



City of Santa Clara

Joint Meeting Agenda of the City Council and Authorities Concurrent & Santa Clara Stadium Authority Board



Tuesday, November 12, 2024

5:30 PM

Hybrid Meeting
City Hall Council Chambers/Virtual
1500 Warburton Avenue
Santa Clara, CA 95050

The City of Santa Clara is conducting City Council meetings in a hybrid manner (in-person and continues to have methods for the public to participate remotely).

- Via Zoom:
 - o <https://santaclaraca.zoom.us/j/99706759306>
 - o Meeting ID: 997-0675-9306
 - o Phone 1(669) 900-6833

How to Submit Written Public Comment Before City Council Meeting:

1. Use the eComment tab located on the City Council Agenda page (<https://santaclarala.legistar.com/Calendar.aspx>). eComments are directly sent to the iLegislate application used by City Council and staff, and become part of the public record. eComment closes 15 minutes before the start of a meeting.
2. By email to clerk@santaclaraca.gov by 12 p.m. the day of the meeting. Those emails will be forwarded to the Council and will be uploaded to the City Council Agenda as supplemental meeting material. Emails received after the 12 p.m. cutoff time up through the end of the meeting will form part of the meeting record. Please identify the Agenda Item Number in the subject line of your email.
NOTE: Please note eComments and Emails received as public comment **will not** be read aloud during the meeting.

Agendas, Staff Reports and some associated documents for City Council items may be viewed on the Internet at <https://santaclarala.legistar.com/Calendar.aspx>

All public records relating to an open session item on this agenda, which are not exempt from disclosure pursuant to the California Public Records Act, that are distributed to a majority of the legislative body will be available for public inspection at the Office of the City Clerk at Santa Clara City Hall, 1500 Warburton Avenue, Santa Clara, CA 95050 at the same time that the public records are distributed or made available to the legislative body. Any draft contracts, ordinances and resolutions posted on the Internet site or distributed in advance of the Council meeting may not be the final documents approved by the City Council. For the final document, you may contact the Office of the City Clerk at (408) 615-2220 or Clerk@santaclaraca.gov.

5:30 PM CLOSED SESSION

Call to Order in the Council Chambers

Confirmation of Quorum

- 1.A 24-954** [Conference with Labor Negotiators \(CC\)](#)
[Pursuant to Gov. Code § 54957.6](#)

[City representatives: Jovan D. Grogan, Nadine Nader, Aracely Azevedo, Marco Mercado, Charles Sakai, Glen R. Googins](#)

[Employee Organization\(s\):](#)
[Unit # 6 - AFSCME Local 101 \(American Federal of State, County and Municipal Employees\)](#)
[Unit # 9 - Miscellaneous Unclassified Management Employees](#)

- 1.B 24-1107** [Public Employee Performance Evaluation \(CC\)](#)
[Pursuant to Government Code § 54957\(b\)\(1\)](#)
[Title: City Attorney](#)

Public Comment

The public may provide comments regarding the Closed Session item(s) just prior to the Council beginning the Closed Session. Closed Sessions are not open to the public.

Convene to Closed Session (Council Conference Room)

7:00 PM JOINT CITY COUNCIL/STADIUM AUTHORITY BOARD MEETING

Call to Order in Council Chambers

Pledge of Allegiance and Statement of Values

Roll Call

REPORTS OF ACTION TAKEN IN CLOSED SESSION MATTERS

CONTINUANCES/EXCEPTIONS/RECONSIDERATIONS

SPECIAL ORDER OF BUSINESS

- 2.A 24-1099** [Recognition of Srivalli Adarapu for a Community Appreciation Project for JW House and City Departments and Anushka Jain for a Publication of a Book](#)

2.B 24-567 [Proclamation of November 2024 as Sikh Awareness and Acceptance Month](#)

2.C 24-1126 [Action on Resolution by the City of Santa Clara City Council Expressing Gratitude and Appreciation for the Hard Work and Professionalism of City Staff](#)

Recommendation: Adopt a Resolution in the form presented expressing gratitude and appreciation for the hard work and professionalism of City staff

CONSENT CALENDAR

[Items listed on the CONSENT CALENDAR are considered routine and will be adopted by one motion. There will be no separate discussion of the items on the CONSENT CALENDAR unless discussion is requested by a member of the Council, staff, or public. If so requested, that item will be removed from the CONSENT CALENDAR and considered under CONSENT ITEMS PULLED FOR DISCUSSION.]

