

CALENDAR FOR THE BOARD OF SUPERVISORS  
CONTRA COSTA COUNTY  
AND FOR SPECIAL DISTRICTS, AGENCIES, AND AUTHORITIES GOVERNED BY THE  
BOARD  
BOARD CHAMBERS, ADMINISTRATION BUILDING, 1025 ESCOBAR STREET  
MARTINEZ, CALIFORNIA 94553-1229

JOHN GIOIA, Chair 1ST DISTRICT  
FEDERAL D. GLOVER, VICE CHAIR, 5TH DISTRICT  
CANDACE ANDERSEN, 2ND DISTRICT  
DIANE BURGIS, 3RD DISTRICT  
KEN CARLSON, 4TH DISTRICT

MONICA NINO, CLERK OF THE BOARD AND COUNTY ADMINISTRATOR, (925) 655-2075

PERSONS WHO WISH TO ADDRESS THE BOARD DURING PUBLIC COMMENT OR WITH RESPECT TO AN ITEM THAT IS ON THE AGENDA, MAY BE LIMITED TO TWO (2) MINUTES.  
A LUNCH BREAK MAY BE CALLED AT THE DISCRETION OF THE BOARD CHAIR.

**The Board meeting will be accessible in-person, via television, and via live-streaming to all members of the public. Board meetings are televised live on Comcast Cable 27, ATT/U-Verse Channel 99, and WAVE Channel 32, and can be seen live online at [www.contracosta.ca.gov](http://www.contracosta.ca.gov).**

Persons who wish to address the board during public comment or with respect to an item on the agenda may comment in person or may call in during the meeting by dialing **888-278-0254** followed by the access code **843298#**. A caller should indicate they wish to speak on an agenda item, by pushing "#2" on their phone. Access via Zoom is also available using the following link: <https://ccccounty-us.zoom.us/j/87344719204>. Those participating via Zoom should indicate they wish to speak on an agenda item by using the "raise your hand" feature in the Zoom app. To provide contact information, please contact Clerk of the Board at [clerkoftheboard@cob.cccounty.us](mailto:clerkoftheboard@cob.cccounty.us) or call 925-655-2000.

Meetings of the Board are closed-captioned in real time. Public comment generally will be limited to two minutes. Your patience is appreciated. A Spanish language interpreter is available to assist Spanish-speaking callers.

A lunch break or closed session may be called at the discretion of the Board Chair. Staff reports related to open session items on the agenda are also accessible online at [www.contracosta.ca.gov](http://www.contracosta.ca.gov).

ANNOTATED AGENDA & MINUTES  
January 24, 2023

**8:30 A.M. Breakfast and coffee.**

**9:00 A.M. Convene and call to order, and opening ceremonies. (Chair, John Gioia)**

Present: District I Supervisor John Gioia; District II Supervisor Candace Andersen; District III Supervisor Diane Burgis; District IV Supervisor Ken Carlson; District V Supervisor Federal D. Glover

Staff Present: Monica Nino, County Administrator

**Inspirational Thought:** *"A goal without a plan is just a wish."* ~Antoine de Saint-Exupery, French writer, poet, journalist and pioneering aviator.

- D.1** ACCEPT report "Navigating the Stimulus Hangover; Focus on Contra Costa County" prepared by Beacon Economics. *(Dr. Christopher Thornberg, Beacon Economics)*

Board voted 5-0 to accept updated slide presentation.

Public Comments: Mariana, Roxanne, Caller 6770

AYE: District I Supervisor John Gioia, District II Supervisor Candace Andersen, District III Supervisor Diane Burgis, District IV Supervisor Ken Carlson, District V Supervisor Federal D. Glover

- D.2** ACCEPT report on budget and key issues for FY23-24 and beyond. *(Monica Nino, County Administrator, Adam Nguyen, County Finance Director, and Tim Ewell, Chief Assistant County Administrator)* and RECEIVE presentation from the Contra Costa Budget Justice Coalition. *(Sarah Gurdian, Program Director, Budget Justice Coalition and Ryan Fukumori, Policy Link Senior Associate)*

Public comments: John, Mariana, Roxanne, Dan, Caller 6770, Jan, Liz, Rachel, Ruth.

AYE: District I Supervisor John Gioia, District II Supervisor Candace Andersen, District III Supervisor Diane Burgis, District IV Supervisor Ken Carlson, District V Supervisor Federal D. Glover

- D.3** ACCEPT report on Capital Projects. *(Eric Angstadt, Chief Assistant County Administrator)*

No comments.

AYE: District I Supervisor John Gioia, District II Supervisor Candace Andersen, District III Supervisor Diane Burgis, District IV Supervisor Ken Carlson, District V Supervisor Federal D. Glover

**12:00 P.M. Break for lunch**

## Closed Session Agenda

### A. CONFERENCE WITH LABOR NEGOTIATORS (Gov. Code § 54957.6)

#### 1. Agency Negotiators: Monica Nino.

Employee Organizations: Public Employees Union, Local 1; AFSCME Locals 512 and 2700; California Nurses Assn.; SEIU Locals 1021 and 2015; District Attorney Investigators' Assn.; Deputy Sheriffs Assn.; United Prof. Firefighters I.A.F.F., Local 1230; Physicians' & Dentists' Org. of Contra Costa; Western Council of Engineers; United Chief Officers Assn.; Contra Costa County Defenders Assn.; Contra Costa County Deputy District Attorneys' Assn.; Prof. & Tech. Engineers IFPTE, Local 21; and Teamsters Local 856.

#### 2. Agency Negotiators: Monica Nino.

Unrepresented Employees: All unrepresented employees.

### B. PUBLIC EMPLOYMENT (Gov. Code, § 54957)

Title: Veterans Services Officer

## 1:00 P.M. Resume Open Session

Public Comment (2 minutes)

Public comments: Caller 6770

#### **D.4** ACCEPT report from the Health Services Department. (*Anna Roth, Health Services Director*)

Public comment: Caller 6770

AYE: District I Supervisor John Gioia, District II Supervisor Candace Andersen, District III Supervisor Diane Burgis, District IV Supervisor Ken Carlson, District V Supervisor Federal D. Glover

#### **D.5** CONSIDER potential updates to Board Operating Procedures and Communications and provide direction to staff. (*Chair, John Gioia*)

Public comments: John, Caller 6770.

AYE: District I Supervisor John Gioia, District II Supervisor Candace Andersen, District III Supervisor Diane Burgis, District IV Supervisor Ken Carlson, District V Supervisor Federal D. Glover

**Wrap-up and closing comments** (*Chair, John Gioia*)

**ADJOURN**

## **GENERAL INFORMATION**

The Board meets in all its capacities pursuant to Ordinance Code Section 24-2.402, including as the Housing Authority and the Successor Agency to the Redevelopment Agency. Persons who wish to address the Board should complete the form provided for that purpose and furnish a copy of any written statement to the Clerk.

Any disclosable public records related to an open session item on a regular meeting agenda and distributed by the Clerk of the Board to a majority of the members of the Board of Supervisors less than 96 hours prior to that meeting are available for public inspection at 1025 Escobar Street, First Floor, Martinez, CA 94553, during normal business hours.

All matters listed under CONSENT ITEMS are considered by the Board to be routine and will be enacted by one motion. There will be no separate discussion of these items unless requested by a member of the Board before the Board votes on the motion to adopt.

Persons who wish to speak on matters set for PUBLIC HEARINGS will be heard when the Chair calls for comments from those persons who are in support thereof or in opposition thereto. After persons have spoken, the hearing is closed and the matter is subject to discussion and action by the Board. Comments on matters listed on the agenda or otherwise within the purview of the Board of Supervisors can be submitted to the office of the Clerk of the Board via mail: Board of Supervisors, 1025 Escobar Street, First Floor, Martinez, CA 94553 or to [clerkoftheboard@cob.cccounty.us](mailto:clerkoftheboard@cob.cccounty.us).

The County will provide reasonable accommodations for persons with disabilities planning to attend Board meetings who contact the Clerk of the Board at least 24 hours before the meeting, at (925) 655-2000.

Anyone desiring to submit an inspirational thought nomination for inclusion on the Board Agenda may contact the Office of the County Administrator or Office of the Clerk of the Board, 1025 Escobar Street, Martinez, California.

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[www.contracosta.ca.gov](http://www.contracosta.ca.gov)

## **DISCLOSURE OF CAMPAIGN CONTRIBUTIONS**

Pursuant to Government Code section 84308, members of the Board of Supervisors are disqualified and not able to participate in any agenda item involving contracts (other than competitively bid, labor, or personal employment contracts), franchises, discretionary land use permits and other entitlements if the Board member received, since January 1, 2023, more than \$250 in campaign contributions from the applicant or contractor, an agent of the applicant or contractor, or any financially interested participant who actively supports or opposes the County's decision on the agenda item. Members of the Board of Supervisors who have received, and applicants, contractors or their agents who have made, campaign contributions totaling more than



\$250 to a Board member since January 1, 2023, are required to disclose that fact for the official record of the subject proceeding. Disclosures must include the amount of the campaign contribution and identify the recipient Board member, and may be made either in writing to the Clerk of the Board of Supervisors before the subject hearing or by verbal disclosure at the time of the hearing.

## STANDING COMMITTEES

The **Airport Committee** (Supervisors Karen Mitchoff and Diane Burgis) meets quarterly on the second Wednesday of the month at 11:00 a.m. at the Director of Airports Office, 550 Sally Ride Drive, Concord.

The **Family and Human Services Committee** (Supervisors John Gioia and Candace Andersen) meets on the fourth Monday of the month at 9:00 a.m. in Room 110, County Administration Building, 1025 Escobar Street, Martinez.

The **Finance Committee** (Supervisors John Gioia and Karen Mitchoff) meets on the first Monday of the month at 9:00 a.m. in Room 110, County Administration Building, 1025 Escobar Street, Martinez.

The **Hiring Outreach Oversight Committee** (Supervisors Federal D. Glover and John Gioia) meets quarterly on the first Monday of the month at 10:30 a.m. in Room 110, County Administration Building, 1025 Escobar Street, Martinez.

The **Internal Operations Committee** (Supervisors Candace Andersen and Diane Burgis) meets on the second Monday of the month at 10:30 a.m. in Room 110, County Administration Building, 1025 Escobar Street, Martinez.

The **Legislation Committee** (Supervisors Karen Mitchoff and Diane Burgis) meets on the second Monday of the month at 1:00 p.m. in Room 110, County Administration Building, 1025 Street, Martinez.

