

# City of South San Francisco

P.O. Box 711  
South San Francisco, CA



## Regular Meeting Agenda

**Wednesday, August 13, 2025**

**6:30 PM**

**Library Parks & Recreation Building, Council Chambers  
901 Civic Campus Way, South San Francisco, CA**

### **City Council**

**EDDIE FLORES, Mayor (District 5)**  
**MARK ADDIEGO, Vice Mayor (District 1)**  
**JAMES COLEMAN, Councilmember (District 4)**  
**MARK NAGALES, Councilmember (District 2)**  
**BUENAFLORES NICOLAS, Councilmember (District 3)**  
**ROSA GOVEA ACOSTA, City Clerk**  
**FRANK RISSO, City Treasurer**  
**SHARON RANALS, City Manager**  
**SKY WOODRUFF, City Attorney**

**How to observe the Meeting (no public comment, including via Zoom):**

- 1) Local cable channel: Astound, Channel 26, Comcast, Channel 27, or AT&T, Channel 99
- 2) <https://www.ssf.net/Government/Video-Streaming-City-and-Council-Meetings/City-Council>
- 3) <https://www.youtube.com/@CityofSouthSanFrancisco/streams>
- 4) Zoom meeting (streaming only): <https://ssf-net.zoom.us/j/81072693726>  
Webinar ID: 810 7269 3726 Join by Telephone: +1 669 900 6833

**How to submit written Public Comment before the City Council Meeting:**

Members of the public are encouraged to submit public comments in writing in advance of the meeting via the eComment tab by 4:30 p.m. on the meeting date. Use the eComment portal by clicking on the following link: <https://ci-ssf-ca.granicusideas.com/meetings> or by visiting the City Council meeting's agenda page. eComments are also directly sent to the iLegislate application used by City Council and staff.

**How to provide Public Comment during the City Council Meeting:****COMMENTS ARE LIMITED TO THREE (3) MINUTES PER SPEAKER**

During a meeting, comments can only be made in person: Complete a Digital Speaker Card located at the entrance to the Council Chambers. Be sure to indicate the Agenda Item # you wish to address or the topic of your public comment. When your name is called, please come to the podium, state your name and address (optional) for the Minutes.

**American Disability Act:**

The City Clerk will provide materials in appropriate alternative formats to comply with the Americans with Disabilities Act. Please send a written request to Office of the City Clerk at 400 Grand Avenue, South San Francisco, CA 94080, or email at [all-cc@ssf.net](mailto:all-cc@ssf.net). Include your name, address, phone number, a brief description of the requested materials, and preferred alternative format service at least 72-hours before the meeting.

Accommodations: Individuals who require special assistance of a disability-related modification or accommodation to participate in the meeting, including Interpretation Services, should contact the Office of the City Clerk by email at [all-cc@ssf.net](mailto:all-cc@ssf.net), 72-hours before the meeting.

## CALL TO ORDER

## ROLL CALL

## PLEDGE OF ALLEGIANCE

AGENDA REVIEWLEVINE ACT DISCLOSURES (SB 1181)

If you have donated \$500 or more to the campaign of a South San Francisco elected official in the past twelve (12) months, please read the following paragraphs carefully:

- The Levine Act (Gov. Code § 84308) requires any Party, Agent, or Participant, as defined in §84308(a), of a proceeding involving any grants, denials, renewals, restrictions, or modifications to any licenses and permits, entitlements for use, contracts, or franchises (“Proceeding”), to disclose on the record any contributions they have made to any elected, appointed, or candidate for City Officer totaling more than \$500 within the preceding 12 months.
- The Levine Act also requires any elected, appointed, alternate, or candidate for City Officer who has received a contribution totaling \$500 within the past 12 months from a Party, Agent, or Participant of a Proceeding to (1) disclose that fact on the record involving the Proceeding and (2) to recuse themselves from, and in no way attempt to use their official position to influence any decision involving, the Proceeding.
- Elected, appointed, alternates, or candidates for City Officer are prohibited from accepting, soliciting, and directing, and Parties, Participants, and Agents are prohibited from making, campaign contributions of more than \$500 while the Proceeding is pending and for 12 months after the date a final decision is rendered for the Proceeding.

Violations of the Levine Act may result in a civil action brought by the Fair Political Practice Commission (FPPC) for an amount up to five thousand dollars (\$5,000) per violation. Any person who knowingly or willfully violates any provision of the Political Reform Act is guilty of a misdemeanor and subject to a fine of up to the greater of ten thousand dollars (\$10,000) or three times the amount the person unlawfully contributed upon conviction for each violation.