3.A 24-580 [Action on the July 16, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting Minutes, August 20, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting Minutes, August 27, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting Minutes, September 3, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting Minutes, Special September 4, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting Minutes, and October 8, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting Minutes.](#)

Recommendation: Approve the meeting minutes of:
July 16, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting,
August 20, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting,
August 27, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting,
September 3, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting,
Special September 4, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting,
October 8, 2024 Joint Council and Authorities Concurrent & Stadium Authority Meeting

3.B **24-20** [Board, Commissions and Committee Minutes](#)

Recommendation: Note and file the Minutes of:
Planning Commission - October 9, 2024
Parks & Recreation Commission - September 16,
2024
Senior Advisory Commission - June 24, 2024
Senior Advisory Commission - September 23, 2024
Cultural Commission - August 5, 2024
Youth Commission - May 14, 2024
Youth Commission - September 10, 2024

3.C 24-55 [Action on an Agreement for Services with DLT Solutions, LLC, for the Acquisition and Implementation of a Drawing Management System to be Funded by Silicon Valley Power](#)

- Recommendation:**
1. Authorize the City Manager or designee to execute a service agreement and license agreement with DLT Solutions, LLC for a Drawing Management System including all software, implementation, configuration, training, support, maintenance, and related professional services for a term commencing on or about November 15, 2024, and ending on or about February 28, 2028, with a maximum compensation not to exceed \$400,000 to be funded by the SVP Operating or Capital Fund, subject to the appropriation of funds and the review and approval as to form by the City Attorney; and
 2. Authorize the City Manager to City Manager to take any actions as necessary to implement and administer the agreements and to negotiate and execute amendments to (a) add or delete services consistent with the scope of the agreements; (b) adjust future rates to account for changes in software license subscription, annual support services, and other services required; (c) exercise renewals for software subscriptions and support services for up to an additional six years (for a total term of up to nine years); and (d) increase the maximum compensation by up to an additional \$400,000 for maximum compensation not to exceed \$800,000 over a nine-year term, subject to the appropriation of funds and the review and approval as to form by the City Attorney.

3.D 24-652 [Action on an Agreement with Hello Housing for Administration Services for the Below Market Price Purchase Program](#)

Recommendation:

1. Authorize the City Manager or designee to execute an agreement with Hello Housing (Agreement) for administration services for the Below-Market Purchase Program for an initial term starting on or around December 1, 2024 and ending on June 30, 2027 for a total maximum compensation of \$530,000 subject to the appropriation of funds and approval as to form by the City Attorney; and
2. Authorize the City Manager or designee to take any actions as necessary to implement and administer the Agreement and to negotiate and execute amendments to the Agreement to (a) add or delete services consistent with the Agreement's scope of services; (b) adjust future rates in accordance with the Agreement; (c) extend the term of the Agreement through June 30, 2034; and (d) increase the maximum compensation by \$1,609,610 for a new not-to-exceed maximum compensation amount of \$2,139,610 for the full term of the agreement, subject to the appropriation of funds and approval as to form by the City Attorney.