The **Public Protection Committee** (Supervisors Andersen and Federal D. Glover) meets on the fourth Monday of the month at 10:30 a.m. in Room 110, County Administration Building, 1025 Escobar Street, Martinez.

The **Sustainability Committee** (Supervisors Federal D. Glover and John Gioia) meets on the fourth Monday of every other month at 1:00 p.m. in Room 110, County Administration Building, 1025 Escobar Street, Martinez.

The **Transportation, Water & Infrastructure Committee** (Supervisors Candace Andersen and Karen Mitchoff) meets on the second Monday of the month at 9:00 a.m. in Room 110, County Administration Building, 1025 Escobar Street, Martinez.

**AGENDA DEADLINE: Thursday, 12 noon, 12 days before the Tuesday Board meetings.**

## **Glossary of Acronyms, Abbreviations, and other Terms (in alphabetical order):**

Contra Costa County has a policy of making limited use of acronyms, abbreviations, and industry-specific language in its Board of Supervisors meetings and written materials. Following is a list of commonly used language that may appear in oral presentations and written materials associated with Board meetings:

**AB** Assembly Bill  
**ABAG** Association of Bay Area Governments  
**ACA** Assembly Constitutional Amendment  
**ADA** Americans with Disabilities Act of 1990  
**AFSCME** American Federation of State County and Municipal Employees  
**AICP** American Institute of Certified Planners  
**AIDS** Acquired Immunodeficiency Syndrome  
**ALUC** Airport Land Use Commission  
**AOD** Alcohol and Other Drugs  
**ARRA** American Recovery & Reinvestment Act of 2009  
**BAAQMD** Bay Area Air Quality Management District  
**BART** Bay Area Rapid Transit District  
**BayRICS** Bay Area Regional Interoperable Communications System  
**BCDC** Bay Conservation & Development Commission  
**BGO** Better Government Ordinance  
**BOS** Board of Supervisors  
**CALTRANS** California Department of Transportation  
**CalWIN** California Works Information Network  
**CalWORKS** California Work Opportunity and Responsibility to Kids  
**CAER** Community Awareness Emergency Response  
**CAO** County Administrative Officer or Office  
**CCCPCFD (ConFire)** Contra Costa County Fire Protection District  
**CCHP** Contra Costa Health Plan  
**CCTA** Contra Costa Transportation Authority  
**CCRMC** Contra Costa Regional Medical Center  
**CCWD** Contra Costa Water District  
**CDBG** Community Development Block Grant  
**CFDA** Catalog of Federal Domestic Assistance  
**CEQA** California Environmental Quality Act  
**CIO** Chief Information Officer  
**COLA** Cost of living adjustment  
**ConFire (CCCPCFD)** Contra Costa County Fire Protection District  
**CPA** Certified Public Accountant  
**CPI** Consumer Price Index  
**CSA** County Service Area  
**CSAC** California State Association of Counties  
**CTC** California Transportation Commission  
**dba** doing business as  
**DSRIP** Delivery System Reform Incentive Program  
**EBMUD** East Bay Municipal Utility District

**ECCFPD** East Contra Costa Fire Protection District  
**EIR** Environmental Impact Report  
**EIS** Environmental Impact Statement  
**EMCC** Emergency Medical Care Committee  
**EMS** Emergency Medical Services  
**EPSDT** Early State Periodic Screening, Diagnosis and Treatment Program (Mental Health)  
**et al.** et alii (and others)  
**FAA** Federal Aviation Administration  
**FEMA** Federal Emergency Management Agency  
**F&HS** Family and Human Services Committee  
**First 5** First Five Children and Families Commission (Proposition 10)  
**FTE** Full Time Equivalent  
**FY** Fiscal Year  
**GHAD** Geologic Hazard Abatement District  
**GIS** Geographic Information System  
**HCD** (State Dept of) Housing & Community Development  
**HHS** (State Dept of ) Health and Human Services  
**HIPAA** Health Insurance Portability and Accountability Act  
**HIV** Human Immunodeficiency Syndrome  
**HOV** High Occupancy Vehicle  
**HR** Human Resources  
**HUD** United States Department of Housing and Urban Development  
**IHSS** In-Home Supportive Services  
**Inc.** Incorporated  
**IOC** Internal Operations Committee  
**ISO** Industrial Safety Ordinance  
**JPA** Joint (exercise of) Powers Authority or Agreement  
**Lamorinda** Lafayette-Moraga-Orinda Area  
**LAFCo** Local Agency Formation Commission  
**LLC** Limited Liability Company  
**LLP** Limited Liability Partnership  
**Local 1** Public Employees Union Local 1  
**LVN** Licensed Vocational Nurse  
**MAC** Municipal Advisory Council  
**MBE** Minority Business Enterprise  
**M.D.** Medical Doctor  
**M.F.T.** Marriage and Family Therapist  
**MIS** Management Information System  
**MOE** Maintenance of Effort  
**MOU** Memorandum of Understanding  
**MTC** Metropolitan Transportation Commission  
**NACo** National Association of Counties  
**NEPA** National Environmental Policy Act  
**OB-GYN** Obstetrics and Gynecology  
**O.D.** Doctor of Optometry  
**OES-EOC** Office of Emergency Services-Emergency Operations Center  
**OPEB** Other Post Employment Benefits  
**OSHA** Occupational Safety and Health Administration

**PARS** Public Agencies Retirement Services  
**PEPRA** Public Employees Pension Reform Act  
**Psy.D.** Doctor of Psychology  
**RDA** Redevelopment Agency  
**RFI** Request For Information  
**RFP** Request For Proposal  
**RFQ** Request For Qualifications  
**RN** Registered Nurse  
**SB** Senate Bill  
**SBE** Small Business Enterprise  
**SEIU** Service Employees International Union  
**SUASI** Super Urban Area Security Initiative  
**SWAT** Southwest Area Transportation Committee  
**TRANSPAC** Transportation Partnership & Cooperation (Central)  
**TRANSPLAN** Transportation Planning Committee (East County)  
**TRE** or **TTE** Trustee  
**TWIC** Transportation, Water and Infrastructure Committee  
**UASI** Urban Area Security Initiative  
**VA** Department of Veterans Affairs  
**vs.** versus (against)  
**WAN** Wide Area Network  
**WBE** Women Business Enterprise  
**WCCTAC** West Contra Costa Transportation Advisory Committee



# Navigating the Stimulus Hangover

## *Focus on the Contra Costa County*

January 2023

***Christopher Thornberg, PhD***

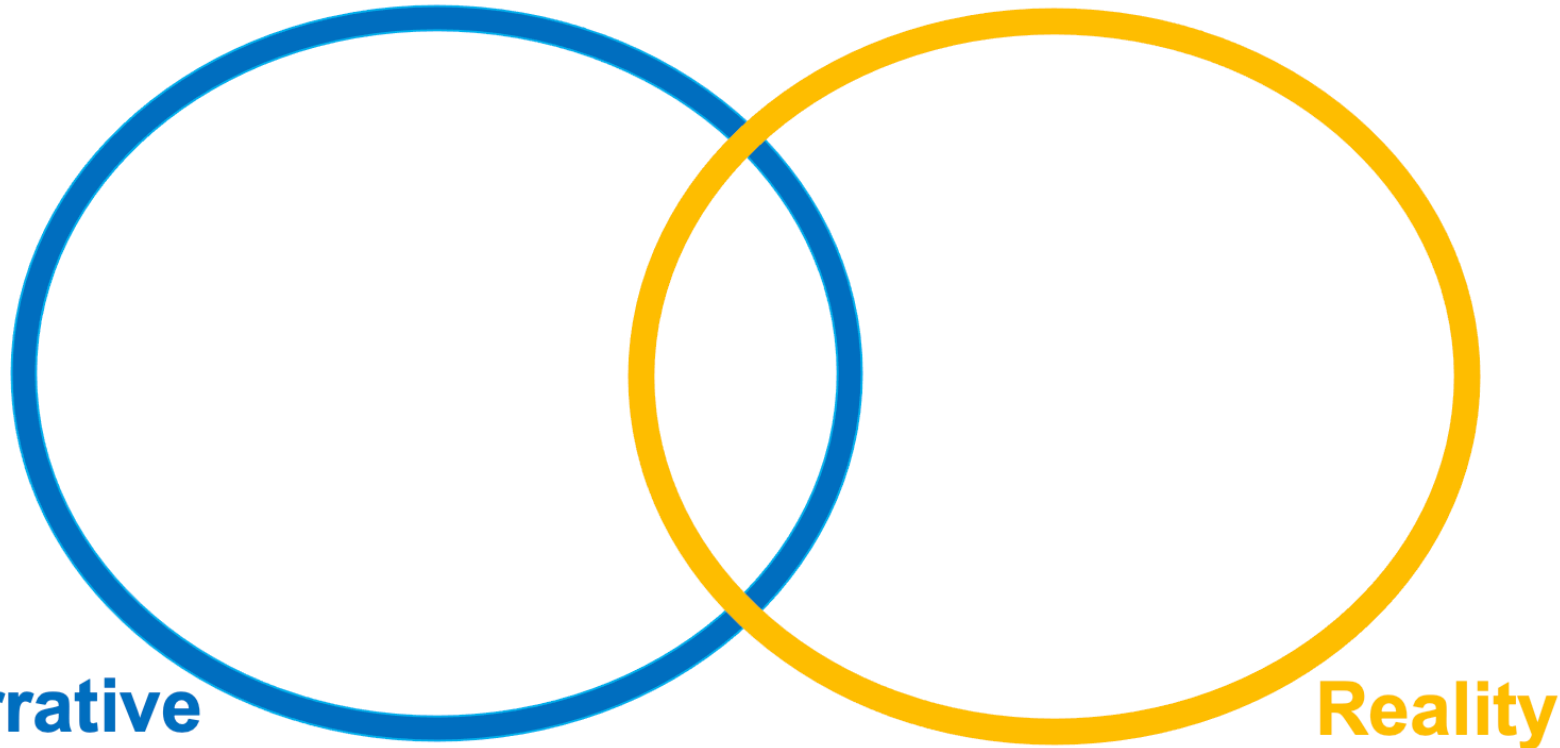
*Founding Partner, Beacon Economics*

*Director, UCR SoBA Center for Economic Forecasting and Development*

# REFLECTIONS



## ***Beware the Narrative!***



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40  
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Note: Gaps indicate question not asked or data unavailable.  
Source: Wall Street Journal surveys of economists

May 20, 2022 · 3:40 PM ET

and people are leaving the field.”