ANNOUNCEMENTS FROM STAFFPRESENTATIONS

1. [Proclamation celebrating August as National Water Quality Month. \(Eddie Flores, Mayor\)](#)

COUNCIL COMMENTS/REQUESTS

## PUBLIC COMMENTS

*Under the Public Comment section of the agenda, members of the public may speak on any item not listed on the Agenda and on items listed under the Consent Calendar. Individuals may not share or offer time to another speaker. Pursuant to provisions of the Brown Act, no action may be taken on a matter unless it is listed on the agenda, or unless certain emergency or special circumstances exist. The City Council may direct staff to investigate and/or schedule certain matters for consideration at a future Council meeting. Written comments on agenda items received prior to 4:30 p.m. on the day of the meeting will be included as part of the meeting record but will not be read aloud.*

*If there appears to be a large number of speakers, the Mayor may reduce speaking time to limit the total amount of time for public comments (Gov. Code sec. 54954.3(b)(1)). Speakers that are not in compliance with the City Council's rules of decorum will be muted.*

## CONSENT CALENDAR

*Matters under the Consent Calendar are considered to be routine and noncontroversial. These items will be enacted by one motion and without discussion. If, however, any Council member(s) wishes to comment on an item, they may do so before action is taken on the Consent Calendar. Following comments, if a Council member wishes to discuss an item, it will be removed from the Consent Calendar and taken up in order after adoption of the Consent Calendar.*

2. [Motion to approve the Minutes for the meetings of July 9, 2025, and July 15, 2025.](#)  
[\(Rosa Govea Acosta, City Clerk\)](#)
3. [Motion to accept the construction improvements of the Crack Seal, Patch, and Base Repair Project, as complete in accordance with plans and specifications \(total construction cost \\$583,158.91\).](#) (Angel Torres, Senior Civil Engineer)
4. [Report regarding a resolution awarding a construction contract to Roofing Constructors Inc., dba Western Roofing Services of San Leandro, California for the Corporation Yard Roofing Project \(Project No. pf2202; Bid No. 2704\) in an amount not to exceed \\$1,586,100 and authorizing a total construction budget of \\$1,744,710.](#)  
[\(Jacob Gilchrist, Director of Capital Projects\)](#)
- 4a. [Resolution awarding a contract to Roofing Constructors Inc., dba Western Roofing Service to furnish labor, material, and equipment for the roofing of the Corporation Yard Building and authorizing the City Manager to execute an agreement in an amount not to exceed \\$1,586,100, with a contingency of \\$158,610 for a total project budget of \\$1,744,710.](#)

5. [Report regarding a resolution accepting \\$18,750 from Child Care Coordinating Council of San Mateo County, Inc. towards the South San Francisco Promotores Program, authorizing the City Manager to execute a Memorandum of Understanding, and approving Budget Amendment Number 26.015. \(Ernesto Lucero, Economic Development Manager\)](#)
- 5a. [Resolution accepting \\$18,750 from Child Care Coordinating Council of San Mateo County, Inc. towards the South San Francisco Promotores Program, authorizing the City Manager to execute a Memorandum of Understanding, and approving Budget Amendment Number 26.015.](#)
6. [Report regarding a resolution accepting \\$4,579.83 from the South San Francisco Friends of the Library to support Library collections, programs, and services, amending the Library Department's Fiscal Year 2025-26 Operating Budget, and approving Budget Amendment Number 26.011. \(Valerie Sommer, Library Director\)](#)
- 6a. [Resolution accepting \\$4,579.83 from the South San Francisco Friends of the Library to support Library collections, programs and services, amending the Library Department's Fiscal Year 2025-26 Operating Budget, and approving Budget Amendment Number 26.011.](#)
7. [Report regarding a resolution accepting \\$25,000 from Genentech, Inc to support the Library's Summer Learning Challenge 2026, amending the Library Department's Fiscal Year 2025-2026 Operating Budget, and approving Budget Amendment Number 26.013. \(Valerie Sommer, Library Director\)](#)
- 7a. [Resolution authorizing the acceptance of \\$25,000 from Genentech, Inc. to support the Library's Summer Learning Challenge 2026, amending the Library Department's Fiscal Year 2025-26 Operating Budget and approving Budget Amendment Number 26.013.](#)
8. [Report regarding three separate resolutions authorizing the submittal of three grant applications to the San Mateo County Transportation Authority for Cycle 3 Transportation Demand Management Program Funding and similar grant applications requiring less than a total of \\$1,220,000 in local match funds. \(John Wilson, Senior Engineer\)](#)
- 8a. [Resolution supporting the Eastern Neighborhoods Signal Priority project and submitting an application to the Cycle 3 San Mateo County Transportation Authority for Measure A Alternative Congestion Relief and Measure W Transportation Demand Management Program Funding and similar grant applications requiring no more than a total of \\$600,000 in local match funds.](#)

