030	1.016	1.030	911	06/30/2026
3130AMYA4	4594	FEDERAL HOME LOAN BANK		06/30/2021	3,000,000.00	2,770,230.00	3,000,000.00	1.070	1.055	1.070	911	06/30/2026
3130AN2Q2	4596	FEDERAL HOME LOAN BANK		06/30/2021	1,500,000.00	1,382,670.00	1,500,000.00	1.000	0.986	1.000	911	06/30/2026
3130AMWK4	4597	FEDERAL HOME LOAN BANK		07/14/2021	3,000,000.00	2,763,210.00	2,999,250.00	1.020	1.011	1.025	925	07/14/2026
3130AP2P9	4598	FEDERAL HOME LOAN BANK		09/30/2021	3,000,000.00	2,736,840.00	2,983,500.00	0.920	1.019	1.033	1,003	09/30/2026
3130APC94	4599	FEDERAL HOME LOAN BANK		10/14/2021	3,000,000.00	2,745,510.00	2,997,750.00	1.070	1.071	1.085	1,017	10/14/2026
3130APU78	4600	FEDERAL HOME LOAN BANK		12/09/2021	530,000.00	486,391.60	526,947.20	1.300	1.401	1.421	1,058	11/24/2026
3130APUR4	4601	FEDERAL HOME LOAN BANK		12/09/2021	1,840,000.00	1,688,604.83	1,829,401.60	1.300	1.401	1.421	1,058	11/24/2026
3130APVC6	4602	FEDERAL HOME LOAN BANK		12/09/2021	3,000,000.00	2,758,500.00	2,988,000.00	1.375	1.439	1.459	1,065	12/01/2026
3130AQEC3	4603	FEDERAL HOME LOAN BANK		12/30/2021	3,000,000.00	2,751,840.00	3,000,000.00	1.370	1.351	1.370	1,094	12/30/2026
3130AQEF6	4604	FEDERAL HOME LOAN BANK		12/30/2021	3,000,000.00	2,752,260.00	2,998,500.00	1.375	1.366	1.385	1,094	12/30/2026
3130AQG80	4605	FEDERAL HOME LOAN BANK		01/03/2022	3,000,000.00	2,756,220.00	2,999,250.00	1.420	1.406	1.425	1,093	12/29/2026
3130AQG80	4606	FEDERAL HOME LOAN BANK		01/10/2022	3,000,000.00	2,756,220.00	2,982,750.00	1.420	1.519	1.541	1,093	12/29/2026
3130AQLD3	4607	FEDERAL HOME LOAN BANK		02/08/2022	3,000,000.00	2,788,680.00	2,975,010.00	1.750	1.900	1.926	1,123	01/28/2027
3130AQW66	4608	FEDERAL HOME LOAN BANK		03/08/2022	3,000,000.00	2,812,080.00	2,995,500.00	2.080	2.083	2.112	1,151	02/25/2027
3134GVZ68	4535	FREDDIE MAC		06/23/2020	3,000,000.00	2,843,010.00	2,998,950.00	0.700	0.697	0.707	539	06/23/2025

CITY OF PLEASANTON
Portfolio Management
Portfolio Details - Investments
December 31, 2023

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Stated Rate	YTM 360	YTM 365	Days to Maturity	Maturity Date
Federal Agency Issues - Callable												
3134GWA55	4545	FREDDIE MAC		09/09/2020	3,000,000.00	2,815,650.00	2,998,950.00	0.650	0.648	0.657	617	09/09/2025
3134GWW93	4547	FREDDIE MAC		09/30/2020	3,000,000.00	2,804,490.00	3,000,000.00	0.550	0.542	0.550	638	09/30/2025
3134GWWT9	4549	FREDDIE MAC		10/07/2020	3,000,000.00	2,804,490.00	2,997,600.00	0.550	0.559	0.566	638	09/30/2025
3134GW3F1	4550	FREDDIE MAC		10/28/2020	3,000,000.00	2,795,610.00	3,000,000.00	0.600	0.592	0.600	666	10/28/2025
3134GXDM3	4554	FREDDIE MAC		12/01/2020	3,000,000.00	2,785,440.00	3,000,000.00	0.620	0.612	0.620	700	12/01/2025
3136G4YH0	4538	FEDERAL NATIONAL MORTGAGE ASSN		07/14/2020	3,250,000.00	3,073,135.00	3,248,862.50	0.700	0.697	0.707	560	07/14/2025
3136G4A45	4541	FEDERAL NATIONAL MORTGAGE ASSN		07/22/2020	3,000,000.00	2,834,880.00	3,000,000.00	0.710	0.700	0.710	568	07/22/2025
3135GA3W9	4552	FEDERAL NATIONAL MORTGAGE ASSN		11/25/2020	3,000,000.00	2,786,850.00	3,000,000.00	0.600	0.592	0.600	694	11/25/2025
3135G06R9	4556	FEDERAL NATIONAL MORTGAGE ASSN		01/28/2021	3,000,000.00	2,776,890.00	3,000,000.00	0.550	0.542	0.550	758	01/28/2026
		Subtotal and Average	**158,420,440.80**		**158,630,000.00**	**147,143,471.48**	**158,420,440.80**		**0.903**	**0.916**	**820**	
Supranationals												
45950VPS9	7000	International Finance Corp		06/28/2021	1,000,000.00	918,920.00	980,200.00	0.500	0.922	0.935	787	02/26/2026
		Subtotal and Average	**980,200.00**		**1,000,000.00**	**918,920.00**	**980,200.00**		**0.922**	**0.935**	**787**	
		Total and Average	**230,337,361.67**		**250,091,206.57**	**236,757,439.98**	**250,466,393.93**		**1.688**	**1.711**	**594**	

CITY OF PLEASANTON
Portfolio Management
Portfolio Details with Earnings - Investments
December 31, 2023

CUSIP	Investment #	Issuer	Average Balance	Purchase Date	Par Value	Market Value	Book Value	Current Rate	Days To Maturity	YTM	Accrued Interest	Unrealized Gain/Loss	Maturity Date
Certificates of Deposit - Bank													
SYS 1093	1093	FREMON		04/21/2023	230,000.00	230,000.00	230,000.00	4.000	111	4.000	6,427.40	0.00	04/21/2024
UBB1091	1091	VCB		04/11/2022	261,206.57	261,206.57	261,206.57	0.500	101	0.500	2,254.25	0.00	04/11/2024
	Subtotal and Average		**491,206.57**		**491,206.57**	**491,206.57**	**491,206.57**	2.139	106	2.139	8,681.65	0.00	
LAIF													
SYS5	5	LAIF			59,000,000.00	58,619,044.73	59,000,000.00	3.929	1	3.929	245,271.99	-380,955.27	
	Subtotal and Average		**38,870,967.74**		**59,000,000.00**	**58,619,044.73**	**59,000,000.00**	3.929	1	3.929	245,271.99	-380,955.27	
Medium Term Notes													
88579YBH3	6053	3M		02/14/2020	2,000,000.00	1,928,400.00	2,016,869.48	2.000	410	1.822	15,222.22	-88,469.48	02/14/2025
037833CU2	6045	APPL		05/03/2019	2,000,000.00	1,981,320.00	2,009,000.00	2.850	131	2.753	7,916.67	-27,680.00	05/11/2024
037833DM9	6048	APPL		01/07/2020	1,040,000.00	1,018,014.40	1,040,000.00	1.800	254	1.799	5,720.00	-21,985.60	09/11/2024
037833DF4	6049	APPL		01/13/2020	1,000,000.00	979,780.00	1,037,212.20	2.750	378	1.964	12,833.33	-57,432.20	01/13/2025
037833EB2	6065	APPL		02/08/2021	2,000,000.00	1,852,980.00	1,996,860.00	0.700	769	0.732	5,561.11	-143,880.00	02/08/2026
037833BY5	6066	APPL		02/23/2021	3,000,000.00	2,927,940.00	3,331,380.00	3.250	784	0.980	34,666.67	-403,440.00	02/23/2026
17325FAS7	6051	CITIBN		01/23/2020	1,000,000.00	998,880.00	1,065,374.39	3.650	22	1.943	16,019.44	-66,494.39	01/23/2024
46632FSCO	6068	JP		06/22/2021	3,000,000.00	2,690,760.00	3,000,000.00	1.100	903	1.100	825.00	-309,240.00	06/22/2026
69371RQ25	6062	PCAR		03/31/2020	1,330,000.00	1,303,346.80	1,294,196.40	2.150	227	2.808	10,802.56	9,150.40	08/15/2024
89236TGL3	6046	TOYOTA		10/24/2019	1,600,000.00	1,560,576.00	1,599,984.00	2.000	280	2.000	7,466.67	-39,408.00	10/07/2024
89236THW8	6067	TOYOTA		03/09/2021	3,000,000.00	2,784,120.00	2,959,140.00	0.800	739	1.090	11,466.66	-175,020.00	01/09/2026
89788JAA7	6058	TRU		03/13/2020	2,000,000.00	1,910,780.00	1,969,486.00	1.500	434	1.821	9,250.00	-58,706.00	03/10/2025
30231GAF9	6056	XOM		03/11/2020	3,000,000.00	2,929,920.00	3,145,587.00	2.709	430	1.689	25,961.25	-215,667.00	03/06/2025
30231GBH4	6064	XOM		04/20/2020	2,000,000.00	1,958,940.00	2,113,800.00	2.992	443	1.777	16,954.67	-154,860.00	03/19/2025
	Subtotal and Average		**28,578,889.47**		**27,970,000.00**	**26,825,757.20**	**28,578,889.47**	2.101	514	1.607	180,666.25	-1,753,132.27	
Federal Agency Issues - Coupon													
3130AQF65	3576	FHLB		12/22/2021	3,000,000.00	2,759,040.00	2,995,657.09	1.250	1085	1.280	1,041.66	-236,617.09	12/21/2026
	Subtotal and Average		**2,995,657.09**		**3,000,000.00**	**2,759,040.00**	**2,995,657.09**	1.250	1085	1.280	1,041.66	-236,617.09	
Federal Agency Issues - Callable													
3133ELQ49	4537	FFCB		07/06/2020	3,000,000.00	2,828,250.00	2,997,750.00	0.700	546	0.715	10,558.33	-169,500.00	06/30/2025
3133EMBJ0	4548	FFCB		10/05/2020	3,340,000.00	3,121,564.00	3,336,660.00	0.530	637	0.550	4,523.84	-215,096.00	09/29/2025
3133EMUK6	4575	FFCB		03/25/2021	3,000,000.00	2,789,970.00	3,000,000.00	1.050	814	1.050	8,400.00	-210,030.00	03/25/2026
3133EMH21	4595	FFCB		06/24/2021	3,000,000.00	2,762,130.00	2,997,000.00	0.900	896	0.920	1,200.00	-234,870.00	06/15/2026
3130AJZ36	4544	FHLB		08/27/2020	3,000,000.00	2,818,710.00	2,997,000.00	0.600	604	0.620	6,200.00	-178,290.00	08/27/2025
3130AKGD2	4553	FHLB		11/25/2020	3,000,000.00	2,785,230.00	2,996,250.00	0.570	694	0.595	1,710.00	-211,020.00	11/25/2025
3130AKQ74	4555	FHLB		01/22/2021	3,000,000.00	2,782,980.00	3,000,000.00	0.625	752	0.625	8,281.25	-217,020.00	01/22/2026
3130AKRN8	4557	FHLB		01/28/2021	3,000,000.00	2,782,770.00	3,000,000.00	0.650	758	0.650	8,287.50	-217,230.00	01/28/2026
3130AKXQ4	4558	FHLB		02/12/2021	3,000,000.00	2,774,550.00	3,000,000.00	0.600	773	0.110	6,950.00	-225,450.00	02/12/2026

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Federal Agency Issues - Callable													
3130AKZ25	4559	FHLB		02/26/2021	3,000,000.00	2,773,620.00	3,000,000.00	0.650	787	0.650	6,770.83	-226,380.00	02/26/2026
3130AL3S1	4560	FHLB		02/17/2021	3,000,000.00	2,774,640.00	3,000,000.00	0.625	778	0.625	6,979.17	-225,360.00	02/17/2026
3130AL5X8	4561	FHLB		02/24/2021	3,000,000.00	2,774,190.00	3,000,000.00	0.650	785	0.650	6,879.17	-225,810.00	02/24/2026
3130AKXJ0	4562	FHLB		02/24/2021	3,125,000.00	2,886,593.75	3,122,500.00	0.600	785	0.616	6,614.58	-235,906.25	02/24/2026
3130ALCV4	4563	FHLB		02/24/2021	3,000,000.00	2,778,810.00	3,000,000.00	0.750	785	0.750	7,937.50	-221,190.00	02/24/2026
3130ALDN1	4565	FHLB		03/16/2021	3,000,000.00	2,776,620.00	3,000,000.00	0.800	805	0.800	7,000.00	-223,380.00	03/16/2026
3130ALGC2	4569	FHLB		03/23/2021	3,000,000.00	2,779,440.00	3,000,000.00	0.875	812	0.875	7,145.83	-220,560.00	03/23/2026
3130ALMM3	4571	FHLB		03/30/2021	3,000,000.00	2,785,530.00	3,000,000.00	1.000	819	1.000	7,583.33	-214,470.00	03/30/2026
3130ALGR9	4572	FHLB		03/15/2021	3,000,000.00	2,785,800.00	2,989,560.00	0.850	787	0.922	8,854.17	-203,760.00	02/26/2026
3130ALGR9	4574	FHLB		03/18/2021	3,000,000.00	2,785,800.00	2,985,960.00	0.850	787	0.947	8,854.17	-200,160.00	02/26/2026
3130ALGC2	4576	FHLB		03/23/2021	3,000,000.00	2,779,440.00	2,987,700.00	0.875	812	0.959	7,145.83	-208,260.00	03/23/2026
3130ALGR9	4577	FHLB		03/22/2021	3,000,000.00	2,785,800.00	2,982,510.00	0.850	787	0.971	8,854.17	-196,710.00	02/26/2026
3130ALNT7	4578	FHLB		03/30/2021	3,000,000.00	2,784,270.00	2,998,050.00	0.980	819	0.993	7,431.67	-213,780.00	03/30/2026
3130ALGR9	4579	FHLB		03/31/2021	3,000,000.00	2,785,800.00	2,978,517.00	0.850	787	1.000	8,854.17	-192,717.00	02/26/2026
3130ALUC6	4580	FHLB		04/15/2021	3,000,000.00	2,785,590.00	2,995,500.00	1.020	835	1.050	6,460.00	-209,910.00	04/15/2026
3130ALMM3	4581	FHLB		04/05/2021	3,000,000.00	2,785,530.00	2,996,250.00	1.000	819	1.025	7,583.33	-210,720.00	03/30/2026
3130AMCL4	4585	FHLB		05/20/2021	2,795,000.00	2,586,604.80	2,795,000.00	1.020	869	1.019	3,326.05	-208,395.20	05/19/2026
3130AMH62	4587	FHLB		05/26/2021	3,000,000.00	2,773,230.00	2,998,500.00	1.000	876	1.010	2,916.67	-225,270.00	05/26/2026
3130AMGW6	4588	FHLB		05/26/2021	3,000,000.00	2,771,880.00	2,998,950.00	0.980	876	0.987	2,858.33	-227,070.00	05/26/2026
3130AMHB1	4590	FHLB		06/02/2021	2,750,000.00	2,534,372.50	2,746,562.50	0.875	876	0.900	2,339.41	-212,190.00	05/26/2026
3130AMH62	4591	FHLB		06/02/2021	1,500,000.00	1,386,615.00	1,500,000.00	1.000	876	0.999	1,458.33	-113,385.00	05/26/2026
3130AMSL7	4592	FHLB		06/30/2021	3,000,000.00	2,767,440.00	3,000,000.00	1.030	911	1.030	15,535.83	-232,560.00	06/30/2026
3130AMYA4	4594	FHLB		06/30/2021	3,000,000.00	2,770,230.00	3,000,000.00	1.070	911	1.070	16,139.17	-229,770.00	06/30/2026
3130AN2Q2	4596	FHLB		06/30/2021	1,500,000.00	1,382,670.00	1,500,000.00	1.000	911	1.000	7,541.67	-117,330.00	06/30/2026
3130AMWK4	4597	FHLB		07/14/2021	3,000,000.00	2,763,210.00	2,999,250.00	1.020	925	1.025	14,195.00	-236,040.00	07/14/2026
3130AP2P9	4598	FHLB		09/30/2021	3,000,000.00	2,736,840.00	2,983,500.00	0.920	1003	1.033	6,976.67	-246,660.00	09/30/2026
3130APC94	4599	FHLB		10/14/2021	3,000,000.00	2,745,510.00	2,997,750.00	1.070	1017	1.085	6,865.83	-252,240.00	10/14/2026
3130APU78	4600	FHLB		12/09/2021	530,000.00	486,391.60	526,947.20	1.300	1058	1.420	708.14	-40,555.60	11/24/2026
3130APUR4	4601	FHLB		12/09/2021	1,840,000.00	1,688,604.83	1,829,401.60	1.300	1058	1.420	2,458.44	-140,796.77	11/24/2026
3130APVC6	4602	FHLB		12/09/2021	3,000,000.00	2,758,500.00	2,988,000.00	1.375	1065	1.458	3,437.50	-229,500.00	12/01/2026
3130AQEC3	4603	FHLB		12/30/2021	3,000,000.00	2,751,840.00	3,000,000.00	1.370	1094	1.370	20,664.17	-248,160.00	12/30/2026
3130AQEF6	4604	FHLB		12/30/2021	3,000,000.00	2,752,260.00	2,998,500.00	1.375	1094	1.385	20,739.58	-246,240.00	12/30/2026
3130AQG80	4605	FHLB		01/03/2022	3,000,000.00	2,756,220.00	2,999,250.00	1.420	1093	1.425	236.67	-243,030.00	12/29/2026
3130AQG80	4606	FHLB		01/10/2022	3,000,000.00	2,756,220.00	2,982,750.00	1.420	1093	1.540	236.67	-226,530.00	12/29/2026
3130AQLD3	4607	FHLB		02/08/2022	3,000,000.00	2,788,680.00	2,975,010.00	1.750	1123	1.926	22,312.50	-186,330.00	01/28/2027
3130AQW66	4608	FHLB		03/08/2022	3,000,000.00	2,812,080.00	2,995,500.00	2.080	1151	2.111	21,840.00	-183,420.00	02/25/2027
3134GVZ68	4535	FHLMC		06/23/2020	3,000,000.00	2,843,010.00	2,998,950.00	0.700	539	0.707	466.67	-155,940.00	06/23/2025
3134GWA55	4545	FHLMC		09/09/2020	3,000,000.00	2,815,650.00	2,998,950.00	0.650	617	0.657	6,066.67	-183,300.00	09/09/2025