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# Mixed Economic Signals in '22



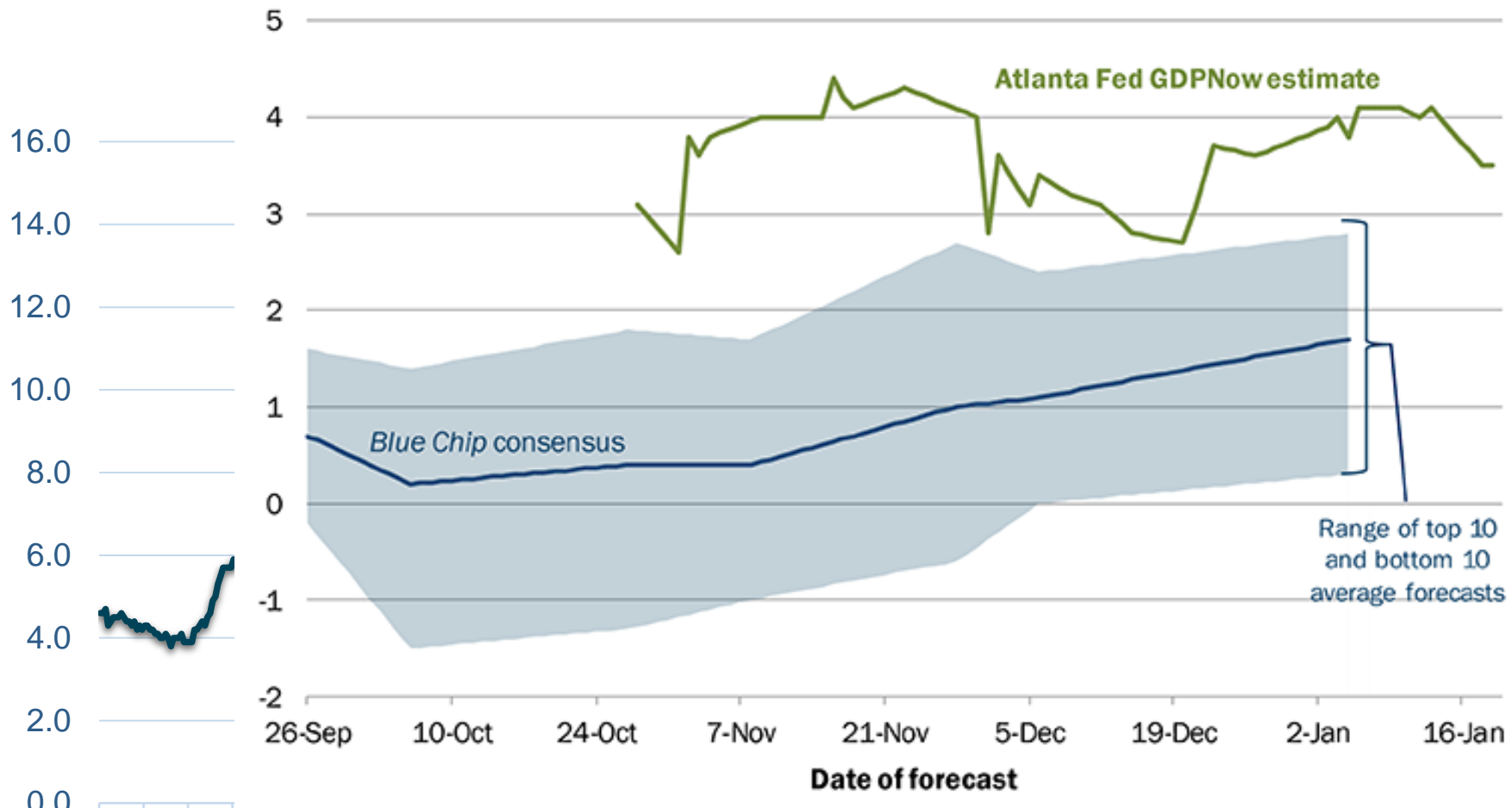


# The L



## Evolution of Atlanta Fed GDPNow real GDP estimate for 2022: Q4

Quarterly percent change (SAAR)



Sources: Blue Chip Economic Indicators and Blue Chip Financial Forecasts  
 Note: The top (bottom) 10 average forecast is an average of the highest (lowest) 10 forecasts in the Blue Chip survey.

## uction



# So where are we heading?



- The Narrative: A recession is nigh!
  - Economy already in crisis due to inequality, tax rates, regulations, global warming, (pick your fav boogie man)
  - Inflation is crushing consumers
  - Rates are crushing real estate
- The Reality: Highly unlikely we will see a recession in the next 2 years
  - No major imbalances in the real economy
  - Inflation and rising rates have never caused a recession
  - They are the consequences of the excessive use of pandemic stimulus
- What to expect in '23
  - Consumers / biz investment will offset weakness in real estate
  - Asset prices will continue to slowly deflate
  - Rates will likely stabilize as long as the Fed sits on its hands
- The real worries
  - Collapse in filtering will intensify housing shortages
  - Labor shortages are a real problem
  - Public deficit challenges
  - The ongoing gap between the narrative and the reality

# How did we get here? The U or V debate...



Coronavirus to cause worst economic downturn since Great Depression, IMF forecasts

**CBO: Coronavirus pandemic will scar U.S. labor market for the next decade**

**30-40 Million People in America Could Be Evicted from Their Homes by the End of 2020**

JPMorgan now sees economy contracting by 40% in second quarter, and unemployment reaching 20%

**Home prices rose in June, but they'll likely fall in 2021: CoreLogic**

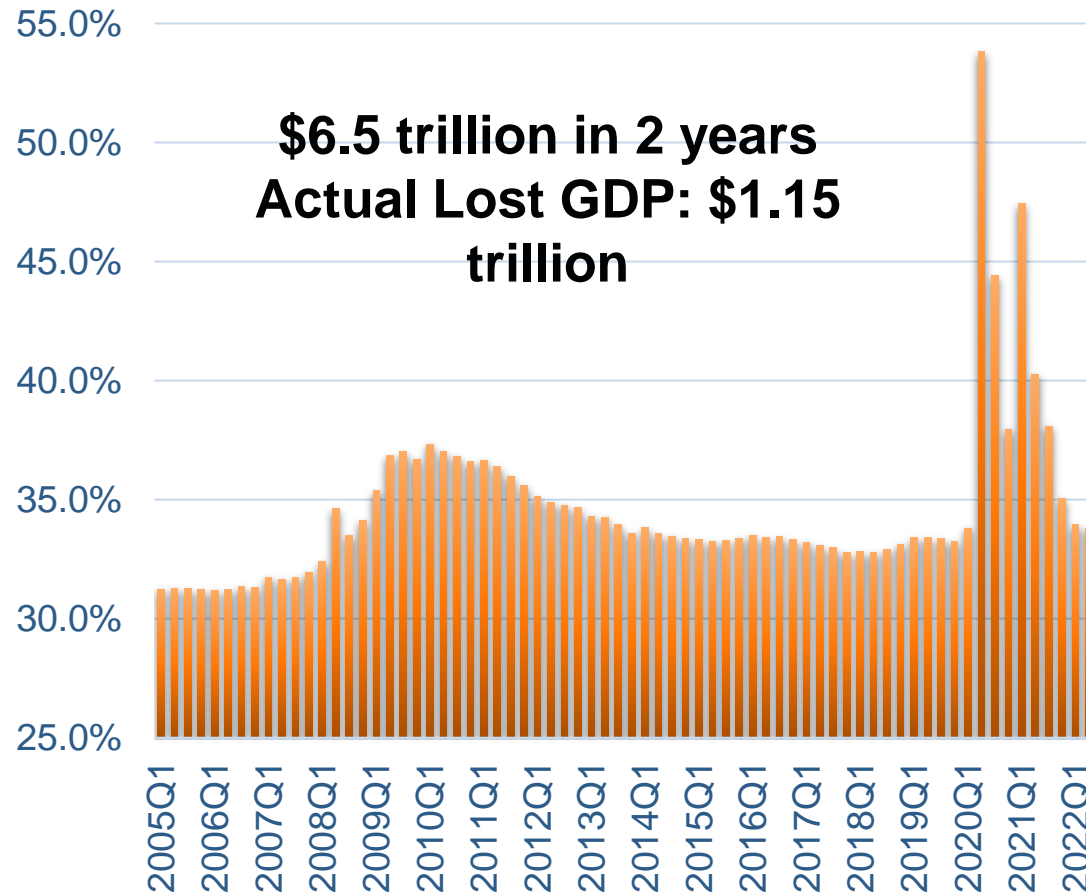
As many as 30% of Americans with home loans — about **15 million** households — could stop paying if the U.S. economy remains closed through the summer or beyond, according to an estimate by Mark **Zandi**, chief economist for Moody's Analytics.

**'Make no mistake...the pandemic morphed into a Depression-like crisis,' says UCLA economist, who predicts U.S. economy won't recover from coronavirus until 2023**

