CITY OF DALY CITY
MINUTES – REGULAR MEETING – CITY COUNCIL
MAY 22, 2023

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The meeting was called to order by Mayor Buenaventura at 7:04 P.M.

ROLL CALL: Councilmembers Present:
Raymond A. Buenaventura, Mayor
Juslyn C. Manalo, Vice Mayor
Roderick Daus-Magbual
Pamela DiGiovanni
Glenn R. Sylvester

Staff Present:
Leilani Ramos, Assistant to the City Manager
Rose L. Zimmerman, City Attorney
K. Annette Hipona, City Clerk

Staff Absent:
Thomas Piccolotti, City Manager

PRESENTATIONS:

Mental Health Awareness Month May 2023
(Stephanie Balon and Christi Morales-Kumusawa, Co-Directors, Kapwa Cultural Center)

Asian American and Pacific Islanders Heritage Month May 2023
(Wayne Lee, President, San Mateo County Asian Pacific Islander Caucus)

National Public Works Week - May 21st - 27th, 2023
(Richard Chiu, Daly City Public Works Director)

APPROVAL OF MINUTES:

Regular Meeting of May 8, 2023

It was moved by Vice Mayor Manalo, seconded by Councilmember DiGiovanni and carried to approve the minutes of May 8, 2023.

APPROVAL OF AGENDA:

It was moved by Vice Mayor Manalo, seconded by Councilmember Daus-Magbual and carried to approve the agenda.

Note on Public Comments: *For this meeting, members of the Council and the public had the option of attending in person or submitting public comments via email to the City Clerk's Office prior to the public meeting. Persons with disabilities who require auxiliary aids or services in attending or participating in this meeting were instructed to call the office of the City Clerk at 991-8078 prior to the meeting.*

PUBLIC APPEARANCES/ORAL COMMUNICATIONS:

Shalin Shan expressed concern regarding the construction on the Genesys building which is negatively impacting the parking around Marchbank Park. Shalin Shan asked the Council to help alleviate the issue and reported that residents are unable to find parking spaces near their properties, causing people to park on sidewalks.

CONSENT AGENDA:

It was moved by Vice Mayor Manalo, seconded by Councilmember DiGiovanni and carried to approve the consent agenda except items #5 and 6, which were pulled for discussion.

Resolutions:

Accept and Appropriate a $4,500 Grant from the State of California for Summer Youth Programs

Library Services Manager Chela Anderson made a recommendation to accept the $4,500 grant to enhance and support programs for youth at a partner meal site hosting the Big Lift's Inspiring Summers program and the City's Summer Youth Recreation program.

It was moved by Vice Mayor Manalo, seconded by Councilmember Daus-Magbual and carried by voice vote to adopt the following resolution:

Resolution 23-77, Accepting And Appropriating Grant Funds From The California State Library's Lunch At The Library Program

Accept and Appropriate Title IIIC1 One-Time-Only Funds from the Aging and Adult Services of San Mateo County

Recreation Services Manager Denise Brown made a recommendation to accept and appropriate the $33,061 one-time-only funds; this is a reimbursement grant with the City incurring costs for purchases in the Congregate Nutrition Program.

It was moved by Vice Mayor Manalo, seconded by Councilmember Daus-Magbual and carried by voice vote to adopt the following resolution:

Resolution 23-78, Accepting And Appropriating Of Title IIIC1 One-Time-Only Funds From The San Mateo County Aging And Adult Services Department

Approve Resolution of Intent to Adopt Appropriations Limitation (Gann Limit)

Resolution 23-79, To Adopt Its Appropriations Limitation For The Fiscal Year 2023-2024 On June 26, 2023

Adopt Resolution of Revised Uniform Allowance Benefit for the Deputy Fire Chief in Compliance with CalPERS Reporting Requirements

Resolution 23-80, Adopting Revised Uniform Allowance Benefit For The Deputy Fire Chief In Compliance With CalPERS Reporting Requirements

Authorize the City Manager to Execute a Professional Services Agreement with Interactive Resources, Inc. for Design Services for the Serramonte Library Elevator, Energy Efficiency, ADA Upgrades, HVAC & Roof Replacement Project

Resolution 23-81, Authorizing Execution Of Professional Services Agreement With Interactive Resources, Inc. (Serramonte Library Elevator, Energy Efficiency, ADA Upgrades, HVAC and Roof Replacement)

Accept the Subdivision Improvements for Major Subdivision SUB-5-14-9004 (the Garden Valley Subdivision)

