

June 15, 2023, 7:00 p.m.

Tracy City Hall, 333 Civic Center Plaza, Tracy, CA 95376

CALL TO ORDER – Chairperson Davis called the meeting to order at 7:00 pm

ROLL CALL – Deputy City Clerk. Roll call found Chairperson Davis and Vice Chairperson Bedolla

1. ITEMS FROM THE AUDIENCE – Bob Shwartz, resident of San Jose, spoke about the homeless issues in San Jose and how this will affect Tracy in the future. Mr. Shwartz also shared his experience of outreach services with Tracy Community Connections Center (TCCC) team and what TCCC is doing for the City of Tracy.

Cynthia Paris, shared positive highlights that TCCC has done in the City of Tracy.

Bubba Paris, spoke about all the things that his organization, TCCC have done for the City of Tracy without City funds until the pre-shelter services for the shelter. Mr. Paris also expressed his frustration with the things being said about him and asked for an apology from the City.

Committee comments followed.

Alice English, spoke about the importance of the upcoming council meeting and asked the community to come and listen to the issues being discussed especially the aquatic center.

Mary Dokes, shared a diversion story of a family that TCCC was able to help with past due rent and that the community should come together instead of pointing fingers.

2. REGULAR AGENDA

- 3.A The Tracy Homelessness Advisory Committee receive an informational report regarding the implementation of the City Council Strategic Plan to End and Prevent Homelessness and the most recent Emergency Interim Shelter activities.

Virginia Carney, Homeless Services Manager provided the staff report, presentation and responded to questions.

Bob Shwartz asked how many beds will be available once the phases are completed and the costs of each bed.

Cynthia Camacho, had questions about the overlap in services, number of unhoused individuals in Tracy and about the custom containers.

Alice English, spoke about the overlap in services between the three agencies and questioned the accuracy of the numbers and if citations are being issued to those who refuse services.

Bubba Paris, shared how his data is gathered at TCCC and is working on finding alternative housing options since there are not enough beds at the shelter.

No committee questions or comments.

ACTION: Motion was made by Vicechair Bedolla and seconded by Chairperson Davis receiving the informational report regarding the implementation of the City Council Strategic Plan to End and Prevent Homelessness and the most recent Emergency Interim Shelter activities. Roll call found all in favor; passed and so ordered.

3.B The Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution ratifying, pursuant to Tracy Municipal Code Section 2.20.180(B)(1), various procurement contracts for goods and general services agreements executed by the City Manager to implement Emergency Interim Housing solutions for the unsheltered.

Karin Schnaider, Assistant City Manager provided the staff report and responded to questions.

Cynthia Camacho, spoke about the partnership she has with TCCC and all the hard work TCCC has done for the community.

No committee questions or comments.

ACTION: Motion was made by Vice Chairperson Bedolla and seconded by Chairperson Davis that the Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution ratifying, pursuant to Tracy Municipal Code Section 2.20.180(B)(1), various procurement contracts for goods and general services agreements executed by the City Manager to implement Emergency Interim Housing solutions for the unsheltered. Roll call found all in favor; passed and so ordered.

3.C The Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution approving a two-year general services agreement with Stockton Petroleum Company, Inc., in a not to exceed amount of \$500,000, for on-demand mobile fueling of diesel fuel at 370 W. Arbor Avenue, Tracy, CA 95304.

Virginia Carney, Homeless Services Manager provided the staff report and responded to questions.

Ilene Macintire, Senior Civil Engineer responded to questions.

Alice English asked why PG&E cannot hook up the electrical poles instead of using the generators.

Bob Shwartz, thanked the committee and asked the committee members to schedule some time with him to provide outreach services to the unhoused. Committee questions and comments followed.

Bubba Paris, spoke about the issues that occurred at the warming center and that he did not chose the location.

Committee comments and questions followed.

ACTION: Motion was made by Vice Chairperson Bedolla and seconded by Chairperson Davis that the Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution approving a two-year general services agreement with Stockton Petroleum Company, Inc., in a not to exceed amount of \$500,000, for on-demand mobile fueling of diesel fuel at 370 W. Arbor Avenue, Tracy, CA 95304. Roll call found all in favor; passed and so ordered.