3.E 24-796 [Action to Authorize the City Manager to Execute Agreements with Tasman East Station Holdco, LLC for the Construction of Park Improvements and the Maintenance of the Parks located at 5123 Calle de Sol within the Tasman East Specific Plan Area at the Developer's Sole Cost](#)

Recommendation: Authorize the City Manager to execute the Parkland Agreement and the Park Maintenance Agreement with Tasman East Station Holdco, LLC on substantially the terms and in the forms presented, with such minor, non-substantive changes and amendments that may be necessary to implement the project, in final forms approved by the City Attorney.

3.F 24-1056 [Action on Authorizing the City Manager to Negotiate and Execute Agreement\(s\) with Vendor\(s\) for the Purchase of Control Enclosures with Protection and Control Panels and Neutral Grounding Resistors to be Funded by the Electric Utility Capital Fund](#)

- Recommendation:**
1. Subject to compliance with Chapter 2.105 of the City Code, review and approval as to form by the City Attorney, and appropriation of funds, authorize the City Manager or designee to negotiate and execute agreement(s) or purchase order(s) with vendors for Control Enclosures with Protection and Control Panels and Neutral Grounding Resistors listed below for a maximum compensation amount of \$14,950,000; and
 2. Authorize the City Manager or designee to (a) take any actions as necessary to implement and administer the agreement(s) and/or purchase order(s), and (b) negotiate and execute amendments to the agreement(s) for (i) design changes, (ii) any unanticipated issues, (iii) extensions of the term, or (iv) the purchase of additional Control Enclosures with Protection and Control Panels and Neutral Grounding Resistors, subject to the above maximum compensation limit and review and approval as to form by the City Attorney.

3.G 24-1604 [Action on an Agreement with Real Environmental Products, LLC for Landfill Gas Collection System and Cover Maintenance and Repair Services](#)

- Recommendation:**
1. Determine that the proposed actions are exempt from CEQA pursuant to Section 15301 (Existing Facilities) of Title 14 of California Code of Regulations; and
 2. Authorize the City Manager to execute an agreement with Real Environmental Products, LLC for landfill gas collection system and cover maintenance and repair services for a total not-to-exceed amount of \$1,200,000 over a three-year term, subject to annual appropriations of funds and approval as to form by the City Attorney.

3.H 24-915 [Action on the Historic Preservation Agreement \(Mills Act Contract\) \(PLN24-00264\) for 1756 Fremont Street](#)

- Recommendation:**
1. Determine that the project is categorically exempt from CEQA pursuant to CEQA Guidelines Section 15331(Class 31 - Historical Resource Restoration / Rehabilitation); and
 2. Authorize the City Manager to execute a Mills Act Contract in a final form approved by the City Attorney and adopt the 10-Year Restoration and Maintenance Plan associated with the property at 1756 Fremont Street.

3.I 24-990 [Informational Report on 2024 Q3 Legislative Updates](#)

- Recommendation:** Note and file the informational report on 2024 Q3 legislative updates.

3.J 24-1073 [Action to Approve Revisions to the Existing Resource Analyst II \(Job Code 696\) and Senior Resource Analyst \(Job Code 771\) Class Specifications](#)

- Recommendation:** Approve revisions to the existing Resource Analyst II (Job Code 696) and Senior Resource Analyst (Job Code 771) class specifications

3.K 24-1096 [Action on the Schematic Design for the New Public Mini Park at 4590 Patrick Henry Drive](#)

Recommendation: Approve the Revised Schematic Design for the New Public Mini Park at 4590 Patrick Henry Drive

3.L 24-1090 [Action to Waive Second Reading and Adopt Ordinance No. 2073 Amending Section 3.25.030 of the Santa Clara City Code to Reflect a 1% Increase in the Transient Occupancy Tax Rate.](#)

Recommendation: Waive second reading and adopt Ordinance No. 2073 amending section 3.25.030 of the Santa Clara City Code to reflect the increase in the Transient Occupancy Tax rate.

