



MINUTES

CITY OF UNION CITY / SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY REGULAR MEETING

GARY SINGH, Mayor
SCOTT SAKAKIHARA, Vice Mayor (District 4)
LANCE NISHIHARA, Councilmember (District 1)
JAMIE PATIÑO, Councilmember (District 2)
JEFF WANG, Councilmember (District 3)

Tuesday, May 13, 2025 | 7:00 PM

City Hall - Tom Kitayama City Council Chambers
34009 Alvarado-Niles Road, Union City, CA 94587

1. CALL TO ORDER

1.1. Pledge of Allegiance

Mayor Singh called the meeting to order at 7:05 PM.

1.2. Roll Call

Attendee Name	Present
Councilmember Nishihira	Yes
Councilmember Patiño	Yes
Councilmember Wang	Yes
Vice Mayor Sakakihara	Yes
Mayor Singh	Yes

Mayor Singh reported out of Closed Session that was conducted prior to the regular meeting. he reported on *Item 4.1. - Public Employee Appointment Pursuant to Government Code § 54957 - Title: Community & Recreation Services Director*, the Council voted unanimously, 5-0, to appoint Laura Buzo as the next Union City Community and Recreation Services Director.

2. UNFINISHED BUSINESS

There were none.

3. PROCLAMATIONS AND PRESENTATIONS

3.1. Proclamation Recognizing May 2025 as Asian American, Native Hawaiian, and Pacific Islander Heritage Month

Mayor Singh read the proclamation aloud and presented it to Rosalinda Canlas who provided brief remarks afterward.

3.2. Proclamation Recognizing May 11–17, 2025, as National Police Week

Mayor Singh read the proclamation aloud and presented it to Police Chief Rinetti and UCPD officers. He briefly made remarks afterward.

3.3. Proclamation Recognizing May 18–24, 2025, as National Public Works Week "People, Purpose, Presence"

Mayor Singh read the proclamation aloud and presented it to Public Works Director Ayupan and her staff. Public Works Grounds Supervisor Banuelos then made brief remarks afterward.

3.4. Presentation Recognizing New Haven School Foundation’s 2025 Earth Day Poster Contest Winners

2025 NHSF Poster Contest Chairs Michael Ritchie and Shruti Kumar presented the winners of this year’s Earth Day Poster Contest. The Council then proceeded to take photos with the winners.

4. ORAL COMMUNICATIONS

Mayor Singh opened Oral Communications. Wendy Huang spoke during Oral Communications. There being no further speakers, Mayor Singh Closed Oral Communications.

5. CONSENT CALENDAR

Motion: Approve the Consent Calendar.
RESULT: Pass
MOVER: Councilmember Wang
SECONDER: Councilmember Nishihira
AYES: Councilmembers Nishihira, Patiño, Wang, Vice Mayor Sakakihara, and Mayor Singh
NOES: None
ABSENT: None

5.1. Approve the April 22, 2025 City Council Regular Meeting Action Minutes

A motion was made to approve the minutes.

5.2. Approve the April 29, 2025 City Council Special Study Session Action Minutes

A motion was made to approve the minutes.

5.3. Approve the May 6, 2025 City Council Special Study Meeting Action Minutes

A motion was made to approve the minutes.

- 5.4. **Adopt a Resolution Authorizing the Reallocation of the City's Cash Investment Portfolio**
A motion was made to adopt the resolution.
Enactment No.: Resolution No. 2025-056
- 5.5. **Adopt a Resolution Approving an Extension of the Exclusive Negotiating Agreement with City Ventures Homebuilding LLC, for the Sale and Development of a Portion of the Gateway Property**
A motion was made to adopt the resolution.
Enactment No.: Resolution No. 2025-057
- 5.6. **Adopt a Resolution Authorizing the City Manager to Enter into an Agreement with Golden State Fire Apparatus for the Purchase of One (1) Pierce Manufacturing, Inc. Enforcer 1500 GPM Type 1 Engine in the Amount of \$1,214,277.65**
A motion was made to adopt the resolution.
Enactment No.: Resolution No. 2025-058
- 5.7. **Adopt a Resolution Approving the Purchase of Door Access Equipment, Software, and Professional Services for the City Hall Building Through Portola, for a Not-to-Exceed Contract Amount of \$175,166.93, and Authorizing the City Manager to Execute the Agreement**
A motion was made to adopt the resolution.
Enactment No.: Resolution No. 2025-059
- 5.8. **Adopt a Resolution Declaring Its Intention to Renew the Union Landing Property and Business Improvement District and to Levy and Collect Assessments Within Such District Pursuant to the Property and Business Improvement District Law of 1994, Part 7 of Division 18 of the California Streets and Highways Code, Calling an Assessment Ballot Proceeding, and Establishing a Time and Place for a Public Hearing**
A motion was made to adopt the resolution.
Enactment No.: Resolution No. 2025-060
- 5.9. **Adopt a Resolution Accepting a Grant from the U.S. Department of Energy's (DOE) Energy Efficiency and Conservation Block Grant (EECBG) Program, in the Amount of \$128,020, Increasing the Revenue Projections in the Fleet Replacement Fund by \$128,020, and Appropriating \$128,020 to the Fleet Replacement Fund for Purchase of Three Hybrid Vehicles**
A motion was made to adopt the resolution.
Enactment No.: Resolution No. 2025-061
- 5.10. **Adopt a Resolution Accepting a Donation from the Fremont Bank Foundation, in the Amount of \$35,000, Increasing the Revenue Projections in the Park In-Lieu Fund by \$35,000, and Appropriating the \$35,000 to the Park In-Lieu Fund for the Heritage Oak Park Playground Replacement Project, City Project No. 24-28**