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Federal Agency Issues - Callable													
3134GWW93	4547	FHLMC		09/30/2020	3,000,000.00	2,804,490.00	3,000,000.00	0.550	638	0.550	4,170.83	-195,510.00	09/30/2025
3134GWWT9	4549	FHLMC		10/07/2020	3,000,000.00	2,804,490.00	2,997,600.00	0.550	638	0.566	4,170.83	-193,110.00	09/30/2025
3134GW3F1	4550	FHLMC		10/28/2020	3,000,000.00	2,795,610.00	3,000,000.00	0.600	666	0.600	3,150.00	-204,390.00	10/28/2025
3134GXDM3	4554	FHLMC		12/01/2020	3,000,000.00	2,785,440.00	3,000,000.00	0.620	700	0.620	1,550.00	-214,560.00	12/01/2025
3136G4YH0	4538	FNMA		07/14/2020	3,250,000.00	3,073,135.00	3,248,862.50	0.700	560	0.707	10,553.47	-175,727.50	07/14/2025
3136G4A45	4541	FNMA		07/22/2020	3,000,000.00	2,834,880.00	3,000,000.00	0.710	568	0.710	9,407.50	-165,120.00	07/22/2025
3135GA3W9	4552	FNMA		11/25/2020	3,000,000.00	2,786,850.00	3,000,000.00	0.600	694	0.600	1,800.00	-213,150.00	11/25/2025
3135G06R9	4556	FNMA		01/28/2021	3,000,000.00	2,776,890.00	3,000,000.00	0.550	758	0.550	7,012.50	-223,110.00	01/28/2026
		Subtotal and Average	**158,420,440.80**		**158,630,000.00**	**147,143,471.48**	**158,420,440.80**	0.898	820	0.916	398,193.94	-11,276,969.32	
Supranationals													
45950VPS9	7000	IFC		06/28/2021	1,000,000.00	918,920.00	980,200.00	0.500	787	0.935	1,736.11	-61,280.00	02/26/2026
		Subtotal and Average	**980,200.00**		**1,000,000.00**	**918,920.00**	**980,200.00**	0.500	787	0.935	1,736.11	-61,280.00	
		Total and Average	**230,337,361.67**		**250,091,206.57**	**236,757,439.98**	**250,466,393.93**	1.754	594	1.711	835,591.60	-13,708,953.95	

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Certificates of Deposit - Bank												
SYS 1093	1093	FREMON	230,000.00	4.000	04/21/2024	04/21/2023	4.000				230,000.00	230,000.00
UBB1091	1091	VCB	261,206.57	0.500	04/11/2024	04/11/2022	0.500				261,206.57	261,206.57
	Certificates of Deposit - Bank Totals		**491,206.57**				**2.139**			**0.00**	**491,206.57**	**491,206.57**
LAIF												
SYS5	5	LAIF	59,000,000.00	3.929			3.929				59,000,000.00	59,000,000.00
		LAIF Totals	**59,000,000.00**				**3.929**			**0.00**	**59,000,000.00**	**59,000,000.00**
Medium Term Notes												
88579YBH3	6053	3M	2,000,000.00	2.000	02/14/2025	02/14/2020	1.823	A	A		2,016,869.48	2,016,869.48
037833CU2	6045	APPL	2,000,000.00	2.850	05/11/2024	05/03/2019	2.753	AA	Aaa	Received	2,009,000.00	2,009,000.00
037833DM9	6048	APPL	1,040,000.00	1.800	09/11/2024	01/07/2020	1.800	AA	Aaa	Received	1,040,000.00	1,040,000.00
037833DF4	6049	APPL	1,000,000.00	2.750	01/13/2025	01/13/2020	1.965	AA	Aaa		1,037,212.20	1,037,212.20
037833EB2	6065	APPL	2,000,000.00	0.700	02/08/2026	02/08/2021	0.732	AA	Aa		1,996,860.00	1,996,860.00
037833BY5	6066	APPL	3,000,000.00	3.250	02/23/2026	02/23/2021	0.981	AA	Aaa		3,331,380.00	3,331,380.00
17325FAS7	6051	CITIBN	1,000,000.00	3.650	01/23/2024	01/23/2020	1.943	A	Aa		1,065,374.39	1,065,374.39
46632FSCO	6068	JP	3,000,000.00	1.100	06/22/2026	06/22/2021	1.100	AA	Aa		3,000,000.00	3,000,000.00
69371RQ25	6062	PCAR	1,330,000.00	2.150	08/15/2024	03/31/2020	2.808	A	A	Received	1,294,196.40	1,294,196.40
89236TGL3	6046	TOYOTA	1,600,000.00	2.000	10/07/2024	10/24/2019	2.000	A	A	Received	1,599,984.00	1,599,984.00
89236THW8	6067	TOYOTA	3,000,000.00	0.800	01/09/2026	03/09/2021	1.090	A	A	Received	2,959,140.00	2,959,140.00
89788JAA7	6058	TRU	2,000,000.00	1.500	03/10/2025	03/13/2020	1.821	A	A	Received	1,969,486.00	1,969,486.00
30231GAF9	6056	XOM	3,000,000.00	2.709	03/06/2025	03/11/2020	1.690	AA	Aa	Received	3,145,587.00	3,145,587.00
30231GBH4	6064	XOM	2,000,000.00	2.992	03/19/2025	04/20/2020	1.777	AA	Aa	Received	2,113,800.00	2,113,800.00
	Medium Term Notes Totals		**27,970,000.00**				**1.607**			**0.00**	**28,578,889.47**	**28,578,889.47**
Federal Agency Issues - Coupon												
3130AQF65	3576	FHLB	3,000,000.00	1.250	12/21/2026	12/22/2021	1.280	AA	Aaa		2,995,657.09	2,995,657.09
	Federal Agency Issues - Coupon Totals		**3,000,000.00**				**1.280**			**0.00**	**2,995,657.09**	**2,995,657.09**
Federal Agency Issues - Callable												
3133ELQ49	4537	FFCB	3,000,000.00	0.700	06/30/2025	07/06/2020	0.715	AA	Aaa	Received	2,997,750.00	2,997,750.00
3133EMBJ0	4548	FFCB	3,340,000.00	0.530	09/29/2025	10/05/2020	0.550	AA	Aaa	Received	3,336,660.00	3,336,660.00
3133EMUK6	4575	FFCB	3,000,000.00	1.050	03/25/2026	03/25/2021	1.050	AA	Aaa		3,000,000.00	3,000,000.00
3133EMH21	4595	FFCB	3,000,000.00	0.900	06/15/2026	06/24/2021	0.921	AA	Aaa	Received	2,997,000.00	2,997,000.00
3130AJZ36	4544	FHLB	3,000,000.00	0.600	08/27/2025	08/27/2020	0.620	AA	Aaa		2,997,000.00	2,997,000.00
3130AKGD2	4553	FHLB	3,000,000.00	0.570	11/25/2025	11/25/2020	0.595	AA	Aaa		2,996,250.00	2,996,250.00
3130AKQ74	4555	FHLB	3,000,000.00	0.625	01/22/2026	01/22/2021	0.625	AA	Aaa		3,000,000.00	3,000,000.00

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Federal Agency Issues - Callable												
3130AKRN8	4557	FHLB	3,000,000.00	0.650	01/28/2026	01/28/2021	0.650	AA	Aaa		3,000,000.00	3,000,000.00
3130AKXQ4	4558	FHLB	3,000,000.00	0.600	02/12/2026	02/12/2021	0.110	AA	Aaa		3,000,000.00	3,000,000.00
3130AKZ25	4559	FHLB	3,000,000.00	0.650	02/26/2026	02/26/2021	0.650	AA	Aaa		3,000,000.00	3,000,000.00
3130AL3S1	4560	FHLB	3,000,000.00	0.625	02/17/2026	02/17/2021	0.625	AA	Aaa		3,000,000.00	3,000,000.00
3130AL5X8	4561	FHLB	3,000,000.00	0.650	02/24/2026	02/24/2021	0.650	AA	Aaa		3,000,000.00	3,000,000.00
3130AKXJ0	4562	FHLB	3,125,000.00	0.600	02/24/2026	02/24/2021	0.616	AA			3,122,500.00	3,122,500.00
3130ALCV4	4563	FHLB	3,000,000.00	0.750	02/24/2026	02/24/2021	0.750	AA			3,000,000.00	3,000,000.00
3130ALDN1	4565	FHLB	3,000,000.00	0.800	03/16/2026	03/16/2021	0.800	AA	Aaa		3,000,000.00	3,000,000.00
3130ALGC2	4569	FHLB	3,000,000.00	0.875	03/23/2026	03/23/2021	0.875	AA	Aaa		3,000,000.00	3,000,000.00
3130ALMM3	4571	FHLB	3,000,000.00	1.000	03/30/2026	03/30/2021	1.000	AA	Aaa		3,000,000.00	3,000,000.00
3130ALGR9	4572	FHLB	3,000,000.00	0.850	02/26/2026	03/15/2021	0.922	AA	Aaa	Received	2,989,560.00	2,989,560.00
3130ALGR9	4574	FHLB	3,000,000.00	0.850	02/26/2026	03/18/2021	0.947	AA	Aaa	Received	2,985,960.00	2,985,960.00
3130ALGC2	4576	FHLB	3,000,000.00	0.875	03/23/2026	03/23/2021	0.959	AA	Aaa		2,987,700.00	2,987,700.00
3130ALGR9	4577	FHLB	3,000,000.00	0.850	02/26/2026	03/22/2021	0.971	AA	Aaa	Received	2,982,510.00	2,982,510.00
3130ALNT7	4578	FHLB	3,000,000.00	0.980	03/30/2026	03/30/2021	0.993	AA	Aaa		2,998,050.00	2,998,050.00
3130ALGR9	4579	FHLB	3,000,000.00	0.850	02/26/2026	03/31/2021	1.000	AA	Aaa	Received	2,978,517.00	2,978,517.00
3130ALUC6	4580	FHLB	3,000,000.00	1.020	04/15/2026	04/15/2021	1.051	AA	Aaa		2,995,500.00	2,995,500.00
3130ALMM3	4581	FHLB	3,000,000.00	1.000	03/30/2026	04/05/2021	1.026	AA	Aaa	Received	2,996,250.00	2,996,250.00
3130AMCL4	4585	FHLB	2,795,000.00	1.020	05/19/2026	05/20/2021	1.020	AA	Aaa	Received	2,795,000.00	2,795,000.00
3130AMH62	4587	FHLB	3,000,000.00	1.000	05/26/2026	05/26/2021	1.010	AA	Aaa		2,998,500.00	2,998,500.00
3130AMGW6	4588	FHLB	3,000,000.00	0.980	05/26/2026	05/26/2021	0.987	AA	Aaa		2,998,950.00	2,998,950.00
3130AMHB1	4590	FHLB	2,750,000.00	0.875	05/26/2026	06/02/2021	0.901	AA	Aaa	Received	2,746,562.50	2,746,562.50
3130AMH62	4591	FHLB	1,500,000.00	1.000	05/26/2026	06/02/2021	1.000	AA	Aaa	Received	1,500,000.00	1,500,000.00
3130AMSL7	4592	FHLB	3,000,000.00	1.030	06/30/2026	06/30/2021	1.030	AA	Aaa		3,000,000.00	3,000,000.00
3130AMYA4	4594	FHLB	3,000,000.00	1.070	06/30/2026	06/30/2021	1.070	AA	Aaa		3,000,000.00	3,000,000.00
3130AN2Q2	4596	FHLB	1,500,000.00	1.000	06/30/2026	06/30/2021	1.000	AA	Aaa		1,500,000.00	1,500,000.00
3130AMWK4	4597	FHLB	3,000,000.00	1.020	07/14/2026	07/14/2021	1.025	AA	Aaa		2,999,250.00	2,999,250.00
3130AP2P9	4598	FHLB	3,000,000.00	0.920	09/30/2026	09/30/2021	1.033	AA	Aaa		2,983,500.00	2,983,500.00
3130APC94	4599	FHLB	3,000,000.00	1.070	10/14/2026	10/14/2021	1.085	AA	Aaa		2,997,750.00	2,997,750.00
3130APU78	4600	FHLB	530,000.00	1.300	11/24/2026	12/09/2021	1.421	AA	Aaa	Received	526,947.20	526,947.20
3130APUR4	4601	FHLB	1,840,000.00	1.300	11/24/2026	12/09/2021	1.421	AA	Aaa	Received	1,829,401.60	1,829,401.60
3130APVC6	4602	FHLB	3,000,000.00	1.375	12/01/2026	12/09/2021	1.459	AA	Aaa	Received	2,988,000.00	2,988,000.00
3130AQEC3	4603	FHLB	3,000,000.00	1.370	12/30/2026	12/30/2021	1.370	AA	Aaa		3,000,000.00	3,000,000.00
3130AQEF6	4604	FHLB	3,000,000.00	1.375	12/30/2026	12/30/2021	1.385	AA	Aaa		2,998,500.00	2,998,500.00
3130AQG80	4605	FHLB	3,000,000.00	1.420	12/29/2026	01/03/2022	1.425	AA	Aaa	Received	2,999,250.00	2,999,250.00
3130AQG80	4606	FHLB	3,000,000.00	1.420	12/29/2026	01/10/2022	1.541	AA	Aaa	Received	2,982,750.00	2,982,750.00
3130AQLD3	4607	FHLB	3,000,000.00	1.750	01/28/2027	02/08/2022	1.926	AA	Aaa	Received	2,975,010.00	2,975,010.00

CITY OF PLEASANTON
Portfolio Management
Investment Status Report - Investments
December 31, 2023

CUSIP	Investment #	Issuer	Par Value	Stated Rate	Maturity Date	Purchase Date	YTM	S&P	Moody's	Accrued Interest At Purchase	Current Principal	Book Value
Federal Agency Issues - Callable												
3130AQW66	4608	FHLB	3,000,000.00	2.080	02/25/2027	03/08/2022	2.112	AA	Aaa	Received	2,995,500.00	2,995,500.00
3134GVZ68	4535	FHLMC	3,000,000.00	0.700	06/23/2025	06/23/2020	0.707	AA	Aaa		2,998,950.00	2,998,950.00
3134GWA55	4545	FHLMC	3,000,000.00	0.650	09/09/2025	09/09/2020	0.657	AA	Aaa		2,998,950.00	2,998,950.00
3134GWW93	4547	FHLMC	3,000,000.00	0.550	09/30/2025	09/30/2020	0.550	AA	Aaa		3,000,000.00	3,000,000.00
3134GWWT9	4549	FHLMC	3,000,000.00	0.550	09/30/2025	10/07/2020	0.566		Aaa	Received	2,997,600.00	2,997,600.00
3134GW3F1	4550	FHLMC	3,000,000.00	0.600	10/28/2025	10/28/2020	0.600		Aaa		3,000,000.00	3,000,000.00
3134GXDM3	4554	FHLMC	3,000,000.00	0.620	12/01/2025	12/01/2020	0.620		Aaa		3,000,000.00	3,000,000.00
3136G4YH0	4538	FNMA	3,250,000.00	0.700	07/14/2025	07/14/2020	0.707	AA			3,248,862.50	3,248,862.50
3136G4A45	4541	FNMA	3,000,000.00	0.710	07/22/2025	07/22/2020	0.710	AA	Aaa		3,000,000.00	3,000,000.00
3135GA3W9	4552	FNMA	3,000,000.00	0.600	11/25/2025	11/25/2020	0.600	AA	Aaa		3,000,000.00	3,000,000.00
3135G06R9	4556	FNMA	3,000,000.00	0.550	01/28/2026	01/28/2021	0.550	AA	Aaa		3,000,000.00	3,000,000.00
	Federal Agency Issues - Callable Totals		**158,630,000.00**				**0.916**			**0.00**	**158,420,440.80**	**158,420,440.80**
Supranationals												
45950VPS9	7000	IFC	1,000,000.00	0.500	02/26/2026	06/28/2021	0.935	AAA	Aaa	Received	980,200.00	980,200.00
		Supranationals Totals	**1,000,000.00**				**0.935**			**0.00**	**980,200.00**	**980,200.00**
		Investment Totals	**250,091,206.57**				**1.711**			**0.00**	**250,466,393.93**	**250,466,393.93**

CITY OF PLEASANTON
Portfolio Management
Activity By Type
December 1, 2023 through December 31, 2023

CUSIP	Investment #	Issuer	Stated Rate	Transaction Date	Purchases or Deposits	Redemptions or Withdrawals	Balance
Certificates of Deposit - Bank							
		Subtotal					**491,206.57**
LAIF (Monthly Summary)							
SYS5	5	LOCAL AGENCY INVESTMENT FUND	3.929		41,000,000.00	6,000,000.00	
		Subtotal			**41,000,000.00**	**6,000,000.00**	**59,000,000.00**
Fidelity - Government Fund (Monthly Summary)							
		Subtotal					**0.00**
Medium Term Notes							
		Subtotal					**28,578,889.47**
Federal Agency Issues - Coupon							
		Subtotal					**2,995,657.09**
Federal Agency Issues - Callable							
		Subtotal					**158,420,440.80**
Supranationals							
		Subtotal					**980,200.00**
		Total			**41,000,000.00**	**6,000,000.00**	**250,466,393.93**