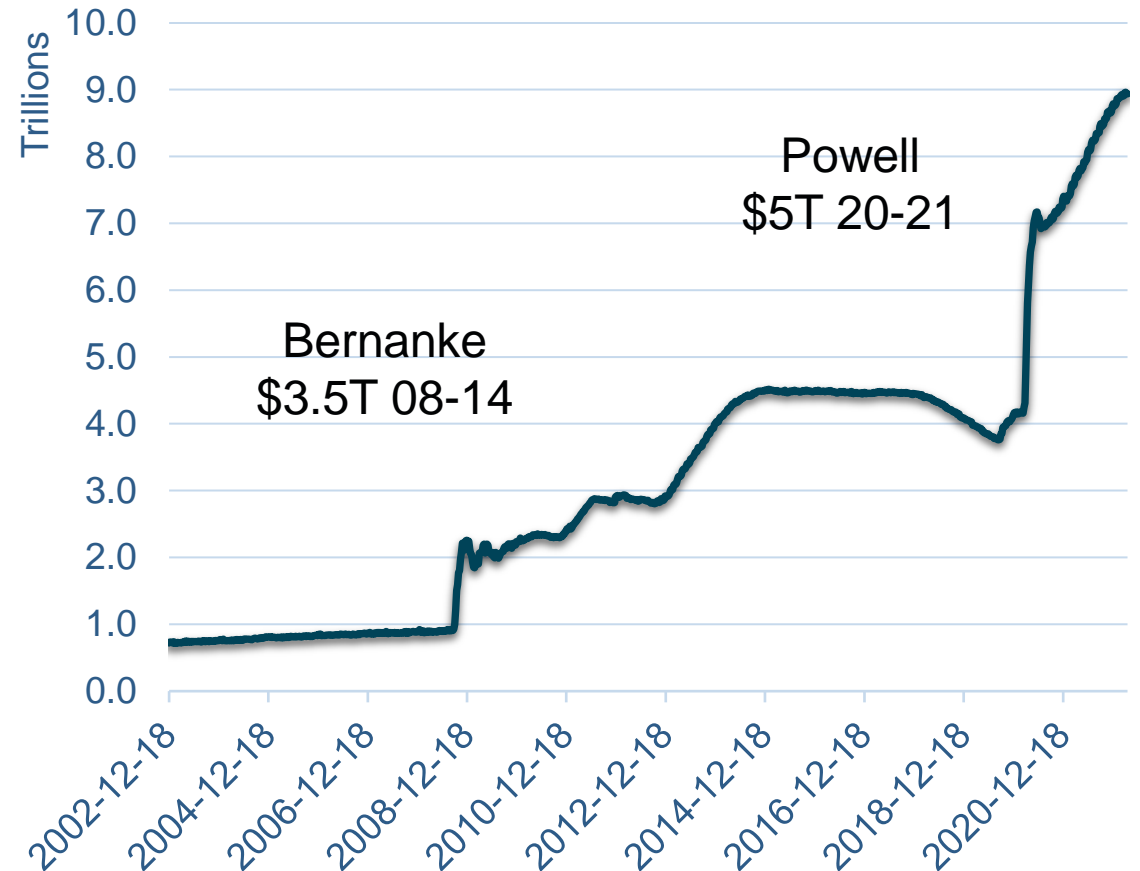
# Federal Fiscal (Over)reaction



### Federal Expenditures as a Share of GDP



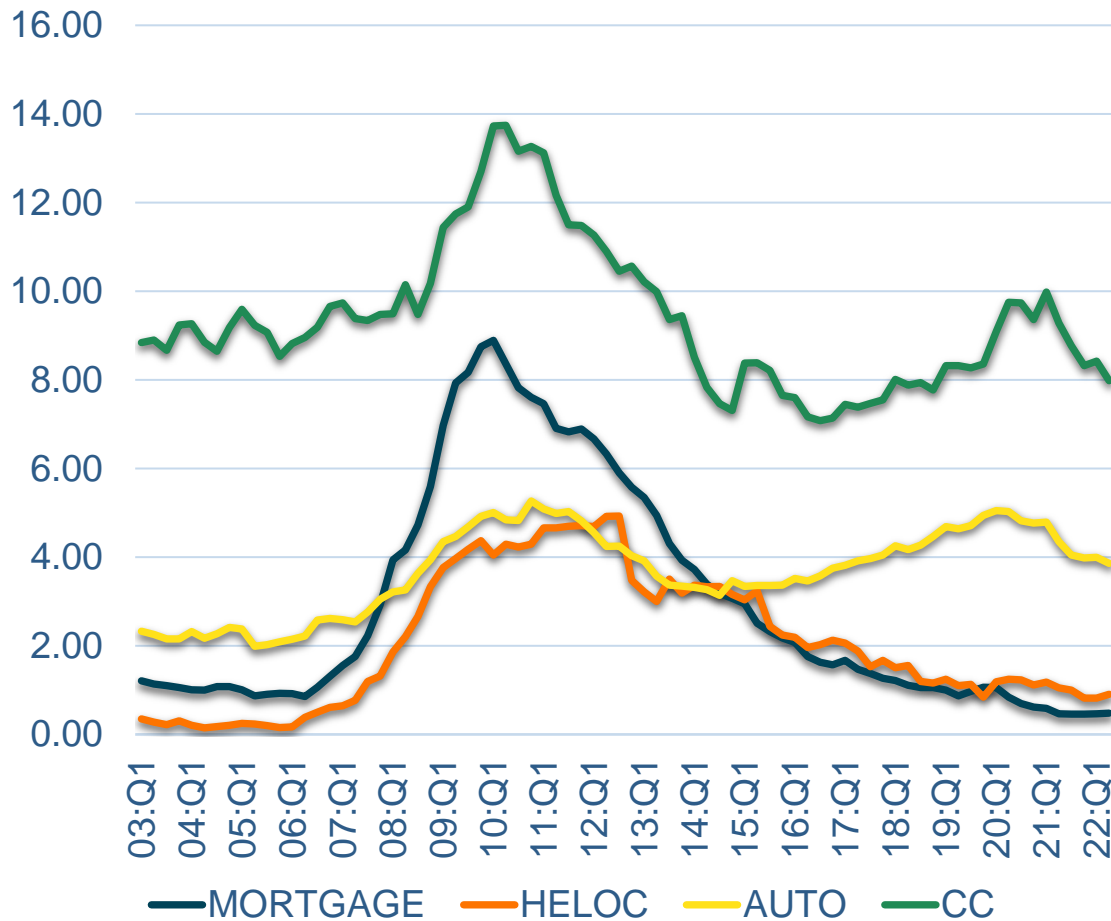
### Federal Reserve Balance Sheet Holdings of Government Debt



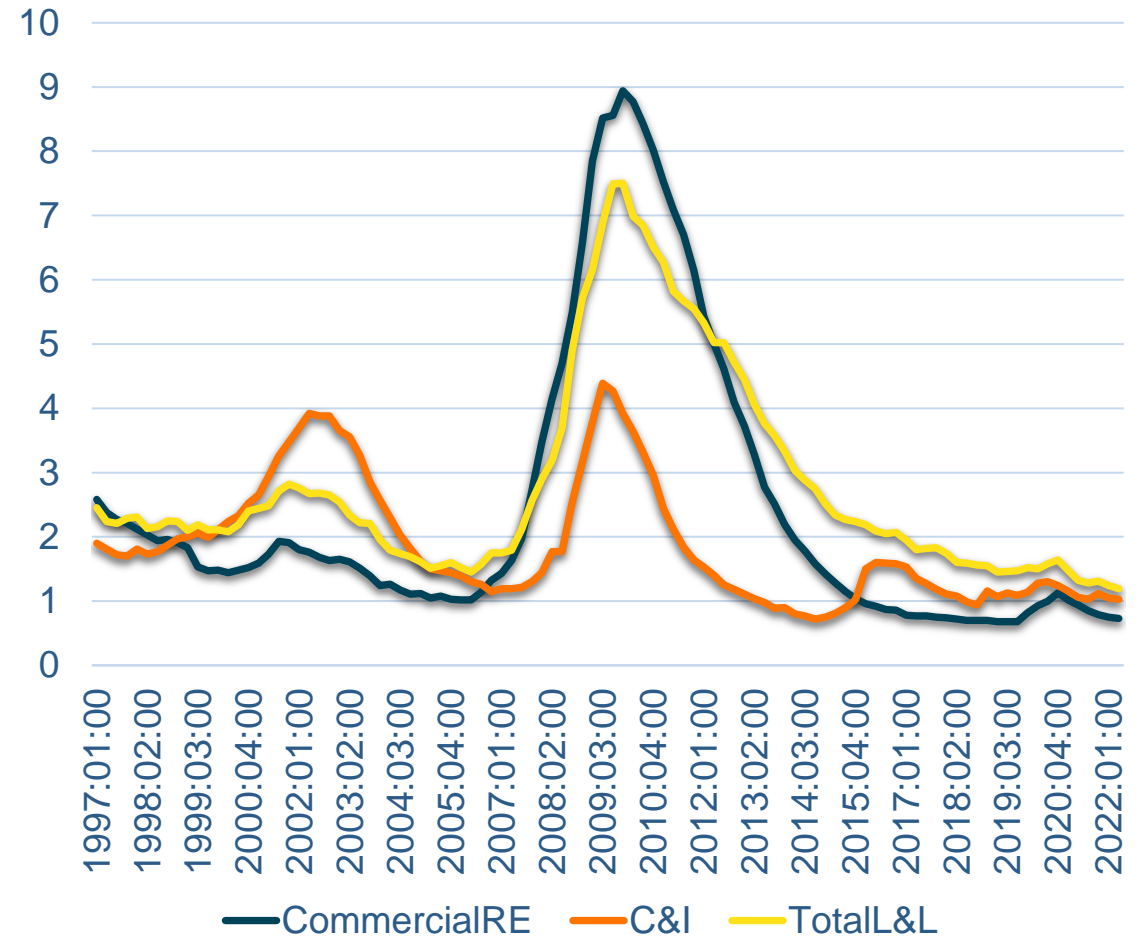
# What war was Jerome fighting?



