

City of South San Francisco

P.O. Box 711
South San Francisco, CA



Regular Meeting Agenda

Wednesday, March 27, 2024

6:30 PM

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

City Council

JAMES COLEMAN, Mayor (District 4)
EDDIE FLORES, Vice Mayor (District 5)
MARK ADDIEGO, Councilmember (District 1)
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/city-council/video-streaming-city-and-council-meetings/city-council>
- 3) Zoom meeting (viewing/listening only): <https://ssf-net.zoom.us/j/88636346631>(Enter your email and name)
Webinar ID: 886 3634 6631 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 City Clerk Rosa Govea Acosta at 400 Grand Avenue, South San Francisco, CA 94080, or email at 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, 72-hours before the meeting.

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

AGENDA REVIEWANNOUNCEMENTS FROM STAFFPRESENTATIONS

1. [Certificate of Recognition honoring Maya Thompson, San Mateo County Women's Hall of Family inductee. \(James Coleman, Mayor\)](#)
2. [Presentation from the Joint Advisory Committee of the Child Care Master Plan for South San Francisco \(JACCCMP\) Introduction, Summary of Work and Brief Presentation. \(Kathleen White, SSF Child Care Plan\)](#)

COUNCIL COMMENTS/REQUESTSPUBLIC 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.

3. [Motion to approve the Minutes for March 13, 2024. \(Rosa Govea Acosta, City Clerk\)](#)

4. [Report regarding a Resolution authorizing application for, and receipt of, State Prohousing Incentive Program funds. \(Nell Selander, Economic & Community Development Director\)](#)
- 4a. [Resolution of the City Council of the City of South San Francisco authorizing application for, and receipt of, Prohousing Incentive Program funds.](#)
5. [Report regarding adoption of an Ordinance amending South San Francisco Municipal Code Section 20.360.004 \(General Standards for all Signs\) to allow four digital billboards along the US 101 corridor \(ZA22-0004\) and an Ordinance approving a Development Agreement \(DA22-0003\) between South San Francisco and Outfront Foster Interstate, LLC to allow for the installation of a 65-foot tall, double-faced, digital billboard on property located adjacent to 140 Beacon Avenue in a PG&E easement along HWY 101 & 380 in the Business Technology Park-High \(BTP-H\) Zoning District in accordance with Title 20 of the South San Francisco Municipal Code \(Christy Usher, Senior Planner\)](#)
- 5a. [Ordinance amending South San Francisco Municipal Code Section 20.360.004 \(General Standards for All Signs\) to allow four digital billboards along the US 101 corridor.](#)
- 5b. [Ordinance adopting a Development Agreement with Outfront Foster Interstate, LLC, to allow for the installation of a 65-foot tall, double-faced, digital billboard on property located adjacent to 140 Beacon Avenue in a PG&E easement along HWY 101 & 380 in the Business Technology Park-High \(BTP-H\) Zoning District in accordance with Title 20 of the South San Francisco Municipal Code](#)

PUBLIC HEARING

6. [Report regarding holding a Public Hearing on the City's housing, community, and economic development needs for the Fiscal Year 2024-25 Annual Action Plan and providing direction to the Community Development Block Grant \(CDBG\) Subcommittee regarding funding priorities. \(Danielle Thoe, Housing Manager\)](#)

ADMINISTRATIVE BUSINESS

7. [Report regarding a study session on the potential formation of an Eastern Neighborhoods Community Facilities District. \(Christina Fernandez, Deputy City Manager; Daniel Jacobson, Fehr & Peers; Noah Christman, Lighthouse Public Affairs; Susan Goodwin, Goodwin Consulting Group\)](#)

8. [Motion to accept the report regarding the 2023 General Plan and Housing Element Annual Progress Reports \(Tony Rozzi, Economic & Community Development Deputy Director; Billy Gross, Principal Planner; and Stephanie Skangos, Senior Planner\)](#)
9. [Motion to receive and file the City's Housing Successor Agency Annual Report for Fiscal Year 2022-23. \(Nell Selander, Economic & Community Development Director\)](#)

ITEMS FROM COUNCIL – COMMITTEE REPORTS AND ANNOUNCEMENTS

CLOSED SESSION

10. [Conference with Labor Negotiators](#)
[\(Pursuant to Government Code Section 54957.6\)](#)
[Agency designated representatives: Christopher Boucher, Boucher Law, Sharon Ranals, City Manager, Rich Lee, Assistant City Manager, Karen Chang, Director of Finance](#)
[Employee organizations: Teamsters Local 856-Confidential, Teamsters Local 856-Mid-Management, AFSCME Local 829](#)
[Unrepresented employees: Public Safety Managers, Executive Management](#)
11. [Closed Session: Conference with Real Property Negotiators](#)
[\(Pursuant to Government Code Section 54956.8\)](#)
[Property: 366 Grand Avenue \(APN 012-312-310\)](#)
[Agency negotiator: Nell Selander, Economic & Community Development Director, and Ernesto Lucero, Economic Development Manager](#)
[Negotiating Party: Stacey S. Dobos Trust](#)
[Under negotiation: Price and Terms](#)
12. [Conference with real property negotiators](#)
[Property: 226-230 Grand Ave., 232-238 Grand Ave., and 240-246 Grand Ave](#)
[Agency negotiator: Nell Selander, ECD Director; Danielle Thoe, Housing Manager; Sky Woodruff, City Attorney](#)
[Negotiating parties: Giffra Enterprises](#)
[Under negotiation: Price and terms](#)

13. [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](#)

ADJOURNMENT