CITY OF PLEASANTON
Portfolio Management
Activity Summary
December 2022 through December 2023

Month End	Year	Number of Securities	Average Balance	Yield to Maturity 360 Equivalent	Yield to Maturity 365 Equivalent	Managed Pool Rate	Number of Investments Purchased	Number of Investments Redeemed	Average Term	Average Days to Maturity
December	**2022**	84	220,877,676.97	1.250	1.268	2.173	0	0	1,564	939
January	**2023**	84	233,064,439.11	1.258	1.276	2.425	0	2	1,566	924
February	**2023**	82	229,597,008.52	1.262	1.280	2.624	0	2	1,569	912
March	**2023**	80	231,116,718.72	1.352	1.371	2.831	0	0	1,503	848
April	**2023**	81	250,326,071.57	1.496	1.516	2.870	1	2	1,359	751
May	**2023**	79	257,676,478.70	1.506	1.527	2.993	0	1	1,368	738
June	**2023**	78	255,218,414.18	1.530	1.551	3.167	0	0	1,384	723
July	**2023**	78	241,332,522.47	1.392	1.411	3.305	0	1	1,523	773
August	**2023**	75	226,572,122.96	1.363	1.382	3.434	0	1	1,547	767
September	**2023**	74	222,199,727.26	1.319	1.338	3.534	0	0	1,589	761
October	**2023**	74	216,627,684.25	1.304	1.322	3.670	0	0	1,612	744
November	**2023**	74	215,466,393.93	1.323	1.342	3.843	0	0	1,612	718
December	**2023**	74	230,337,361.67	1.688	1.711	3.929	0	0	1,386	594
	Average	**78**	**233,108,054.54**	**1.388%**	**1.407%**	**3.138**	**0**	**1**	**1,506**	**784**

CITY OF PLEASANTON
Portfolio Management
Distribution of Investments By Type
December 2022 through December 2023

Security Type	December 2022	January 2023	February 2023	March 2023	April 2023	May 2023	June 2023	July 2023	August 2023	September 2023	October 2023	November 2023	December 2023	Average by Period
Certificates of Deposit - Bank	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2	0.2%
Certificates of Deposit - S & L														
LAIF	12.8	13.0	13.2	16.8	24.9	24.5	23.6	16.1	14.7	12.4	11.1	11.1	23.6	16.8%
Fidelity - Government Fund														
MONEY MARKET (GENERAL)														
Managed Pool Accounts -4														
Passbook/Checking Accounts														
Medium Term Notes	16.7	15.6	14.5	13.9	12.7	12.3	12.4	13.2	12.7	13.1	13.3	13.3	11.4	13.5%
Bankers Acceptances														
Commercial Paper - Discount														
Federal Agency Issues - Coupon	2.1	2.2	2.2	2.1	1.2	1.2	1.2	1.3	1.3	1.4	1.4	1.4	1.2	1.5%
Federal Agency Issues - Discount														
Treasury Securities - Coupon														
Treasury Securities - Discount														
Federal Agency Issues - Callable	67.7	68.6	69.5	66.6	60.7	61.5	62.3	68.8	70.6	72.5	73.5	73.5	63.3	67.6%
Supranationals	0.4	0.4	0.4	0.4	0.4	0.4	0.4	0.4	0.4	0.5	0.5	0.5	0.4	0.4%
Miscellaneous Securities - Discount														

CITY OF PLEASANTON
Portfolio Management
Interest Earnings Summary
December 31, 2023

	December 31Month Ending	Fiscal Year To Date
CD/Coupon/Discount Investments:		
Interest Collected	131,775.00	969,874.25
Plus Accrued Interest at End of Period	590,319.61	590,319.61
Less Accrued Interest at Beginning of Period	(550,626.61)	(525,527.83)
Less Accrued Interest at Purchase During Period	(0.00)	(0.00)
Interest Earned during Period	171,468.00	1,034,666.03
Adjusted by Capital Gains or Losses	0.00	47,979.75
Earnings during Periods	171,468.00	1,082,645.78
Pass Through Securities:		
Interest Collected	0.00	0.00
Plus Accrued Interest at End of Period	0.00	0.00
Less Accrued Interest at Beginning of Period	(0.00)	(0.00)
Less Accrued Interest at Purchase During Period	(0.00)	(0.00)
Interest Earned during Period	0.00	0.00
Adjusted by Premiums and Discounts	0.00	0.00
Adjusted by Capital Gains or Losses	0.00	0.00
Earnings during Periods	0.00	0.00
Cash/Checking Accounts:		
Interest Collected	0.00	807,516.75
Plus Accrued Interest at End of Period	245,271.99	245,271.99
Less Accrued Interest at Beginning of Period	(118,261.33)	(437,431.98)
Interest Earned during Period	127,010.66	615,356.76
Total Interest Earned during Period	**298,478.66**	**1,650,022.79**
Total Capital Gains or Losses	**0.00**	**47,979.75**
Total Earnings during Period	**298,478.66**	**1,698,002.54**

California State Treasurer
Fiona Ma, CPA

Local Agency Investment Fund
P.O. Box 942809
Sacramento, CA 94209-0001
(916) 653-3001

January 29, 2024

LAIF Home
PMIA Average Monthly Yields

CITY OF PLEASANTON

DIRECTOR OF FINANCE
P.O. BOX 520
PLEASANTON, CA 94566

Tran Type Definitions

Account Number: 98-01-687

December 2023 Statement

Effective Date	Transaction Date	Tran Type	Confirm Number	Web Confirm Number	Authorized Caller	Amount
12/8/2023	12/7/2023	RW	1743610	1704020	THINH LUCERO	-3,000,000.00
12/18/2023	12/15/2023	RD	1743954	1704357	THINH LUCERO	30,000,000.00
12/19/2023	12/18/2023	RD	1743970	1704376	THINH LUCERO	11,000,000.00
12/22/2023	12/21/2023	RW	1744243	1704642	THINH LUCERO	-3,000,000.00

Account Summary

Total Deposit:	41,000,000.00	Beginning Balance:	24,000,000.00
Total Withdrawal:	-6,000,000.00	Ending Balance:	59,000,000.00

PUBLIC AGENCY RETIREMENT SERVICES | PARS

CITY OF PLEASANTON
PARS Post-Employment Benefits Trust

Account Report for the Period
12/1/2023 to 12/31/2023

Susan Hsieh
Director of Finance
City of Pleasanton
123 Main Street
Pleasanton, CA 94566

Account Summary

Source	Balance as of 12/1/2023	Contributions	Earnings	Expenses	Distributions	Transfers	Balance as of 12/31/2023
PENSION - Short Term	$18,616,463.54	$0.00	$341,138.00	$5,568.09	$0.00	$0.00	$18,952,033.45
PENSION - Long Term	$28,191,724.69	$0.00	$1,489,967.65	$8,487.62	$0.00	$0.00	$29,673,204.72
Totals	**$46,808,188.23**	**$0.00**	**$1,831,105.65**	**$14,055.71**	**$0.00**	**$0.00**	**$48,625,238.17**

Investment Selection

Source	
PENSION - Short Term	**City of Pleasanton**
PENSION - Long Term	**City of Pleasanton - Capital Growth**

Investment Objective

Source	
PENSION - Short Term	Individual Custom Account
PENSION - Long Term	Individual Custom Account

Investment Return

				Annualized Return			
Source	**1-Month**	**3-Months**	**1-Year**	**3-Years**	**5-Years**	**10-Years**	**Plan's Inception Date**
PENSION - Short Term	1.83%	4.01%	7.64%	1.78%	4.06%	-	6/21/2018
PENSION - Long Term	5.29%	9.97%	15.66%	3.95%	9.12%	-	6/21/2018

Information as provided by US Bank, Trustee for PARS; Not FDIC Insured; No Bank Guarantee; May Lose Value

Past performance does not guarantee future results. Performance returns may not reflect the deduction of applicable fees, which could reduce returns. Information is deemed reliable but may be subject to change.
Investment Return: Annualized rate of return is the return on an investment over a period other than one year multiplied or divided to give a comparable one-year return.
Account balances are inclusive of Trust Administration, Trustee and Investment Management fees

CITY COUNCIL AGENDA REPORT

February 20, 2024
Public Works - Engineering Division

TITLE: APPROVE PLANS AND SPECIFICATIONS, REVIEW BIDS, AND AWARD A CONSTRUCTION CONTRACT TO VILLALOBOS & ASSOCIATES, INC. IN THE AMOUNT OF $720,618 FOR THE ANNUAL CURB AND GUTTER FOR STREET RESURFACING PROJECT, CIP NO. 24509 AND APPROVE BUDGET AMENDMENTS IN THE GAS TAX FUND

SUMMARY

This annual project removes and replaces damaged concrete sidewalks, curbs, and gutters. The project also includes installing or modifying the Americans with Disabilities Act (ADA) pedestrian access ramps where none exist or are significantly out of compliance with current ADA standards, and the installation and/or modification of pedestrian push buttons to meet new ADA standards. The project was designed in-house, then competitively bid for construction. Staff recommends awarding the construction contract to the lowest responsible bidder, Villalobos & Associates, Inc., in the amount of $720,618.

RECOMMENDATION

1. Authorize the City Manager to enter into the construction contract with Villalobos & Associates, Inc.
2. Authorize the Acting Director of Public Works to approve and execute contract change orders for a project contingency amount of $72,000 (approximately 10 percent of the contract).
3. Transfer $200,000 from the Annual Sidewalk and Intersection Ramp Installations (ADA), CIP No. 24505, to the Annual Curb and Gutter for Street Resurfacing Project, CIP No. 24509.
4. Transfer $58,369 from the Annual Sidewalk Maintenance, CIP No. 24512, to the Annual Curb and Gutter for Street Resurfacing Project, CIP No. 24509.

BACKGROUND

The project consists of removing and replacing the curb and gutter (to improve stormwater drainage) and removing and replacing damaged sidewalks that are potential trip hazards. Pedestrian access ramps that were damaged, missing, or significantly out of compliance with current ADA standards will be upgraded as part of the project.

DISCUSSION

The Annual Curb and Gutter for Street Resurfacing Project, CIP No. 24509, consists of removing and replacing approximately 9,700 square feet of sidewalk, 1,400 linear feet of curb and gutter, 41 new pedestrian ramps, 10 pedestrian refuge/passageway islands, improvements to two existing pedestrian ramps to bring them into ADA compliance, replace 90 linear feet of valley gutter and install new or modify existing pedestrian push button poles to

meet new ADA standards. Recent ADA laws (released in late 2023) require more ADA ramps to be replaced than anticipated, as the new laws now require ADA ramps to be directional with the crosswalks or the truncated ADA domes to expand across the crosswalks. This requires replacing all ADA ramps where only one ramp currently services both crosswalks.

The proposed concrete work is carefully coordinated to occur before the Annual Street Resurfacing Project, which is scheduled for construction in summer 2023. Street resurfacing, by law, triggers the requirement to address any ADA deficiencies, which this project does in preparation for the street paving work. See Attachment 1 for the general project locations of the planned work.

Consultant/Specialty Services

Several sections of curb and gutter, sidewalk, and ADA ramps, are impacted by the roots of existing trees. After the concrete is removed in these locations, the City's on-call consultant, West Coast Arborists, Inc. (WCA), assesses the tree roots to determine whether root pruning is feasible or if the root pruning necessary is so extensive that it would compromise the tree. WCA will present its recommendation to City staff and then perform the pruning or removal as directed by staff. The goal is to keep the trees, with removal as a last resort. Sometimes removal is unavoidable; for example, if it is determined that the root pruning needed to reinstall the concrete is too extensive and will compromise the tree's stability, the tree will be removed. If a tree must be removed, another may be planted, depending on the location.

During the implementation of the project, and depending on the encountered soil conditions, one of the City's on-call geotechnical firms may be utilized for soil/materials testing to ensure that improvements are constructed on a stable sub-base.

The current ADA guidelines require pedestrian push buttons to be updated to current standards where ADA ramps or refuge/passageway islands are being replaced. One of the City's on-call traffic maintenance providers will perform the pedestrian push button improvements.

Bids

Sealed bids for this project were opened on January 24, 2024. A total of 10 bids were received, with CF Contracting, Inc. (CF) of San Francisco, California - the apparent low bidder - requesting to withdraw its bid due to a clerical error. Staff reviewed CF's request, which satisfied the California Public Contract Code 5100 requirements for withdrawing its bid. The remaining bids range from $720,618 to $1,874,052, compared with the Engineer's Estimate of $870,000 (see Attachment 2). The responsible lowest bid was received from Villalobos & Associates, Inc., of Campbell, California, in the amount of $720,618, approximately 17 percent lower than the Engineer's Estimate. The past work performed by Villalobos & Associates, Inc. was verified to be satisfactory, and staff recommends awarding the construction contract to Villalobos & Associates, Inc.

Schedule

The work will be completed before the start of the annual resurfacing program, which is anticipated to start construction in June 2024.

The proposed schedule for the project is:

Approval of Plans and Specifications/Award of Contract	February 20, 2024

Start of Construction	March 2024
End of Construction	June 2024

EQUITY AND SUSTAINABILITY

Approval of this action advances the City's Climate Action Plan (CAP) – *Materials & Consumption* strategy – Reduce GHG emissions from materials management and consumption, which will support regional waste reduction efforts as recycled aggregates will be used. Additionally, the updated ADA ramps will improve accessibility at signalized intersections and remove potential hazards on sidewalks, improving mobility in the areas.

OUTREACH

No outreach was conducted, as this item is a routine matter of City business. Construction notices will be sent to businesses and residents where the project will occur.

STRATEGIC PLAN ALIGNMENT

Approval of this action advances the ONE Pleasanton strategic plan goal of *Investing in Our Environment,* Strategy 1 – Implement the four-year Capital Improvement Program (CIP) to complete design and construction of budgeted capital projects and additionally supports Strategy 5 – Develop the accessibility for Disabled Americans (ADA) Transition Plan to enhance access to community facilities and amenities.

FISCAL IMPACT

A total of $650,000 is budgeted for the Annual Curb and Gutter for Street Resurfacing Project, CIP No. 24509, in the FY 2023/24 Capital Improvement Program. The anticipated total expenditure for this project is $908,369, including a project contingency of $72,000 (approximately 10 percent of the bid amount). The contingency is for unanticipated costs that may become apparent during the demolition phase; this could include lengthening the amount of curb and gutter specified for removal due to conditions in the field that differ from the original survey used to determine the length necessary to ensure proper drainage. The budget includes advertising costs, $100,000 for pedestrian push button improvements, $10,000 for potential tree removal, and $5,000 for material testing services under existing on-call contracts.

The anticipated total expenditure of $908,369 leaves a project shortfall of $258,369. Staff recommends the transfer of $200,000 from CIP No. 24505, Annual Sidewalk and Intersection Ramp Installations (ADA) Project, and $58,369 from CIP No. 24512, Annual Sidewalk Maintenance Project, to complete the funding for this project. Funding for this project is from Fund 160 – Gas Tax.

The funding and anticipated project expenditures are detailed in Attachment 3.

Prepared by:	Submitted by:	Approved by:
Su Nguyen, Engineering Technician	Adam Nelkie, Acting Director of Public Works	Gerry Beaudin, City Manager

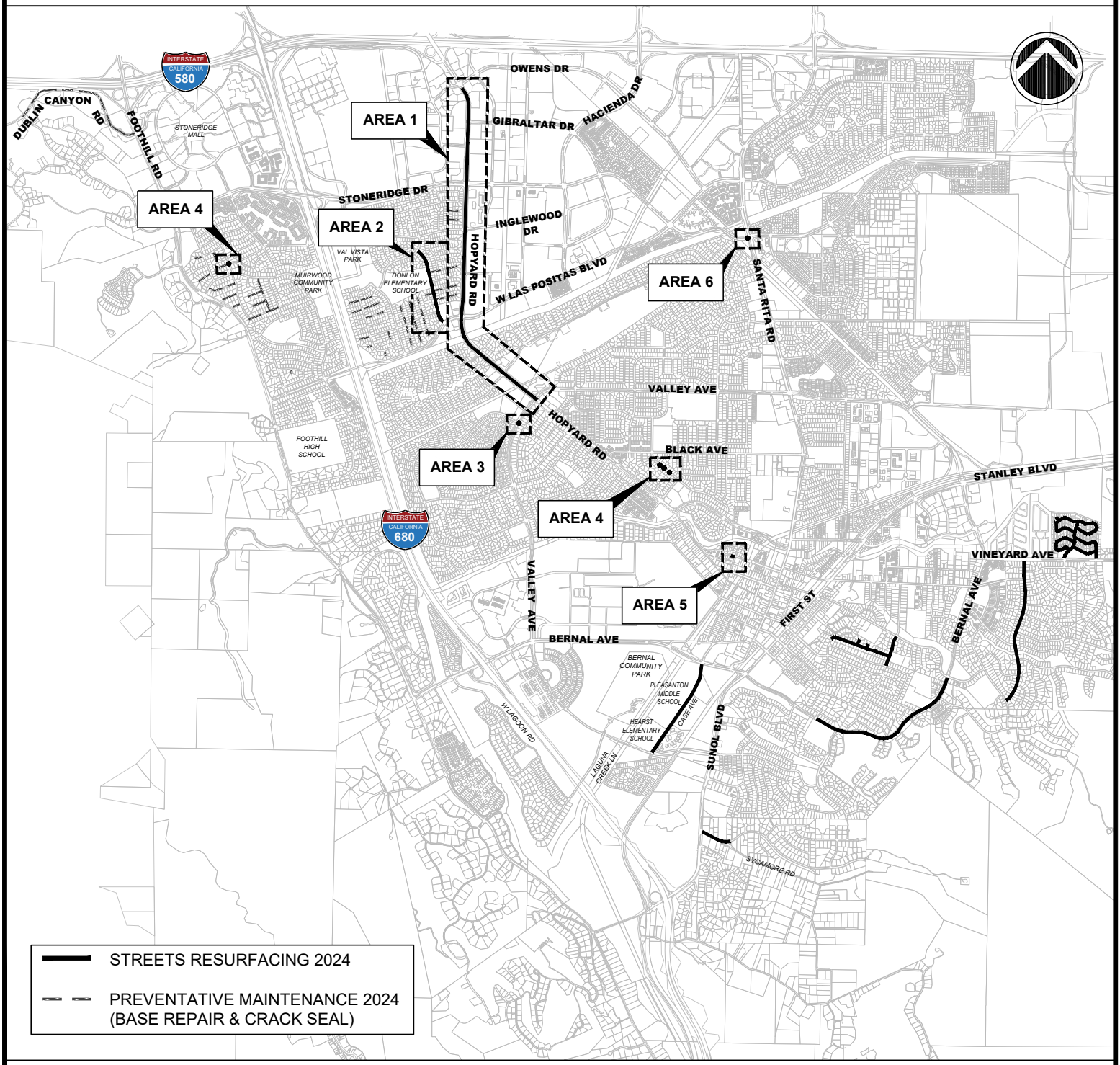
Attachments:

1. Project Locations Map
2. Bid Summary
3. Funding and Estimated Expenditures Summary

CITY OF PLEASANTON

PUBLIC WORKS DEPARTMENT

ANNUAL CURB AND GUTTER FOR STREET RESURFACING PROJECTS - CIP NO. 24509



LOCATION MAP

NOT TO SCALE

Annual Curb & Gutter Removal/Replacement, CIP 24509

Owner: City of Pleasanton

Attachment 2

Bid Opening: 2:00PM, 01/24/2024				Engineer's Estimate		Villalobos & Associates		Sposeto Engineering, Inc.		Kerex Engineering		Rosas Brothers Concrete	
						P.O. Box 110004		4558 Contractors Place		3478 Buskirk Ave, Suite 1000		4731 Coliseum Way	
						Campbell, CA 95011		Livermore, CA 94551		Pleasanton Hill, CA 94523		Oakland, CA 94601	
						US		US		US		US	
						Bidder Status: Valid		**Bidder Status:** Valid		**Bidder Status:** Valid		**Bidder Status:** Valid	
Bid Items													
Item #	***Item Description***	***Quantity***	***Unit of Measure***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***
1	Remove and Replace (R/R) Case "___" (all cases) ADA Ramp	19	EACH	$6,000	$114,000	$5500.00	$104,500.00	$5165.00	$98,135.00	$7900.00	$150,100.00	$6300.00	$119,700.00
2	Remove and Replace (R/R) Case "___" (all cases) Oversize (OS) ADA Ramp	11	EACH	$7,000	$77,000	$6800.00	$74,800.00	$8258.00	$90,838.00	$8500.00	$93,500.00	$7900.00	$86,900.00
3	Remove and Replace (R/R) Cases "___" (all cases) with Blended Transition ADA Ramp	5	EACH	$8,700	$43,500	$6,500.00	$32,500.00	$9,476.00	$47,380.00	$10,000.00	$50,000.00	$13,500.00	$67,500.00
4	Remove and Replace (R/R) Cases "___" (all cases) with Blended Transition ADA Ramp with Island	6	EACH	$17,500	$105,000	$15,000.00	$90,000.00	$21,265.00	$127,590.00	$11,500.00	$69,000.00	$25,000.00	$150,000.00
5	Modify (3) existing Refuge/Passageway Islands at Hopyard/Stoneridge Intersection	1	LS	$24,000	$24,000	$45,000.00	$45,000.00	$26,100.00	$26,100.00	$29,000.00	$29,000.00	$42,000.00	$42,000.00
6	Modify (1) existing Refuge/Passageway Island at Hopyard/Inglewood Intersection	1	LS	$8,700	$8,700	$15,000.00	$15,000.00	$11,640.00	$11,640.00	$14,000.00	$14,000.00	$25,000.00	$25,000.00
7	Modify (1) existing Refuge/Passageway Island at Hopyard/W. Las Positas Intersection	1	LS	$4,200	$4,200	$13,500.00	$13,500.00	$5,296.00	$5,296.00	$5,500.00	$5,500.00	$12,500.00	$12,500.00
8	Modify (2) existing Refuge/Passageway Islands at Hopyard/Parkside Intersection	1	LS	$8,500	$8,500	$14,500.00	$14,500.00	$9,439.00	$9,439.00	$12,000.00	$12,000.00	$17,000.00	$17,000.00
9	Modify (2) existing Refuge/Passageway Islands at Hopyard/Valley Intersection	1	LS	$25,000	$25,000	$15500.00	$15,500.00	$5885.00	$5,885.00	$9000.00	$9,000.00	$13000.00	$13,000.00
10	Remove and Replace Curb and Gutter (C/G) Regardless of Type	1400	LF	$78	$109,200	$54.00	$75,600.00	$123.00	$172,200.00	$100.00	$140,000.00	$105.00	$147,000.00
11	Remove and Replace (R/R) Sidewalk	8052	SF	$24	$193,248	$19.00	$152,988.00	$21.90	$176,338.80	$22.00	$177,144.00	$20.00	$161,040.00
12	Remove and Replace (R/R) Driveway Type "C"	565	SF	$36	$20,340	$22.00	$12,430.00	$32.25	$18,221.25	$50.00	$28,250.00	$48.00	$27,120.00
13	Grind Lip and Install ADA Domes	1	EACH	$1,000	$1,000	$1000.00	$1,000.00	$850.00	$850.00	$2500.00	$2,500.00	$800.00	$800.00
14	Install ADA Domes	1	EACH	$850	$850	$700.00	$700.00	$835.00	$835.00	$5000.00	$5,000.00	$500.00	$500.00
15	Valley Avenue and Via Del Los Milagros Valley Gutter Improvements per drawing A3-1	1	LS	$24,000	$24,000	$18500.00	$18,500.00	$23820.00	$23,820.00	$49000.00	$49,000.00	$45000.00	$45,000.00
16	Traffic Control	1	LS	$100,000	$100,000	$46600.00	$46,600.00	$43000.00	$43,000.00	$25000.00	$25,000.00	$5000.00	$5,000.00
17	Modify (1) existing Refuge/Passageway Islands at Santa Rita Rd/W. Las Positas Blvd.	1	LS	$11,462	$11,462	$7500.00	$7,500.00	$4900.00	$4,900.00	$9000.00	$9,000.00	$12500.00	$12,500.00
Total Bid Amount					**$ 870,000**		**$720,618.00**		**$862,468.05**		**$867,994.00**		**$932,560.00**

Annual Curb & Gutter Removal/Replacement, CIP 24509

Owner: City of Pleasanton

Attachment 2

Bid Opening: 2:00PM, 01/24/2024				Engineer's Estimate		Franco Engineering, Inc.		JJR Construction, Inc.		Ghilotti Bros, Inc.		FBD Vanguard Construction		Granite Construction Company	
						8657 Waterwell Way		1120 Ninth Ave		525 Jacoby Street		550 Greenville Road		715 Comstrock St	
						Tracy, CA 95304		San Mateo, CA 94402		San Rafael, CA 94901		Livermore, CA 94550		Santa Clara, CA 95054	
						US		US		US		US		US	
						Bidder Status: Valid		**Bidder Status:** Valid		**Bidder Status:** Valid		**Bidder Status:** Valid		**Bidder Status**: Valid	
Bid Items															
Item #	***Item Description***	***Quantity***	***Unit of Measure***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***	***Unit Price***	***Item Total***
1	Remove and Replace (R/R) Case "___" (all cases) ADA Ramp	19	EACH	$6,000	$114,000	$8500.00	$161,500.00	$5272.00	$100,168.00	$8000.00	$152,000.00	$13000.00	$247,000.00	$16,500.00	$313,500.00
2	Remove and Replace (R/R) Case "___" (all cases) Oversize (OS) ADA Ramp	11	EACH	$7,000	$77,000	$10000.00	$110,000.00	$11042.80	$121,470.80	$8200.00	$90,200.00	$14500.00	$159,500.00	$17,700.00	$194,700.00
3	Remove and Replace (R/R) Cases "___" (all cases) with Blended Transition ADA Ramp	5	EACH	$8,700	$43,500	$9,500.00	$47,500.00	$10,620.15	$53,100.75	$14,000.00	$70,000.00	$14,100.00	$70,500.00	$19,500.00	$97,500.00
4	Remove and Replace (R/R) Cases "___" (all cases) with Blended Transition ADA Ramp with Island	6	EACH	$17,500	$105,000	$9,500.00	$57,000.00	$29,064.64	$174,387.84	$14,500.00	$87,000.00	$14,100.00	$84,600.00	$42,500.00	$255,000.00
5	Modify (3) existing Refuge/Passageway Islands at Hopyard/Stoneridge Intersection	1	LS	$24,000	$24,000	$40,000.00	$40,000.00	$29,157.53	$29,157.53	$27,000.00	$27,000.00	$13,000.00	$13,000.00	$49,000.00	$49,000.00
6	Modify (1) existing Refuge/Passageway Island at Hopyard/Inglewood Intersection	1	LS	$8,700	$8,700	$30,000.00	$30,000.00	$24,424.49	$24,424.49	$15,500.00	$15,500.00	$8,000.00	$8,000.00	$27,600.00	$27,600.00
7	Modify (1) existing Refuge/Passageway Island at Hopyard/W. Las Positas Intersection	1	LS	$4,200	$4,200	$7,500.00	$7,500.00	$8,011.25	$8,011.25	$9,500.00	$9,500.00	$8,000.00	$8,000.00	$13,000.00	$13,000.00
8	Modify (2) existing Refuge/Passageway Islands at Hopyard/Parkside Intersection	1	LS	$8,500	$8,500	$15,000.00	$15,000.00	$15,396.41	$15,396.41	$16,000.00	$16,000.00	$12,000.00	$12,000.00	$25,200.00	$25,200.00
9	Modify (2) existing Refuge/Passageway Islands at Hopyard/Valley Intersection	1	LS	$25,000	$25,000	$5000.00	$5,000.00	$4471.79	$4,471.79	$11100.00	$11,100.00	$12000.00	$12,000.00	$13,800.00	$13,800.00
10	Remove and Replace Curb and Gutter (C/G) Regardless of Type	1400	LF	$78	$109,200	$75.00	$105,000.00	$150.00	$210,000.00	$130.00	$182,000.00	$130.00	$182,000.00	$170.00	$238,000.00
11	Remove and Replace (R/R) Sidewalk	8052	SF	$24	$193,248	$25.00	$201,300.00	$22.11	$178,029.72	$25.00	$201,300.00	$50.00	$402,600.00	$46.00	$370,392.00
12	Remove and Replace (R/R) Driveway Type "C"	565	SF	$36	$20,340	$25.00	$14,125.00	$75.00	$42,375.00	$36.00	$20,340.00	$60.00	$33,900.00	$66.00	$37,290.00
13	Grind Lip and Install ADA Domes	1	EACH	$1,000	$1,000	$3000.00	$3,000.00	$1500.00	$1,500.00	$1200.00	$1,200.00	$1600.00	$1,600.00	$2,300.00	$2,300.00
14	Install ADA Domes	1	EACH	$850	$850	$1500.00	$1,500.00	$800.00	$800.00	$1100.00	$1,100.00	$500.00	$500.00	$1,470.00	$1,470.00
15	Valley Avenue and Via Del Los Milagros Valley Gutter Improvements per drawing A3 1	1	LS	$24,000	$24,000	$35000.00	$35,000.00	$53408.00	$53,408.00	$25650.00	$25,650.00	$8000.00	$8,000.00	$46,600.00	$46,600.00
16	Traffic Control	1	LS	$100,000	$100,000	$100000.00	$100,000.00	$10000.00	$10,000.00	$165000.00	$165,000.00	$0.00	$0.00	$175,000.00	$175,000.00
17	Modify (1) existing Refuge/Passageway Islands at Santa Rita Rd/W. Las Positas Blvd.	1	LS	$11,462	$11,462	$0.00	$0.00	$7607.08	$7,607.08	$12200.00	$12,200.00	$145907.00	$145,907.00	$13,700.00	$13,700.00
Total Bid Amount					**$ 870,000**		**$933,425.00**		**$1,034,308.66**		**$1,087,090.00**		**$1,389,107.00**		**$1,874,052.00**

Note:	
	Corrected Bid Amount

ANNUAL CURB & GUTTER REPLACEMENTS FOR STREET RESURFACING
CIP NO. 24509
02/20/24

Project Funding to Date	**Amount**	**Totals**
2023-24 CIP Allocation (Fund 160 - Gas Tax)	$650,000	
TOTAL FUNDING TO DATE		**$650,000**

Anticipated Project Expenditures		
Advertising	$751	
Villalobos & Associates, Inc. - Construction Contract	720,618	
Villalobos & Associates, Inc. - Project Contingency (Approximately 10%)	72,000	
Pedestrian Push Button Installations/Modifications	100,000	
West Coast Arborists, Inc. - Tree Removal	10,000	
Material Testing Services	5,000	
TOTAL ANTICIPATED PROJECT EXPENDITURES		**$908,369**

Funding Balance/ (Shortfall)		
Current Balance/ (Shortfall)		**(258,369)**

Funding to Cover Shortfall	
Transfer from CIP No. 24505, Annual Sidewalk & Intersect. Ramp Installations	$200,000
Transfer from CIP No. 24512, Annual Sidewalk Maintenance	58,369
Total Transfer of Funding to Cover Shortfall	**$258,369**

CITY COUNCIL AGENDA REPORT

February 20, 2024
Public Works - Engineering Division

TITLE: ACCEPT PUBLIC IMPROVEMENTS PERFORMED BY JJ CONSTRUCTION & DESIGN, INC. FOR THE LIGHTING IMPROVEMENTS FOR THE RAILROAD PARKING LOT PROJECT, CIP NO. 20462 AND APPROVE A BUDGET AMENDMENT IN THE MISCELLANEOUS CIP FUND

SUMMARY

The undeveloped gravel parking lot between St Mary and Division Streets has been utilized for downtown business employees and overflow parking during special events. The City owns the eastern part of the parking lot area, while the western 30 feet is owned by Union Pacific Railroad (UPR). The City entered into a lease agreement with Union Pacific Railroad to include a portion of its property as a part of safety improvements to the parking lot. The improvements added decorative lighting, ADA-compliant parking stalls, and fencing. Two additional streetlights were installed on St Mary Street, between the parking lot and Peters Avenue, to improve lighting on the sidewalk. The City Council awarded the construction contract to JJ Construction & Design, Inc. for $118,000 on December 20, 2022. Construction of the project is complete to the satisfaction of the Acting Director of Public Works, and staff recommends the City Council accept the project as complete.

RECOMMENDATION

1. Accept the project as complete and authorize the City Clerk to file a Notice of Completion.
2. Authorize the release of the retention in the amount of $5,900 to JJ Construction & Design, Inc. 30 days after the recordation of the Notice of Completion.
3. Authorize the return of the project's balance of $40,281 back to the Miscellaneous CIP - General Fund (Fund 201).

BACKGROUND

The parking lot adjacent to the railroad corridor between St Mary Street and Division Street was identified as a temporary parking lot in the Downtown Parking Strategy and Implementation Plan adopted by the City Council on April 18, 2017. The plan identified the lot primarily for use by downtown business employees but also as an overflow parking area for others during special events.

The parking lot comprises a City-owned parcel of land (APN 94-125-7-1) and a portion of UPR's parcel of land (APN 094-125-7-2). The City's parcel has been undeveloped since the construction of Anderson Street in 1990. The area has been used for temporary parking, primarily during the Alameda County Fair. The Order of Demolay leased the western half of the parking area from UPR for Alameda County Fair event parking until May 2021. In 2016, the City added gravel, striping, and signage and promoted the use of the parking lot for downtown

parking.

In May 2022, UPR contacted the City about leasing the eastern 30 feet of UPR's parcel, which is the western half of the St Mary Street parking lot. On July 19, 2022, the City Council approved a lease agreement with Union Pacific Railroad that allows for the continued use of the western half of the parking lot and for the area to be improved.

On December 20, 2022, the City Council awarded the construction contract to the lowest responsible bidder, JJ Construction & Design, Inc., in the amount of $118,000 and authorized the Director of Engineering to approve change orders up to the project contingency amount of $19,495 (approximately 17 percent of the contract).

DISCUSSION

To improve safety, add ADA-compliant parking, and address residents' concerns, the project installed five decorative lights, constructed two accessible parking stalls, installed wheel stops and striping for 41 parking spots, and replaced approximately 135 linear feet of wooden fence on the east side of the parking lot. The existing 16,000-square-foot gravel parking lot was regraded, and a dust palliative was placed. In addition, two streetlights were installed on St Mary Street, between the parking lot and Peters Avenue, to improve lighting on the sidewalk. JJ Construction installed parking lot lighting, fencing, grading, and dust palliative.

The Public Works Department purchased and installed the wheel stops, placed striping, and installed a concrete pad for ADA-compliant parking, a concrete driving approach and signage; to address concerns with cut-through traffic a wooden railing was installed at the south end of the parking lot entrance by Division Street to eliminate cut-through traffic access. The wheel stops narrowed the open area of the parking lot, discouraging and reducing vehicles from performing donut turns within the lot.

The project was completed at the contract amount without any change orders.

EQUITY AND SUSTAINABILITY

Approval of this action advances the City's Climate Action Plan (CAP) – *Materials & Consumption* strategy – Reduce GHG emissions from materials management and consumption, supporting regional waste reduction efforts, as recycled aggregates and LED lighting were utilized.

OUTREACH

Nearby residents were informed by mail during the design and prior to the start of construction. In response, work was added to the project during construction to address resident concerns regarding cut-through parking lot traffic.

STRATEGIC PLAN ALIGNMENT

Approval of this action advances the ONE Pleasanton strategic plan goal of *Investing in Our Environment*, Strategy 1 – Implement the four-year Capital Improvement Program (CIP) to complete design and construction of budgeted capital projects and part of the Downtown Parking Strategy and Implementation Plan adopted by City Council on April 18, 2017.

