



City of San Pablo

Council Chambers
1000 Gateway Avenue
San Pablo, CA 94806
(510) 215-3000
www.SanPabloCA.gov

Meeting Agenda

City Council

Mayor Elizabeth Pabon-Alvarado
Vice Mayor Rita Xavier
Councilmember Abel Pineda
Councilmember Patricia Ponce
Councilmember Arturo Cruz

Monday, July 13, 2026

4:00 PM

City Council Chambers

**Members of the public may view this meeting
online by using this URL**

<https://us02web.zoom.us/j/89046076519>

Special Meeting

IMPORTANT NOTICE ABOUT PUBLIC COMMENTS AND MEETING PARTICIPATION

Members of the public are invited to attend the meeting in person at Council Chambers.

To view or participate remotely, join the meeting online: <https://us02web.zoom.us/j/89046076519>

*To participate by Phone: +16699006833,,89046076519# US (San Jose)
+16694449171,,89046076519# US*

For live translations, please go to <https://attend.wordly.ai/join/ZFEK-2962>

*To view the livestream without participating, and view videos of prior meetings, go to:
<https://sanpablo.legistar.com/Calendar.aspx>*

PUBLIC COMMENT

How to submit written Public Comment before the City Council Meeting:

Members of the public are encouraged to submit written comments to the City Council via email at CityClerk@sanpabloca.gov. Each email must contain in the subject line "PUBLIC COMMENTS NOT ON THE AGENDA" [or] "PUBLIC COMMENTS AGENDA ITEM No.____". Written comments received by 3:00 PM on the day of the meeting will be provided in advance to the City Council and posted online with the agenda materials. All written comments received after 3:00 PM the day of the meeting will be distributed to Councilmembers the next day and included with supplemental materials following the meeting.

To Speak In Person:

Members of the public may speak to the City Council about any discussion item that is on the agenda and under Oral Communications for City Business that is not on the agenda. Please fill out and submit a "speaker form" available at the back counter in Chambers and submit it to the City Clerk identifying the agenda item. You will be invited to speak at the appropriate time when the matter is being considered.. You may remain anonymous, but please fill out a form so we may call you. Persons addressing the Council must limit their remarks to three (3) minutes unless an extension or decrease of time is set. As allowed by the Brown Act, the Mayor may limit the total time for public comments to facilitate the completion of business on the agenda. Speaking time may not be transferred. Additional time will be provided to individuals using an interpreter to ensure equitable participation.

To Speak Online:

Raise your hand in the Zoom application. Speakers are called in order. When we reach your name, The City Clerk will give you permission to speak and a notification will appear on your screen letting you know it's your turn.

To speak when participating by phone: press *9 to raise your hand and *6 to unmute when notified.

AGENDA MATERIALS

Copies of this Agenda and non exempt public records relating to an open session item on this Agenda will be available for public view at the City Clerk's Office, 1000 Gateway Avenue, San Pablo. The full complete agenda packet may also be viewed on the City website, and you may subscribe to receive Agenda's when they are posted at: <https://sanpablo.legistar.com/Calendar.aspx>

AMERICANS WITH DISABILITIES ACT:

In accordance with the Americans with Disabilities Act and Brown Act, individuals requesting disability related accommodations should send a written request to the City Clerk Cityclerk@sanpabloca.gov by email, preferably the day prior to the meeting. The e mail subject line should read "ADA Accommodation Request" and include your name, address, telephone number, and a description of the request. Notification as early as possible in advance of the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. Requests may also be made by calling the City Clerk's Office at (510) 215 3000.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

ORAL COMMUNICATIONS

*This is the time for comments on any item within the Council's subject matter jurisdiction, if such item is NOT listed on tonight's agenda. The Council may not engage in discussion or take action on any item that is not specifically listed on the agenda. Your item may be referred to city staff for investigation, report or placement on a future agenda. Persons addressing the Council are required to limit their remarks to three (3) minutes unless an extension or decrease of time is ordered. Speaking time may not be transferred. Additional time will be provided to individuals using an interpreter to ensure equitable participation. Please fill out and submit a "speaker form" available at the back counter in Chambers to the City Clerk. To request to speak online: Raise your hand in the Zoom application. To speak when participating by phone: press *9 to raise your hand and *6 to unmute when notified. Speakers are called in order. When we reach your name, The City Clerk will give you permission to speak and a notification will appear on your screen letting you know it's your turn.*

