

**SPECIAL BERKELEY CITY COUNCIL MEETING
TUESDAY, DECEMBER 14, 1999, 5:30 P.M.
1900 ADDISON STREET, 3rd FLOOR
AGENDA**

ROLL CALL: 5:30 P.M.

PUBLIC COMMENT: *(Ten minute maximum)*

CLOSED SESSION: *(The Council will recess into Closed Session immediately after Public Comment or immediately after Roll Call if there are no public speakers)*

1. CONFERENCE WITH LABOR NEGOTIATOR PURSUANT TO GOVERNMENT CODE SECTION 54957.6:

City Negotiators:

James R. Keene, Jr., City Manager
Phil Kamlarz, Deputy City Manager
Dave Hodgkins Employee Relations Officer
Bud Burlison, Senior Supervisor

Employee Organizations:

International Brotherhood of Electrical Workers, Local 1245

2. CONFERENCE WITH REAL PROPERTY NEGOTIATORS PURSUANT TO GOVERNMENT CODE SECTION 54956.8:

Owner/Lessor, City of Berkeley Negotiators:

Fran David, Finance Director
Karen Moore, Parking Manager
Steve Paskowitz, Senior Management Analyst

Concerns new leases and specified terms, including rent, terms of payment and other lease provisions for the following tenants:

<u>Property Address</u>	<u>Lessee</u>	<u>Agent</u>
2425A Channing Way	University Copy	Ron Kim
2425B Channing Way	Postal Annex	Margo Robinson
2425C Channing Way	Revolution Books	Reiko Redmonde
2435 Channing Way	Quality Computers	Tom Henneker
2438 Durant Avenue	Travel Specialists	Peter Allsman/Aziz Zafari
2439 Channing Way	Framer's Workshop	Kirstie Bennett/Jeffrey Goldberg
2442 Durant Avenue	Cheese-N-Stuff	Sam Juha
2444 Durant Avenue	Dave's Smoke Shop	Mustafa Zakaria/Samia Nematalla

3. CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION PURSUANT TO GOVERNMENT CODE SECTION 54956.9(c):

The Council will confer with its attorneys regarding possible unlawful detainer actions against the following tenants:

<u>Property Address</u>	<u>Lessee</u>	<u>Agent</u>
2434 Durant Avenue	Istanbul Express	Mr. Nidal Kayali
2440 Durant Avenue	African Bookmart	Dr. Adebisi Aromolaran
2446 Durant Avenue	Dr. Donald Sebanc, O.D.	Dr. Donald Sebanc

The Council will also confer with its attorneys regarding possible unlawful detainer actions against the following tenants in the event that the City is unable to secure leases with such tenants on mutually agreeable terms:

<u>Property Address</u>	<u>Lessee</u>	<u>Agent</u>
2438 Durant Avenue	Travel Specialists	Peter Allsman/Aziz Zafari
2438 Durant Avenue	Paradigm Enterprises (subtenant of Travel Specialist)	Hugo Jeming Wang
2444 Durant Avenue	Dave's Smoke Shop	Mustafa Zakaria/Samia Nematalla

ADJOURNMENT: *(The Council may adjourn this meeting to the City Council Chambers, 2134 Martin Luther King Jr. Way, and reconvene into Open Session at 7:00 p.m. to make a report, if any such report is required by law.)*