

Bay Point Municipal Advisory Committee



Sterling Stevenson, Chair

Federal Glover, District V Supervisor

*Debra Giles, Administrative Support
3105 Willow Pass Road
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Respectfully submitted by: Debra Giles

*The Bay Point Municipal Advisory Committee serves as an advisory body to the
Contra Costa County Board of Supervisors and the County Planning Agency.*

Record of Actions

7:00 pm

Tuesday, March 2, 2010

Council Members Garcia, Kopitar, Magleby, Mason, Stevenson, Tremaine, and Zumwalt were present. Let the record show Councilwoman Kopitar arrived at 7:07pm.

Others present: Ed Diokno of Supervisor Glover's office, Maureen Toms of County Redevelopment, Lt. Mahoney of the Sheriff's Dept., Ben Helber & Alyssa Thurnberg of Habitat for Humanity East Bay, and Jim Nejedly of Pittsburg Disposal.

- 1. Call to Order / Pledge of Allegiance** led by Councilman Charles Tremaine.
- 2. Approval of March 2, 2010 Agenda.**

Motion made by Councilwoman Magleby to approve the March 2, 2010 agenda with the following changes: 1) Move Yard of the Month Award presentation to follow Public Comments; and 2) Add Community Yard Sale to Committee/Member Reports. Seconded by Councilwoman Zumwalt. Motion carried 6 – 0; Council Members Garcia, Magleby, Mason, Tremaine, Stevenson, and Zumwalt voting "yes"; Council Member Kopitar not present.

- 3. Review Record of Actions for February 2, 2010.**

Motion made by Councilwoman Mason to accept February 2, 2010 Record of Actions. Seconded by Councilwoman Garcia. Motion carried 6 – 0; Council Members Garcia, Magleby, Mason, Tremaine, Stevenson, and Zumwalt voting "yes"; Council Member Kopitar not present.

Councilwoman Mason stated that Mr. Joe Massey, who had been a MAC and Park District Board Member for many years, had passed away; and suggested we adjourn tonight's meeting in honor of him.

4. Public Comments:

Resident, Judy Dawson, distributed flyers and spoke on the annual ‘Relay for Life’ fundraising event for Breast Cancer; Kick-off day March 3rd at Humphrey’s on the Delta in Antioch. She also spoke on the Cancer Prevention Study #3; the Antioch, Pittsburg, Bay Point relay has been asked by the American Cancer Society to have this cancer prevention study, on Saturday, June 26th, at Los Medanos College; to better understand genetic, environmental, and lifestyle factors that may cause cancer or keep us from getting cancer.

Mrs. Dawson also asked about who was responsible for the ‘Welcome to Bay Point’ sign on Willow Pass Road, as it was looking “tired”, and wanted to bring it to the MAC’s attention.

Resident Greg Enholm spoke on his concern of our Community College’s financial problems. He stated because of the state level budget cuts, all three of Contra Costa’s Community Colleges are reducing courses offered, and hundreds of students are being denied admission. Mr. Enholm stated Congressman Garamendi had spoke at a Townhall meeting about a bill already passed by the House, HR3321, Student Aid and Financial Responsibility Act, now sitting in the Senate. He stated we could all make a difference by contacting our Senators (Boxer & Feinstein) about supporting this bill.

Resident Mark Sullivan demonstrated with a map how local fires in the last year are near where homeless people hang out; and spoke on the Loaves and Fishes opening a new site (on Belle Vista) in our community without having followed procedures for doing so.

Councilman Tremaine stated for many different reasons, Calvary Temple is postponing their day of service to September 12, 2010.

Citizen of the Month Award – Councilwoman Garcia

Councilwoman introduced Juanita Jones and presented her with Citizen of the Month Award, having devoted her life to caring for less fortunate, developmentally disabled young adults, in her home here in Bay Point for 31 years.

5. Agency Reports. The MAC received the following reports:

a. Contra Costa County Sheriff’s Department

Lt. Mahoney passed out copies and reviewed the statistics for the month of February, including comparisons from the same time last year.