FISCAL IMPACT

Total available funding for this project was $200,000, as outlined in Attachment 1. The expenditures total $159,719, and include advertising, electrical, and surveying services from the City's on-call consultants, as well as material and construction costs, leaving a balance of $40,281. Staff recommends the project balance of $40,281 be returned to the Miscellaneous CIP - General Fund (Fund 201).

All work and project close-out documentation has been completed to the satisfaction of the Acting Director of Public Works. Staff recommends the City Council accept the project as complete.

Prepared by:	Submitted by:	Approved by:
Huy Ho, Associate Engineer	Adam Nelkie, Acting Director of Public Works	Gerry Beaudin, City Manager

Attachments:

1. Funding and Expenditure Summary

LIGHTING IMPROVEMENTS FOR THE RAILROAD PARKING LOT
CIP NO. 20462
12/20/22

Project Funding to Date	**Amount**	**Totals**
2019-20 CIP Allocation (Miscellanous CIP General Fund - Fund 201)	$100,000	
2021-22 CIP Allocation (Miscellanous CIP General Fund - Fund 201)	100,000	
TOTAL PROJECT FUNDING TO DATE		**$200,000**

Project Expenditures to Date		
Bay Area News Group - Advertising	$421	
JJ Construction & Design Services - Contract	118,000	
City staff - Material and Construction	13,530	
Electrical Design Services - Pakpour (On-call contract services) & PG&E	19,876	
Surveying and Staking - RJA (On-call contract services)	7,892	
TOTAL PROJECT EXPENDITURES		**$159,719**

Funding Balance/ (Shortfall)		
Balance - Return to Fund Balance (Miscellanous CIP General Fund - Fund 201)		**$40,281**

CITY COUNCIL AGENDA REPORT

February 20, 2024
Finance

TITLE: ACCEPT THE FY 2023/24 MID-YEAR BUDGET REPORT AND ADOPT A RESOLUTION APPROVING FY 2023/24 BUDGET AMENDMENTS

SUMMARY

The City follows a three-step operating budget process that starts with the approval of a two-year Budget (Budget); then after the first year of the Budget, the adoption of a Mid-Term Budget; and the adoption of Mid-Year Budget adjustments during each of the two years of the Budget. This report is the Mid-Year Budget report for the first year of the Budget that recommends adjustments to the FY 2023/24 Budget adopted by the Council on June 6, 2023. While these recommended changes primarily affect the General Fund, Water Fund, Sewer Fund, Golf Fund, and Internal Services Funds, some adjustments are also recommended to the Special Revenue Funds and Capital Projects Funds. Included in the recommended Mid-Year Budget are adjustments based on current information and projections related to various tax revenues, along with more up-to-date funding need analysis for various expenditure budget items since the adoption of the FY 2023/24 Budget.

For this Mid-Year Budget cycle, the largest proposed expenditure adjustments are related to utility and professional services. Costs for electricity, water, and recycled water are all projected to increase more than previously estimated (based on rate increases along with more up-to-date usage projections). Details of the proposed adjustments can be found in the Discussion section of this report, and a complete summary of the adjustments for all funds is referenced as Exhibit A of the resolution, and provided as Attachment 2 to this report.

RECOMMENDATION

Adopt the attached resolution approving Mid-Year adjustments to the FY 2023/24 Budget.

BACKGROUND

Staff regularly monitors expenditures, cautiously forecasts revenues, and makes recommendations to address changes as quickly as possible to maintain a balanced budget. The Mid-Year Budget report helps staff address budget variances in a timely manner.

DISCUSSION

General Fund Overview

As described below, staff recommends increasing revenue and expenditure totals by $13,000 and $9,000, respectively. As a result of these changes, staff expects the General Fund will have a $8,000 surplus. The use of program reserves for just over $420,000 is related to costs associated with City Council-approved contracts for the impact fee study and revenue measure consultants. Please note the Rainy Day Fund is not included in the table below.

Table 1. General Fund Overview

	FY 2023 Actual	FY 2024 Revised Budget	FY 2024 Recommended Adjustments	FY 2024 Mid-Year Budget
Revenues	$151,149,404	$146,429,092	12,535	$146,441,627
Net Transfers	(8,975,623)	468,152	-	468,152
Use of Program Reserves	-	760,000	420,572	1,180,572
Expenditures	(133,540,446)	(148,073,704)	(8,937)	(148,082,641)
Difference	**$8,633,335**	**($416,460)**	**$424,170**	**$7,710**

General Fund Revenues

As presented in Table 2 below, General Fund revenues are estimated to increase by $13,000 based on revised projections from evaluating more current revenue trends as well as year-to-date actual revenues. This marginal net increase is primarily due to increases in Property Tax, Business License Tax, and Recreation Fees offset by decreases in Development Service Fees, Sales Tax, and Documentary Transfer Tax.

Major revenue adjustments are highlighted below:

- An increase of $1.7 million in Property Tax due to projected increase in assessed value. Updated projections include an increase of approximately $1.2 million in Secured Property Tax, $440,000 in Unsecured Property Tax, and $80,000 in the Property Tax portion of the Vehicle License Fees. Property Tax is the City's largest revenue source.
- A decrease of $950,000 in Development Service Fee revenues due to delays to the Stoneridge mall residential project. Additionally, the commercial and residential development industry has experienced a slowdown in new construction in recent months, likely due to higher interest rates. Plan reviews have decreased from 280-300 monthly in FY 2022/23, to 200-220 monthly in the current fiscal year.
- A decrease of $892,000 in Sales Tax largely due to a delay in opening of the new Costco. Sales Tax revenue estimates included in the adopted budget assumed a new Costco location beginning its operation in the fourth quarter of FY 2023/24. The latest projection from the City's consultant estimates a decrease in sales tax revenues. Sales Tax is the City's second largest revenue source.
- A decrease of $450,000 in Documentary Transfer Tax due to the decline in home sales. With elevated mortgage rates combined with a very low inventory of properties for sale in the city, sales activities are expected to remain sluggish.
- An increase of $300,000 in Business License Tax due to a projected increase in gross receipts as the original budget estimate is conservative.
- An increase of $170,000 in Transient Occupancy Tax as the Tri-Valley area continues to recover from the COVID-19 pandemic.

Table 2. General Fund Revenues

Revenues	FY 2023 Actual	FY 2024 Revised Budget	FY 2024 Recommended Adjustments	FY 2024 Mid-Year Budget
Property Taxes	$86,075,776	$88,396,000	$1,720,000	$90,116,000
Sales & Use Taxes	26,183,661	25,424,400	(892,000)	24,532,400
Other Taxes	15,498,864	14,202,000	20,000	14,222,000
Development Services Fees	6,391,087	5,499,500	(950,000)	4,549,500
Recreation Fees	4,197,090	4,572,661	34,796	4,607,457
Other Revenues	12,802,927	8,334,531	79,739	8,414,270
Total	**$151,149,404**	**$146,429,092**	**$12,535**	**$146,441,627**

General Fund Expenditures

As presented in Table 3 below, General Fund expenditures are projected to increase slightly by $9,000. The most significant adjustments are increases to utility budget categories, including electricity, water, and recycled water based on increased usage, as well as rate increases.

Table 3. General Fund Expenditures

Expenditure Categories	FY 2023 Actual	FY 2024 Revised Budget	FY 2024 Recommended Adjustments	FY 2024 Mid-Year Budget
Personnel	$94,110,681	$105,511,427	$0	$105,511,427
Transportation & Training	1,750,740	1,850,165	15,000	1,865,165
Repairs & Maintenance	8,167,740	8,081,688	125,000	8,206,688
Materials & Supplies	27,199,195	31,906,424	(158,063)	31,748,361
Capital Outlay	1,829,159	719,000	27,000	746,000
Debt Services	482,932	5,000	-	5,000
Total Expenditures	**$133,540,446**	**$148,073,704**	**$8,937**	**$148,082,641**

Personnel Expenses – There is no net adjustment in this category. The City Council approved adjustments based on new labor agreements for Battalion Chiefs and Police Officers' Association, as well as recommended adjustments based on the compensation study and performance reviews for the Management and Confidential employee group, are fully offset with the use of budgeted contingency and are reflected in the revised budget.

The Mid-Year budget does not include any new permanent positions.

Non-personnel Expenses– Non-personnel expenses identified in Table 3 above (all expense categories other than personnel) are projected to increase by a net total of $9,000 as described in more detail below.

- **Transportation and Training** – net increase of $15,000 is based on increased maintenance costs due to aging vehicles.
- **Repairs and Maintenance** – net increase of $125,000 to fund additional costs associated with contracts for general repairs and maintenance.
- **Materials and Supplies** – net decrease of $158,000 is due to a series of adjustments. As highlighted earlier, adjustments to utility costs are the largest non-personnel budget category due to rate increases as well as more up-to-date projections based on year-to-date actual usage information. Increases for electricity, water, and recycled water

budgets in the General Fund are $413,000, $197,000, and $137,000, respectively, for a total of $747,000. Adjustments will also be necessary in the FY 2024/25 Adopted Budget, and staff will present recommendations as part of the upcoming Mid-Term budget adjustment process.

Non-utility budget adjustments include: 1) $760,000 decrease in professional services budget in the Community Development Department due to reduced plan check demand as new construction activities have slowed down in recent months; 2) $92,000 increase in professional services budget for the City Manager's Office for aviation consultant costs for noise issues tied to the Livermore Airport and strategic plan dashboard implementation costs; 3) $34,000 increase in contract services budget in the Information Technology Department to fund additional costs for licensing and support and maintenance contracts; 4) $30,000 decrease in the Library and Recreation Department budget, consisting of adjustments to various service contracts based on more up-to-date assessment of their services and programs; 5) $113,000 increase to the Police Department budget, consisting of adding $152,000 for criminal investigation expenses, $40,000 for additional safety equipment replacement costs and increased county service expenses, and offset by a $79,000 reduction to crossing guard contract, temporary agency, and animal shelter budget items; and 6) $120,000 decrease mostly to contract services budget in the Public Works Department. The use of budgeted contingency, $234,000, is recommended to partially offset utility cost increases.

- **Capital Outlay and Debt Services** – Net increase of $27,000 is for new tables and chairs at various recreation facilities and a new oven at the Veterans Memorial Building.

General Fund Reserves and Fund Balance – Projected total General Fund reserves at the end of FY 2023/24 are $50.3 million, with the unrestricted General Fund reserve at $29.6 million. The City's current reserve policy requires a minimum reserve between 16.7 and 25.0 percent of operating expenses, with a target of 20.0 percent. The unrestricted General Fund reserve of $29.6 million equals 20.0 percent of the General Fund operating expenses.

Table 4. General Fund Reserves

General Fund Fund Balance	FY 2023 Ending Fund Balance	Recommended Adjustments	FY 2024 Projected Ending Fund Balance
Unrestricted General Fund Reserve	$29,559,876	7,710	$29,567,586
COVID Response & Recovery	399,150	-	399,150
Crisis Response Program	400,000	-	400,000
Mobile Outreach Vehicle	280,000	-	280,000
Strategic Plan Implementation Reserve	800,000	(420,572)	379,428
Emergency Reserve	500,000	-	500,000
Restricted General Fund Reserve	18,725,569	-	18,725,569
Total	$50,664,595	($412,862)	$50,251,733

Enterprise Funds

Water Operations and Maintenance Fund – As shown in Table 5 on the following page, recommended changes to the Water Operations and Maintenance Fund include an increase of $34,000 in revenues and a decrease of $200,000 in operating expenses based on projected salary savings.

The result of these adjustments is an increase in net income by $234,000 and an estimated ending fund balance of $6.3 million which equals 18.3 percent of the total FY 2023/24 operating expenses and is below the recommended minimum of 30.0 percent. The City's reserve policy requires reserves to stay between 30.0 and 40.0 percent with a target of 35.0 percent.

It should be noted that Council approved using a total of $2.6 million from the fund balance in the Water Operating Fund, funding $500,000 for initial design costs for the Water Supply Alternative Design Project and $2.1 million for the Bernal Avenue 18-Inch Water Main and Turnout No. 1 Improvements Project. Staff is currently exploring long-term financing options for these and additional capital projects that are necessary for near-term water capacity improvement efforts. Once a debt has been issued, $2.6 million will be restored to the Water Operating Fund. Including this $2.6 million, the estimated ending fund balance becomes $8.9 million, which is equivalent to 25.7 percent of the total FY 2023/24 operating expenses.

The City Council approved a two-year rate increase on November 7, 2023. While the rate increase went into effect starting in January 2024, only a minor increase of $34,000 to the recycled water revenue is recommended, as the water revenue number included in the adopted budget already assumed a rate increase. Based on year-to-date actual water sales numbers and a projected year-end total, staff recommends keeping the current water sales revenue budget. No expenditure adjustments are proposed at this time except for a decrease in operating costs by $200,000 based on projected salary savings. With a handful of water capital projects planned in the current calendar year and additional major capital projects that may potentially result from ongoing alternative water efforts, it is critical that the Water and Recycled Water Operating Fund conditions improve.

Table 5. Water Operations and Maintenance Fund Overview

	FY 2024		
Water/Recycled Water (O&M)	**Adjusted Budget**	**Adjustments**	**Mid-Year Budget**
Beginning Balance, July 1	$7,411,471		$7,411,471
Revenues	34,468,041	33,523	34,501,564
Net Transfers	(1,049,252)	-	(1,049,252)
Expenses			
Zone 7 Purchased Water	(22,110,000)	-	(22,110,000)
All other expenses	(12,641,585)	200,000	(12,441,585)
Total Expenses	(34,751,585)	200,000	(34,551,585)
Net Income	($1,332,796)	$233,523	($1,099,273)
Projected Ending Balance, June 30	**$6,078,675**		**$6,312,198**

Sewer Operations and Maintenance Fund – As shown in Table 6 below, recommended changes to the Sewer Operations and Maintenance Fund include increasing expenditures by

$373,000 based on increased DSRSD fees, additional service costs for CMMS support, GIS and CCTV software updates, and higher than anticipated hybrid truck costs. The result of this adjustment is an estimated ending fund balance of $7.1 million which equals 39.3 percent of FY 2023/24 operating expenses. The City's policy requires reserves equal to a minimum of 30.0 percent, a maximum of 40.0 percent and a target of 35.0 percent.

Table 6. Sewer Operations and Maintenance Fund Overview

	FY 2024		
Sewer (O&M)	**Adjusted Budget**	**Adjustments**	**Mid-Year Budget**
Beginning Balance, July 1	$7,504,030		$7,504,030
Revenues	16,529,500	-	16,529,500
Net Transfers	1,134,000	-	1,134,000
Expenses			0
DSRSD	(11,100,000)	(230,000)	(11,330,000)
All other expenses	(6,598,417)	(143,000)	(6,741,417)
Total Expenses	(17,698,417)	(373,000)	(18,071,417)
Net Income	($34,917)	($373,000)	($407,917)
Projected Ending Balance, June 30	**$7,469,113**		**$7,096,113**

Golf Operating Enterprise Fund – An increase of $77,000 in the Golf Operating Fund to account for additional water costs is recommended.

Special Revenue Funds

Recommended changes to special revenue funds include 1) increasing revenue estimates by $150,000, transfer estimates by $200,000, and expenditure estimates by $45,000 all in the Bernal Community Park Donation Fund based on prior year actuals; 2) increasing expenditure estimates by $475,000 in the Community Access Television Fund for the city council chamber remodel project; 3) increasing expenditures in the Low Income Housing Fund and HOME Program Fund by $91,000 and $241,000, respectively, for a loan expense to Tri-Valley REACH as well as financial grant payment; 4) increasing expenditures by $150,000 in the Hacienda Business Park Owners Association Maintenance Fund based on estimated maintenance and repair costs for work performed by Vista Universal in Hacienda; 5) increasing revenues by $600,000 in the Operating Developer Contribution Fund based on higher year-to-date developer contributions; 6) increasing expenditure by $23,000 in the Laurel Creek Geologic Hazard Abatement District Fund for additional costs associated with storm damage and landslide repairs; 7) increasing expenditure by $60,000 in the Business Support Fund for the Downtown Parklet Grant Program; and 8) increasing revenues and expenditures in the Opioid Settlement Funds by $56,000 and $50,000, respectively.

Capital Funds

Recommended changes include revenue adjustments in the Gas Tax Fund, decreasing by $174,000 collectively based on updated projections from the League of California Cities, which uses the California Department of Finance's latest numbers; and transfer adjustments in various funds, increasing by $191,000 into the Miscellaneous CIP Fund, $200,000 into the Park CIP Fund, $55,000 into the Water CIP Fund, and $435,000 into the Recycled Water Capital Fund.

Repair and Replacement Funds

As shown in Table 7 below, there is an overall increase in the expenditure budget by $1.1 million.

Table 7. Repair and Replacement Fund Changes

Repair & Replacement Fund	Amount	Justification
Vehicle Replacement	$400,000	Additional cost for chipper truck and dump trucks ($145k); purchasing cost of a street sweeper ($355k); reduced vehicle lease costs due to buy out program (-$100k)
Police Repair & Replacement	$116,500	Additional cost for hybrid vehicles ($96.5k) and a new trailer ($20k)
Equipment Replacement	$158,000	New electric leaf blowers ($90k); new printshop printer ($20k); cost increase for a mower ($20k); backhoe cost increase ($20k); new trailer ($10k)
Facilities Renovation	$100,000	Storage containers for charging stations for new electric equipment ($100k)
Golf Repair & Replacement	$220,000	Additional cost due to purchasing of required equipment/machinery instead of leasing
Parks and Median Renovations	$100,000	Contract cost for removal and pruning of trees in Bonde Open Space
Total	**$1,094,500**	

Below is the summary of recommended mid-year adjustments:

- The FY 2023/24 General Fund revenue budget will increase by $13,000; the General Fund expenditure budget will increase by $9,000.
- All Other Funds budgets for FY 2023/24 will increase revenues by $678,000; increase net transfers by $681,000; and increase expenditures by $2.5 million.

