



Emeryville City Hall  
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## CITY OF EMERYVILLE

### ACTION MINUTES

#### City Council

Members:

Mayor Dianne Martinez  
Vice Mayor Scott Donahue  
Council Member John J. Bauters  
Council Member Ally Medina  
Council Member (Vacant)

#### Special Study Session

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Tuesday, July 20, 2021

5:15 PM

Teleconference

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#### 1. CALL TO ORDER

The meeting convened via teleconference at 5:17 p.m. The Mayor read aloud a statement announcing that the meeting was being conducted by teleconference pursuant to the Brown Act waivers provided for under the Governor's Executive Order in response to the COVID-19 State of Emergency.

#### 2. ROLL CALL

**Present:** 4 - Mayor Dianne Martinez  
Vice Mayor Scott Donahue  
Council Member John J. Bauters  
Council Member Ally Medina

#### 3. APPROVAL OF FINAL AGENDA

A motion was made by Vice Mayor Donahue, seconded by Council Member Medina, to approve the Final Agenda. The motion carried by the following vote:

**Ayes:** 4 - Mayor Martinez, Vice Mayor Donahue, Council Member Bauters, and Council Member Medina

#### 4. EX PARTE COMMUNICATIONS

Council Member Bauters reported having had contact with Rich Robbins and Geoff Sears from Wareham Development. Council Member Medina reported those same contacts as well as with John Gooding, and Mayor Martinez reported contact with Messrs. Robbins and Gooding.

#### 5. PUBLIC COMMENT FOR CONSENT AGENDA / ITEMS NOT ON THE AGENDA

There were no comments made.

## 6. STUDY SESSION

- 6.1. [ID-2021-338](#) Study Session - EmeryStation Overland Flexible Community Benefit Proposal. (Charles S. Bryant / Miroo Desai / Valerie F. Bernardo)

**Attachments:** [Staff Report](#)

[Attachment 1 - Emeryville Planning Regulations Table 9-4.204\(e\)](#)

[Attachment 2 - Planning Commission Staff Report with Plans](#)

[Attachment 3 - Wareham Proposal for Community Benefits](#)

[Attachment 4 - Staff's Net Present Value Analysis](#)

Senior Planner Miroo Desai and Valerie Bernardo, Community and Economic Development Coordinator (Affordable Housing), gave the staff presentation and responded to Council Member questions.

### PUBLIC COMMENT:

1. Brian Donahue spoke in opposition to the project.
2. Speaker's spouse yielded their time to allow Mr. Donahue to continue his comments.

## 7. ADJOURNMENT

The meeting adjourned at 6:39 p.m.

**I HEREBY CERTIFY that the foregoing minutes were duly and regularly adopted at a regular meeting of the Emeryville City Council**

/Sheri Hartz/  
Sheri Hartz, City Clerk