CITY COUNCIL DISCUSSION/CONSIDERATION[26-379](#)

CONSIDER RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SAN PABLO PLACING A PROPOSED MEASURE ON THE NOVEMBER 3, 2026 BALLOT SEEKING VOTER APPROVAL OF A GENERAL TEN-YEAR TRANSACTIONS AND USE (SALES) TAX WITH FIVE YEARS AT ONE-HALF OF ONE PERCENT (0.50%), REDUCING TO ONE-QUARTER OF ONE PERCENT (0.25%) FOR THE NEXT FIVE YEARS, THEN TERMINATING ALTOGETHER, TO FUND GENERAL MUNICIPAL SERVICES; AND REQUESTING THAT CONTRA COSTA COUNTY CONSOLIDATE THIS ELECTION WITH THE STATEWIDE ELECTION SET TO OCCUR ON THE SAME DATE

Recommendation:

1. Move to receive and file the Go/No-Go Survey Results on Voter Support for Increasing Sales Tax to Address the City's Fiscal Challenges, conducted during May 28 - June 10, 2026, and presented by Strategy Research Institute, Inc. (SRI), for the Proposed Sales Tax Measure with results posted on the City's website.
2. Approve a resolution to place the attached Transactions and Use (Sales) tax measure (Ordinance) on the November 3, 2026 ballot, at which time the voters will be asked to approve a temporary ten-year sales tax increase of one-half (0.50%) cent for five years, reducing to one-quarter (0.25%) cent after five years, then terminating altogether, with mandatory auditing, citizens' oversight, and consistent community reporting. This tax is a general tax, funding general municipal services, and requiring a simple majority vote.

Attachments:[Att 1. RES 2026-### Election on TUT](#)[Exh A. TUT Ordinance](#)[Att 2. West County Sales Tax Council Slide 1.pptx](#)

[26-378](#)

CONSIDER (1) RECEIVING A REPORT PURSUANT TO ELECTIONS CODE SECTION 9212 ON THE EFFECTS OF AN INITIATIVE ORDINANCE TO IMPOSE RENT CONTROL AND TO ESTABLISH JUST-CAUSE EVICTION CRITERIA (INCLUDING MOBILEHOMES); AND (2) CONSIDER ADDITIONAL ACTIONS TO (A) ADOPT THE INITIATIVE ORDINANCE, OR (B) SUBMIT THE INITIATIVE ORDINANCE TO THE VOTERS OF SAN PABLO AT THE GENERAL MUNICIPAL ELECTION OF NOVEMBER 3, 2026

CEQA: This proposed action is not a project as defined by CEQA.

Recommendation:

1. Receive the attached report prepared by RSG, Inc. pursuant to Elections Code Section 9212 on the effects of an Initiative Ordinance to Impose Rent Control and to Establish Just-Cause Eviction Criteria (including mobilehomes); and
2. Adopt a resolution calling for submission of the Initiative Ordinance to the City of San Pablo voters pursuant to Elections Code Section 9215(b) and authorizing the Mayor and Vice Mayor to prepare and file the written argument against the Initiative Ordinance on behalf of the City Council pursuant to Elections Code Section 9282(a).

Alternatively, if the City Council does not submit the Initiative Ordinance to the City of San Pablo voters, the City Council must instead adopt the Initiative Ordinance without alteration pursuant to Elections Code Section 9215(a).