3.D The Tracy Homelessness Advisory Committee (THAC) discuss and provide direction regarding Phase 4 – Custom Containers at the Emergency Homeless Shelter.

Karin Schnaider, Assistant City Manager provided the staff report and responded to questions.

Adriana Castaneda, Director of Mobility and Housing responded to questions.

Ilene Macintire, Senior Civil Engineer responded to questions.

Virginia Carney, Homeless Services Manager responded to questions.

James Jackson, Director of Operations and Utilities responded to questions.

Midori Lichtwardt, Interim City Manager responded to questions.

Bijal Patel, City Attorney responded to questions.

Committee questions and comments followed.

Mary Dokes, shared her frustration with the money and time spent on the current containers and lack of responsibility.

Committee comments continued.

Cynthia Camacho, expressed her concerns with the custom containers being non-congregate and how those individuals will be monitored.

Alice English, shared her concerns of the capabilities that Virginia has in her role and that the answers to the questions asked are always pushed onto future

meetings. Ms. English does not know what option should be chosen, but money needs to stop being wasted.

Bubba Paris, shared his opinion on the options provided to the committee for consideration.

Committee questions and comments followed.

Chairperson Davis asked for a 5-minute break.

Committee questions and comments continued.

Committee and staff discussion followed.

Bijal Patel, City Attorney shared with the committee that no action is required on this informal item since the committee has provided direction to City staff and a staff report will be prepared to present on June 20th under Council items.

- 3.E The Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution by a four-fifths vote (1) approving an amendment to the construction contract with GradeTech, Inc. for Capital Improvement Project (CIP) 71112 Arbor Temporary Emergency Housing Project expanding the scope of work in the amount of \$135,000 in anticipated work for a total not to exceed amount of \$435,000 for the amendment, and (2) dispensing the bidding requirements for the additional scope of work pursuant to California Public Contract Code Section 22050 and Tracy Municipal Code Section 2.20.270(a).

Karin Schnaider, Assistant City Manager recommended to reject the item as the incorrect staff report was attached to the agenda.

No public comment.

No committee questions or comments.

ACTION: Motion was made by Vice Chairperson Bedolla and seconded by Chairperson Davis to reject item 3.E. Roll call found all in favor; passed and so ordered.

- 3.F The Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution ratifying, pursuant to Tracy Municipal Code Section 2.20.180(B)(1), contracts for goods and general services agreements executed by the City Manager to implement Emergency Interim Housing solutions for the unsheltered with Bicsec Security Inc., Jr Wagner Fire Protection Inc. and Temporary Restrooms.

Karin Schnaider, Assistant City Manager provided the staff report and responded to questions.

No public comment.

No committee questions or comments.

ACTION: Motion was made by Vicechair Bedolla and seconded by Chairperson Davis to adopt a resolution ratifying, pursuant to Tracy Municipal Code Section 2.20.180(B)(1), contracts for goods and general services agreements executed by the City Manager to implement Emergency Interim Housing solutions for the unsheltered with Bicsec Security Inc., Jr Wagner Fire Protection Inc. and Temporary Restrooms. Roll call found all in favor; passed and so ordered.

3.G The Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution (1) awarding a construction contract to Arnaudo Construction, Inc., of Tracy, California in the amount of \$1,359,560 for the 384 Arbor Avenue Sewer Lift Station & Holding Tank, CIP 71112, (2) approving a project Not-to-Exceed budget of \$1,699,450 and (3) authorizing the City Manager to approve change orders up to the contingency amount of \$135,956 if needed.

Ilene Macintire, Senior Civil Engineer provided the staff report and responded to questions.

No public comment.

No committee questions or comments.

ACTION: Motion was made by Vice Chairperson Bedolla and seconded by Chairperson Davis to adopt a resolution (1) awarding a construction contract to Arnaudo Construction, Inc., of Tracy, California in the amount of \$1,359,560 for the 384 Arbor Avenue Sewer Lift Station & Holding Tank, CIP 71112, (2) approving a project Not-to-Exceed budget of \$1,699,450 and (3) authorizing the City Manager to approve change orders up to the contingency amount of \$135,956 if needed. Roll call found all in favor; passed and so ordered.