SANTA CLARA STADIUM AUTHORITY BOARD CONSENT CALENDAR

4.A 24-686 [Informational Report on Stadium Authority and Stadium Manager Meetings for the Period of April 1 to June 30, 2024](#)

Recommendation: Note and file the quarterly report on Stadium Authority and Stadium Manager staff meetings and corresponding summaries for the period of April 1 to June 30, 2024.

4.B 24-835 [Adopt the Stadium Authority's Resolution Amending the Conflict of Interest Code for Designated Positions as Required by the Political Reform Act and Regulations of the Fair Political Practices Commission](#)

Recommendation: Adopt the Resolution amending the Stadium Authority Conflict of Interest Code required by the Political Reform Act and Regulations of the Fair Political Practices Commission.

PUBLIC PRESENTATIONS

[This item is reserved for persons to address the Council or authorities on any matter not on the agenda that is within the subject matter jurisdiction of the City or Authorities. The law does not permit action on, or extended discussion of, any item not on the agenda except under special circumstances. The governing body, or staff, may briefly respond to statements made or questions posed, and appropriate body may request staff to report back at a subsequent meeting. Although not required, please submit to the City Clerk your name and subject matter on the speaker card available in the Council Chambers.]

CONSENT ITEMS PULLED FOR DISCUSSION

PUBLIC HEARING/GENERAL BUSINESS

5. **24-1040** [Action on a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program and Route Approval for the Silicon Valley Power 115 kilovolt Transmission Line from the Northern Receiving Station to the Kifer Receiving Station \(Continued from October 8, 2024\)](#)

- Recommendation:**
1. Adopt a Resolution adopting the Mitigated Negative Declaration and the Mitigation Monitoring and Reporting Program for the New 115kV Transmission Line Project between the Northern Receiving Station and Kifer Receiving Station; and
 2. Approve Route A, Option 1, for an entirely overhead alignment of the New 115kV Transmission Line, with authorization to Silicon Valley Power staff to make minor alignment adjustments based on final project engineering and design.

6. **24-921** [Public Hearing: Actions on a Rezone from PD - Planned Development to HI - Heavy Industrial and Variance for the Property Located at 2201 Lafayette Street to Allow Reestablishment of Industrial Uses for a Product Engineering Development and Manufacturing Business](#)

- Recommendation:** Alternatives 1 & 4
1. Determine that the Project is categorically exempt under Section 15301 (Class 1 Existing Facilities) of the CEQA Guidelines;
 2. Adopt a resolution approving the Rezone from Planned Development (PD) to Heavy Industrial (HI) for the property located at 2201 Lafayette Street, subject to conditions of approval; and
 3. Adopt a resolution approving the Variance for a reduction in parking spaces, including the required findings.

7. 24-512 [Action on Resolutions Accepting the Benton Street Bikeway Planning Study, Selecting a Preferred Design Concept and, as Appropriate, Taking Related Actions Regarding Parking and Curb Modifications](#)

Recommendation: Alternative 1, 2b, 3a, 4b, and 5.

1. Adopt a resolution accepting the Benton Street Bikeway Planning Study;
- 2b. Approve roadway concept Two Lanes, Buffered Bike Lanes, Parking on Both Sides for the 60-foot-wide section of Benton Street;
- 3a. Approve roadway concept Two Lanes, Buffered Bike Lanes, Center Turn Lane, Parking on Both Sides for the 64-foot-wide section of Benton Street;
- 4b. Approve roadway concept Bicycle Boulevard with Speed Humps/Cushions, Parking on Both Sides for the 38-foot-wide section and waive the requirements of the NTCP related to Daily Traffic Volumes, Roadway Type, Emergency and Transit Routes, and 70% and 100% neighborhood approval requirements for the installation of speed humps/cushions; and
5. Adopt a resolution establishing no parking zones as necessary on Benton Street between Dunford Way and Lincoln Street.