### Share Consumer Debt 90+ Days Delinquent



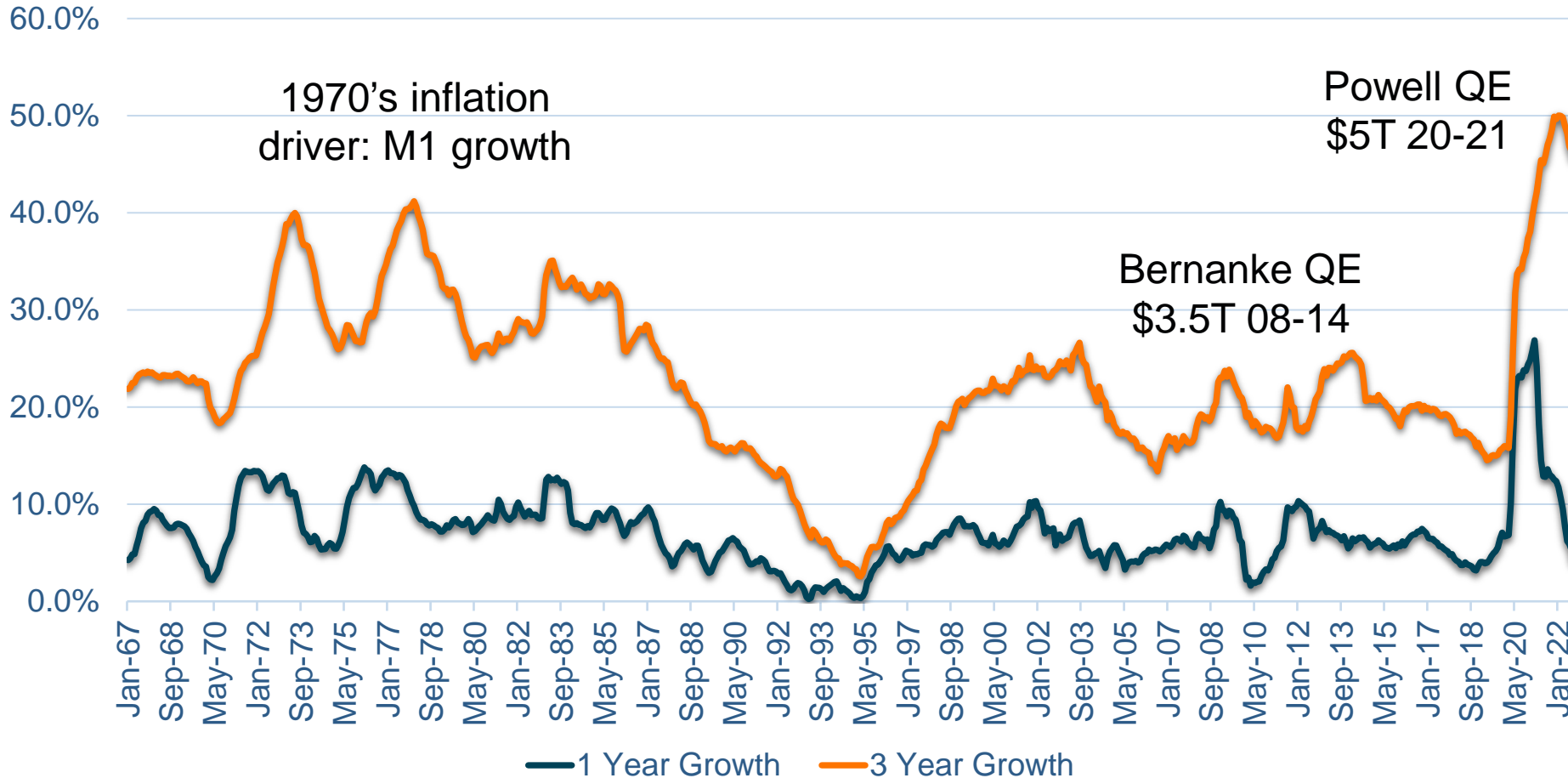
### Bank Delinquencies



# QE and Money: Then vs Now



### Money Supply (M2) 3 Year Growth Rates



# QE and Money: Then vs Now



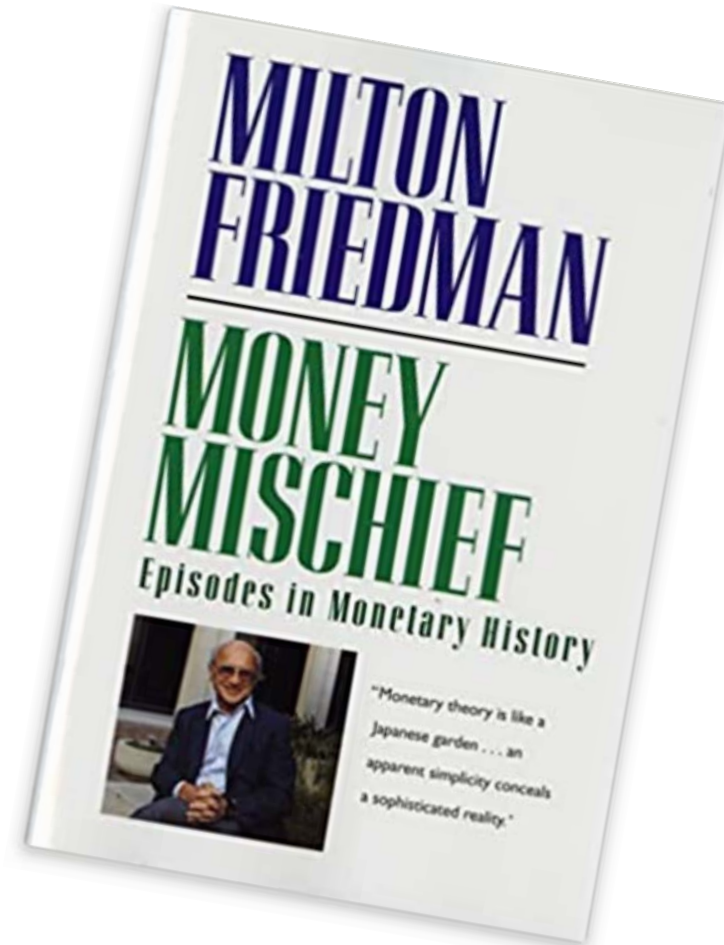
## The Problem of Excess Money

### Short run: Money illusion

- Falling interest rates
- Asset price bubbles form
- Spending and investment binge ensues

### Long run: The Hangover

- SR: Inflation and rates rise
- SR: Asset markets sag
- LR: Sharp transfers of real wealth
- LR: Investments risk rises

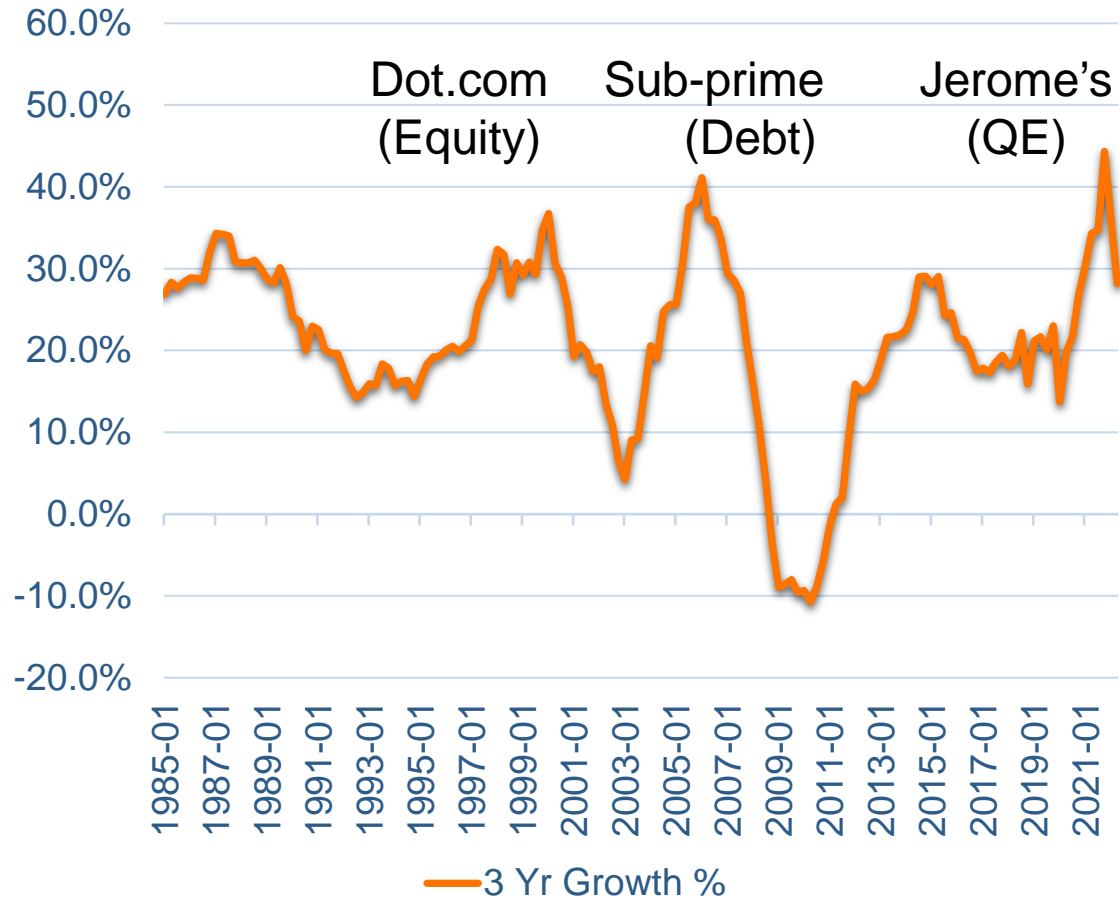




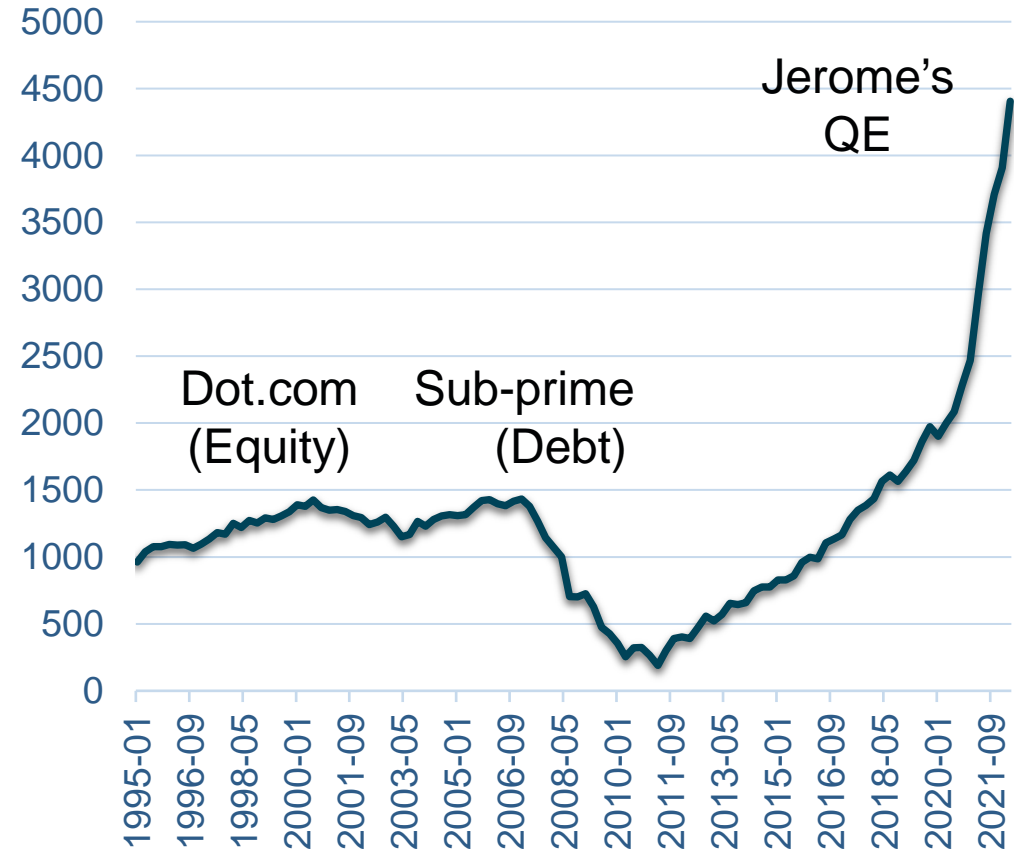
# US asset bubbles and the wealth effect.