A motion was made to adopt the resolution.

Enactment No.: Resolution No. 2025-062

- 5.11. **Adopt a Resolution Authorizing the City Manager to Execute a Consulting Services Agreement with MNS Engineers, Inc., in the Amount of \$624,532, for Construction Management Services for the At-Grade Pedestrian Crossing at BART Project, City Project No. 14-14**

A motion was made to adopt the resolution.

Enactment No.: Resolution No. 2025-063

- 5.12. **Adopt a Resolution Authorizing the City Manager to Execute a Consulting Services Agreement with Gates + Associates, in the Amount of \$299,010, for the Parks and Recreation Master Plan, City Project No. 24-20**

A motion was made to adopt the resolution.

Enactment No.: Resolution No. 2025-064

6. PUBLIC HEARINGS

- 6.1. **Presentation Adhering to AB 2561 Requirements for Reporting on Vacancy Rates and Recruitment and Retention Efforts**

Human Resources Director Castleberry provided staff presentation and responded to questions from council members.

Mayor Singh opened the Public Hearing at 7:45 PM. Police Officers' Association Ian Hobson spoke during the Public Hearing. Seeing no further speakers, Mayor Singh closed Public Comment at 7:49 PM.

Council received the report.

7. CITY MANAGER REPORTS

- 7.1. **Adopt a Resolution Approving the 2025 State and Federal Legislative Platform for the City of Union City and Authorizing the Mayor or City Manager to Sign Position Letters on Behalf of the City**

Deputy City Manager Phan and Townsend Public Affairs' Niccolo De Luca provided their presentation to the Council and responded to questions from council members.

Mayor Singh opened Public Comment. Seeing no speakers, Mayor Singh closed Public Comment.

Motion: Adopt a resolution approving the 2025 State and Federal Legislative Platform for the City of Union City and authorizing the Mayor or City Manager to sign position letters on behalf of the city.
RESULT: **Pass**
MOVER: Councilmember Patiño
SECONDER: Councilmember Wang
AYES: Councilmembers Nishihira, Patiño, Wang, Vice Mayor Sakakihara, and Mayor Singh
NOES: None

ABSENT: None

Enactment No.: Resolution No. 2025-065

7.2. Adopt a Resolution Amending the Policy Governing Expenses for the City Council

City Attorney Kokotaylo provided staff presentation.

Mayor Singh opened Public Comment. Seeing no speakers, Mayor Singh closed Public Comment.

Motion: Adopt a resolution amending the Policy Governing Expenses for the City Council.

RESULT: **Pass**

MOVER: Councilmember Nishihira

SECONDER: Vice Mayor Sakakihara

AYES: Councilmembers Nishihira, Patiño, Wang, Vice Mayor Sakakihara, and Mayor Singh

NOES: None

ABSENT: None

Enactment No.: Resolution No. 2025-066

7.3. Adopt a Resolution Authorizing the City Manager to Enter Into a Consulting Services Agreement, in a Form Approved by the City Attorney, With Ascent Environmental, Inc. in the Not-to-Exceed Amount of \$394,202 for the Preparation of the City's Climate Action Plan Update; and Adopt a Resolution Authorizing the Formation of an Ad Hoc Committee for the Climate Action Plan Update

Senior Planner Patel provided staff presentation. He along with Economic and Community Development Director Campbell responded to questions from council members.

Mayor Singh opened Public Comment. Seeing no speakers, Mayor Singh closed the Public Comment Period.

The City Council provided direction to the staff that the composition of a subcommittee in support of the Climate Action Plan Update will be a Brown Act body and, thereby, staff will return at a future date with an amended resolution for the City Council to consider.

Motion: Adopt a resolution authorizing the City Manager to enter into a Consulting Services Agreement, in a form approved by the City Attorney, with Ascent Environmental, Inc. in the Not-to-Exceed amount of \$394,202 for the preparation of the City's Climate Action Plan Update.

RESULT: **Pass**

MOVER: Vice Mayor Sakakihara

SECONDER: Councilmember Wang

AYES: Councilmembers Nishihira, Patiño, Wang, Vice Mayor Sakakihara, and Mayor Singh

NOES:	None
ABSENT:	None

Enactment No.: Resolution No. 2025-067

8. SUCCESSOR AGENCY TO REDEVELOPMENT AGENCY

There were none.