3.H The Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution (1) awarding a construction contract to DV Electric Company, Inc., of San Jose, California (DV) in the amount of \$208,660 for the 370 Arbor Avenue Main Power Supply, CIP 71112, (2) exercising, under Section 14 of the bid documents, City's right to waive, as immaterial bid irregularities, delays by DV in strictly meeting posted deadlines for requisite federal paperwork to document its Small Business Enterprise qualification, (3) approving a project Not-to-Exceed budget of \$260,825 and (4) authorizing the City Manager to approve change orders up to the contingency amount of \$20,866 if needed, pursuant to Tracy Municipal Code Section 2.20.090(b).

Ilene Macintire, Senior Civil Engineer provided the staff report and responded to questions.

No public comment.

No committee questions or comments.

ACTION: Motion was made by Vice Chairperson Bedolla and seconded by Chairperson Davis to adopt a resolution (1) awarding a construction contract to DV Electric Company, Inc., of San Jose, California (DV) in the amount of \$208,660 for the 370 Arbor Avenue Main Power Supply, CIP 71112, (2) exercising, under Section 14 of the bid documents, City's right to waive, as immaterial bid irregularities, delays by DV in strictly meeting posted deadlines for requisite federal paperwork to document its Small Business Enterprise qualification, (3) approving a project Not-to-Exceed budget of \$260,825 and (4) authorizing the City Manager to approve change orders up to the contingency amount of \$20,866 if needed, pursuant to Tracy Municipal Code Section 2.20.090(b). Roll call found all in favor; passed and so ordered.

- 3.1 The Tracy Homelessness Advisory Committee recommend that the City Council adopt a resolution (1) awarding a construction contract to DV Electric Company, Inc., of San Jose, California (DV), in the amount of \$373,745 for the 384 Arbor Avenue Main Power Supply, CIP 71112, (2) exercising, under Section 14 of the bid documents, City's right to waive, as immaterial bid irregularities, delays by DV in strictly meeting posted deadlines for requisite federal paperwork to document its Small Business Enterprise qualification, (3) approving a project Not-to-Exceed budget of \$467,182, and (4) authorizing the City Manager to approve change orders up to the contingency amount of \$37,375, if needed, pursuant to Tracy Municipal Code Section 2.20.090(b).

Ilene Macintire, Senior Civil Engineer provided the staff report and responded to questions.

No public comment.

No committee questions or comments.

ACTION: Motion was made by Vice Chairperson Bedolla and seconded by Chairperson Davis to adopt a resolution (1) awarding a construction contract to DV Electric Company, Inc., of San Jose, California (DV), in the amount of \$373,745 for the 384 Arbor Avenue Main Power Supply, CIP 71112, (2) exercising, under Section 14 of the bid documents, City's right to waive, as immaterial bid irregularities, delays by DV in strictly meeting posted deadlines for requisite federal paperwork to document its Small Business Enterprise qualification, (3) approving a project Not-to-Exceed budget of \$467,182, and (4) authorizing the City Manager to approve change orders up to the contingency amount of \$37,375, if needed, pursuant to Tracy Municipal Code Section 2.20.090(b). Roll call found all in favor; passed and so ordered.

3. STAFF ITEMS – Karin Schnaider Assistant City Manager, shared two staff items: (1) the committee agreed to go dark with the Council calendar in the month of July and there will be no meetings in July and (2) in August will be returning with the calendar for the rest of the year and will poll committee members in September and November to ensure a quorum is available.

Committee comments followed.

5. COMMITTEE ITEMS – None
6. ADJOURNMENT – Time: 10:22 p.m.

ACTION: Motion was made by Vice Chairperson Bedolla and seconded by Chairperson Davis to adjourn. Roll call found all in favor; passed and so ordered.

The agenda was posted at City Hall on June 13, 2023. The above are action minutes.

Chairperson

ATTEST:

Deputy City Clerk