US Household Net Worth grew by \$30 trillion from 2020-2022

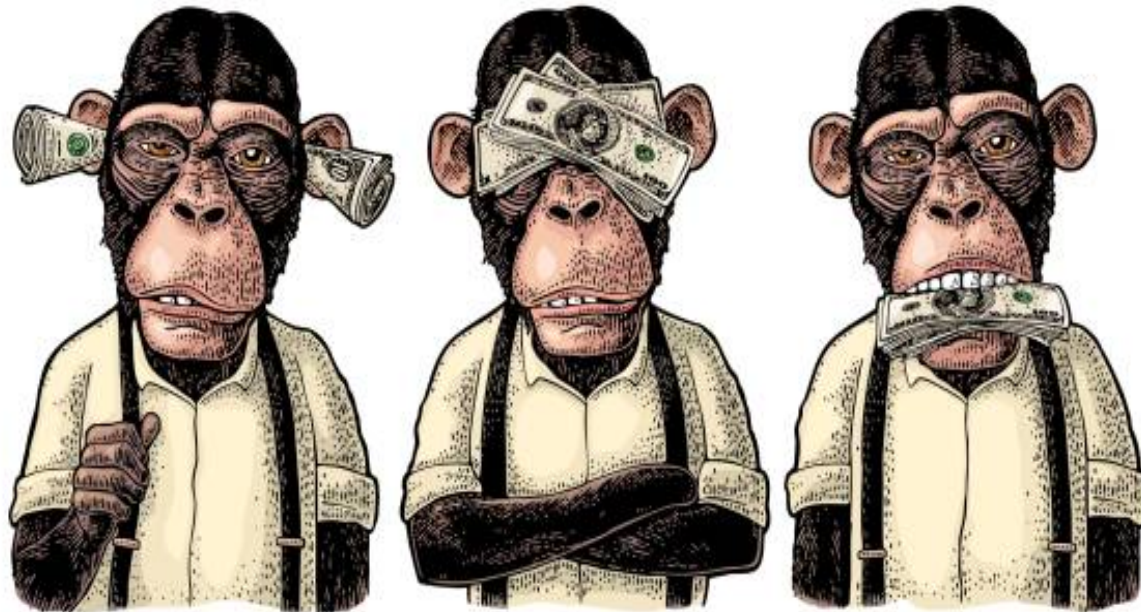


Wealth Level in bottom 50% of Household, \$Billion





# The Inflation Conversation



❓ The Lakers horrible perimeter defense

“Inflation is always and everywhere a monetary phenomenon in the sense that it is and can be produced only by a more rapid increase in the quantity of money than in output.”

Milton Friedman

2010

2015

2020

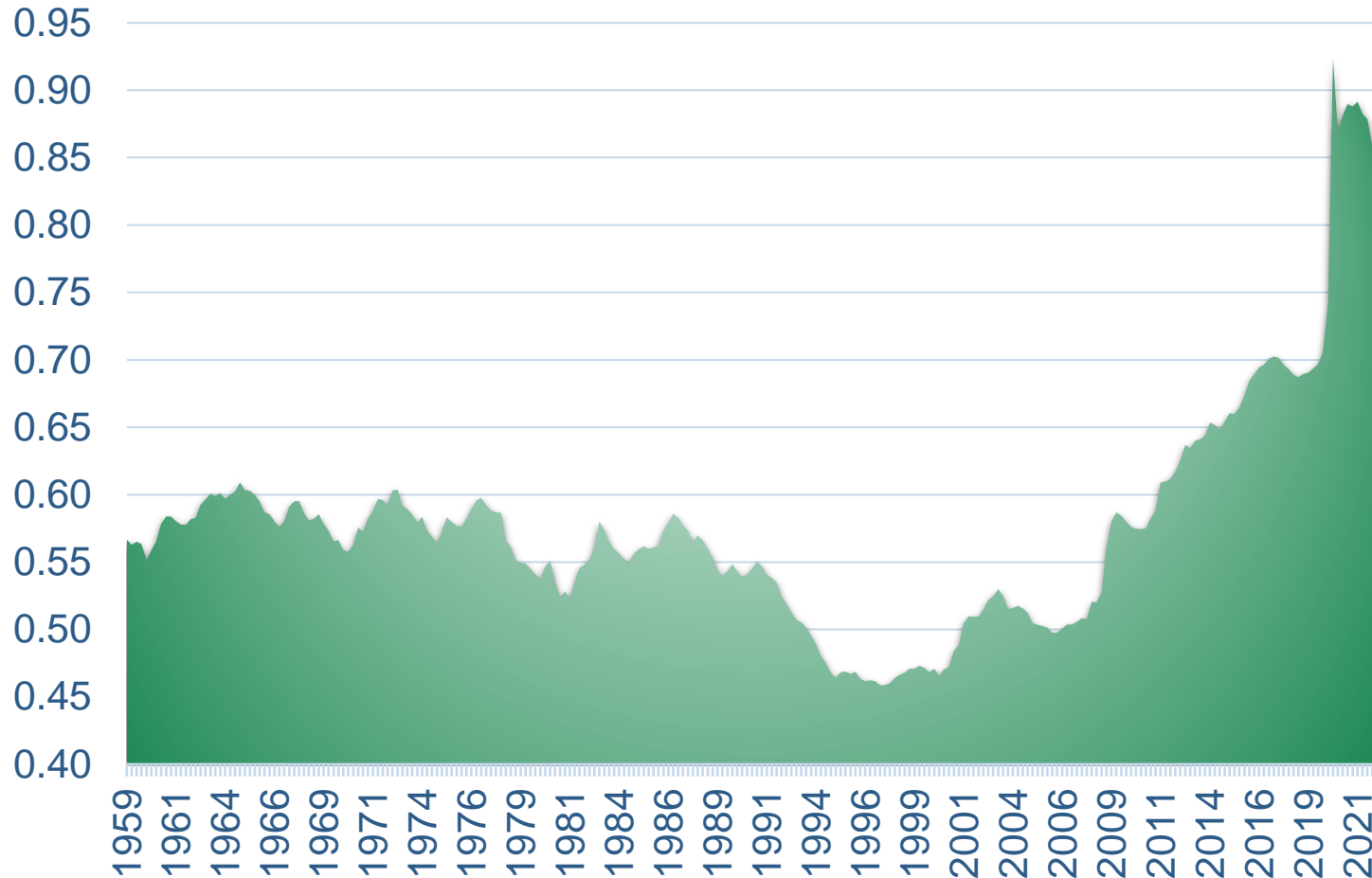
Source: IMF CPI database and IMF staff calculations.  
Note: Chart shows median total inflation and in select categories across 88 countries, including 28 advanced economies and 60 emerging and developing economies.

IMF

# How much farther can inflation go?



Unit Money Supply:  $M2 / (P * RGDP)$



10% to 20% increase in P to offset M2 (with little real growth)