Lt. Mahoney stated Deputy Katherine Lohanas will be returning to work tomorrow. He also stated in the past month there has been a change, the school resource officer, Phil Ordonez, has been accepted at Oakland Police Department, but is able still to make the gang presentation to the MAC next month as requested. Lt. Mahoney stated the replacement officer, Marlene Gouvaia, will start March 8th

b. California State Highway Patrol

None

c. Redevelopment Staff Report

Ms. Maureen Toms of Contra Costa Redevelopment reported:

- a. Old Business: Ms. Toms stated they are wrapping up the Bailey Rd. and Pedestrian, Bicycle Safety program that goes from Willow Pass Rd to Hwy. 4; met with the engineers last week and are looking at looking at the list of priorities for the utility underground program throughout the county, Bailey Rd. and Willow Pass Rd. are at the top of the list. She stated what they are looking at doing is moving forward on the engineering of that program, which takes about 3 years, and fold it into the design of the Bailey Rd. improvements; albeit they don't have the funds right now, they think it is a good candidate for grant funds that become available because of its proximity to transit and the goals of improving pedestrian and bicyclists safety. Ms. Toms clarified this would be split into 2 projects, one that the county would do on the county right-of-way, and the other that cal-trans would do in the cal-trans right-of-way.

Councilwoman Mason asked about the pedestrian stop light put in on Bailey Rd. by the trail; that Mr. Greitzer had reported that it would be activated only by a person wanting to cross there, and that is not true as it turns red when there is no one in sight.

Ms. Toms stated she would check with the engineers on that.

Councilwoman Magleby asked about the three year time period for Bailey Rd. project; was it because of money.

Ms. Toms stated 'no'; the three years is actually the time period public works staff gave as an estimate on how long it would take to do all of the steps in the process, including forming an underground utility district, other steps, and the biggest step in working with P.G.&E. on implementing the master plan.

Mr. Mark Sullivan stated the new pedestrian stop sign on Bailey Rd. also blocks the speed limit sign from drivers going north.

Ms. Toms stated she would mention that as well to the engineers.

- b. Ms. Toms stated they are moving forward on the design and construction plans for Bailey Rd. south of Hwy. 4; there are 2 pieces of property that front Bailey Rd. they are still negotiating with to purchase.

Chairman Stevenson asked about being able to move those two people if they were holding up the construction.

Ms. Toms stated the voters had passed proposition 98 a few years ago, so that the Redevelopment Agency does not have the ability to condemn those properties. She stated one of the properties is still occupied, and they are still negotiating.

d. Supervisor Federal Glover General Report – Ed Diokno

- Mr. Ed Diokno of Supervisor Glover's Office stated the supervisor's grant writing

workshop held last month was successful with 80 or more people and agencies taking the course. He stated the demand for the workshop remains strong so the supervisor is planning to hold another one this fall, and will notify us when registration will begin.

- Mr. Diokno stated the plans for the April 24th Youth Summit are well underway. He stated they are trying to get Tri Delta Transit to provide a bus from the BART station to Los Medanos College.
- Mr. Diokno stated the Ambrose Teen Center and the Center for Human Development is teaming up to provide a diversion program for Bay Point youth in partnership with the County's Probation Department's Disproportionate Minority Contact project.
- Mr. Diokno stated the Bay Point Partnership is holding their annual Unity in Community celebration on June 26th, 11:00am – 2:00pm, here at the Ambrose Community Center. He stated more information will come out as it becomes known. Mr. Diokno suggested if the MAC wants to be represented, to put it on the agenda for next month.
- Mr. Diokno stated lastly, Supervisor Glover's office is strongly supporting the 2010 Census effort that is due to take off this month. He stated people will begin receiving forms the middle of March and they need to be returned by April 1st. Mr. Diokno stated:
 - More than likely, the Census will show an increase in Bay Point's population.
 - The Census determines the number of congressional representatives in each state and forms the basis of redrawing the district of your representatives, including perhaps, the supervisor's district. It is the cornerstone in our democratic process in assuring your representation.
 - The Census determines the allocation of over \$400 Billion dollars in Federal funding to stated and local governments. Its estimated that for every person not counted, stated and local governments lose \$12,000; so if we undercount Bay Point by just 10 people, that will be a loss of \$120,000; and if the undercount is 100 people, that's a loss of \$1,200,000.
 - The Census is a critical factor in policy, budget, and planning at all levels of government, business, churches, and non-profit sectors. One example that resonates is we use Census data in our disaster preparedness plans to determine the number of people in the county. This information will be used when emergency supplies need to be provided when there is a disaster. It is very important that we have an accurate count to make sure everyone gets enough supplies.
 - The Census is safe. All personally identifiable information collected by the Census Bureau is held confidential for a period of 72 years. It is not shared with the INS, the IRS, the FBI, or even the President.
 - The Bay Point Census Culture Fair is being held to raise awareness about the Census, provide resources for anyone who has questions or concerns, and celebrate the unique diversity of the Census. We are looking for additional community partners including:
 - ~ Local entertainment – dance groups, bands, singers... we want the entertainment to represent the diversity of East Contra Costa County
 - ~ Churches, youth groups, or other organizations that want to host a carnival game, face painting, etc.
 - ~ Any donations of food, drinks, or to help off-set the costs.