EQUITY AND SUSTAINABILITY

Not applicable, as this item is an administrative matter of City business.

OUTREACH

No outreach was conducted, as this item is an administrative matter of City business.

STRATEGIC PLAN ALIGNMENT

Approval of this action aligns with the ONE Pleasanton strategic plan goal of *Funding our Future* that supports financial health and sound fiscal polices.

FISCAL IMPACT

The recommended adjustments to various funds and the financial impact to each fund are outlined in Attachment 2. The discussion section of this report also summarizes the recommended adjustments and their respective impacts to the budget and fund balances.

Prepared by:	Submitted by:	Approved by:
Chris Yi, Financial Services Manager	Susan Hsieh, Director of Finance	Gerry Beaudin, City Manager

Attachments:

1. Resolution FY 2024 Mid-Year
2. Resolution Exhibit A - FY 2024 Mid-Year Budget Adjustments Summary

RESOLUTION NO.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PLEASANTON, ACCEPTING THE FY 2023/24 MID-YEAR BUDGET REPORT AND APPROVING THE FY 2023/24 BUDGET AMENDMENTS

WHEREAS, staff periodically presents to the City Council reports regarding the financial condition of the City along with any recommendations for budget amendments and technical corrective actions needed; and

WHEREAS, the City Council adopted the FY 2023/24 Budget ("Budget") on June 6, 2023; and

WHEREAS, staff prepared Mid-Year Budget update that includes recommended amendments to the Budget.

NOW, THEREFORE BE IT RESOLVED THAT THE CITY COUNCIL OF THE CITY OF PLEASANTON DOES RESOLVE, DECLARE, DETERMINE AND ORDER THE FOLLOWING:

SECTION 1. Allocate the $7,710 General Fund surplus to the Unrestricted General Fund Reserve.

SECTION 2. Amends the Budget as outlined in Exhibit A.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Pleasanton at a regular meeting held on February 20, 2024.

I, Jocelyn Kwong, City Clerk of the City of Pleasanton, California, certify that the foregoing resolution was adopted by the City Council at a regular meeting held on February 20, 2024, by the following vote:

Ayes: Councilmembers
Noes:
Absent:
Abstain:

_____
Jocelyn Kwong, City Clerk

APPROVED AS TO FORM:

_____
Daniel G. Sodergren, City Attorney

FY 2023/24 BUDGET - MID YEAR ADJUSTMENT SUMMARY

ATTACHMENT 2
RESOLUTION EXHIBIT A

	BUDGET REVENUES	NET RECOMMENDED REVENUES	MID-YEAR REVENUES	BUDGET TRANSFERS	NET RECOMMENDED TRANSFERS	MID-YEAR TRANSFERS	BUDGET EXPENDITURES	NET RECOMMENDED EXPENDITURES	MID-YEAR EXPENDITURES
GENERAL FUND	$ 146,429,092	$ 12,535	$ 146,441,627	$ 468,152	$ -	$ 468,152	$ (148,073,704)	$ (8,937)	$ (148,082,641)
ENTERPRISE FUNDS									
Golf	5,997,010	-	5,997,010	(751,780)	-	(751,780)	(4,831,879)	(76,500)	(4,908,379)
Water / Recycled Water	34,468,041	33,523	34,501,564	(1,049,252)	-	(1,049,252)	(34,751,585)	200,000	(34,551,585)
Sewer	16,529,500	-	16,529,500	1,134,000	-	1,134,000	(17,698,417)	(373,000)	(18,071,417)
Enterprise Funds	**56,994,551**	**33,523**	**57,028,074**	**(667,032)**	**-**	**(667,032)**	**(57,281,881)**	**(249,500)**	**(57,531,381)**
INTERNAL SERVICE FUNDS									
Vehicle Replacement	599,000	-	599,000	-	-	-	(891,000)	(400,000)	(1,291,000)
Police Vehicle Replacement	413,000	-	413,000	-	-	-	(902,534)	(116,500)	(1,019,034)
Equipment Replacement	561,000	-	561,000	-	-	-	(455,000)	(158,000)	(613,000)
Facilities Renovation	619,000	-	619,000	-	-	-	(1,231,000)	(100,000)	(1,331,000)
Golf Replacement	6,000	-	6,000	220,000	-	220,000	(539,000)	(220,000)	(759,000)
Park & Median Renovation	1,118,000	-	1,118,000	-	-	-	(1,045,280)	(100,000)	(1,145,280)
Internal Service Funds	**3,316,000**	**-**	**3,316,000**	**220,000**	**-**	**220,000**	**(5,063,814)**	**(1,094,500)**	**(6,158,314)**
SPECIAL REVENUE FUNDS									
Bernal Community Park Donation	50,800	150,000	200,800	-	(200,000)	(200,000)	-	(45,000)	(45,000)
Community Access Television	276,000	-	276,000	-	-	-	(220,000)	(475,000)	(695,000)
Lower Income Housing	2,380,000	-	2,380,000	-	-	-	(1,151,104)	(90,667)	(1,241,771)
HOME Program	201,466	-	201,466	-	-	-	(373,657)	(241,176)	(614,833)
Hacienda Business Park Maintenance	150,000	-	150,000	-	-	-	(150,000)	(150,000)	(300,000)
Operating Developer Contribution	50,600	600,000	650,600	(25,000)	-	(25,000)	(360,145)	-	(360,145)
Laurel Creek GHAD	62,483	-	62,483	-	-	-	(70,788)	(23,000)	(93,788)
Business Support	350,000	-	350,000	(350,000)	-	(350,000)	-	(60,000)	(60,000)
Opioid Settlement Distribution	-	50,000	50,000	-	-	-	-	(43,900)	(43,900)
Opioid Mallinckrodt Bankruptcy	-	6,100	6,100	-	-	-	-	(6,100)	(6,100)
Special Revenue Funds	**3,521,349**	**806,100**	**4,327,449**	**(375,000)**	**(200,000)**	**(575,000)**	**(2,325,693)**	**(1,134,843)**	**(3,460,536)**
CAPITAL FUNDS									
Gas Tax	4,232,921	(173,903)	4,059,018	-	-	-	(10,419,112)	-	(10,419,112)
Miscellaneous CIP	122,000	-	122,000	1,700,000	190,628	1,890,628	(25,649,058)	-	(25,649,058)
Park CIP	-	-	-	1,500,000	200,000	1,700,000	(2,538,078)	-	(2,538,078)
Water Capital	21,324	-	21,324	772,420	55,087	827,507	(5,880,433)	-	(5,880,433)
Recycled Water Capital	8,204	-	8,204	(900,000)	434,895	(465,105)	(1,438,444)	-	(1,438,444)
Capital Funds	**4,384,449**	**(173,903)**	**4,210,546**	**3,072,420**	**880,610**	**3,953,030**	**(45,925,124)**	**-**	**(45,925,124)**
Total	**214,645,441**	**678,255**	**215,323,696**	**2,718,540**	**680,610**	**3,399,150**	**(258,670,216)**	**(2,487,780)**	**(261,157,996)**

CITY COUNCIL AGENDA REPORT

February 20, 2024
City Manager

TITLE: REVIEW AND PROVIDE DIRECTION ON THE COUNCIL AD-HOC SUBCOMMITTEE RECOMMENDATIONS REGARDING THE REORGANIZATION OF THE CIVIC ARTS, HUMAN SERVICES, LIBRARY, AND PARKS AND RECREATION COMMISSIONS

SUMMARY

Evaluation of the City's Commission and Committee structure is included in the FY 2023/24 - FY 2027/28 ONE Pleasanton Strategic Plan goal of *Optimizing Our Organization* as part of a strategy to evaluate and enhance community engagement opportunities. The City currently has seven commissions and three committees, with Council-appointed representatives on each. To better align with the City's organizational structure, streamline opportunities for community input and engagement, and increase efficiency for the commission and committee members as well as supporting staff members, in February 2023 the City Council voted to create an ad-hoc subcommittee (Arkin, Balch) to discuss commission and committee restructure and bring recommendations forward for consideration.

The City Council reviewed an initial set of recommendations from the Council ad-hoc subcommittee on October 17, 2023, and voted to refer the reorganization of the Civic Arts, Human Services, Library, and Parks and Recreation Commissions back to the ad-hoc subcommittee for further review. The ad-hoc subcommittee has recommended two options for City Council discussion.

RECOMMENDATION

Review and provide direction on the Council ad-hoc subcommittee recommendations regarding the reorganization of the Civic Arts, Human Services, Library, and Parks and Recreation Commissions.

BACKGROUND

Current Structure

Commissions are codified in the City' s municipal code and provide policy input on a broad range of topics within a specific area of expertise and focus. The number of members on each commission varies, as does the frequency of meetings. Below are the current compositions, roles and meeting frequencies of the Civic Arts, Human Services, Library and Parks and Recreation Commissions:

<u>Civic Arts Commission</u>

- Members: 9 (7 Regular, 1 Youth, and 1 Alternate)
- Liaison Department: Library and Recreation
- Role: Promote the acquisition, construction and installment of works of public art in Pleasanton. Make recommendations to the City Council regarding the City Civic Arts

Program and Community Grants.
- Legislative body: No
- Frequency of Meetings: At least four times per year

Human Services Commission

- Members: 9 (7 Regular, 1 Youth, and 1 Alternate)
- Liaison Department: Library and Recreation
- Role: Advise the City Council on the human service needs of the community and methods of fulfilling these needs. Particular emphasis is given by the commission to the human service needs of the socially and economically disadvantaged, the elderly and the youth of the community.
- Legislative body: No
- Frequency of Meetings: Monthly

Library Commission

- Members: 9 (7 Regular, 1 Youth, and 1 Alternate)
- Liaison Department: Library and Recreation
- Role: Advise the City Council on matters related to the Pleasanton Library and library services in general. Promote the use of library services to the community.
- Legislative body: No
- Frequency of Meetings: Monthly

Parks and Recreation Commission

- Members: 7 (5 Regular, 1 Youth, and 1 Alternate)
- Liaison Department: Library and Recreation (with support from Public Works)
- Role: Advise the City Council on matters related to the development and provision of services pertaining to parks and recreation facilities, programs and services.
- Frequency of Meetings: Monthly

Since the current commission structure was created, the City has changed in many ways. One of the most impactful changes contributing to the diminished workload for these commissions is that the City nearing build-out; with far fewer projects for community and commission input, the workload has declined steadily. Similarly, many policies have been established and are now incorporated into ongoing operations, such that instead of needing commission input on policy development, policies now need to be reviewed approximately every five years on average. As well, the City has also reorganized; where Parks and Recreation used to be housed in one department, the services are now split between two departments.

At the October 17, 2023, City Council meeting, staff presented the ad-hoc subcommittee's recommendation for these four commissions — Civic Arts, Human Services, Library, and Parks and Recreation. At that time, the recommendation was to combine the Civic Arts and Parks and Recreation Commission, and the Library and Human Services Commissions,

aligning core values and operational efficiencies. The City Council requested that the ad-hoc subcommittee explore other options that included looking at the capacity of each commission, potentially retaining more commissions with fewer members and less frequent meetings, and possibly combining the Library and Civic Arts Commissions.

The Council ad-hoc subcommittee reconvened on December 11, 2023, and January 23, 2024, to discuss the reorganization of the Civic Arts, Human Services, Library, and Parks and Recreation Commissions. At the December 2023 meeting, the subcommittee requested staff to provide additional data, including the title/topic of each item brought to each of these four commissions by month over the past five years, as well as data delineating action items versus informational items brought to the commissions. This dataset is compiled in Attachment 1 and the aggregated data is presented in the following tables.

CIVIC ARTS COMMISSION			
Year	# of Action Items	# of Action Items (not Administrative)	# of Informational Items
2019	8	6	9
2020	7	4	2
2021	11	5	11
2022	5	4	12
2023	13	7	8
Average (excluding 2020)	**9.25**	**5.5**	**10**

HUMAN SERVICES COMMISSION			
Year	# of Action Items	# of Action Items (not Administrative)	# of Informational Items
2019	12	9	7
2020	4	4	2
2021	10	6	4
2022	5	3	7
2023	7	5	5
Average (excluding 2020)	**8.5**	**5.75**	**5.75**

LIBRARY COMMISSION			
Year	# of Action Items	# of Action Items (not Administrative)	# of Informational Items
2019	10	4	11
2020	1	0	3
2021	7	3	6
2022	10	5	9
2023	10	6	8
Average (excluding 2020)	**9.25**	**4.5**	**8.5**

PARKS AND RECREATION COMMISSION			
Year	# of Action Items	# of Action Items (not Administrative)	# of Informational Items
2019	17	14	13
2020	6	6	7
2021	15	13	11
2022	20	15	8
2023	13	11	8
Average (excluding 2020)	**16.25**	**13.25**	**10**

This data was used to consider workload as part of the commission restructure discussion.

DISCUSSION

Based on the feedback from the City Council and the workload data, the ad-hoc subcommittee identified two restructure recommendations for the City Council's consideration.

Recommendation 1

Human Services Commission

- Reduce commissioners from 9 to 7, including 2 youth
- Reduce meeting frequency to at least four times per year
- Average Action Items Annually: 5.75

Combine Library and Civic Arts Commissions

- Reduce commissioners from 9 to 7, including 2 youth

- Reduce meeting frequency to every other month
- Average Action Items Annually: 10

Parks and Recreation Commission

- Retain 7 members, adding a second youth member (2 youth total) and eliminating alternate
- Reduce meetings to every other month
- Average Action Items Annually: 13.25

There are several positive outcomes from this recommendation, including that it combines the Library and Civic Arts Commissions to better match the City's organizational structure, increased efficiency for staff and commissioners by aligning meeting structure to workload, and reduces meeting cancelations by balancing meeting cadence with workload. Of note, the workload and scope are still limited for each commission, with an average of less than two action items per commission per meeting.

Recommendation 2
Civic Arts Commission

- Reduce commissioners from 9 to 5, including 1 youth, remove alternate
- Reduce meeting frequency to at least four times per year
- Average action items annually: 5.5

Human Services Commission

- Reduce commissioners from 9 to 7, including 1 youth, remove alternate
- Reduce meeting frequency to at least four times per year
- Average action items annually: 5.75

Library Commission

- Reduce commissioners from 9 to 7, including 1 youth, remove alternate
- Reduce meeting frequency to at least four times per year
- Average action items annually: 4.5

Parks and Recreation Commission

- Reduce commissioners from 7 to 5, including 1 youth, remove alternate
- Reduce meeting frequency to every other month
- Average action items annually: 13.25

A positive outcome from this recommendation is that it retains the current commission

structure for the least disruption to existing commissioners. Conversely, this recommendation offers limited efficiency enhancements, does not expand opportunities for youth, and does not foster a broader perspective as each commission retains its narrow scope.

Annual Workplan Recommendation
To ensure that commissions and committees are working in concert with the City Council toward identified community goals, each commission and committee will submit a work plan to the City Council. In coordination with the staff liaison, these workplans should advance the ONE Pleasanton strategic plan goals and strategies and would be developed concurrently with the City's 2-year budget process and then be submitted to the City Council. Given how implementation of the workplan progresses, it may be updated concurrent with the mid-term budget process. This annual workplan process will be memorialized in the Commissioners Handbook in its next revision.

EQUITY AND SUSTAINABILITY
Reorganization of the current commission and committee structure allows for an appropriate number of members and meeting frequency that is intended to foster streamlined opportunities for community input and engagement; and efficiency and impact for the commission and committee members as well as supporting staff members. An optimal structure will retain existing members while also attracting new members to commissions and committees.

OUTREACH
Members of all City commissions and committees were notified of the City Council's February 7, 2023, review of the proposed reorganization, and its subsequent October 17, 2023, discussion of recommendations for restructuring. Accordingly, all current commission and committee members have been notified of this report to the City Council.

STRATEGIC PLAN ALIGNMENT
Approval of this action advances the ONE Pleasanton strategic plan goal of *Optimizing Our Organization*, Strategy 4 - Evaluate the organization's structure of community engagement opportunities (such as commissions and committees, and citizens' academy) to improve information sharing, optimize staff efficiency, and provide greater service to the community. The recommendations are intended to create a standard structure for commission membership, while ensuring that each commission has a sufficient workload that is meaningful toward advising the City Council. Through these recommendations, impact on the community would be enhanced, as each member would have a broader knowledge and deeper connection with public services to share with their community networks.

FISCAL IMPACT
There is no financial impact associated with this item.