9. AUTHORITIES AND AGENCIES

There were none.

10. CITY COMMISSION / COMMITTEE REPORTS

There were none.

11. ITEMS REFERRED BY COUNCIL

Councilmember Nishihira reported attending the Joint NHUSD-City Subcommittee Meeting on May 5, 2025, and the Human Relations Committee Meeting on April 23, 2025.

Councilmember Wang attended the League of California Cities City Leaders Summit on April 23 and 24, 2025, the Economic Development Advisory Team Meeting on May 1, 2025, and the Joint NHUSD-City Subcommittee Meeting on May 5, 2025.

Vice Mayor Sakakihara attended the Parks and Recreation Commission Meeting on April 9, 2025, and Ava Community Energy Board of Directors and Financial, Administrative and Procurement Subcommittee meetings on April 16 and May 8, 2025, respectively.

Councilmember Patiño attended the League of California Cities City Leaders Summit from April 23 to April 25, 2025, and participated in the League of California Cities Board of Directors Meeting.

Mayor Singh reported attending the League of California Cities City Leaders Summit, the Economic Development Advisory Team Meeting on May 1, 2025, and the Alameda CTC Programs and Projects Committee Meeting in Oakland on May 5, 2025.

12. GOOD OF THE ORDER

Councilmember Patiño reported attending the Chabot College Scholarship Luncheon on May 2, 2025, where he joined Councilmember Emeritus Pat Gacoscos and former Mayor Dutra-Vernaci, representing Friends of Chabot College. He also attended the National Association of Latino Elected Officials (NALEO) Economic Success Seminar in Los Angeles on May 6-7, 2025, which focused on shaping economic success for Latinas and featured participation from major financial institutions and policy think tanks. On May 8, 2025, he attended the Tri-CED 45th Anniversary Gala at the Masonic Homes, where he had the opportunity to reconnect with community leaders, including Jaime Jaramillo from Centro de Servicios. On May 9, 2025, he met with city staff, residents, and contractors to discuss safety concerns at the intersection of Delores Drive and Union City Boulevard. He also announced his acceptance into the WELL UnTapped Fellowship Program, focused on water policy, and will be traveling to Oregon to celebrate his grandmother's sister's 100th birthday.

Vice Mayor Sakakihara reported attending the 20th Anniversary New Haven Vaisakhi Event, hosted by the NHUSD Punjabi Parent Advisory Group, at James Logan High School on May 3, 2025. The event highlighted the contributions of the Punjabi community in Union

City. He also attended the Tri-CED 45th Anniversary Gala on May 8, 2025, celebrating the organization's longstanding commitment to recycling and community service.

Councilmember Wang reported attending the New Haven Vaisakhi Event hosted by the NHUSD Punjabi Parent Advisory Group on May 3, 2025. He also participated in the Bay Area Asian American Story Awards celebration on May 4, 2025, which honored Asian American leaders and storytellers. He noted that he will be attending the final Youth Commission meeting of the school year on May 15, 2025. He suggested that the City improve online accessibility for Youth Commission applications to encourage greater participation.

Councilmember Nishihira reported attending the New Haven Schools Foundation Fun Run on April 26, 2025, followed by the New Haven Vaisakhi Event hosted by the NHUSD Punjabi Parent Advisory Group on May 3, 2025. On May 6, 2025, he attended the New Haven Schools Foundation Scholarship Luncheon at James Logan High School, where over \$255,000 in scholarships were awarded to graduating seniors. On May 10, 2025, he participated in the Alameda Creek Cleanup event alongside his daughter, joining efforts organized by the Alameda County Clean Water Program & California Trout. He noted that both Supervisor Marquez's office and East Bay Regional Park District partners were in attendance. Earlier today, he attended the New Haven Schools Foundation Grant Presentation, where more than \$126,000 in classroom grants were awarded to district teachers. He also plans to attend the Hillview Crest Elementary School Robotics and STEM Magnet Showcase on May 15, 2025.

Mayor Singh expressed his gratitude to Alameda County Board of Supervisors Elisa Márquez and David Haubert, the Alameda County Transportation Commission staff, Mayor Mike Hannon of Newark, and Mayor Karla Brown of Pleasanton for their support of the Quarry Lakes Parkway Project. He noted that their assistance was instrumental in helping the City successfully navigate through key project milestones. He expressed optimism that the project would continue to advance smoothly to the next phase.

13. CLOSED SESSION

There were none.

14. ADJOURNMENT

Mayor Singh adjourned the meeting at 8:58 PM.

I HEREBY CERTIFY that the foregoing minutes were duly and regularly adopted at a regular meeting of the City Council of the City of Union City on May 27, 2025.

/s/Thai Nam Pham, MMC, CPMC
City Clerk