- Mr. Diokno reminded Board Members that hadn't done so yet, to make sure their form 700's were turned in.
- Mr. Diokno also for those who had not done so yet, he reminded Board Members to turn in statements that they have viewed the Better Government video.

Councilwoman Magleby asked if the forms to apply for the Keller Canyon grant monies were available.

Mr. Diokno stated not yet, that it occurs in June.

6. Presentations. Presentations were made by:

a. Citizen of the Month Award – Councilwoman Garcia

Presented earlier in the meeting.

b. Habitat for Humanity – Benjamin Helber

Mr. Benjamin Helber introduced himself and Ms. Alyssa Thurnberg, from Habitat for Humanity East Bay. He stated they wanted to speak on the projects they currently have going on in the area and a little bit about future projects. Mr. Helber stated they are a volunteer, non profit, affordable housing project; and they are a part of the East Bay affiliate, formed in 1986, the largest affiliate in northern California, currently building and occupying about 20 new homes a year.

Mr. Helber explained the process of homeowner participation, providing mortgage at 0% interest, and work done primarily through volunteer labor, with the electronic, plumbing, mechanical, and roofing work sub-contracted out.

Mr. Helber stated when they come into a new community, as they are in Bay Point; they like to make the biggest impact as possible through various ways:

- New Home construction
- Rehabs – turn around and make an unfortunate foreclosure into a positive situation
- Future projects.

Hr. Helber spoke some on the El Rincon Development on Inglewood Street at Bella Vista; nine homes they have working on for some time; they have now obtained the easements necessary for storm water; have submitted improvement plans; and will start construction this spring. He stated they will be vertical in summer and will be back to speak on volunteer opportunities at that time, anticipating these homes will be closed and occupied by winter of 2011.

Ms. Alyssa Thurnberg, rehab program coordinator, stated they are working with Contra Costa County through their neighborhood stabilization program money (2008 stimulus money), having now 6+ properties they either own or are in contract with, all over Bay Point; rehabilitating old homes to make an impact for new homeowner, and also an impact on the neighborhood and community. She stated with the money they have they are planning on doing at least 8 properties, maybe more; and with today's economy they would like to continue this model and not just focus on building new homes; and come back in the future with some before

and after pictures of completed rehab homes.

There was a short discussion on qualifying for a home; about \$84,000 for a family of four is the county area median, so 50% of that would be \$42,000 for qualifying for Habitat for Humanity; and also how families are chosen to fit homes. Also discussed was how interested persons find information and apply for this opportunity.

Mr. Helber spoke briefly about future projects including:

- Property on Pacifica – looking in the future to increase the allowable density on the property for another new home development as the market starts to come back.

Councilwoman Garcia shared her appreciation that Habitat for Humanity East Bay is here in Bay Point to help out our community.

Mr. Diokno inquired about a minimum age requirement for volunteers working on sites.

Mr. Helber stated you have to be over 18 years old to be on the actual construction site; however there are other opportunities for those under 18 to assist elsewhere.

There was a discussion about advertising at (home) sites being worked on for recognition and also to recruit volunteers, investing in your own neighborhood; and how their website is being used for advertisement now.

c. Pittsburg Disposal – Jim Nejedly

Mr. Jim Nejedly, manager of Pittsburg Disposal, stated he has worked for 15 years with the company. He stated they recently, through city and state mandates, changed the City of Pittsburg to a 3 cart system, which was a huge undertaking, but went surprisingly smooth overall, and fortunately for Bay Point, they learned some lessons for bringing it here. He stated he believed it is in 2010 when the three cart system will be brought to Bay Point, and get rid of the recycle crates. Mr. Nejedly stated he knew spring clean-up is coming also; that the city of Pittsburg is considering doing on-call pickups.

