

15 MAY 14 PM 2:45

CITY OF OAKLAND



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Office of the City Attorney
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**THE OAKLAND CITY COUNCIL WILL
HOLD A SPECIAL CLOSED SESSION ON
TUESDAY, MAY 19, 2015 FROM 1:30 P.M. to 5:00 P.M.
OR AS SOON THEREAFTER AS THE DISCUSSION CONCLUDES
IN HEARING ROOM 4**

**The City Council will Convene in Open Session Prior
To Adjourning to Closed Session and will
Report Out Any Final Decisions in City Council Chambers
During the City Council's Open Session Meeting Agenda**

1. Pursuant to California Government Code Section 54956.9(a) & 54956.9(d)(1):

CONFERENCE WITH CITY ATTORNEY – PENDING LITIGATION

a) Delphine Allen v. City of Oakland

United States District Court Case No. C00-4599 TEH

b) Hills Conservation Network v. Federal Emergency Management Agency, et al.

United States District Court Case No. C15-01057 LB

c) Jacob Crawford and David Morse v. City of Oakland

United States District Court Case No. C14-3003- VC

d) Ronald Ross v. City of Oakland

United States District Court Case No. C14-0800 MEJ

2. Pursuant to California Government Code Section 54956.9(e)(3):

CONFERENCE WITH CITY ATTORNEY – ANTICIPATED LITIGATION

One (1) item of anticipated litigation.

3. Pursuant to California Government Code Section 54956.8:

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

**a) Property: 12th Street Remainder, portion of the block bounded by
E12th Street, 2nd Avenue, and Lake Merritt Boulevard**

City Negotiators: John Flores, Patrick Lane, Hui-Chang Li, Dan Rossi,
Dianne Millner

Negotiating Parties: UrbanCore Development, LLC

Under Negotiation: Price and terms for disposition of property


- b) Property:** **2100 Telegraph Avenue**
- Agency Negotiators:** Patrick Lane, Jens Hillmer, Krishna Pettitt
- Negotiating Parties:** TB2 Development Team (a Partnership between Phelps Development Corporation and Strategic Urban Development Alliance, LLC): Alan E. Dones
- Under Negotiation:** Price and terms of payment and disposition of property (Exclusive Negotiating Agreement)
- c) Property:** **Coliseum City properties (various City and/or County owned properties bounded by San Leandro Street, 66th Avenue, I-880, and Hegenberger Road)**
- City Negotiators:** John Flores, Claudia Cappio, Henry Gardner, Mark Sawicki, Pat Cashman, Larry Gallegos, Barbara Parker, Daniel Rossi
- Negotiating Parties:** New City Development LLC, County of Alameda, Oakland Raiders, Oakland Athletics
- Under Negotiation:** Price and terms for disposition of property
- d) Property:** **1911 Telegraph Avenue**
- City Negotiators:** Patrick Lane, Mark Sawicki, Krishna Pettitt
- Negotiating Parties:** Brad Wiblin, BRIDGE Housing/Robert Green Company
Richard Kaufman, City Core Development Inc.
Oscar Vasquez, Encore Housing Opportunity Fund
Alan V. Chamorro, Lowe Enterprises
Don Peterson, Mill Creek
Morgan Dene Oliver, Oliver McMillan
Robert Emami, ROEM Development
Andrew Hudacek, Sares/Regis
- Under Negotiation:** Price and terms for disposition of property (Exclusive Negotiation Agreement)
- e) Property:** **Caltrans surplus property in West Oakland adjacent to Target store, bounded by Beach Street, 32nd Street, Ettie Street and Mandela Parkway**
- City Negotiators:** Mark Sawicki, Patrick Lane, Hui-Chang Li, Rafael Mandelman
- Negotiating Parties:** Caltrans,
Mr. Alam Khan and Mr. Felix Wong, Allegro Ballroom
Mr. Roland Spongberg, El Pollo Loco & Krispy Kreme
Ms. Jacky Li, Granite Expo
Ms. Mina Nathu, Ram Hotel
- Under Negotiation:** Price and terms for disposition of property

4. Pursuant to California Government Code Section 54957.6:

CONFERENCE WITH LABOR NEGOTIATORS

- a) **Agency Designated Representative:** John Flores, Renee Mayne
Employee Organization: Oakland Police Officers Association (OPOA)
Under Negotiation: Terms and conditions of employment
- b) **Agency Designated Representative:** John Flores, Renee Mayne
Employee Organization: Oakland Police Management Association (OPMA)
Under Negotiation: Terms and conditions of employment
- c) **Agency Designated Representative:** John Flores, Renee Mayne
Employee Organization: Services Employees International Union (SEIU), Local 1021
Under Negotiation: Terms and conditions of employment
- d) **Agency Designated Representative:** John Flores, Renee Mayne
Employee Organization: International Federation Professional and Technical Engineers, (IFPTE) Local 21
Under Negotiation: Terms and conditions of employment
- e) **Agency Designated Representative:** John Flores, Renee Mayne
Employee Organization: Confidential Management Employees Association (CMEA)
Under Negotiation: Terms and conditions of employment
- f) **Agency Designated Representative:** John Flores, Renee Mayne
Employee Organization: International Brotherhood of Electrical Workers (IBEW) Local 1245
Under Negotiation: Terms and conditions of employment

Respectfully submitted,


BARBARA J. PARKER
City Attorney

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Claims And Contemporaneous Writings Of Threatened Litigation Required For Items Appearing Under Government Code Sections 54956.9(e)(3) Or 54956.9(e)(5) May Be Viewed In Office Of The City Attorney, 1 Frank H. Ogawa Plaza, 6th Floor, Oakland California, During Regular Business Hours Monday Through Friday From 8:30 a.m. to 5:00 p.m.