REPORTS OF MEMBERS, SPECIAL COMMITTEES AND COUNCILMEMBER 030 REQUESTS

CITY MANAGER/EXECUTIVE DIRECTOR REPORT

24-1098 [Report from the City Manager on the Request to Provide Information Regarding State of the City](#)

ADJOURNMENT

The next regular scheduled meeting is on Tuesday, November 19, 2024 in the City Hall Council Chambers.

MEETING DISCLOSURES

The time limit within which to commence any lawsuit or legal challenge to any quasi-judicative decision made by the City is governed by Section 1094.6 of the Code of Civil Procedure, unless a shorter limitation period is specified by any other provision. Under Section 1094.6, any lawsuit or legal challenge to any quasi-judicative decision made by the City must be filed no later than the 90th day following the date on which such decision becomes final. Any lawsuit or legal challenge, which is not filed within that 90-day period, will be barred. If a person wishes to challenge the nature of the above section in court, they may be limited to raising only those issues they or someone else raised at the meeting described in this notice, or in written correspondence delivered to the City of Santa Clara, at or prior to the meeting. In addition, judicial challenge may be limited or barred where the interested party has not sought and exhausted all available administrative remedies.

STREAMING SERVICES: As always, the public may view the meetings on SantaClaraCA.gov, Santa Clara City Television (Comcast cable channel 15 or AT&T U-verse channel 99), or the livestream on the City's YouTube channel or Facebook page.

Note: The public cannot participate in the meeting through these livestreaming methods; livestreaming capabilities may be disrupted at times, viewers may always view and participate in meetings in-person and via Zoom as noted on the agenda.

AB23 ANNOUNCEMENT: Members of the Santa Clara Stadium Authority, Sports and Open Space Authority and Housing Authority are entitled to receive \$30 for each attended meeting.

Note: The City Council and its associated Authorities meet as separate agencies but in a concurrent manner. Actions taken should be considered actions of only the identified policy body.

LEGEND: City Council (CC); Stadium Authority (SA); Sports and Open Space Authority (SOSA); Housing Authority (HA); Successor Agency to the City of Santa Clara Redevelopment Agency (SARDA); Bayshore North Project Enhancement Authority (BNPEA); Public Facilities Financing Corporation (PFFC)

Public contact was made by posting the Council agenda on the City's official-notice bulletin board outside City Hall Council Chambers. A complete agenda packet is available on the City's website and in the City Clerk's Office at least 72 hours prior to a Regular Meeting and 24 hours prior to a Special Meeting. A hard copy of any agenda report may be requested by contacting the City Clerk's Office at (408) 615-2220, email clerk@santaclaraca.gov <<mailto:clerk@santaclaraca.gov>> or at the public information desk at any City of Santa Clara public library.

If a member of the public submits a speaker card for any agenda items, their name will appear in the Minutes. If no speaker card is submitted, the Minutes will reflect "Public Speaker."

In accordance with the requirements of Title II of the Americans with Disabilities Act of 1990 ("ADA"), the City of Santa Clara will not discriminate against qualified individuals with disabilities on the basis of disability in its services, programs, or activities, and will ensure that all existing facilities will be made accessible to the maximum extent feasible. The City of Santa Clara will generally, upon request, provide appropriate aids and services leading to effective communication for qualified persons with disabilities including those with speech, hearing, or vision impairments so they can participate equally in the City's programs, services, and activities. The City of Santa Clara will make all reasonable modifications to policies and programs to ensure that people with disabilities have an equal opportunity to enjoy all of its programs, services, and activities.

Agendas and other written materials distributed during a public meeting that are public record will be made available by the City in an appropriate alternative format. Contact the City Clerk's Office at 1 408-615-2220 with your request for an alternative format copy of the agenda or other written materials.

Individuals who require an auxiliary aid or service for effective communication, or any other disability-related modification of policies or procedures, or other accommodation, in order to participate in a program, service, or activity of the City of Santa Clara, should contact the City's ADA Coordinator at 408-615-3000 as soon as possible but no later than 48 hours before the scheduled event.