Resolution 23-82, Accepting Subdivision Improvements For Major Subdivision (SUB-5-14-9004) For The Garden Valley Subdivision

Accept Annual Report – Military Equipment Use for the Police Department

Resolution 23-83, Approving The Annual Report For The Military Equipment In Use By The Daly City Police Department

Check Registers:

Check Registers for the Month of April 2023

END OF CONSENT AGENDA

PUBLIC HEARINGS:

Approval of Benefit Assessments for Linda Vista Area for Fiscal Year 2023-24

City Engineer Kevin Fehr provided an overview of the Linda Vista Assessment District including the assessment for Fiscal Year 2023-24, which remains unchanged from the previous fiscal year. Assessments per lot are $151.13 for the Linda Vista Detention Basin and $100.46 for the Bay Ridge Detention Basin.

Mayor Buenaventura opened the public hearing. There were no public comments received.

It was moved by Vice Mayor Manalo, seconded by Councilmember Daus-Magbual and carried to close the public hearing.

It was moved by Councilmember DiGiovanni, seconded by Mayor Buenaventura and carried by unanimous roll call to adopt the following resolution:

Resolution 23-84, Approving Engineer's Report And Imposing A Benefit Assessment For Fiscal Year 2023-2024

ORDINANCES: Mayor Buenaventura moved item #22 on the agenda, Ordinances, before the Communications section in deference to advocacy group Moms Demand Action.

Second Reading, Ordinance No. 1466, Adding Chapter 9.60 to the Daly City Municipal Code Re: Firearm Safe Storage

It was moved by Mayor Buenaventura, seconded by Vice Mayor Manalo and carried by unanimous roll call vote to adopt the following ordinance:

Ordinance 1466, Adding Chapter 9.60 To The Daly City Municipal Code Regarding Firearm Safe Storage

COMMUNICATIONS:

Fiscal Year 2024 and Fiscal Year 2025 Operating and Capital Improvement Program (CIP) Budget Preview

Director of Finance and Administrative Services Tim Nevin presented the operating and CIP budget previews for fiscal years 2024 and 2025 which included the budgeting calendar, the general fund revenues and expenditures, estimated ARPA funds, the budget deficit strategies, a recommendation to adopt a one-year budget instead of a two-year budget, the general fund revenue sources, Measure Q program budgets, the recessionary impact to the sales tax, and the proposed adoption date for the budget (June 12, 2023).

Director Nevin addressed questions including: what is budgeted for overtime figures within the Fire and Police Departments, whether adding personnel to those departments could produce a cost savings, annual payments for the retirement fund, how ERAF funds will be used, whether fee adjustments are reflected in the budget, and how the last bargaining unit's labor negotiation will be budgeted. Staff also addressed questions on revenue projections from developments, property tax, short term rentals, cannabis tax, delivery tax, sales tax, business tax, and transfer tax.

Director of Water and Wastewater Resources Joshua Cosgrove presented the CIP for the Water Fund and Sanitation Fund by reviewing anticipated fiscal year 2024 projects, funding sources, funding requests, and the department's 5-year CIP expenditure forecast. Director of Public Works Richard Chiu presented the CIP for general capital projects by reviewing the 5-year CIP expenditure forecast, project categories (Traffic & Transportation, Facilities, Mussel Rock, Parks), funding sources, and funding requests for fiscal year 2024.

Staff addressed questions on the difference between the 5-year CIP expenditure forecast and the operating/general fund budget forecast (shown on a shorter scale), the amounts in the various funds, and whether the City can explore federal grants to address projects like the Mussel Rock Park improvements.

Review of 2023-2031 Draft Housing Element (RHNA6)

Jennifer Gastelum, from City consultants Placeworks, presented the City's 2023-2031 Housing Element overview which included: key changes to State Law, the City's Regional Housing Needs Allocation (RHNA) numbers, pipeline projects, fair housing findings, programs to meet State Law, programs to assist with affordable housing development, programs to assist special needs groups, and a project implementation schedule.

Staff and Jennifer Gastelum addressed questions on compliance complaint(s) against the City, what constitutes a "unit", zoning plans for the Seton Hospital site, whether commercially zoned areas can be rezoned, fair housing discrimination issues, whether the Mission corridor will be rezoned, how the Housing Element affects the inclusionary housing ordinance, recommendations pertaining to racial data and small site acquisitions, and ramifications for communities who have not submitted their Housing Element.

