



CITY OF NEWARK CITY COUNCIL

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City Administration Building
7:30 p.m.
City Council Chambers

Minutes

Thursday, March 9, 2017

A. ROLL CALL

Mayor Nagy called the meeting to order at 7:31 p.m. Present were Council Members Hannon, Collazo, Freitas, and Vice Mayor Bucci.

B. MINUTES

B.1 Approval of Minutes of the regular City Council meeting of Thursday, February 23, 2017. **MOTION APPROVED**

Council Member Collazo moved, Vice Mayor Bucci seconded, to approve the Minutes of the regular City Council meeting. The motion passed, 5 AYES.

C. PRESENTATIONS AND PROCLAMATIONS

C.1 Proclaiming March 9, 2017, as Arbor Day in Newark.

Mayor Nagy presented the proclamation to Maintenance Supervisor Neal Hornbeck.

D. WRITTEN COMMUNICATIONS

E. PUBLIC HEARINGS

E.1 Public Hearing for the proposed issuance of revenue bonds by the California Municipal Finance Authority (CMFA), in an amount not to exceed \$14,750,000 for the Newark Station Senior Apartments, a 75 unit multifamily, rental housing facility, located at 37433 Willow Street in the City of Newark. **RESOLUTION NO. 10599**

Assistant City Manager Grindall stated that the City Council approved the issuance of tax exempt revenue bonds for this project last year; however, delays in the site preparation require a new approval for the bonds. He noted that the bonds are the sole responsibility of the borrower and not the City.

Mayor Nagy opened the public hearing at 7:40 p.m.

Jori Henry, representing the borrower, stated that they will hold a groundbreaking ceremony and anticipated construction to begin around May.

Mayor Nagy requested groundbreaking invitations for Senior Center members. He requested clarification on the community resident selection criteria for an apartment.

In response to Mayor Nagy, Ms. Henry stated that she would find out the meaning of the criteria and would follow up with Assistant City Manager Grindall.

Mayor Nagy closed the public hearing at 7:45 p.m.

Vice Mayor Bucci moved, Council Member Collazo seconded to adopt a resolution approving the issuance of the revenue bonds by the California Municipal Finance Authority for the purpose of financing or refinancing the acquisition, construction, improving, and equipping of certain facilities at 37433 Willow Street for the benefit of Newark 618, L.P., or another limited partnership established by USA Properties Fund, Inc. or an affiliate thereof. The motion passed 5, AYES.

F. CITY MANAGER REPORT

Vice Mayor Bucci moved, Council Member Collazo seconded, to approve Consent Calendar Item F.1 that the ordinance be numbered consecutively, and that reading of the title suffice for adoption of the ordinance. The motion passed, 5 AYES.

- F.1 Second reading and adoption of an ordinance committing funds for the California Public Employee Retirement System plan and Other Post-Employment Benefit unfunded accrued liabilities. ORDINANCE NO. 497**

G. CITY ATTORNEY REPORTS

H. ECONOMIC DEVELOPMENT CORPORATION

I. CITY COUNCIL MATTERS

Vice Mayor Bucci commended International Women's Day. He stated that former Newark resident, Bayley is the Raw Women's Champion in the World Wrestling Entertainment, Inc. (WWE). He thanked City Attorney Benoun for his work on the Welcoming City resolution adopted at the last meeting.

Council Member Collazo stated that it was wonderful to be recognized on International Women's Day. She encouraged everyone to Shop Newark.

J. CITY COUNCIL ACTING AS THE SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY

K. ORAL COMMUNICATIONS

L. APPROPRIATIONS

Approval of Audited Demands for the City Council meeting of March 9, 2017. MOTION APPROVED

City Clerk Harrington read the Register of Audited Demands: Check numbers 110287 to 110406.

Council Member Freitas moved, Council Member Hannon seconded, to approve the Register of Audited Demands. The motion passed, 5 AYES.

M. CLOSED SESSION

M.1 Closed session for conference with Legal Counsel pursuant to Government Code Section 54956.9(d)(1), Existing Litigation, Name of Case: Valencia et al. v. City of Newark et al.; United States District Court, Northern District of California, Case No. 4:16-CV-04811-SBA – from City Attorney Benoun.

Vice Mayor Bucci moved, Council Member Hannon seconded, to hold the closed session. The motion passed, 5 AYES.

At 7:51 p.m. the City Council recessed to a closed session.

At 7:58 p.m. the City Council convened in closed session.

At 8:51 p.m. the City Council reconvened in open session with all Council Members present.

N. ADJOURNMENT at 8:51 p.m.

At 8:51 p.m. Council Member Hannon moved, Council Member Collazo seconded, to adjourn the meeting. The motion passed, 5 AYES.