Attachments:

- [Att 1. Elections Code Section 9212 Report](#)
- [Att 2. Resolution 2026-110 Accepting Certificate of Sufficiency](#)
- [Exh A. to Att 2 Notification of Sufficiency received from the County](#)
- [Att 3. Initial Ballot Title and Summary Request \(Including Initiative Ordinance\)](#)
- [Att 4. City Attorney Ballot Title and Summary](#)
- [Att 5. Resolution RES 2026-### Placing the Rent Control Initiative Ordinance or](#)
[Exh A. to Att 5. Initiative Ordinance](#)
- [Att 6. Resolution RES 2026-### Adopting Rent Control Initiative Ordinance](#)

SUPPLEMENTAL MATERIALS (IF ANY)

[26-366](#)

MATERIALS SUBMITTED AFTER PUBLICATION OF THE AGENDA WILL BE APPENDED AFTER THE COUNCIL MEETING. THIS IS NOT AN ACTION ITEM BUT MERELY A MECHANISM FOR MATERIALS SUBMITTED AFTER PUBLICATION OF THE AGENDA TO BE APPENDED TO THE PUBLISHED AGENDA AFTER THE COUNCIL MEETING.

MAYOR AND CITY COUNCIL ASSIGNMENTS REPORTS

(Approved by Resolution 2026-007)

Informational reports from Councilmember representatives to the following committees, commissions and organizations; brief reports on meetings attended at the expense of the City or Agency, as required by Government Code section 53232.3(d) (AB 1234); and other reports regarding items of general interest to the City Council. The City Council may take action on other items of interest that are specifically agendaized herein:

(a) Councilmember Arturo Cruz

Memberships: Marin Clean Energy Board of Directors (Alternate); San Pablo Community Grant Foundation Board

(Member); Sister City Manzanillo Future Board Member Designation (Alternate); West Contra Costa Transportation Advisory Committee (Alternate);
Standing Committees: Community Services Standing Committee, Economic Development, Housing & Project Management Standing Committee
Ad-Hoc Subcommittees: Local Business Association/Group/Watch Meetings Ad-Hoc Subcommittee

(b) Councilmember Patricia Ponce

Memberships: Marin Clean Energy Board of Directors (Primary); Sister City Manzanillo Future Board Member Designation (Primary); City Auditor Review of City Financial Statements (Alternate); Green Empowerment Zone (GEZ) for the Northern Waterfront Area of the County of Contra Costa Board of Directors (Primary);
Standing Committees: Budget, Fiscal & Legislative Standing Committee Standing Committee; Economic Development, Housing & Project Management Standing Committee;
Ad-Hoc Subcommittees: City-Wide Beautification Plan Ad-Hoc Subcommittee

(c) Councilmember Abel Pineda

Memberships: Association of Bay Area Governments (Alternate); Green Empowerment Zone (GEZ) for the Northern Waterfront Area of the County of Contra Costa Board of Directors (Alternate); West County Integrated Waste Management/Recyclemore JPA Authority (Alternate);
Standing Committees: Community Services Standing Committee;
Ad-Hoc Subcommittees:

(d) Vice Mayor Rita Xavier

Memberships: Association of Bay Area Governments (ABAG/MTC) Board (Primary); Contra Costa Mayors' Conference (Alternate); League of CA Cities East Bay League Division (Alternate); San Pablo Community Grant Foundation Board (Member); West County Integrated Waste Management/Recyclemore JPA Authority (Primary); West Contra Costa Mayors' & Supervisors' Association (Alternate); West Contra Costa Transportation Advisory Committee (Primary);
Standing Committees: Public Safety Standing Committee, Public Health Standing Committee;
Ad-Hoc Subcommittees: Casino San Pablo/Lytton Tribe Ad Hoc Subcommittee

(e) Mayor Elizabeth Pabon-Alvarado

Memberships: Contra Costa Mayors' Conference (Primary), City Auditor Review of City Financial Statements (Primary), League of CA Cities East Bay League Division (Primary), West Contra Costa Mayors' & Supervisors' Association (Primary);
Standing Committees: Budget, Fiscal & Legislative Standing Committee; Public Safety Standing Committee;
Ad-Hoc Subcommittees: Casino San Pablo/Lytton Tribe Ad Hoc Subcommittee, Local Business Association/Group/Watch Meetings Ad-Hoc Subcommittee, City-Wide Beautification Plan Ad-Hoc Subcommittee

ADJOURNMENT

Adjourn to the Regular City Council meeting of Monday, July 20, 2026 at 6:00 pm.