Bryan Shields, Carpenters Local 217, supported adopting encouragement language within the Housing Element; the language would state valuing construction workers who are building these types of projects and which addresses workers' issues such as a living wage and healthcare.

Mussel Rock Seawall Revetment Maintenance and Access Road Repair (150 Westline Drive) – Coastal Development Permit CDP-04-23-16189

Planning Manager Michael Van Lonkhuysen provided an overview of the project, summarized the proposed maintenance activities, and requested approval of a Coastal Development Permit.

It was moved by Vice Mayor Manalo, seconded by Council DiGiovanni and carried by unanimous roll call vote to adopt the following resolution:

Resolution 23-85, Adopting Findings Of Fact And Imposing Conditions Of Approval On Coastal Development Permit CDP-04-23-16189 For Mussel Rock Seawall Revetment Maintenance And Access Road Repair (150 Westline Drive)

North East Medical Services (NEMS) Building Sign Program (2171 Junipero Serra Boulevard) – Use Permit UPR-4-23-16182

Mr. Van Lonkhuysen presented the request by NEMS to establish a sign program due to the proposed sign's square feet exceeding the maximum allowed by the City's zoning ordinance. Mr. Van Lonkhuysen presented the signs proposed by NEMS and the Planning Commission's findings.

It was moved by Vice Mayor Manalo, seconded by Councilmember Daus-Magbual and carried by unanimous roll call vote to adopt the following resolution:

Resolution 23-86, Adopting Findings Of Fact And Imposing Conditions Of Approval On Use Permit UPR-4-23-16182 For North East Medical Services Building Sign Program (2171 Junipero Serra Boulevard, Daly City, California)

Westlake Shopping Center Sign Program Modification (251 Westlake Center) – Use Permit UPR-02-23-016090

Mr. Van Lonkhuysen presented Kimco's request to modify the Westlake Shopping Center's Master Sign Program; modifications include upgrading existing signs to include LED message centers to advertise tenants and sales. Staff addressed questions regarding the types of announcements that can be displayed on the LED signs and the hours of operation for the LED signs.

It was moved by Councilmember Daus-Magbual, seconded by Vice Mayor Manalo and carried by the following roll call vote to adopt the resolution:

Ayes:	Daus-Magbual, DiGiovanni, Manalo, Buenaventura
Noes:	Sylvester
Absent:	None

Resolution 23-87, Adopting Findings Of Fact And Imposing Conditions Of Approval On Use Permit UPR-02-23-016090 For Westlake Shopping Center Sign Program Modification (251 Westlake Center, Daly City, California)

Preliminary Plan for New Office Building at 455 Hickey Boulevard – Planned Development PD-10-22-015932

Mr. Van Lonkhuysen presented the applicant's proposal to demolish the existing office building and garage at the subject site and construct a new eight-story technology office building with parking structure. An alternative development proposal is to redevelop the site with a new five-story medical office building with parking structure. Mr. Van Lonkhuysen recommended approval of the preliminary plan which includes both alternatives. Staff addressed questions on parking spaces with charging stations, the square footage of the office spaces, and whether the owners are amenable to other types of developments on the site.

Richard Cruz, Carpenters Local 217, supported apprenticeship, medical benefits, retirement benefits, and local opportunities as labor standards that should be presented to all the working class. Richard advocated for fair wages and benefits for construction workers and spoke about their apprenticeship program which affords workers local opportunities.

It was moved by Vice Mayor Manalo, seconded by Councilmember DiGiovanni and carried by unanimous roll call vote to adopt the following resolution:

Resolution 23-88, Adopting Findings Of Fact Following Planning Commission Recommendation Re: Preliminary Plan Review For Planned Development PD-10-22-015932 (New Office Building at 455 Hickey Boulevard)

AWARD OF BIDS/CONTRACTS:

Award Construction Contract for the ADA, Sidewalk, and Parking Lot Improvements Project

Senior Civil Engineer Shirley Chan recommended awarding a construction bid to RK Engineering, Inc. in the amount of $1,109,091 and appropriate unallocated Measure A and Major Facilities Improvements Funds for the subject project. Staff addressed questions on whether the contractor uses union labor and whether any of the bids received were from a minority-owned business enterprise.