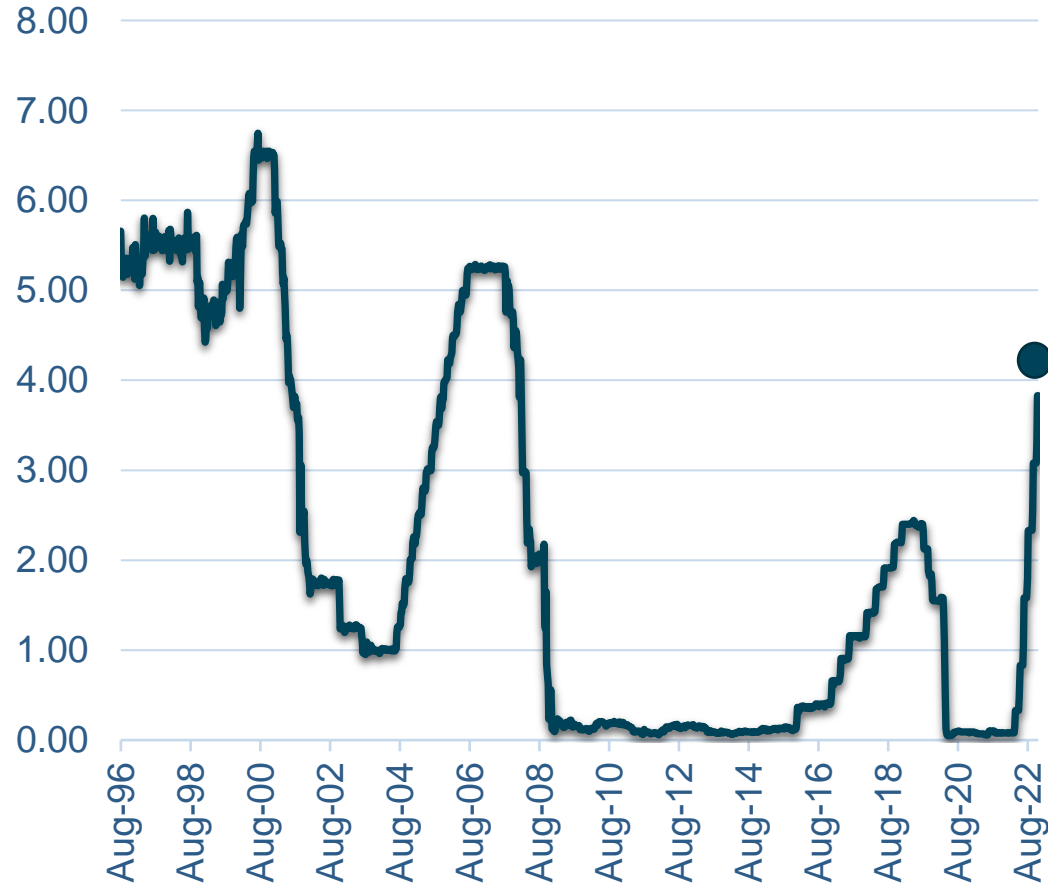
## Growth Q419 to Q322

M2	32.5%
Real Output	4.1%
Inflation to date	12.7%
Remainder	15.5%

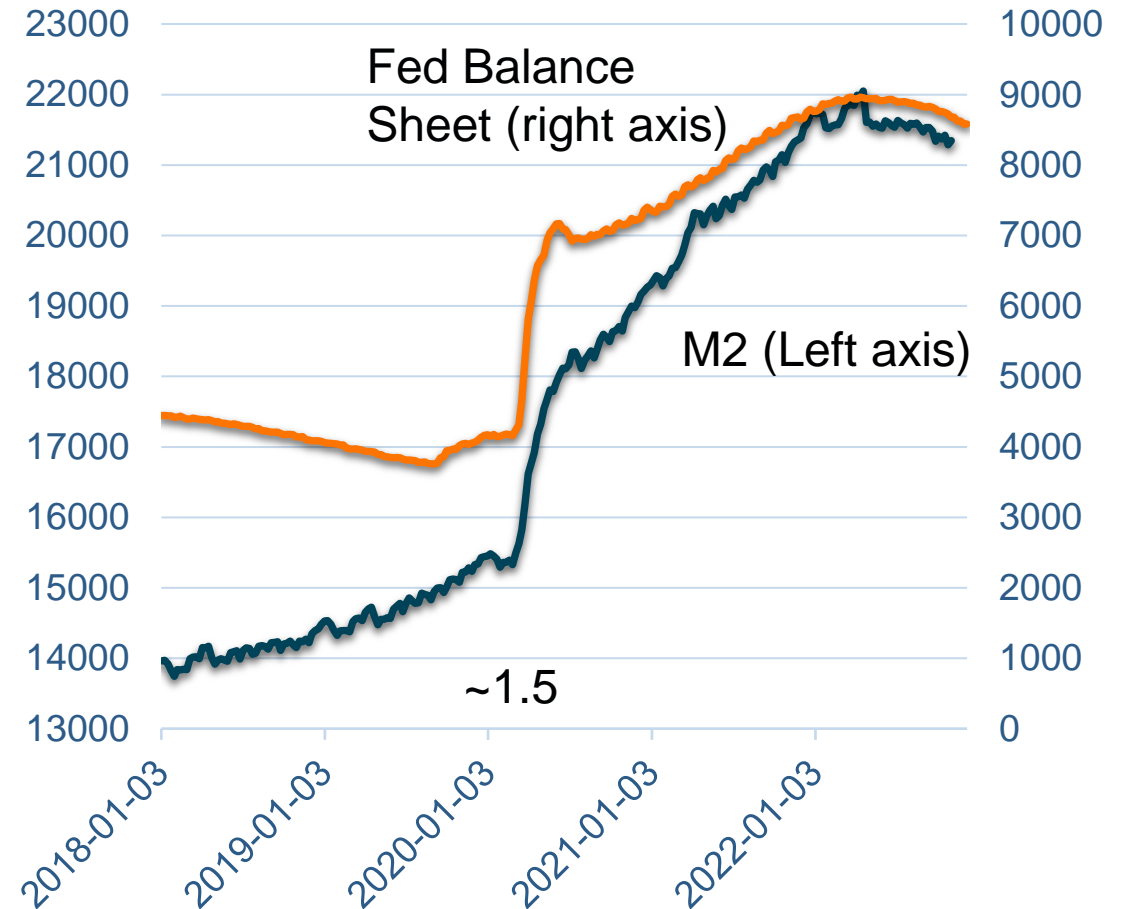
# The Fed Response



### Federal Funds Rate



### M2 and the Fed's Balance Sheet

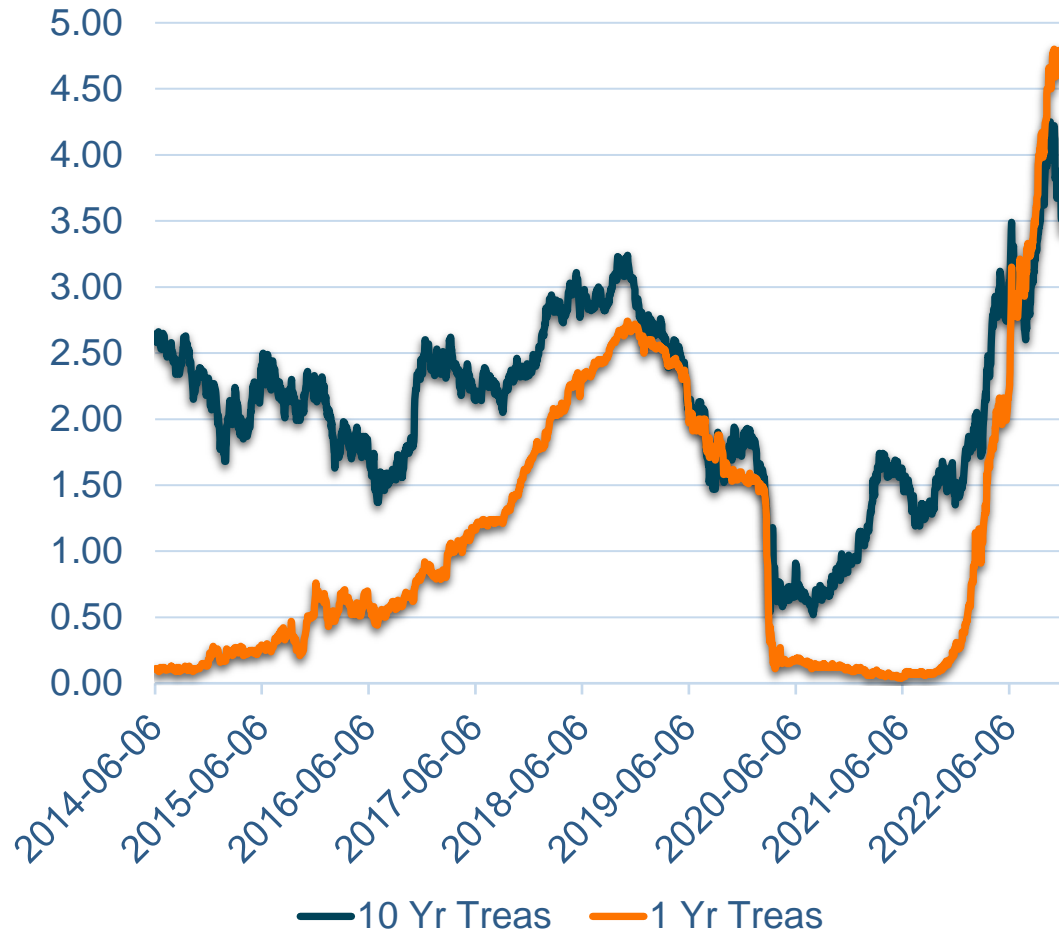




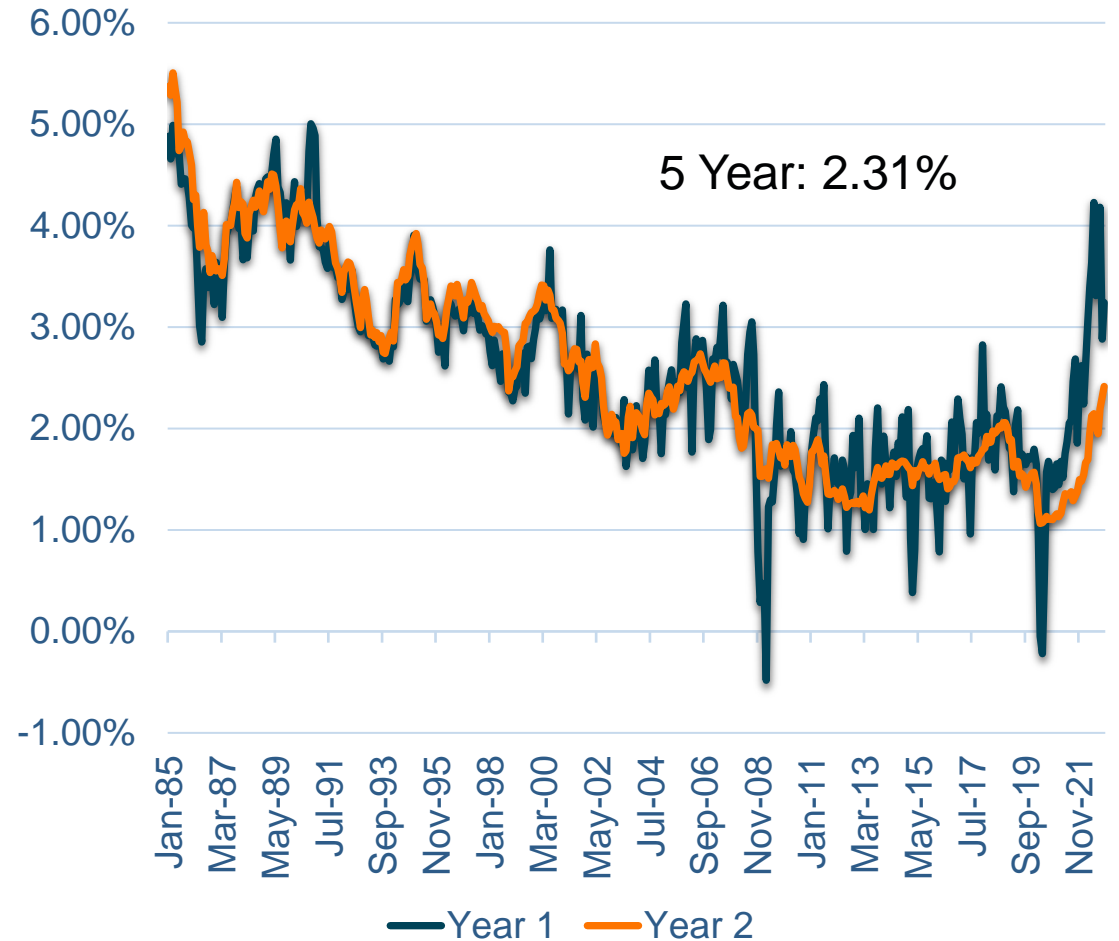
# The Rate Response...



