



BAY AREA
AIR QUALITY
MANAGEMENT
DISTRICT

BOARD OF DIRECTORS
EXECUTIVE COMMITTEE MEETING

COMMITTEE MEMBERS

TOM BATES – CHAIR
ASH KALRA – SECRETARY
CAROLE GROOM
JENNIFER HOSTERMAN
BRAD WAGENKNECHT

JOHN GIOIA – VICE-CHAIR
SUSAN GARNER
SCOTT HAGGERTY
MARK ROSS

WEDNESDAY
JULY 6, 2011
9:30 AM

4TH FLOOR CONFERENCE ROOM
939 ELLIS STREET
SAN FRANCISCO, CA 94109

AGENDA

1. **CALL TO ORDER – ROLL CALL**
2. **PUBLIC COMMENT PERIOD** *(Public Comment on Non-Agenda Items Pursuant to Government Code § 54954.3) Members of the public are afforded the opportunity to speak on any agenda item. All agendas for regular meetings are posted at Air District headquarters, 939 Ellis Street, San Francisco, CA, at least 72 hours in advance of a regular meeting. At the beginning of the regular meeting agenda, an opportunity is also provided for the public to speak on any subject within the Committee’s subject matter jurisdiction. Speakers will be limited to three (3) minutes each.*
3. **APPROVAL OF MINUTES OF MAY 26, 2011**
4. **MID-YEAR UPDATE ON AIR DISTRICT INITIATIVES**

J. Broadbent/5052

jbroadbent@baaqmd.gov

The Committee will receive a mid-year update on Air District Initiatives.

CLOSED SESSION

5. **CONFERENCE WITH REAL PROPERTY NEGOTIATOR – (Government Code Section § 54956.8)** *Pursuant to Government Code Section 54956.8 to confer with real property negotiators to discuss a potential acquisition and/or lease with option to purchase of real property as follows:*

Negotiating Parties: Bay Area Air Quality Management District
CB Richard Ellis

Air District Negotiators: Jack P. Broadbent, Executive Officer/APCO
Darin R. Bosch, CBRE Senior Vice President

For 1945 Broadway St, Oakland, CA:	John Guillory, Northridge Partners (Agent)
For 1221 Broadway St, Oakland, CA:	Craig Zodikoff, CresaPartners (Agent)
For 1100 Broadway St, Oakland, CA:	Ken Meyersieck, Colliers (Agent)

For 875 Stevenson St, San Francisco, CA: Jim Collins, Shorenstein Realty Services, LP (Agent)
For 390 Main St, San Francisco, CA: John Jenson, Grubb & Ellis (Agent)

Potential Address; Owned by the Corresponding Parties as listed:

1945 Broadway St, Oakland CA: Sears Development Company, to be developed with Phelps Development and SUDA (Owner)
1221 Broadway St, Oakland CA: The Clorox Company (Owner)
1100 Broadway St, Oakland CA: SKS Investments, LLC (Owner)
875 Stevenson St, San Francisco CA: Shorenstein Realty Services, LP (Owner)
390 Main St, San Francisco, CA: Angelo, Gordon & Co., L.P. Amerimar Enterprises, Inc. and Barnes RHPO Partners, LLC (Joint Venture)

6. CONFERENCE WITH DISTRICT'S LABOR NEGOTIATORS - (Government Code § 54957.6(a))

Agency Negotiators: Jack P. Broadbent, Executive Officer/APCO

Un-Represented Employees: Management

OPEN SESSION

7. COMMITTEE MEMBER COMMENTS/OTHER BUSINESS

Any member of the Committee, or its staff, on his or her own initiative or in response to questions posed by the public, may ask a question for clarification, make a brief announcement or report on his or her own activities, provide a reference to staff regarding factual information, request staff to report back at a subsequent meeting concerning any matter or take action to direct staff to place a matter of business on a future agenda. (Gov't Code § 54954.2).