Prepared by:	Submitted by:	Approved by:
Heidi Murphy, Director of Library and Recreation	Heidi Murphy, Director of Library and Recreation	Gerry Beaudin, City Manager

Attachments:

1. Commission Action Items Data

Civic Arts Commission
2019

 # Meetings Held
8*

 # Meetings Cancelled
4(April, July, September, December)

 # Informational Items
9
Review of FY 2017/2018 Civil Arts Grants – Final Performance Reports (February)
Review and Discuss Civic Arts Programs (February)
Review and comment on the 2018 Library and Recreation Department Annual Report (March)
Review Literary Arts Ambassador Program (May)

Overview of the Teen Poet Laureate Program (June)

Harrington Art Gallery Upcoming Programs (June)
Review and Discuss the Library and Recreation Department Strategic Plan 2019-2024 (August)
Consider Postponement of Literary Arts Ambassador Recruitment (October)

Review Fiscal Year 2018/2019 Civic Arts Grants Final Performance Reports (November)

 # Action Items
8
Selection of Commission Chair, Vice Chair, Committee Assignments (January)
Meeting Schedule (January)
City Council 2019-2020 Two-Year Work Plan Prioritization Process (February)
Recommendation to Allocate Community Grant Funds in the Civic Arts Category FY 2019/2020 (March)
Consider Support for Municipal Code Amendment Allowing Youth Members to Vote on the Civic Arts, Human Services, Library, and Parks and Recreation Commissions (October)
Approve Appointment for Teen Poet Laureate Position (October)
Approve Funding Criteria for FY 2020/2021 Community Grant Program-Civic Arts Category (November)
Review Revised Recommendation of the Donation and Location of the Public Artwork, “Eventide” at the Alviso Adobe Community Park (November)

* Number includes one joint Civic Arts/Library Commission meeting

Administrative items

Civic Arts Commission
2020

 # Meetings Held
4*

 # Meetings Cancelled
8 (April, May, June, July, August, September, October, December)

 # Informational Items
Review of FY 2017/2018 Civil Arts Grants – Final Performance Reports (February)

Review of FY 2019/2020 Civil Arts Grants – Midterm Performance Reports (January)
Review and comment on the Library and Recreation Department July-Dec 2019 Report (February)

 # Action Items
7

Selection of Commission Chair, Vice Chair (January)

Meeting Schedule (January)

Committee and Project Representatives for 2020 (February)
Review and Recommend Community Grant Funds in the Civic Arts Category for Fiscal Year 2020/2021 (March)
Recommend City Council Approve Fiscal Year 2020/21 Community Grant Program Funding Rollover and Extend Project Due Dates For Grantees (November)
Approve Funding Criteria for FY2021/22 Community Grant Program – Civic Arts Category (November)
Approve Funding Criteria for FY2021/22 Community Grant Program – Youth Commission (November)

* Number includes one joint Civic Arts/Youth Commission meeting

Administrative items

Civic Arts Commission
2021

 # Meetings Held
8*

 # Meetings Cancelled
4 (January, June, July, September)

 # Informational Items
Review of FY 2017/2018 Civil Arts Grants – Final Performance Reports (February)

Civic Arts Project Status Report (Presented 6 times - March, April, August, October, November, December)
Review and Comment on the Library and Recreation Department COVID Response Report for July-December 2020 (March)
Review and Discuss the Teen Poet Laureate Application (April)

Review and Discuss City Zoom Photography Contest (April)

Review and comment on Collaborative Library and Civic Arts Grants Program, "Youth Arts Over a Virtual Summer" (May)
Review and discuss Library and Civic Arts Reopening Plans (May)
Review and Comment on Firehouse Arts Center Updates (August)

Review the Current Public Art Approval Process (August)

Review and Comment on the Library and Recreation Department Quarterly Report for April – June 2021 (August)
Review Municipal Code Section 2.39.020 Regarding Civic Arts Commission Duties and the Library and Recreation Strategic Plan 2019-2024 (October)

Review and Comment on the Library and Recreation Department Quarterly Report for July – September 2021 (November)

 # Action Items
11

City Council 2019-2020 Two-Year Work Plan Prioritization Process (February)
Selection of Commission Chair, Vice Chair, Committee Assignments (February)
Review and Recommend Community Grant Funds in the Civic Arts Category for Fiscal Year 2021/2022 (March)
Review and Recommend the Temporary Installation and Locations of Public Art Wayfinding Signposts (April)
Approve the Appointment of Nikita Jayaprakash as The Pleasanton Teen Poet Laureate For the 2021/2022 School Year (May)
Select Public Art Website subcommittee (October)
Select Mobile Wallpaper and Virtual Background Art subcommittee (October)
Approve Funding Criteria for Fiscal Year 2022/2023 Community Grants Program –Civic Arts Category (November)
Review and Approve Civic Arts Commission Meeting Schedule for 2022 (December)
Select Committee Assignments for 2022 (December)

Select Commission Chair and Vice Chair for 2022 (December)

* Number includes one joint Civic Arts/Library Commission meeting

Administrative items

Civic Arts Commission
2022

 # Meetings Held
7*

 # Informational Items
12

Review Fiscal Year 2020/21 Community Grant Midterm Reports (February)

Review of FY 2017/2018 Civil Arts Grants – Final Performance Reports (February)
Discuss Evaluation Process and Meeting Format for Fiscal Year 2022/23 Civic Arts Community Grant Program Review (February)
Discuss and Approve a Request from Assemblymember Rebecca Bauer-Kahan's Office for a Commissioner to Act as a Community Judge for Photography Contest (February)
Review Civic Arts Project Status Report (Presented 5 times - February, March, April, June, October, November)
Review and Comment on the 2021 Library and Recreation Department Annual Report (March)
Discuss and Identify Process Improvements for the Annual Civic Arts Grant Meeting (April)
Review and Discuss Commission Request to Establish a Civic Arts Grant Subcommittee (June)
Review and Comment on Library and Recreation Department Quarterly Report for January – March 2022 (June)
Review and comment on the Fiscal Year 2021/22 Library and Recreation Department Annual Report (October)
Review Fiscal Year 2020/21 Civic Arts Community Grant Final Performance Reports (November)
Review Fiscal Year 2021/22 Civic Arts Community Grant Final Performance Reports (November)

* Number includes one joint Civic Arts/Library Commission meeting
Administrative items

 # Meetings Cancelled
5 (January, July, August, September, December)

 # Action Items
5

Review And Allocate Community Grant Funds in The Civic Arts Category for Fiscal Year 2022/2023 (March)
Approve the appointment of the Teen Poet Laureate for the 2022/2023 School Year (May)
Review and Recommend the Temporary Installation and Location of Public Art Murals (June)
Approve funding criteria for Fiscal Year 2023/24 Community Grant Program – Civic Arts Category (October)

Review and Approve Civic Arts Commission Meeting Schedule for 2023 (November)

Civic Arts Commission
2023

# Meetings Held	**# Meetings Cancelled**
8*	4 (January, April, July, September, December)
# Informational Items	**# Action Items**
8	**13**
Receive Information about Updated Commissioner's Handbook (February)	Select Commission Chairperson and Vice Chairperson for 2023 (February)
Review of FY 2017/2018 Civil Arts Grants – Final Performance Reports (February)	Select Committee Assignments for 2023 (February)
Review Civic Arts Project Status Report (Presented 4 times - February, June, August, November)	Review and Approve the Updated Civic Arts Commission Meeting Schedule for 2023 (February)
Receive an Overview of the Citywide Strategic Plan Project (August)	Provide a Recommendation to the City Council to Adopt the Draft Council Priorities for Fiscal Year 2023-024 and Receive an Overview of the Citywide Strategic Plan Project (March)
Discuss and Identify Process Improvements for the Community Grant Program – Civic Arts Category (August)	Review and Allocate Community Grant Funds in the Civic Arts Category for Fiscal Year 2023/2024 (March)
Review and Comment on the Fiscal Year 2022/23 Library and Recreation Department Annual Report (November)	Approve the appointment of the Teen Poet Laureate for the 2023/24 School Year (May)
Review Fiscal Year 2022/23 Civic Arts Community Grant Final Performance Reports (November)	Recommend City Council Approve a Multi-Year Agreement with Preservation Arts for Public Art Conservation and Maintenance for a Minimum of Three Years and up to Five Years for an Amount not to Exceed $310,000 (June)
Discuss Public Art Selection Subcommittee Commission Members for 2024 (November)	Review and Approve Letter from Civic Arts Commission to City Council Providing Feedback on Citywide Strategic Plan Project (August)
	Review and Recommend Process Improvements for the Fiscal Year 2024/25 Community Grant Program (October)
	Review and Approve Funding Criteria for Fiscal Year 2024/25 Community Grant Program – Civic Arts Category (November)
	Review and Approve Pausing the Joint Library and Civic Arts Teen Poet Laureate Selection Subcommittee for 2024 (November)
	Review and Approve Civic Arts Commission Meeting Schedule for 2024 (November)
	Select Commission Chairperson and Vice Chairperson for 2024 (November)

* Number includes one joint Civic Arts/Library Commission meeting and one joint Civic Arts/Youth Commission meeting

Administrative items

Human Services Commission
2019

 # Meetings Held
11*

 # Meetings Cancelled
1 (July)

 # Informational Items
7
Review and Comment on Updates to the Draft City of Pleasanton Human Services Needs Assessment Updated Strategic Plan 2018 – 2022 and Youth Commission 2018 - 2019 Youth Master Plan Implementation Work Plan (January)

Discuss Evaluation Process and Meeting Format for the Fiscal Year 2019/2020 Housing and Human Services Grant Program Review (February)

Presentation of Library and Recreation 2018 Annual Report (February)

Review and Discuss Library and Recreation Department Inclusion Services Program Evaluation and Enhancements (April)
Debrief the March 2019 Human Services Commission Meeting – Housing and Human Services Grants Process (April)
New Commissioner Welcome (May)

Review and Discuss the Library and Recreation Department Strategic Plan 2019-2024 (August)

 # Action Items
12
City Council 2019-2020 Two-Year Work Plan Prioritization Process (February)

Consider Recommendation to Allocate Housing and Human Services Grant Funds for Fiscal Year 2019/2020 (March)

Consider Recommendation Modifying Pleasanton Paratransit Fees for Fiscal Year 2019/20 (June)
Approve Human Services Commissioner Assignments to Various Committees (August)
Discuss and Identify a Tri-Valley Most Critical Human Service Need to Address a Human Services Needs Assessment Strategic Action (August)
Review of Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Reports (CAPER) for Fiscal Year 2018-2019 (September)
Consider Recommendation for Fiscal Year 2020/2021 Housing and Human Services Grant (HHSG) Program Statement of Priorities and Evaluation Criteria (September)

Consider Support for a Municipal Code Amendment Allowing Youth Members to Vote on the Civic Arts, Human Services, Library and Recreation and Parks Commissions (October)
Review and Approve the 2020 Human Services Commission Meeting Schedule (November)
Discuss Youth Commission referral to consider recommending that the City Council adopt ordinances to: (1) prohibit sale of flavored tobacco products; (2) prohibit sale of e-cigarettes and paraphernalia; (3) restrict sale of tobacco products within 1,000 feet of public schools, public parks and public recreational facilities; (4) set minimum pack sizes for some cigars and cigarettes; and (5) prohibit possession of tobacco products by persons under 21 years of age (December)

Review and Approve the Draft Request for Qualifications for Health Care and Behavioral Health in Pleasanton (December)
Selection of Chair and Vice Chair for 2020 (December)

* Includes Joint Meeting with Youth Commission

Administrative items

Human Services Commission
2020

 # Meetings Held
3

 # Meetings Cancelled
9 (January, April, May, June, July, August, September, November, December)

 # Informational Items
2
Discuss Evaluation Process and Meeting Format for the Fiscal Year 2020/2021 Housing and Human Services Grant Program Review (February)

Review and Comment on the Library and Recreation Department Report for July-December 2019 (February)

 # Action Items
4
Recommend City Council award an agreement for service to Axis Community Health (5925 W. Las Positas Blvd.) for behavioral health care services using Housing and Human Services Grant Funds for an annual amount of $35,000 for up to five years and not to exceed $175,000 (March)

Review and Allocate Housing and Human Services Grant Funds for Fiscal Year 2020/2021 and Recommend City Council Approval (March)

Consider Recommendation for Fiscal Year 2021/2022 Housing and Human Services Grant (HHSG) Program Statement of Priorities and Evaluation Criteria (October)
Review of Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Reports (CAPER) for Fiscal Year 2019-2020 (October)

Human Services Commission
2021

 # Meetings Held
8

 # Meetings Cancelled
4 (January, May, June, July)

 # Informational Items
4
Discuss Evaluation Process and Meeting Format for Fiscal Year 2021/22 Housing and Human Services Grant Program Review (February)

Review the All-Abilities Playground Conceptual Designs Presentation and Provide Feedback (September)
Review and Comment on the Library and Recreation Department Quarterly Report for April-June 2021 (September)

Review and Comment on the Library and Recreation Department Quarterly Report for July – September 2021 (November)

 # Action Items
10
City Council 2021-2022 Two-Year Work Plan Prioritization Process (February)

Selection of Commission Chair and Vice Chair for 2021 (February)

Review and Allocate Housing and Human Services Grant Funds for Fiscal Year 2021/2022 and Recommend City Council Approval (March)

Review and Comment on the Library and Recreation COVID Response Report for July-December 2020 (March)
Review and Allocate Housing and Human Services Grant Funds to the Open Heart Kitchen Vineyard 2.0 Kitchen Project for Fiscal Year 2021/2022 and Recommend City Council Approval (April)
Review of Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Reports (CAPER) for Fiscal Year 2020-2021 (August)
Consider Recommendation for Fiscal Year 2022/23 Housing and Human Services Grant Program Statement of Priorities and Evaluation Criteria (October)
Review and Approve the 2022 Human Services Commission Meeting Schedule (November)
Selection of Commission Chair and Vice Chair for 2022 (December)
Select Commission Representatives for Various Subcommittees (December)

Administrative items

Human Services Commission
2022

 # Meetings Held
10*

 # Meetings Cancelled
2 (January, July)

 # Informational Items
7
Discuss Evaluation Process and Meeting Format for Fiscal Year 2022/23
Discuss Evaluation Process and Meeting Format for Fiscal Year 2022/23
Housing and Human Services Grant Program Review (February)

Review and Comment on the 2021 Library and Recreation Department Annual Report (March)

Review FY 2021/22 Human Services Commission Grant Program Semi-Annual Reports (April)

Review and Comment on the Library and Recreation Department Quarterly Report for January – March 2022 (June)
Review and Comment on the Fiscal Year 2021/22 Library and Recreation Department Annual Report (October)
Eastern Alameda County Human Services Needs Assessment Update (November)
Review the Human Services Commission Public Hearing Process for the Community Development Block Grant Consolidation Annual Performance and Evaluation Report (December)

*Includes one joint meeting with City of Dublin and City of Livermore Human Services Commissions

 # Action Items
5
Review and Allocate Housing and Human Services Grant Funds for Fiscal Year 2022/23 and Recommend City Council Approval (March)

Review the Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Reports (CAPER) for Fiscal Year 2021/22 (September)
Consider Recommendation for Fiscal Year 2023/24 Housing and Human Services Grant Program Statement of Priorities and Evaluation Criteria (October)
Review and Approve the 2023 Human Services Commission Meeting Schedule(December)
Select Commission Chair and Vice Chair for 2023 (December)

May and August meetings - No Matters for the Commission's Review/Action/Information - Only Presentations

Administrative items

Human Services Commission
2023

 # Meetings Held
10*

 # Meetings Cancelled
2 (January, July)

 # Informational Items
5
Receive Information About Updated Commissioner's Handbook (February)

Receive an Overview of the Citywide Strategic Plan Project (August)

Review the Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Reports (CAPER) for Fiscal Year 2022/23 (September)
Eastern Alameda County Human Needs Assessment Update (November)

Review and comment on the FY 2022/23 Library and Recreation Department Annual Report (December)

 # Action Items
7
Discuss Evaluation Process and Meeting Format for Fiscal Year 2023/24 Housing and Human Services Grant Program Review (February)

Review and Allocate Housing and Human Services Grant Funds for Fiscal Year 2023/24 and Recommend City Council Approval (March)
Provide a Recommendation to the City Council to Adopt the Draft Council Priorities for Fiscal Year 2023-2024 and Receive an Overview of the Citywide Strategic Plan Project (April)
Review and Recommend Updates to the Recreation Fee Assistance Program (May)
Consider Recommendation for Fiscal Year 2024/25 Housing and Human Services Grant Program Statement of Priorities and Evaluation Criteria (October)
Review and Approve the 2024 Human Services Commission Meeting Schedule (December)
Selection of Commission Chair and Vice Chair for 2024 (December)

*Includes one joint meeting with City of Dublin and City of Livermore Human Services Commissions

June - No Matters for the Commission's Review/Action/Information - Only Presentation

Administrative items

Library Commission
2019

 # Meetings Held
9*

 # Meetings Cancelled
3 (June, July, November)

 # Informational Items
11

Review and Discuss the Translation Services at the Pleasanton Library (January)

Review and Comment on the 2018 Library and Recreation Department Annual Report (February)

Review and Discuss Library and Recreation Department Inclusion Services Program Evaluation and Enhancements (April)

Review and Discuss New Robot's on the Loose! Robotics and Coding for Kids Programming (May)

Review and Discuss Quarterly Department Report for January-March 2019 (Mary)

Review and Discuss From Awareness to Funding: Voter Perceptions and Support of Public Libraries in 2018 Report (August)

Review and Discuss the Library and Recreation Department Strategic Plan 2019-2024 (August)

Review and Discuss the Library's New Pop-Up Programming (September)

Review and Discuss Commission's Outreach Presentation (September)

Consider Postponement of Literary Arts Ambassador Recruitment (October)

Review and discuss the Library Commission's Outreach Presentation (December)

 # Action Items
10

Selection of Commission Chair, Vice Chair and Committee Assignments (January)

Review of the Commission Meeting Schedule for 2019 (January)

City Council 2019-2020 Two-Year Work Plan Prioritization Process (February)

Discuss and Recommend Replacing Pleasanton Public Library's Fines and Fees Policy with a Materials Recovery Policy (March)

Review and Discuss Library Commission 2018/19 Goals (March)

Review and Discuss and Approve Library Commission 2018/19 Goals, Strategies and Work Plan (April)

Consider Support for Municipal Code Amendment Allowing Youth Members to Vote on the Civic Arts, Human Services, Library, and Parks and Recreation Commissions (October)

Approve Appointment for Teen Poet Laureate Position (October)

Select Commission Chair, Vice Chair and Committee Assignments (December)

Review the Commission Meeting Schedule for 2020 (December)

*Includes one joint Civic Arts Commission and Library Commission meeting

Administrative Items

Library Commission
2020

 # Meetings Held

2

 # Meetings Cancelled

10 (Janurary, April, May, June, July, August, September, October, November, December)

 # Informational Items

3

Review and Discuss Commissioner's Handbook (February)
Review and Discuss Library Pop-Up Programs and 2020 Summer Preview (February)
Review and Comment on the Library and Recreation Department Report for July-December 2019 (February)

 # Action Items

1

Review and Discuss Library Commission Goals for 2020 (March)

Administrative Items

Library Commission
2021

 # Meetings Held
6*

 # Meetings Cancelled
6 (February, March, April, June, July, November)

 # Informational Items
6
Review and Discuss Status Updates on Fines Free and Materials Recovery at the Pleasanton Public Library (January)
Review and comment on Collaborative Library and Civic Arts Grants Program, "Youth Arts Over a Virtual Summer" (May)