Mr. Nejedly stated he also manages the transfer station on Loveridge Road, and does a lot of recycling there, covering 5 cities. He stated last year they opened a very large, very expensive, state of art recycling machine; and invited everyone to come see their education center where you can see the machine running too; they can contact him and schedule a tour.

Councilwoman Zumwalt spoke on how she has watched their garbage rates go up & up, and believed Bay Point customers were supposed to get the 3 carts some time ago; hearing about it over a year ago, and still not having them.

There was a short discussion on notifying Mr. Nejedly when there is a problem with service so he can improve it, but now he gets very few complaints from Bay Point. Mr. Nejedly stated if it is just about the cans, he works with a contract from the county and they can't just change cans.

Councilwoman Zumwalt stated she believed Supervisor Glover had said this was going to occur some time ago, and asked Mr. Diokno to look into this.

Councilwoman Garcia spoke about last November's clean-up date using Allied Waste and hoping Pittsburg Disposal would help out also.

Mr. Nejedly stated he has worked with Councilwoman Magleby for years, and they should just contact him about helping him in the future.

7. Consent Items.

- a. Approval of monthly Recording Secretary invoice - \$120.00

Motion made by Councilwoman Mason to accept Consent Item. Seconded by Councilwoman Zumwalt. Motion carried 7 – 0; Council Members Garcia, Kopitar, Magleby, Mason, Tremaine, Stevenson, and Zumwalt voting “yes”.

8. Items for Discussion and/or Action.

- a. **Discuss/Review/Approve Newsletter expenditures – Councilwoman Garcia**

Councilwoman Garcia stated she was looking for direction from the council on what to do about the newsletter and the various ways of distributing it, while reducing the cost.

There was a lengthy discussion about various methods of distributing the newsletter without mailing all of them, and it was decided to begin work on the newsletter; some will be printed to be distributed at different locations for pick-up, others can be emailed or seen on Supervisor Glover's or the Chamber of Commerce's website, and the newspaper (CC Times) could also print an article about how to get a newsletter.

- b. **Discuss/Review/Approve changing MAC meeting time – Councilwoman Magleby**

Councilwoman Magleby stated lots of meetings in Contra Costa start at 7:00pm, some of them start at 6:30pm; most that start at 7:00 are city councils and they own their building. She stated we don't own this building and need to be out by 9:00pm, and sometimes we need to run later than that; sometimes we have a lot of important things to discuss and would have more time if we started earlier.

There was a discussion regarding the MAC, through Supervisor Glover's office, pays for the Board Room use for two hours (not three), how it is hard for some Council members to get here any earlier than 7:00pm, and possibly for many residents also; how Ambrose staff is ready to leave shortly after 9:00pm, how some agenda items can be tabled to the next month, and how the agenda needs not be too full of items.

It was decided to try the strategies outlined by Supervisor Glover for managing meeting times, and revisit the issue if that doesn't work.

- c. **Discuss/Review/Approve using first hour of MAC meeting for county meetings when necessary – Councilwoman Mason**

Councilwoman Mason stated these two issues could have been combined; that she thought when county comes out to do a presentation before the MAC meeting, they are very efficient, done and

out of here, and starting a public meeting at 5:30pm as they have done, doesn't work because much of public can't be here that early. She stated the other thing discussed with Supervisor Glover is how the room is full for the county's meeting, and when the MAC begins many leave; so if it was done the first hour of the MAC meeting they might be more inclined to stay for the MAC meeting.

Chairman Stevenson stated it also has to do with the amount of business on that night's agenda. He suggested we leave things as they are and address the issue again if it comes up.

d. Discuss Spring Clean-up dates – Councilwoman Garcia

Councilwoman Garcia stated she spoke with someone at Pittsburg Disposal who told her spring clean-up meant picking up extra garbage with the curbside garbage pickup, that she had never heard of them donating the dumpsters to be delivered and dumped; but now she has met Mr. Nejedly and will be contacting him personally about setting up a date.

Councilwoman Mason stated unless things have changed the number of dumpsters is not negotiable as it is in the franchise agreement we have with them, so we just need to find out what the franchise agreement says with Pittsburg Disposal and Allied Waste about what they provide.