- 8b. [Resolution supporting the Western Neighborhoods Signal Priority project and submitting an application to the Cycle 3 San Mateo County Transportation Authority for Measure A Alternative Congestion Relief and Measure W Transportation Demand Management Program Funding and similar grant applications requiring no more than a total of \\$600,000 in local match funds.](#)
- 8c. [Resolution supporting the submittal of an application to the San Mateo County Transportation Authority for Measure A Alternative Congestion Relief and Measure W Transportation Demand Management Program - Cycle 3 Call for Projects for a TDM Implementation Program and allocation of \\$20,000 from Economic and Community Development Department Supplies & Services fiscal year 2025-26 budget as a local match.](#)

#### PUBLIC HEARING

9. [Report regarding consideration of a Planning Commission recommendation of a Zoning Map Amendment, Planned Development, Tentative Parcel Map, Design Review, and Transportation Demand Management Program to construct 70 single-family townhouse units located at 500 Railroad Avenue in the T4 Lindenville \(T4L\) Zoning District in accordance with Title 20 of the South San Francisco Municipal Code \(SSFMC\) and finding the project is consistent with the certified General Plan Environmental Impact Report, pursuant to California Environmental Quality Act \(CEQA\) Guidelines Section 15183. \(Victoria Kim, Associate Planner\)](#)
- 9a. [Resolution making findings and determining that the environmental effects of the construction of 70 single-family townhouse units located at 500 Railroad Avenue, were sufficiently analyzed under the certified 2040 General Plan Environmental Impact Report and based on the Compliance Checklist \(EIR24-0002\), no additional environmental analysis is needed pursuant to California Environmental Quality Act \(CEQA\) Guidelines Sections 15183.](#)
- 9b. [Ordinance amending the South San Francisco Zoning Map \(RZ25-0002\) to rezone two vacant parcels \(APNs 014-061-070 and 014-072-050\) from T4 Lindenville \(T4L\) to a Planned Development District to allow the construction of 70 single-family townhouse units located at 500 Railroad Avenue.](#)
- 9c. [Resolution making findings and recommending that City Council approve a Planned Development, Tentative Parcel Map, Design Review, and Transportation Demand Management Program to construct 70 single-family townhouse units located at 500 Railroad Avenue in the T4 Lindenville \(T4L\) Zoning District.](#)

#### ADMINISTRATIVE BUSINESS

10. [Informational report regarding update on the City of South San Francisco's investment portfolio as of June 30, 2025 \(Frank Risso, Treasurer, Karen Chang, Director of Finance, Carlos Oblites, Chandler Asset Management\)](#)
11. [Report regarding a resolution to approve successor Memorandums of Understanding between the City of South San Francisco and the American Federation of State, County and Municipal Employees Local 829, Teamsters Local 856 Mid-Management Unit, Teamsters Local 856 Confidential Unit, South San Francisco Police Association, and International Association of Firefighters Local 1507, and a resolution approving an amendment to the Executive Management Compensation Plan, and approving Budget Amendment number 26.010 \(Leah Lockhart, Human Resources Director\)](#)
- 11a. [Resolution approving successor Memorandums of Understanding between the City of South San Francisco and the American Federation of State, County and Municipal Employees Local 829, Teamsters Local 856 Mid-Management Unit, Teamsters Local 856 Confidential Unit, South San Francisco Police Association, and International Association of Firefighters Local 1507, approving the associated wage and salary schedule, and approving Budget Amendment Number 26.010](#)
- 11b. [Resolution approving amendments to the Executive Management Compensation Plan and approving the associated salary schedule for the Executive Management unit.](#)

#### ITEMS FROM COUNCIL – COMMITTEE REPORTS AND ANNOUNCEMENTS

12. [Discussion on League of California Voting Delegate for 2025. \(Eddie Flores, Mayor\)](#)

#### CLOSED SESSION

13. [Conference with Legal Counsel-Existing Litigation \(Pursuant to Government Code Section 54956.9\(d\)\(1\)\)](#)  
[Name of case: L C General Engineering & Construction, Inc. vs. City of South San Francisco \(San Mateo County Superior Court Case No. 22-CIV-03755\)](#)
14. [Conference with Labor Negotiators \(Pursuant to Government Code Section 54957.6\)](#)  
[Agency designated representatives: Sharon Ranals, City Manager, Rich Lee, Assistant City Manager, Leah Lockhart, Human Resources Director](#)  
[Employee Organizations: International Union of Operating Engineers, Local 39.](#)  
[Unrepresented Groups: Executive Management, Public Safety Managers](#)

15. [Conference with Real Property Negotiators](#)  
[\(Pursuant to Government Code Section 54956.8\)](#)  
[Properties: 616 and 700 Linden Avenue, South San Francisco \(APNs 012-174-300](#)  
[and 012-145-370\)](#)  
[Agency Negotiators: Nell Selander, Economic and Community Development Director;](#)  
[Greg Mediati, Parks and Recreation Director; and Sky Woodruff, City Attorney](#)  
[Negotiating Parties: San Mateo Countywide Oversight Board](#)  
[Under Negotiations: Price and terms](#)

ADJOURNMENT