



MINUTES

REGULAR MEETING

CITY COUNCIL
CITY OF SOUTH SAN FRANCISCO

WEDNESDAY, JULY 24, 2024

6:30 p.m.

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

CALL TO ORDER

Mayor Coleman called the meeting to order at 6:31 p.m.

ROLL CALL

Councilmember Addiego, present
Councilmember Nagales, present
Councilmember Nicolas, present
Vice Mayor Flores, present
Mayor Coleman, present

PLEDGE OF ALLEGIANCE

Assistant City Manager Lee led the pledge.

AGENDA REVIEW

No changes.

ANNOUNCEMENTS FROM STAFF

- City Manager Intern Ryan Gunawan invited the community to attend the following City events: Samoan Flag Raising on Tuesday, July 30, 2024, 10:00 a.m. at City Hall; Backpack Giveaway on Saturday, August 3, 2024, 10:00 a.m. at City Hall; National Night Out Events on August 6, 2024; Pistahan Parade on Saturday, August 10, 2024, 10:00 a.m. on Market Street in San Francisco; and invited all to visit City social media channels ran by the summer interns for the last week of the internship program.
- Economic and Community Development Management Analysts Donner invited all to attend the first of the four-part Biotech Speaker Series on Friday, July 26, 2024, 7:00 p.m. at the Council Chambers.
- Information Technology Director Barrera announced the new website is now live and presented its new features.

PRESENTATIONS

1. Proclamation honoring Fire Chief Jess Magallanes on his retirement. (James Coleman, Mayor)

Councilmember Nagales acknowledged Chief Magallanes' years of service, read the proclamation into the record, and presented the proclamation to him. Chief Magallanes thanked the Council, the City of South San Francisco, staff members, and his family, for all of their support.

2. Certificate honoring Jackie Belli for Best of Show quilt at the 2024 San Mateo County Fair. (James Coleman, Mayor)

Mayor Coleman presented a certificate of recognition to South San Francisco resident Jackie Belli. Jackie expressed her appreciation for the recognition and thanked the Council.

3. Proclamation celebrating Samoan Heritage Week, July 28 through August 3, 2024. (James Coleman, Mayor)

Councilmember Nicolas recognized July 28 – August 3, 2024, as Samoan Heritage Week and presented a proclamation to Reno Anoai. He accepted the proclamation, thanked the Council for their recognition, and invited members and supporters to address the Council.

4. Proclamation honoring July as Disability Pride Month. (James Coleman, Mayor)

Mayor Coleman read the proclamation into the record and presented a proclamation to both South San Francisco resident, Chef Ava Romero, and Board President of the Center for Independence of Individuals with Disabilities, Ligia Andrade Zuniga. They each thanked the Council for their support and acknowledgment.

5. Presentation on the status and benefits of the 2023/2024 Street Surface Seal project. (Angel Torres, Senior Civil Engineer)

Senior Civil Engineer Torres presented a status update the 2023/2024 Street Surface Seal project.

COUNCIL COMMENTS/REQUESTS

Councilmember Nagales thanked staff for their assistance in addressing resident concerns. He invited the community to attend National Night Out on August 6, 2024, 6:00 p.m. at Westborough Park. He inquired about the process regarding the application for the In-N-Out project. Economic and Community Development Director Selander provided an update on the current application status and process. He requested the meeting be adjourned in memory of Richard Bordi, father of Marie Patea, Executive Assistant to the City Manager.

Councilmember Nicolas informed the community she attended the Community Emergency Response Team (CERT) graduation and thanked the Fire Department for their support. She invited all to attend Nation Night Out at Elks Lodge, August 6, 2024, at 5:00 p.m. She joined in adjourning the meeting in memory of Richard Bordi and requested the meeting also be adjourned in memory of Salvo Simon, William Bosque Jr., Donna Faria, Chet Socco, Daniele "Dan" Bartoli, Emma Ocampo, Corazon Dandan, and Artemio Oliva.

Councilmember Addiego acknowledged the many contributions that Richard Bordi left as former Deputy Director of the Maintenance Facility. He shared that he attended a 4th of July Parade in Sonoma and suggested celebrating the 250th birthday of America on July 4, 2026, to include the community and create a commendable event. He shared he will be hosting National Night Out on Tuesday, August 6, 2024, at the LPR and invited the community.

