



**CITY OF PLEASANT HILL  
CITY COUNCIL MEETING AGENDA  
NOVEMBER 7, 2016**

**REGULAR MEETING – 7:30 P.M.**

Note that access to the agenda with attachments has changed.  
Please click on the link below to access the agenda with individual  
staff reports and attachments here:

[Agenda with Attachments](#)

City Council Chambers, 100 Gregory Lane, Pleasant Hill, CA 94523-3323

Telephone (925) 671-5267

MAYOR SUE NOACK  
VICE MAYOR MICHAEL HARRIS

COUNCILMEMBER KEN CARLSON  
COUNCILMEMBER DAVID DURANT  
COUNCILMEMBER TIM FLAHERTY

**WELCOME TO THE CITY COUNCIL MEETING**

Members of the audience may speak on any matter within the City Council's jurisdiction. Please fill out a speaker's card, available at the lectern, and turn it in to the City Clerk. **Comments on items listed on the Consent Calendar or for the Closed Session, as well as matters not listed on the agenda, will be taken during the "Public Comment" section of the agenda. Comments on other matters listed on the agenda will be taken during the consideration of that agenda item.** Comments are generally limited to three minutes.

**Agenda Packets Available for Review:** At City Hall - City Clerk's Office (100 Gregory Lane); Pleasant Hill Library (1750 Oak Park Boulevard); and the Pleasant Hill Police Department (330 Civic Drive).

The Council Chamber is equipped with an Assistive Listening System. A receiver with headphone or Tel Coil antenna is available from the Public Information Officer at the meeting. If, due to a disability, other reasonable accommodation is needed to participate in this meeting, please contact the ADA Coordinator 72 hours in advance of the meeting at (925) 671-5221 or via California Relay at 711.

**City Council Meeting Broadcasts:** City Council meetings are recorded and broadcast on Comcast Channel 28, Wave Channel 29 and AT&T U-Verse Channel 99 on the Wednesday following the meeting. Meetings also may be viewed on the City's website at [www.pleasanthillca.org](http://www.pleasanthillca.org) by clicking "Media Center."

**Materials related to an item on this Agenda** submitted to the Council after distribution of the agenda packet are available for public inspection in the City Clerk's office during normal business hours. Such documents are also available on the City of Pleasant Hill's website at [www.pleasanthillca.org](http://www.pleasanthillca.org) subject to staff's ability to post the documents before the meeting.

**Times noted on specific items are estimated times for staff presentations and questions and answers from the City Council.**

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**1. PLEDGE OF ALLEGIANCE**

**2. ROLL CALL**

**3. PRESENTATIONS**

- 3.1 CERTIFICATE of Appreciation to Dennis Donaghu in Recognition of His Service on the Pleasant Hill Recreation and Park District Board of Directors from 2006 to 2016 (5 minutes)

**City Council Meeting**

**November 7, 2016**

**Page 2 of 3**

3.2 CERTIFICATE of Appreciation to Sherry Sterrett in Recognition of Her Service on the Pleasant Hill Recreation and Park District Board of Directors from 1996 to 2016 (5 minutes)

3.3 PROCLAMATION Designating November, 2016 as “National Hospice Month” in the City of Pleasant Hill (5 minutes)

**4. CITY MANAGER COMMENTS**

(Brief updates on pending City business without discussion by the City Council.)

**5. COUNCIL ANNOUNCEMENTS AND REPORTS**

5.1 REPORTS from Councilmembers on Meetings or Conferences Attended at City Expense (5 minutes)

(A) Contra Costa County Mayors’ Conference Hosted by the City of Clayton on November 3, 2016

(B) Other Meetings Attended at City Expense

5.2 ANNOUNCEMENTS from Councilmembers (5 minutes)

**6. PUBLIC COMMENT:** The public is welcome at this time to address the City Council on items on the Consent Calendar, Closed Session Calendar, or other items not listed on the agenda but within the Council’s jurisdiction. There is an opportunity for the public to comment on other agenda items at the time they are discussed. Comments are limited to three minutes per speaker.

**7. CONSENT CALENDAR:** (5 minutes) All matters listed under “Consent Calendar” are considered by the Council to be routine and will be enacted by one motion. There will be no separate Council discussion of these items unless requested by a Councilmember prior to the time Council votes on the motion to adopt.

7.1 APPROVE Checks Dated: October 14, 2016; October 21, 2016; and October 28, 2016

7.2 APPROVE Minutes for the Regular City Council Meeting of October 17, 2016

7.3 APPROVE Appointment Recommendations to the Civic Action Commission

**8. ADMINISTRATION AND FINANCE**

8.1 ADOPT Resolution No. \_\_\_ - 16 Authorizing and Directing the Execution of a Membership Agreement Between the City of Pleasant Hill and the Fire District Association of California Employment Benefits Authority (15 minutes)

8.2 ADOPT Resolution No. \_\_-16 of the City Council Authorizing the City Manager to Execute a Grant Funding Agreement with Garden Park Apartments Community to Support Required Capital Improvements and Reserves (15 minutes)

**9. PUBLIC WORKS AND COMMUNITY DEVELOPMENT**

9.1 INTRODUCE Ordinance No. \_\_ Amending Chapter 14.05 (California Building Code), Sections 14.05.010 through 14.05.040 of the Municipal Code by Adopting By Reference the 2016 Edition of the California Building Standards Code, California Code of Regulations, Title 24, Parts 1, 2, 2.5, 3, 4, 5, 6, 9, 11 and 12, which Consists of the California Administrative, Building, Residential, Electrical, Mechanical, Plumbing, Energy, Fire, Green Building Standards, and Referenced Standards Codes with Local Amendments; Adopting By Reference the 1997 Uniform Housing Code, and the Fire Resistance Design Manual (20 minutes)

9. **PUBLIC WORKS AND COMMUNITY DEVELOPMENT** - continued

9.2 PUBLIC HEARING and Consideration of a Clarification of an Existing Condition of Approval Related to an Architectural Review & Development Plan Permit (PLN 14-0249) and Planned Unit Development Concept Plan (PLN 14-0042) Provision Related to Allowed Hours of Operation for Construction of the Hilton Homewood Suites Hotel Under Construction at 650 Ellinwood Way, APN 127-210-031. The property is zoned PUD 882. (30 minutes)

*Item is continued from the meeting of October 17, 2016*

10. **OTHER** - No Items for Discussion

11. **ADJOURNMENT**

**Future City Council Meetings:** November 21, 2016; December 5, 2016; December 19, 2016