8. TIME AND PLACE OF NEXT MEETING: AT THE CALL OF THE CHAIR

9. ADJOURNMENT

**CONTACT EXECUTIVE OFFICE- 939 ELLIS STREET SAN
FRANCISCO, CA 94109**

**(415) 749-5130
FAX: (415) 928-8560
BAAQMD homepage:
www.baaqmd.gov**

- To submit written comments on an agenda item in advance of the meeting.
- To request, in advance of the meeting, to be placed on the list to testify on an agenda item.
- To request special accommodations for those persons with disabilities notification to the Clerk's Office should be given at least three working days prior to the date of the meeting so that arrangements can be made accordingly.
- Any writing relating to an open session item on this Agenda that is distributed to all, or a majority of all, members of the body to which this Agenda relates shall be made available at the District's offices at 939 Ellis Street, San Francisco, CA 94109, at the time such writing is made available to all, or a majority of all, members of that body. Such writing(s) may also be posted on the District's website (www.baaqmd.gov) at that time.

BAY AREA AIR QUALITY MANAGEMENT DISTRICT
939 ELLIS STREET, SAN FRANCISCO, CALIFORNIA 94109
(415) 771-6000

EXECUTIVE OFFICE:
MONTHLY CALENDAR OF DISTRICT MEETINGS

JUNE 2011

<u>TYPE OF MEETING</u>	<u>DAY</u>	<u>DATE</u>	<u>TIME</u>	<u>ROOM</u>
Board of Directors Mobile Source Committee <i>(Meets 4th Thursday each Month)</i>	Thursday	30	9:30 a.m.	4 th Floor Conf. Room

JULY 2011

<u>TYPE OF MEETING</u>	<u>DAY</u>	<u>DATE</u>	<u>TIME</u>	<u>ROOM</u>
Board of Directors Regular Meeting <i>(Meets 1st & 3rd Wednesday of each Month)</i> - CANCELLED	Wednesday	6	9:45 a.m.	Board Room
Board of Directors Executive Committee <i>(At the Call of the Chair)</i>	Wednesday	6	9:30 a.m.	4 th Floor Conf. Room
Board of Directors Stationary Source Committee <i>(At the Call of the Chair)</i>	Thursday	7	9:30 a.m.	4 th Floor Conf. Room
Advisory Council Meeting	Wednesday	13	9:00 a.m.	Board Room
Special Board of Directors Regular Meeting <i>(Meets 1st & 3rd Wednesday of each Month)</i>	Monday	18	9:45 a.m.	Board Room

Board of Directors Regular Meeting <i>(Meets 1st & 3rd Wednesday of each Month)</i> - CANCELLED	Wednesday	20	9:45 a.m.	Board Room
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Special Board of Directors Regular Meeting <i>(Meets 1st & 3rd Wednesday of each Month)</i> - CANCELLED	Wednesday	27	1:00 p.m.	Board Room
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Board of Directors Mobile Source Committee <i>(Meets 4th Thursday each Month)</i>	Thursday	28	9:30 a.m.	4 th Floor Conf. Room
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AUGUST 2011

<u>TYPE OF MEETING</u>	<u>DAY</u>	<u>DATE</u>	<u>TIME</u>	<u>ROOM</u>
Board of Directors Regular Meeting <i>(Meets 1st & 3rd Wednesday of each Month)</i>	Wednesday	3	9:45 a.m.	Board Room
Advisory Council Meeting	Wednesday	10	9:00 a.m.	Board Room
Board of Directors Regular Meeting <i>(Meets 1st & 3rd Wednesday of each Month)</i>	Wednesday	17	9:45 a.m.	Board Room
Board of Directors Mobile Source Committee <i>(Meets 4th Thursday each Month)</i>	Thursday	25	9:30 a.m.	4 th Floor Conf. Room

BAY AREA AIR QUALITY MANAGEMENT DISTRICT

Memorandum

To: Chairperson Tom Bates and Members
of the Executive Committee

From: Jack P. Broadbent
Executive Officer/APCO

Date: June 8, 2011

Re: Executive Committee Draft Meeting Minutes

RECOMMENDED ACTION

Approve attached draft minutes of the Executive Committee meeting of May 26, 2011.