Mr. Diokno stated he could probably get a copy of the franchise agreement/contract by next month.

9. Committee Reports/Member Reports. The MAC received the following reports:

● **Code Enforcement, update on MAC priorities – Stevenson and Tremaine**

Councilman Tremaine stated they hadn't had a meeting, but he has continued patrolling certain areas twice a week. He stated four days ago he was feeling pretty good about the dumping, only a little bit along Pullman, but today he went by Driftwood and the dumping is bad.

Councilwoman Garcia asked about a vacant house by her that has people going in and out of it and what she could do.

Ms. Toms stated the Sheriff's Dept. doesn't have the authority to chase somebody away unless the property owner has signed Authority for them to do that. She stated they have been encouraging bank owned properties to do that; it has to be posted as 'No Trespassing', and a copy of the Authority given to the Sheriff's Dept.

Councilman Tremaine stated Jacob Conway of Environmental Health could be contacted and has the ability to do something, as that is what he is tasked, that is part of what they do in Code Enforcement.

● **Community Wellness Program - Mason**

Councilwoman Mason there was nothing with Community Wellness, but that she had gone to the Water meeting last month as well as the meeting last week where Supervisor Glover spoke for our district.

● **CAP - Kopitar**

Councilwoman Kopitar stated the CAP meeting was held at Henkel, and their top priority is safety. She stated they are planning on creating new items to market, like the sheets you put in

your washer with soap, and softener on it; that they make other things besides adhesives.

- **Spring Derby - Garcia**

Councilwoman Garcia it is scheduled but they are waiting to hear back about the permits they applied for. She stated hopefully they will know for sure by next month.

Chairwoman Stevenson asked if Councilwoman Garcia had considered involving any of the MAC members with the parade; and if this was a committee handling the parade or if it was only her taking on this good sized task.

Councilwoman Garcia stated she hasn't considered much yet, they have only been sending out letters to the CHP, the Fire Dept., and waiting to hear back from them. She stated it was a Garden Club committee working on the parade and festivities, and it is a big task.

- **Community Yard Sale - Magleby**

Councilwoman Magleby stated the Bay Point Community Yard Sale will be on May 8th here at Ambrose parking lot area, from 8am – 12pm, and it will be like a flea market. She stated you buy a space for \$20 plus a deposit, you come May 8th and sell whatever you bring, and a big dumpster will be available for anything left over, and Goodwill with a dumpster too for items they can use. She stated instead of using your own small yard, come use this large yard with hundreds of people to buy your stuff; this is a first event of its kind here and is being sponsored by Ambrose Recreation & Park District and the Bay Point Chamber of Commerce.

10. Correspondence.

Councilwoman Kopitar reported on the following correspondence:

- Letter from Water Company about rates.

Correspondence was made available for viewing.

Councilwoman Zumwalt shared that she had heard from Pastor Fred Franks, former Pastor of Calvary Temple, who said he was doing very well, he is in Atlanta with his wife, doing some ministry work in other states and other countries off & on, and also asked to give his best regards to the Council.

Councilwoman Garcia stated that along with Mr. Diokno's report about the importance of the Census, she wanted to announce a big event here at the Ambrose Center on March 27th. She stated they really want to reach out to the community, help them learn about the census, and there will be food and fun also. Councilwoman Garcia stated that whole week is filled with special dates, like March 21st is church day, going to all the churches; and when she has a flyer and more information she will email everyone.

Councilwoman Garcia stated she also wanted to share how word of mouth works well in our community, as over the weekend past there was a special mobile Mexican consulate here at the Ambrose Center and helped 400 people get their documentation; and she hadn't seen that many people here in 6 – 7 years. She stated she was very happy that the computer connections had worked out and Ambrose had allowed this event at the Center which helped out many from our community; and it was all done without flyers, just going through the consulate and word of mouth.

11. Future Agenda Items.

- a. Unity in Community Event
- b. Gang Task Force presentation
- c.

12. Adjourned in honor of Mr. Joe Massey, to meeting scheduled for Tuesday, April 6, 2010, 7:00pm, at Ambrose Community Center Board Room.

This meeting record is provided pursuant to Better Government Ordinance 95-6, Article 25-2205(d) of the Contra Costa County Ordinance Code.