Vice Mayor Flores apprised the community of the events he attended and thanked Police Chief Campbell for his support in exploring a Family Justice Center in partnership with San Mateo County. He requested an update on the downtown garbage bins. Public Works Director Kim provided an update and informed the public of 20 Big Belly trash cans installations that combine the use of trash and recycling. Vice Mayor Flores announced a free Backpack Giveaway on August 3, 2024, 11:00 a.m. at the City Hall parking lot. He requested the meeting be adjourned in memory of community member, Maria Esther Benitez.

Mayor Coleman thanked staff for their work in launching the new City website and shared that he has heard great feedback. He requested that staff review and address traffic with the potential In-N-Out site as concerns have been expressed along with excitement. Lastly, he welcomed Curry Pizza House to the community.

*Meeting recessed at 7:33 p.m.
Meeting resumed at 7:38 p.m.*

PUBLIC COMMENTS – NON-AGENDA ITEMS

The following individuals addressed the City Council:

- Billy Lock
- Peggy Deras
- Anna Kramer
- Cynthia Marcopulos
- Cory David
- Barbara Erhard
- Charlene Rouspil
- Darlene Marsh
- Olga P
- Annie Lo

CONSENT CALENDAR

The City Clerk duly read the Consent Calendar, after which the Council voted and engaged in discussion of specific items as follows. Item No. 13 was pulled by Councilmember Addiego for further discussion.

6. Motion to approve the Minutes for June 26, 2024. (Rosa Govea Acosta, City Clerk)
7. Motion to accept the construction improvements of the HSIP Curb Ramp Improvements Project (tr2202) as complete in accordance with plans and specifications (Total Construction Cost \$696,574.53). (Audriana Hossfeld, Senior Civil Engineer)
8. Report regarding Resolution No. 112-2024 authorizing the City Manager to execute a Consulting Services Agreement with Aliquot Associates, Inc. of Walnut Creek, California for \$301,148, and authorizing a total design budget of \$346,320 for the Complete Streets Improvements Project (Project No. st2401). (Audriana Hossfeld, Senior Civil Engineer)

9. Report regarding Resolution No. 113-2024 authorizing the acceptance of a \$5,000 donation from Amgen, a \$2,500 donation from Kaiser Permanente, and a \$1,000 donation from Peninsula Clean Energy for the South City Pride celebration on June 1, 2024, amending the City Manager's Office's Fiscal Year 2023-24 Operating Budget and approving Budget Amendment Number 24.056. (Devin Stenhouse, DEI Officer)
10. Report regarding Resolution No. 114-2024 accepting \$60,000 from the Department of Alcoholic Beverage Control (ABC) in grant funding made available through the Alcohol Policing Partnership (APP) administered by the ABC, to be used for personnel overtime, equipment, travel, and training expenses and amend the Police Department's Operating Budget for Fiscal Year 2024-25 by approving Budget Amendment Number 25.008. (Scott Campbell, Chief of Police)
11. Report regarding Resolution No. 115-2024 accepting \$4,474.09 from the South San Francisco Friends of the Library to support Library programs and services, amending the Library Department's Fiscal Year 2024-25 Operating Budget and approving Budget Amendment Number 25.009. (Valerie Sommer, Library Director)
12. Report regarding Resolution No. 116-2024 authorizing the acceptance of \$47,603 from the California State Library to support the Gene Mullin Community Learning Center's federal Library Services Technology Act Teens Succeed project, amending the Library Department's Fiscal Year 2024 -25 Operating Budget, and approving Budget Amendment Number 25.007. (Valerie Sommer, Library Director)
13. Report regarding Resolution No. 117-2024 approving a First Amendment to the Lease Agreement for use of the Economic Advancement Center located at 366 Grand Avenue in South San Francisco. (Ernesto Lucero, Economic Development Manager)
14. Report regarding Resolution No. 118-2024 of the City Council of the City of South San Francisco authorizing the acceptance of an Infill Infrastructure Grant Program of 2019 Program Award in an amount not to exceed \$28,817,500 for the SSF PUC Housing Project. (Nell Selander, Economic & Community Development Director)
15. Report regarding Resolution No. 119-2024 and Resolution No. 120-2024 approving amendments to the Consulting Services Agreements with Michael Baker International for administrative support for the City's for-sale below market rate housing program and Community Development Block Grant program. (Elia Moreno, Housing Management Analyst I and Alvina Condon, Housing Management Analyst II)

Item No. 13: Economic and Community Development Manager Lucero indicated that the current lease would expire at the end of October, and the amended lease would extend for six additional months. Councilmember Addiego inquired about funding for the initial lease and funds contributing to the extension. Economic Development Manager Lucero indicated there would be no additional impact on the general funds. The Council expressed concern regarding the facility's operational costs as they do not represent South San Francisco residents. In response, they suggested exploring other vacant facilities as a proactive measure to find cost-effective solutions.