DISCUSSION

Attached for your review and approval are the draft minutes of the May 26, 2011 Executive Committee meeting.

Respectfully submitted,

Jack P. Broadbent
Executive Officer/APCO

Prepared by: Kris Perez Krow
Reviewed by: Rex Sanders

Bay Area Air Quality Management District
939 Ellis Street
San Francisco, California 94109
(415) 749-5000

DRAFT MINUTES

Summary of Board of Directors
Executive Committee Meeting
Thursday, May 26, 2011
9:30 a.m.

- 1) Call to Order - Roll Call:** Vice Chairperson John Gioia called the meeting to order at 9:35 a.m.
- Present:** Vice Chairperson John Gioia; Committee Members Carole Groom, Mark Ross, and Brad Wagenknecht. Chairperson Bates and Director Haggerty arrived after the roll was called.
- Absent:** Committee Members Susan Garner, Ash Kalra and Jennifer Hosterman.
- 2) Public Comment Period:** Chairperson Bates opened the Public Comment Period, and seeing no speakers, he closed the Public Comment Period.
- 3) Approval of Minutes:** Director Gioia moved to approve minutes of April 11, 2011; seconded by Director Groom; unanimously approved without objection.

4) Joint Policy Committee Update

Bruce Riordan, Climate Consultant to the Joint Policy Committee (JPC), provided an update to the Committee. Mr. Riordan reviewed the JPC's Economic Development and Resilience Work Plan for June 2011 through January 2012. This plan was unanimously approved by the JPC on May 20th and consists of three complimentary projects (Near Term Green Jobs, Bay Area Economic Development Strategy Framework, and the Bay Area Climate and Energy Resilience Strategy) integrating Bay Area economic development and climate/energy resilience, including both adaptation and mitigation actions. These projects will make the Bay Area economically stronger and healthier in the near-term and more prepared for the challenges ahead. Mr. Riordan indicated the time lines and key points for each project.

Regarding Project #1, Near Term Green Jobs, Mr. Riordan said he would like to convene the agencies to create a unified action plan for renewable energy in the State and Bay Area; and he stated that the Air District, the Metropolitan Transportation Commission (MTC) and the Association of Bay Area Governments (ABAG) all have electric vehicle programs, and a streamlined, near-term approach was needed to coordinate this powerful program.

Regarding Project # 2, Bay Area Economic Development Strategy Framework, Mr. Riordan discussed the participation of the Bay Area Council Economic Institute and Sean Randolph to map the Bay Area economy by business clusters, to better understand each region, and to identify locations where specific industries are accumulating and thriving.

Regarding Project # 3, Bay Area Climate and Energy Resilience Strategy, Mr. Riordan said research summarizing the effects of climate and energy impacts on day to day life and economic development in the Bay Area will begin this summer. The JPC will look at the efforts of regional partners and identify the range of strategies, with the hope that strategies can be incorporated into general and regional plans. Mr. Riordan said the JPC will produce a report and have a symposium as the final step for this project.

Mr. Broadbent stated that the Air District has committed funding for this work plan and is coordinating with MTC and other regional partners as needed to get electric vehicle programs running.

Mr. Broadbent also noted that Regional Planning Program Director for the JPC, Ted Droettboom, is retiring. No replacement director has been selected and funds saved from the unfilled position will help finance this work plan.

Public Comments: None.

Committee Member Comments:

Committee members had comments about incentives for renewable power, green jobs in the Bay Area, feed-in-tariff (FIT) programs, and energy usage from water distribution.

Committee members had questions about the funding for the Bay Area Climate and Energy Resilience Strategy. This project may receive funding from MTC.

Chairperson Bates said that his office has been in contact with PG&E regarding residential and commercial building retrofits, and a meeting has been scheduled that he wants Mr. Riordan to attend.

Committee Member Action: None, informational only.