It was moved by Vice Mayor Manalo, seconded by Councilmember DiGiovanni and carried by unanimous roll call vote to adopt the following resolution:

Resolution 23-89, Authorizing Execution Of Construction Contract With RK Engineering, Inc. For The ADA, Sidewalk And Parking Lot Improvements Project

Appropriate Funds and Award the 2021-22 and 2022-23 Street Resurfacing Project

City Engineer Kevin Fehr recommended appropriation of unallocated Measure A funds

($474,027.50) for the project, approval of the design documents, and awarding a construction contract to Interstate Grading & Paving, Inc. in the amount of $3,099,037.10.

It was moved by Councilmember DiGiovanni, seconded by Councilmember Sylvester and carried by unanimous roll call vote to adopt the following resolution:

Resolution 23-90, Authorizing Execution Of Contract With Interstate Grading & Paving, Inc. For The 2021-22 And 2022-23 Street Resurfacing Project

REPORTS:

Council Committee

Bay Area Water Supply Conservation Agency (BAWSCA) (Manalo)
City/County Association of Governments (C/CAG), Congestion Management and Environmental Quality Committee (Manalo)
San Mateo County Mosquito and Vector Control District (Sylvester)
San Mateo Pre-Hospital Emergency Services Medical Group (Sylvester)
Emergency Services Council, Finance Committee (Sylvester)

City Council

Vice Mayor Manalo attended an event hosted by JobTrain, a program which ensures that good-paying jobs come to the local level; Yusef Salaam was the speaker at the event. Vice Mayor Manalo met with the Daly City Age-Friendly Task Force, which put out a survey to gain input from older adults. Vice Mayor Manalo, along with Councilmember Daus-Magbual, recognized the Colma Chamber of Commerce for giving out scholarships to local high school seniors. Vice Mayor Manalo joined the Strategic Planning Retreat with Kapwa Cultural Center at Our Second Home to discuss building a safe space to destigmatize mental health. Vice Mayor Manalo acknowledged *Nurses Unseen*, a documentary focusing on Filipino-American nurses who risked their lives during the pandemic. Vice Mayor Manalo joined the Franciscan Park's pancake breakfast fundraiser to help the Community Emergency Response Team (CERT) and to honor the Daly City Fire and Police Departments; John Conklin provided leadership. Vice Mayor Manalo joined Supervisor Canepa, Dr. Daus-Magbual, DJ Keith O, and organizer Melody Gawliu at Classic Bowling for the AAPI Festival. Vice Mayor Manalo also attended Jefferson Elementary's Students of the Year Award Ceremony, Brisbane's AAPI heritage event, and PBRC's Educational Sessions with Dr. Calvin Kwong, Acting Chief Christensen, and Republic Services. Vice Mayor Manalo attended the Daly City Police Athletic League fundraiser to support youth programs, thanking Original Joe's of Westlake for the food. Vice Mayor Manalo joined Supervisor Canepa for his presentation on climate resiliency and sustainability. Vice Mayor Manalo joined the Fire and Police Departments to support PIT's Shine Family Day event at Jefferson High School.

Councilmember DiGiovanni joined Councilmember Sylvester at the Franciscan Park's pancake breakfast event where residents discussed various issues and CERT. Councilmember DiGiovanni attended the Jefferson Elementary's Students of the Year Award Ceremony; the Vice Mayor of Colma and new Superintendent were also in attendance. Councilmember DiGiovanni attended the Daly City Police Athletic League fundraiser event with the POA, Acting Chief Christensen, and former Police Chief Hensley. Councilmember DiGiovanni attended the Shine Event to support public schools; the event was also attended by Planning Commissioner Faapuaa, Councilmember Sylvester, and the Police and Fire Departments.

Councilmember Sylvester attended the Franciscan Park's pancake breakfast where community members discussed various issues. Councilmember Sylvester gave kudos to Police Captain Mussman on his retirement and acknowledged Captain Mussman's work with the Daly City Police Athletic League. Councilmember Sylvester commended the Police Department for their recent Athletic League's fundraiser event and acknowledged businesses Duggan and Serramonte Ford for their participation. Councilmember Sylvester requested to agendize the following items: 1) the parking issue at Marchbank Park, and 2) adding the encouragement language of hiring locally within the City's Housing Element.

Councilmember Daus-Magbual congratulated the students who will be graduating from Westmoor and Jefferson High Schools in the upcoming weeks and encouraged those looking for classes at Skyline College to reach out to him.

ADJOURNMENT:

Mayor Buenaventura adjourned the meeting at 11:24 PM in memory of Gloria Alhambra, Matthew Mann, Jim Brown, and Ferdinand Don Ong Sr.

Approved as submitted, this 12th day of June, 2023.

Raymond A. Buenaventura
Mayor

City Clerk