Motion – Councilmember Addiego /Second – Councilmember Nagales: To approve Consent Calendar 6-15, by roll call vote: AYES: Councilmember Addiego, Nagales, Nicolas, Vice Mayor Flores, and Mayor Coleman; NAYS: None; ABSENT: None; ABSTAIN: None

ADMINISTRATIVE BUSINESS

16. Consideration of Placing a Measure on the November 5, 2024, General Municipal Election Ballot updating the Business License Tax. (Karen Chang, Finance Director and Greg Henry, Financial Services Manager)

City Manager Ranals provided an overview of the proposed initiative and highlighted its attempt to generate additional revenue or reduce services in the future. She thanked staff for their efforts in bringing forward the item. Finance Director Chang presented the report and requested feedback from the Council.

The following individuals addressed the City Council:

- Justin Fang
- Aracely Campa – California Life Science
- Leslie Fong
- Keliana
- Julio Garcia
- Linda Vera
- BJ Patel
- Stephanie
- Amber
- Russ
- Mary Prem - SSF Chamber of Commerce

Written Comments Submitted via eComments and email communication:

- Jackeline Rodriguez (eComments)
- Tyler Morgan (eComments)
- Four anonymous (eComments)
- SAMCEDA (email communication)
- California Life Sciences (email communication)
- South San Francisco Chamber of Commerce (email communication)

The Council engaged in questions and discussions and directed staff to proceed with option one as presented with no cap and the ability for implementation to adjust or remove the cap in the future.

Motion – Councilmember Nicolas /Second – Councilmember Nagales: To approve Resolution No. 121-2024 as amended, by roll call vote: AYES: Councilmember Addiego, Nagales, Nicolas, Vice Mayor Flores, and Mayor Coleman; NAYS: None; ABSENT: None; ABSTAIN: None

Meeting recessed at 9:45 p.m.

Meeting resumed at 9:57 p.m.

17. Report regarding consideration of an updated Memorandum of Understanding, Version 16 between the City of South San Francisco and the South San Francisco Unified School District and adoption of Resolution No. 122 authorizing the City Manager to execute the agreement

and to receive an annual report on the status of the Memorandum of Understanding, Version 16. (Scott Campbell, Chief of Police)

Police Chief Campbell presented the report and an overview of the amendments to the Memorandum of Understanding. The Council thanked him for his efforts and suggested partnering with the district to increase the number of survey respondents.

Motion – Councilmember Nicolas /Second – Vice Mayor Flores: To approve Resolution No. 122-2024 authorizing the City Manager to execute the agreement and to receive an annual report on the status of the Memorandum of Understanding, Version 16, by roll call vote: AYES: Councilmember Addiego, Nagales, Nicolas, Vice Mayor Flores, and Mayor Coleman; NAYS: None; ABSENT: None; ABSTAIN: None

18. Report regarding introduction of an ordinance adding Chapter 10.78 to the South San Francisco Municipal Code regulating signs on motor vehicles parked, left standing, or operated on city streets or public lands. (Sky Woodruff, City Attorney, and Ali Wolf, Assistant City Attorney)

Assistant City Attorney Wolf provided an overview of the proposed ordinance.

The Council engaged in questions and discussions surrounding the ordinance's forthcoming implementation, considering the timing of the upcoming election and enforcement. The Council decided to table the item. The item will be brought back to the Council at a future meeting.

The following individual addressed the City Council:

- Concerned Citizen

19. Report regarding introduction of an ordinance adding Chapter 10.80 to the South San Francisco Municipal Code prohibiting any person in control of a multi-unit building from preventing a candidate or representative from lawfully campaigning door-to-door. (Sky Woodruff, City Attorney and Ali Wolf, Assistant City Attorney)

Assistant City Attorney Wolf presented the report and provided an overview of the proposed ordinance.