Review and discuss Library and Civic Arts Reopening Plans (May)
Review and Discuss Library Reopening Updates (August)

Review and Comment on the Library and Recreation Department Quarterly Report for April – June 2021 (August)
Review Municipal Code Section 2.34.020 Regarding Library Commission Duties and the Library and Recreation Strategic Plan 2019-2024 (September)

 # Action Items
7
City Council 2021-2022 Two-Year Work Plan Prioritization Process (January)
Select Commission Chair, Vice Chair, and Committee Assignments (January)
Approve the Appointment of Nikita Jayaprakash as The Pleasanton Teen Poet Laureate For the 2021/2022 School Year (May)
Select Committee Assignments for August – December 2021 (August)

Approve the revised Library Public Access to the Internet Policy (October)

Review and Approve Commission Meeting Schedule for 2022 (December)

Select Commission Chair and Vice Chairperson for 2022 and Select Representatives for the Teen Poet Laureate Selection Subcommittee (December)

*Includes one joint Civic Arts Commission and Library Commission meeting
Administrative Items

Library Commission
2022

 # Meetings Held
9*

 # Meetings Cancelled
3 (February, June, August)

 # Informational Items
9
Review the Library and Recreation Department Annual Report (March)
Select Two Library Commissioners for the Library Card Design Contest and Library Card Sign-up Month Subcommittee (March)

Review committee assignments and select alternates for April – December 2022 (April)
Receive a progress report on library-focused projects from the Pleasanton Library and Recreation Department Strategic Plan 2019-2024 (April)

Review and Comment on the Fiscal Year 2021/22 Library and Recreation Department Annual Report (October)
Review and Discuss Pleasanton Public Library Programming Status (November)
Schedule of Upcoming Meetings and Events of Interest (Presented 2 times in November and December)
Receive Information about Updated Commissioner's Handbook (December)

Review and Comment on Schedule of Staff Presentations for 2023 (December)

 # Action Items
10
Review and Approve Library Materials Recovery Policy (January)
Select Commission Chair and Vice Chair for 2022 and Select Representatives for the Teen Poet Laureate Selection Subcommittee (January)
Discuss and Adopt Library Commission Goals for 2022 (March)

Approve the appointment of the Teen Poet Laureate for the 2022/2023 School Year (May)

Review and Select the 2022 Winning Library Card Design (July)

Review and Approve the Library Collection Development Policy and Request for Reconsideration of Material Form (July)
Review and Approve Animals in the Library Addendum to the Library Code of Conduct (July)
Review and Approve the Library Commission Meeting Schedule for 2023 (December)
Select Committee Assignments for 2023 (December)

Select Commission Chair and Vice Chair for 2023 (December)

*Includes one joint Civic Arts Commission and Library Commission meeting

September had no Matters for the Commission's Review/Action/Information

Administrative Items

Library Commission
2023

 # Meetings Held
11*

 # Meetings Cancelled
2 (January, July)

 # Informational Items
8

Review and Discuss the Pleasanton Library Program Plan for 2023 (February)

Schedule of Upcoming Meetings and Events of Interest (Presented 4 times in February, March, April, June)
Receive Information on the Adult Literacy and ESL Services at the Pleasanton Public Library (April)
Receive Information on the Library Student Success Program and Outreach to Pleasanton Students (March)

Review and Discuss the Pleasanton Library Marketing Presentation (June)

Receive an Overview of the Citywide Strategic Plan Project (August)

Receive Monthly Calendar of Library Programs and Events (presented 5 times in August, September, October, November, December)
Review and comment on the FY 2022/23 Library and Recreation Department Annual Report (December)

 # Action Items
10

Review and approve the conversion of the Alternate members of the Library Policy and Outreach Subcommittee to full representatives (February)
Provide a Recommendation to the City Council to Adopt the Draft Council Priorities for Fiscal Year 2023-2024 and Receive an Overview of the Citywide Strategic Plan Project – Presented by Becky Hopkins, Assistant to the City Manager (March)

Select a Third Representative for the Library Policy Subcommittee (April)
Approve the appointment of the Teen Poet Laureate for the 2023/24 School Year (May)
Review and Recommend Approval of the Inclusiveness in Materials Statement (September)
Recommend City Council Approve Updates to Section D. Pleasanton Public Library Fine and Fee Schedule of the City's Master Fee Schedule (October)
Review and Recommend City Council Adopt Resolutions Approving Updated Library Policies: 1) Public Access to the Internet; 2) Materials Recovery; 3) Collection Development; 4) Request for Reconsideration of Material Form; and 5) Inclusiveness in Material Statement (October)
Review and Approve Pausing the Library Commission Outreach and Policy Subcommittees and the Joint Library and Civic Arts Commission Subcommittee for 2024 (November)
Review and Approve Library Commission Meeting Schedule for 2024 and Amend Meeting Schedule for 2023 (November)
Select Commission Chairperson and Vice Chairperson for 2024 (December)

*Includes one joint Civic Arts Commission and Library Commission meeting
Administrative Items

Parks and Recreation Commission
2019

 # Meetings Held
9

 # Meetings Cancelled
3 (July, September, November)

 # Informational Items
13

Review and Discussion of the Conceptual Plans for Lions Wayside and Delucchi Parks (January)

Review and Comment on the 2018 Library and Recreation Department Annual Report (February)

Review the Century House Facility Assessment Report Detailing Renovation Strategies and Choose the Renovation Strategy Preferred by the Parks and Recreation Commission (April)

Review and Discuss Library and Recreation Department Inclusion Services Program Evaluation and Enhancements (April)

Parks Maintenance Division Quarterly Report (Presented 3 times - April, August, October)

Quarterly Parks Projects Status Report (Presented 3 times - April, August, October)

Review and Comment on the Quarterly Library and Recreation Department Report for January – March 2019 (May)

Parks Division Owl Box and Raptor Perch Presentation (June)

Review and Discuss the Library and Recreation Department Strategic Plan 2019-2024 (August)

Review and Discuss Century House Historical Usage and Future Projections for the Space (August)

Review and Discuss Century House Site Plan Options Including the Provision of Additional Parking (October)

Review and Discuss Overview of Recreation Programs (October)

Review the Commission Meeting Schedule for 2020 (December)

 # Action Items
17

Review and Recommend Proposed Public Artwork, "Pollinators" to be Located at the Oak Woodland (January)

Review and Recommend the Donation and Location of the Public Artwork, "Eventide" at the Alviso Adobe Community Park (January)

Review the Concept Plan and Public Comments for the Mission Hills Big Slide and Provide a Design Recommendation (January)

Selection of Commission Chair, Vice Chair and Committee Assignments (January)

Review of the Commission Meeting Schedule for 2019 (January)

City Council 2019-2020 Two-Year Work Plan Prioritization Process (February)

Review and Recommend Approval of the Final Draft of the Trails Master Plan (February)

Review and Recommend Approval of the Design of the Downtown Transportation Corridor Parking Lot Improvements (March)

Review and Recommend Adoption of a Resolution Amending the Master Fee Schedule for Pleasanton Pioneer Cemetery (March)

Review and Comment on a Proposal to Realign a Segment of Trail Open to the Public Planned at 990 Sycamore Road (May)

Review of Proposed Fee Changes for Callippe Preserve Golf Course (May)

Review the Concept Plan and Public Input for the Valley Trails Tot Lot and Provide a Recommendation (May)

Review the Conceptual Plan, Survey Results, and Estimated Costs for Centennial Park Bocce Ball Court Renovation and Provide a Recommendation (June)

Consider Support for a Municipal Code Amendment Allowing Youth Members to Vote (October)

Review the Concept Plan and Public Comments for the Orloff Park Playground Renovation and Provide a Recommendation on Final Design (December)

Review and Recommend the Donation and Location of the Public Artwork, "Eventide," at Alviso Adobe Community Park (December)

Select Commission Chair, Vice Chair and Committee Assignments for 2020 (December)

Administrative items

Parks and Recreation Commission
2020

 # Meetings Held
6

 # Meetings Cancelled
6 (March, April, July, August, October, December)

 # Informational Items
7
Review and Comment on New Library and Recreation Programs From 2019 (January)

Review and Recommend Adoption of a Resolution Amending the Master Fee Schedule for Pleasanton Pioneer Cemetery (January)

Review and Discuss Parks Quarterly Projects Status Reports (January)
Review and Discuss Parks Maintenance Division Quarterly Projects Status
Review and Provide a Recommendation on a New Standard Playground Sign (February)

Review and Provide a Recommendation on the Pesticide Posting Sign (February)
Review and Comment on the Library and Recreation Department Report for July-December 2019 (February)

 # Action Items
6
Review and Recommend Location Options for an All-Abilities Playground (January)
Approve Fifth Amendment to Contract with Graham Hitch Mortuary for Cemetery Management, Plot Sales and Burial Coordination for the Pleasanton Pioneer Cemetery (May)
Recommend City Council Adopt a Resolution Amending the Master Fee Schedule for the Pleasanton Pioneer Cemetery (May)
Review and Discuss Century House Interior Renovation Options (June)
Review of Proposed Operator Extension and Amendment of Agreement with Pleasanton Golf, LLC (CourseCo) (September)
Review Staff Research and Recommend a Location for New Skatepark (November)

Parks and Recreation Commission
2021

 # Meetings Held
10

 # Meetings Cancelled
2 (September, December)

 # Informational Items
11

Review and Discuss Landscape Architecture Projects Status Report for 2020 (February)

Review and Discuss Parks Maintenance Division Report for 2020 (February)

Review the Draft Strategies and Actions for the Climate Action Plan Update (CAP 2.0) (March)

Review and Comment on the Library and Recreation COVID Response Report for July – December 2020 (March)

Receive the All-Abilities Playground Stakeholder Presentation and Provide Feedback (April)

Landscape Architecture Projects Quarterly Status Report (presented 2 times - May, October)

Review and Discuss Parks Maintenance Division Quarterly Report (presented 2 times - June, October)

Review and Comment on the Library and Recreation Department Quarterly Report (presented 3 times - June, August, November)

Review the Ken Mercer Skatepark Conceptual Designs Presentation and Provide Feedback (August)

Review the All-Abilities Playground Conceptual Designs Presentation and Provide Feedback (August)

Review the Civic Park Landscape Renovation Plan and Provide a Recommendation for Replacement Trees (August)

 # Action Items
15

City Council 2021-2022 Two-Year Work Plan Prioritization Process (January)

Select Commission Chair, Vice Chair, and Committee Assignments (January)

Review the Concept Plans and Public Comments for the Proposed Playground Renovations at Ken Mercer, Tawny, and Vintage Hills Parks and provide a recommendation on Final Design (February)

Recommend City Council approve the Permanent Painting of Court Ten at Tennis and Community Park for Pickleball (March)

Recommend City Council approve the Fourth Amendment to the Agreement with Lifetime Activities providing a subsidy in the amount of $19,320 to Lifetime Activities for Operations of Pleasanton Bocce Ball Programs from April 6, 2021 through March 31, 2022 (March)

Approve Seventh Amendment to Contract with Monte Vista Memorial Investment Group for Grounds Maintenance and Burials at the Pleasanton Pioneer Cemetery (March)

Recommend City Council Adopt a Resolution Amending the Master Fee Schedule for the Pleasanton Pioneer Cemetery (March)

Review of Proposed Fee Changes for Callippe Preserve Golf Course (May)

Review and Comment on the Proposed Trails Associated with the Proposed 22-lotsingle-family Residential Development at Spotorno Ranch (PUD-138) located at 1000Minnie Drive within the Happy Valley Specific Plan area (June)

Recommend City Council Adopt New Recreation Programs and Fees for Fiscal Year 2020/21 (June)

Select Committee Assignments (June)

Review the Schematic Plans and Public Comments for the Proposed Nevada Street Improvements Project and Provide Recommendation to Incorporate in the Project Design (July)

Recommend City Council Approve Fee Increases for the Pleasanton Tennis and Community Park Operator, Lifetime Activities, Inc., Effective January 2, 2022 (November)

Review Location Options for a Near-Term and Long-Term Cricket Field at a Pleasanton Park (November)

Review Location Options for Pickleball Courts in Pleasanton (November)

Administrative items

Parks and Recreation Commission
2022

 # Meetings Held
9

 # Meetings Cancelled
3 (March, June, November)

 # Informational Items
8
Receive information on the maintenance of parks next to schools, city properties maintained by Pleasanton Unified School District, and Pleasanton Unified School
Review and Discuss Parks Maintenance Division Quarterly Report (presented 2 times - April, October)

Architecture Projects Status Quarterly Report (presented 2 times - April, October)
Receive a Progress Report on Projects from the Pleasanton Library and Recreation Department Strategic Plan 2019-2024 (April)
Review Existing Outreach Process for Parks and Recreation Projects and Recommend Modifications (May)

Review the Public Outreach Results for the Lions Wayside and Delucchi Parks Conceptual Plan and Provide Comments to Staff Regarding the Update of the Lions Wayside and Delucchi Parks Master Plan (September)

Review and Comment on the Fiscal Year 2021/22 Library and Recreation Department Annual Report(October)

Receive Information about Updated Commissioner's Handbook

 # Action Items
20
Review and Recommend Approval of the Draft Ken Mercer Skate Park Final Conceptual Design (January)
Review and Recommend Approval of the Draft All-Abilities Playground Master Plan at Ken Mercer Skatepark (January)
Review and Approve Parks and Recreation Commission Meeting Schedule for 2022 (January)

Select Commission Chair and Vice Chair for 2022 (January)
Review and Recommend Approval of the Draft Wayside and Delucchi Parks Conceptual Design (February)
Recommend City Council approve the proposed Sponsor Agreements with Lucille Salter Packard Children's Hospital at Stanford, Stanford Health Care, Construction Testing Services, and 4LEAF, Inc. for the naming rights of Bernal Community Park Phase II (April)
Recommend Approval of the Sixth Amendment to Agreement with Lifetime Activities in the Amount of $94,352.50 for Bocce Services through December 31, 2023 (April)
Recommend City Council Adopt a Resolution Updating the Master Fee Schedule and Fee Policy for Recreation (May)
Review and Discuss Century House Master Plan (July)
Recommend City Council Approve First Amendment to Contract with Graham Hitch Mortuary for Cemetery Management, Plot Sales, and Burial Coordination for the Pleasanton Pioneer Cemetery (July)
Recommend City Council Adopt a Resolution Amending the Master Fee Schedule for the Pleasanton Pioneer Cemetery (July)

Recommend City Council Approve the Three-Year Agreement for Basketball Officiating Services with Bay Island Officials' Association for $316,000 (August)
Recommend Location for Cricket Field Placement at Ken Mercer Sports Park (August)
Review and Select Committee Assignments (September)

Review the Concept Plans and Public Comments for the Proposed Playground Renovations for the Southern Playground at Val Vista Community Park and Provide a Recommendation on the Final Design (December)
Approve Professional Services Agreement with Amador Livermore Valley Historical Society for Museum on Main Operations for a Total of $109,800 Annually (December)

Recommend City Council Approve First Amendment to Agreement with American Cemetery Maintenance and Burial Services for the Pleasanton Pioneer Cemetery in an Amount not to Exceed $331,500 (December)
Recommend City Council Adopt a Resolution Amending the Master Fee Schedule for the Pleasanton Pioneer Cemetery (December)
Review and Approve Parks and Recreation Commission Meeting Schedule for 2023 (December)
Select Commission Chair and Vice Chair for 2023 (December)

Administrative items

Parks and Recreation Commission
2023

 # Meetings Held
9

 # Meetings Cancelled
3 (February, April, June)

 # Informational Items
8

Review and Comment on the July-September 2022 Library and Recreation Department Quarterly Report (January)

Review Draft Construction Plans for the Cricket Field at Ken Mercer Sports Park, COP No.22795 (March)
Review and Discuss Parks Maintenance Division Report October 2022 through June 2023 (July)
(July)

West Las Positas Boulevard Multimodal Reconstruction Project Concept Plan (August)
Review the Urban Forest Master Plan (CIP NO. 22773) Process and Provide Staff with Comments Regarding the Process (August)

Lions Wayside and Delucchi Parks Updated Conceptual Plan Review (September)

Review and comment on Fiscal Year 2022/23 Library and Recreation Department Annual Report (November)

 # Action Items
13
Approve the Use of Coated Rubber Infill Product Manufactured by CushionFall Sport at the Bernal Community Park on the All-Weather Turf Sports Fields (January)
Provide A Recommendation to the City Council to Adopt the Draft Council Priorities for Fiscal Year 2023-24 and Receive an Overview of the Citywide Strategic Plan Project (March)
Provide Recommendation to the City Council Regarding Regulations for E-Bikes on Trails and in Parks (May)
Review of Proposed Fee Changes for Callippe Preserve Golf Course (May)

Approve Court Rental Fee Increases for the Pleasanton Tennis and Community Park Operator, Lifetime Activities, Inc., effective July 1, 2023 (May)

Receive an Overview of the Citywide Strategic Plan Project (July)

Review and Recommend City Council Adopt a Resolution Approving Requirements for Co-Sponsorship Status and Repealing Resolution No. 98-125 (September)
Review Donor Sponsorship to Add Pickleball Lines to Stoneridge Creek Tennis Courts and Consider a Process for Adding Pickleball Lines to Additional City Courts with Resurfacing Projects (September)
Review and Recommend City Council Approve Updates to Section VIII. Recreation of the City's Master Fee Schedule (October)

Recommend City Council approve a 10 year agreement with Lifetime Tennis, Inc (DBA Lifetime Activities, Inc.) for tennis operations and maintenance (November)

Recommend City Council approve a multi-year agreement with Lifetime Tennis, Inc (DBA Lifetime Activities, Inc.) for bocce operations and maintenance at Centennial Park for up to five years for an amount not to exceed $216,015.57 (December)

Review and approve the Parks and Recreation Commission Meeting Schedule for 2024 (December)
Review and select committee assignments for 2024 (December)

Administrative items