

**CITY OF RICHMOND**  
**Pt. Molate Community Advisory Committee**

Monday, July 11, 2016 6:30 PM  
Multi-Purpose Room, 440 Civic Center Plaza

**AGENDA**

1. **Call to Order** (1 min.)
2. **Roll Call** (1 min.)
3. **Welcome and Meeting Procedures** (1 min.)

*Individuals who would like to address the committee on matters not listed on the agenda may do so under Open Forum. Please file a speaker's card with the note taker prior to the commencement of Open Forum. Individuals who want to comment on an individual item, please file a speaker's card before the item is called. The standard amount of time for each speaker will be three minutes.*

*At 8:30 PM, any items remaining on the agenda that require immediate attention may be taken out of turn, as necessary. All other items will be continued to another or the following committee meeting in order to make fair and attentive decisions. This meeting adjourns at 9:00 PM. The meeting may be extended by a majority vote of the committee.*

4. **Agenda Review and Adoption** (2 min.)  
*The order in which items will be heard may be adjusted at this time. In addition, items may be removed from or placed on the Consent Calendar at this time.*

5. **Announcements through the Chair** (2 min.)
  - a. Committee Member Bagley

6. **Open Forum** (3 minutes per person limit)

7. **Presentations, Discussion & Action Items** (80 min.)

- a. Discussion: Weekly and monthly remediation progress report out with Terraphase (10 min.), Q&A (5 min.) Bill Carson, Principal, Terraphase
  1. Monthly Report – May 2016
  2. RWQCB Polar Compounds Technical Guidance (Doc. Link: <https://drive.google.com/file/d/0B9WXrZeb-72M0dMdy1ENE8zY3c/view?usp=sharing> )
  3. Wetland Mitigation Project Update
  4. Water Board SCP Cost Recovery Annual Estimate
- b. Update: Short term leasing program. Scope of review and report out pending (5 min.), Q&A (5 min.) – Joan Garrett
- c. Discussion: Upstream Project Proposals – prior non-gaming and current (20 min.), Q&A (10 min.)
- d. Discussion: Prior alternate use studies and visioning (KLMR, Chevron, Parks Plus, Sedway Hospitality...) (15 min.), Q&A (10 min.) – Paul Carman, Pam Stello, Bruce Beyeaert (KLMR Doc. Link: <https://drive.google.com/file/d/0B9WXrZeb-72V3MzbTQ3Q0VOUXM/view?usp=sharing> )

8. **Staff Reports** (10 min.)

*Following discussion of each item, the Committee may vote to make recommendations to staff or to the City Council.*

- a. Project Manager's Staff Report (10 min.) – including
  1. Expenditures and balance from the Navy Escrow Fund
  2. Expenditures and balance from the General Fund
  3. Insurance Reporting filings
  4. Lease/Occupation Status for all Pt Molate users
  5. Monthly summary of security incidents
  6. Monthly summary of authorized entries
  7. Caretaker Summary
  8. Beach Park
  9. IR Site 3 Remediation and Abatement Project
  10. Other –

**Members:**

**Bruce Beyaert**

**Bruce Brubaker**

**Paul Carman**

**Charles Duncan**  
**Chair**

**Joan Garrett**

**Dorothy Gilbert**

**Al Guggemos**

**Jim Hanson**

**Mark Howe**

**Bob McNeil**

**Katrinka Ruk**

**Pam Stello**

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**9. Consent Calendar (2 min.)**

*Items on the consent calendar are considered matters requiring little or no discussion and will be acted upon in one motion*

- a. APPROVE – PMCAC meeting minutes of May 9, 2016
- b. APPROVE – PMCAC special meeting minutes of May 18, 2016
- c. APPROVE – PMCAC meeting minutes of June 13, 2016

**10. PMCAC Report to City Council (5 min.)**

**11. Future Agenda Items (5 min.)**

- a. Regional Measure 3 (RM3) – Antwon Cloird
- b. Public Outreach
- c. Bike Skills Park
- d. Bay Trail/Pt San Pablo Peninsula

**12. City Council Liaison Reports (12 min.)**

- a. Report by Councilmember McLaughlin regarding recent issues in Richmond relevant to the Advisory Committee. (10 min.)
  1. City Council Resolution No. 51-16
- b. PMCAC appointment status – TBD (2 min.)

**13. Chair and Sub-Committee Reports (15 min.)**

*Following discussion of each item, the Committee may vote to make recommendations to staff or to the City Council.*

- a. Clean-Up and Restoration (3 min.)
- b. Parks and Open Space (3 min.)
- c. Legal (3 min.)
- d. Finance (3 min.)
- e. ULI Ad Hoc Committee
- f. Chair (2 min.)
  1. Identification of pending schedule conflicts
    - a. No August 8, 2016 PMCAC Meeting – In Recess

**14. Adjournment of PMCAC regular meeting**

**15. Assemblage of PMCAC Standing Sub-Committees**

**Scheduled Meetings**

**Committee Meeting** - Monday, September 12, 2016, 6:30 pm. This meeting is held in a building that is accessible to people with disabilities. Persons with disabilities, who require auxiliary aids of services using city facilities, services or programs or would like information of the city's compliance with the American Disabilities Act (ADA) of 1990, contact: Rochelle Monk, City of Richmond (510) 620-6511 (voice).

Pt. Molate Community Advisory Committee Staff Liaison Contact: Craig K. Murray (510) 307-8140, [craig\\_murray@ci.richmond.ca.us](mailto:craig_murray@ci.richmond.ca.us).

Agenda and minute information on the PMCAC can be found on the

City Clerk's web location: <http://ca-richmond2.civicplus.com/index.aspx?NID=2442>

Additional correspondence can be directed to [PtMolateCAC@gmail.com](mailto:PtMolateCAC@gmail.com)

PMCAC Repository Information is available at: <https://docs.google.com/open?id=0B9WXrZeb-72MzVkZWQ1ZDQ0tNWlWNC00ZjE4LTgxYjctOTQyMDk4Y2FjNDYw>