5) Video Conference Demonstration

Deputy Air Pollution Control Officer, Jeff McKay, presented the staff report and gave a demonstration of video conferencing services now available for meetings in the 4th floor conference room at the Air District office. Two remote video conference locations have been confirmed, one in the North Bay at Santa Rosa Junior College, one in the South Bay at the San Jose Civic Center, and a third site in the East Bay may come on line in the future.

Mr. McKay discussed the benefits of increased public access and convenience for Board members that video conferencing can provide, as well as the cost of approximately \$1,000 per meeting, based on the current site selections.

Mr. Broadbent added this technology is available now and provides good interaction.

Public Comments: None.

Committee Member Comments:

Committee members discussed the video conference sites, located in public buildings, and the need to find a good location in the East Bay. Members agreed remote access would be more convenient for many Board members, and discussed the need for Board members to be present at the Air District during certain meetings requiring action. Members conferred about adjustments to stipends for meetings attended remotely and discussed the cost impact of video

conferencing. Committee members agreed video conferencing will provide access to the public and discussed required noticing and outreach.

The Committee talked about using video conferencing on a trial basis for Committee meetings where agenda items did not include actions, key issues or recommendations.

Committee Member Action:

Director Ross moved to direct staff to proceed with video conferencing on a trial basis for Committee meetings that are informational only; the motion was seconded by Director Gioia and carried by the following vote:

- Aye: Chairman Bates, Vice Chairperson John Gioia; Committee Members Mark Ross, and Brad Wagenknecht.
No: Director Haggerty and Groom.

6) Webcasting Update

Mr. McKay presented the staff report and updated the Committee concerning the webcasting of the Board of Directors meeting of May 18, 2011. He talked about the features of webcasting which allow Board meetings to be viewed in real time over the internet, allow recorded meetings to be available on demand, allow audio files to be accessed on iTunes and the Air District website, and allow the display of closed captioning. He noted that webcasting, unlike video conferencing, is not interactive.

Mr. McKay went over the proposed options and costs for the initial investment of webcasting equipment in the Boardroom, as well as annual expenses.

Mr. McKay requested that the Committee recommend that the Board of Directors authorize the Executive Officer / APCO to initiate contracts and issue purchase orders for not more than \$156,000 to provide webcasting for the Air District Boardroom.

Public Comments: None.

Committee Member Comments:

Comments were made regarding the cost of the webcasting equipment, the impact on the budget, and whether this purchase should be delayed.

Committee members discussed the transparency and accountability gained from the use of webcasting, and the desire of the public to have greater access using this technology.

Vice Chair Gioia moved that the Executive Committee recommend Board of Directors approval authorizing the Executive Officer / APCO to initiate contracts and issue purchase orders for not more than \$156,000 to provide webcasting for the Air District Boardroom. The motion was seconded by Director Groom, and was approved unanimously without objection.

The Air District Employee Association President, Steve Chin, requested and received permission from Chairperson Bates to address the Committee prior to the Closed Session. Mr. Chin stated that the Employee Association is working together with management staff on the labor contract, and expressed his desire to continue the good working relationship between the employees, management and the Board.

CLOSED SESSION

7) Conference with Labor Negotiators

Chair Bates adjourned to closed session at 10:34 a.m. The meeting was reconvened at 10:58 a.m. There was no reportable action from the closed session.

Time and Place of Next Meeting: At the call of the Chair.

Adjournment: Chair Bates adjourned the meeting at 10:59 a.m.

Kris Perez Krow
Clerk of the Boards

BAY AREA AIR QUALITY MANAGEMENT DISTRICT
Memorandum

To: Chairperson Tom Bates and Members
of the Board of Directors

From: Jack P. Broadbent
Executive Officer/APCO

Date: July 5, 2011

Re: Mid-Year Update on Air District Initiatives

RECOMMENDED ACTION:

None; receive and file.

DISCUSSION

The Committee will receive a mid-year update on Air District initiatives.

Respectfully submitted,

Jack P. Broadbent
Executive Officer/APCO

Prepared by: Jeff McKay