Councilmember Nagales stated he requested this item to be brought to the Council so that candidates can engage with the voters and noted the timing of the request. The Council engaged in questions and discussion with responses provided by Assistant City Attorney Wolf.

Motion – Councilmember Nagales /Second – Councilmember Addiego: To introduction an ordinance adding Chapter 10.80 to the South San Francisco Municipal Code prohibiting any person in control of a multi-unit building from preventing a candidate or representative from lawfully campaigning door-to-door, by roll call vote: AYES: Councilmember Addiego, Nagales, Nicolas, and Vice Mayor Flores, and Mayor Coleman; NAYS: None; ABSENT: None; ABSTAIN: None;

ITEMS FROM COUNCIL – COMMITTEE REPORTS AND ANNOUNCEMENTS

20. Council discussion about City Selection Committee appointment on Friday, July 26, 2024, for San Mateo County Transportation Authority (SMCTA) vacant seat and alternate to the City Selection Committee. (James Coleman, Mayor)

The Council expressed support and directed Mayor Coleman to vote to appoint Mayor Anders Fung of the City of Millbrae.

21. City Council to confirm by motion the appointment of Councilmember Mark Addiego to the Colma Creek Citizens Advisory Committee for a term to expire March 31, 2026. (Sharon Ranals, City Manager)

Motion – Councilmember Nicolas /Second – Vice Mayor Flores: To approve by motion, the appointment of Councilmember Mark Addiego to Colma Creek Citizens Advisory Committee for a term to expire March 31, 2026, by roll call vote: AYES: Councilmember Addiego, Nagales, Nicolas, and Vice Mayor Flores, and Mayor Coleman; NAYS: None; ABSENT: None; ABSTAIN: None.

CLOSED SESSION

Entered into Closed Session: 11:00 p.m.

22. Conference with real property negotiators
Gov. Code § 54956.8
Property: 71 Camaritas Avenue
Agency negotiator: Nell Selander, Economic and Community Development Director;
Ernesto Lucero, Economic Development Manager; Katie Donner, Management Analyst;
Sky Woodruff, City Attorney
Negotiating Parties: Ludy & Manny Noguera, The Corner Pocket
Under negotiation: Lease terms and price
23. Conference with Real Property Negotiators
(Pursuant to Government Code Section 54956.8)
Properties: Parcels on Sign Hill, South San Francisco (APNs 012-351-020, 012-351-030, 012-024-060, 012-024-070, 012-024-080, 012-024-090, 012-024-100, 012-024-110, and 012-024-120)
Agency Negotiators: Nell Selander, Economic & Community Development Director; Greg Mediati, Parks and Recreation Director; and Sky Woodruff, City Attorney
Negotiating parties: Syme Venture Partners LP
Under negotiation: Price and terms
24. Conference with Real Property Negotiators
(Pursuant to Government Code Section 54956.8)
Property: 400 Miller Avenue (APN 012-303-110) City Negotiators: Nell Selander, Economic and Community Development Director, and Sky Woodruff, City Attorney
Negotiating Party: Nisar M Shaikh Trust
Under Negotiations: Price and terms
25. Conference with Legal Counsel - Anticipated Litigation
Initiation of litigation pursuant to Government Code Section 54956.9(d)(4)
Number of Potential Cases: One potential case

Resumed from Closed Session: 11:50 p.m.

ADJOURNMENT

Being no further business, Mayor Coleman adjourned the City Council meeting at 11:51 p.m.

Adjourned in Memory of

Richard Bordi, Salvo Simon, William Bosque Jr., Donna Faria, Chet Socco, Daniele “Dan” Bartoli,
Emma Ocampo, Corazon Dandan, Artemio Oliva, and Maria Esther Benitez

Submitted by:

Approved by:

Jazmine Miranda
Assistant City Clerk

James Coleman
Mayor

Approved by the City Council: ____ / ____ / ____

NOTE: The Meeting Minutes represent actions taken during the meeting of the City Council. Complete Council members discussions of meeting items can be viewed in archived video recordings on the City’s website at <https://www.ssf.net/Government/Video-Streaming-City-and-Council-Meetings/City-Council> Public comments submitted via the eComment portal can be viewed in the City Clerk’s repository at <https://ci-ssf-ca.granicusideas.com/meetings?scope=past>