### Treasury Rates



### Inflation Expectations



# Gravity still works...



## Capital Invested and Number of Deals.

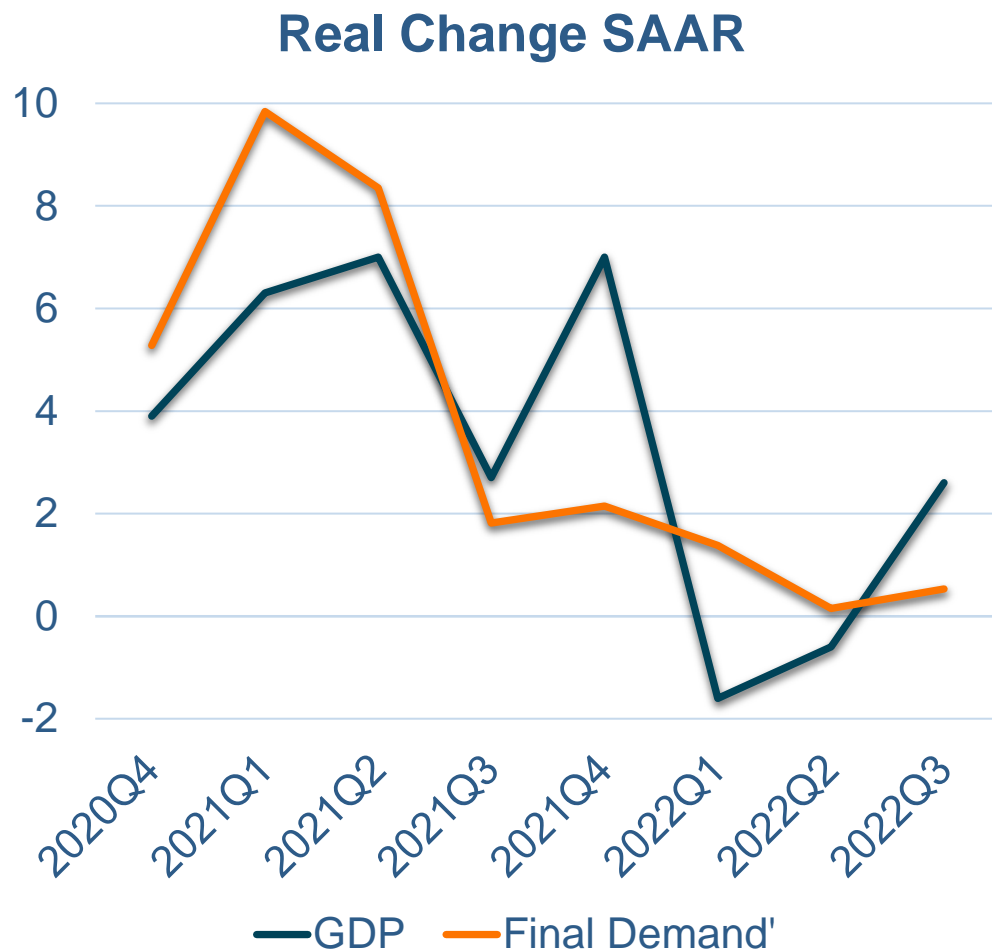




# Recent Real GDP Growth



## Contributions to Real GDP Growth

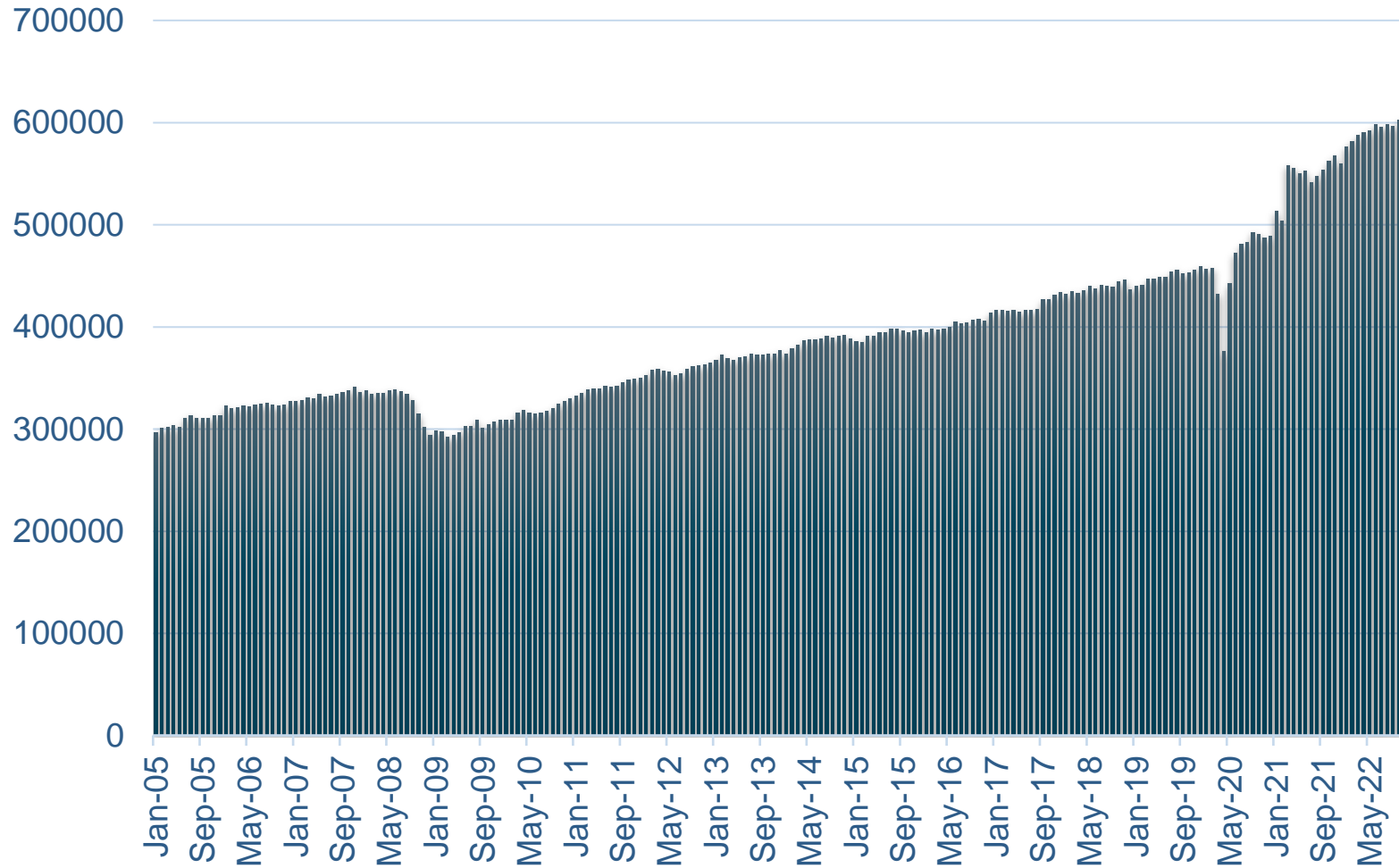


	2019	2020	2021	2022
Gross domestic product	2.58	1.18	5.75	0.13
Final Demand	2.56	1.18	5.54	0.69
Personal consumption	1.45	0.39	4.74	1.09
Durable goods	0.40	1.40	0.59	0.11
Nondurable goods	0.32	0.81	1.04	-0.41
Services	0.74	-1.82	3.11	1.39
Fixed investment	0.42	0.51	0.67	-0.33
Structures	0.20	-0.50	-0.14	-0.29
<i>Equipment</i>	-0.18	0.06	0.28	0.33
<i>Intellectual property</i>	0.33	0.22	0.56	0.45
Residential	0.08	0.74	-0.02	-0.82
Change inventories	-0.38	0.79	0.93	-0.82
Net exports	0.40	-0.79	-0.72	0.27
Exports	0.11	-0.83	0.70	0.87
Imports	0.29	0.03	-1.41	-0.60
Government	0.69	0.29	0.12	-0.09

# Bad News?



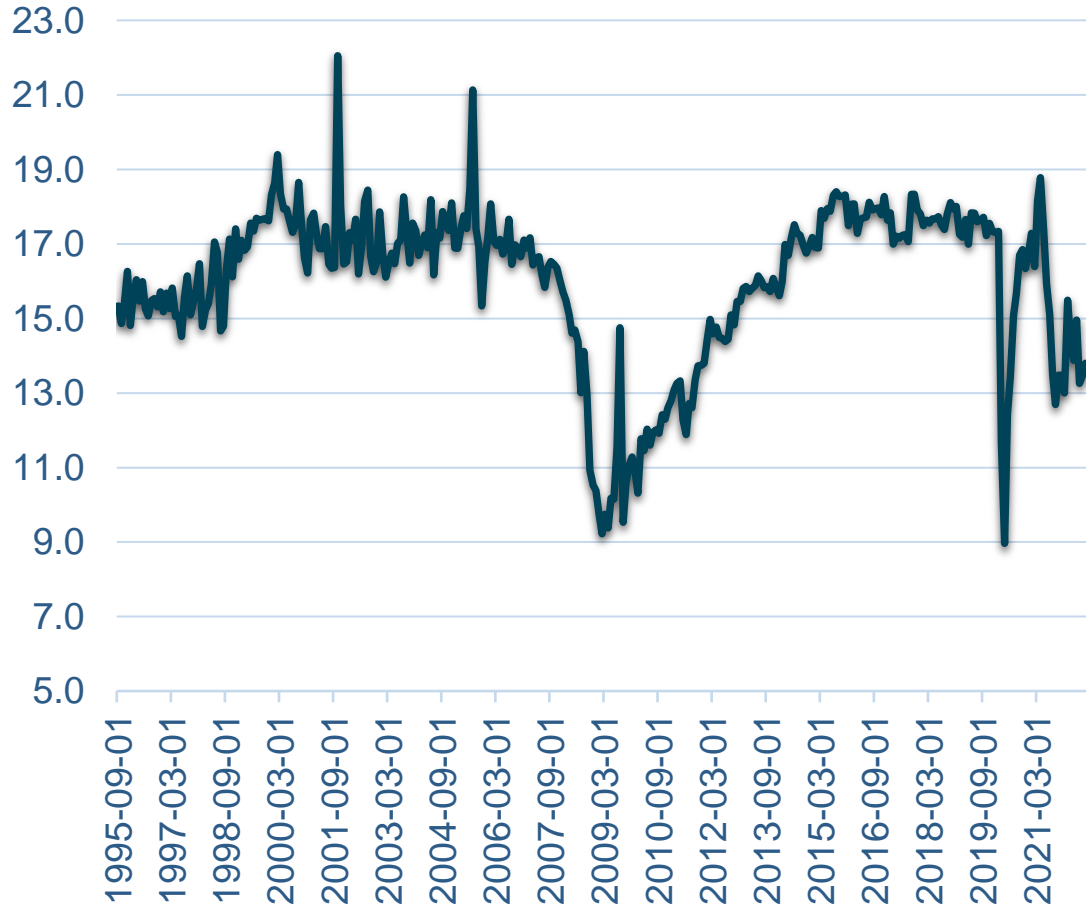
Nominal Retail Sales to December



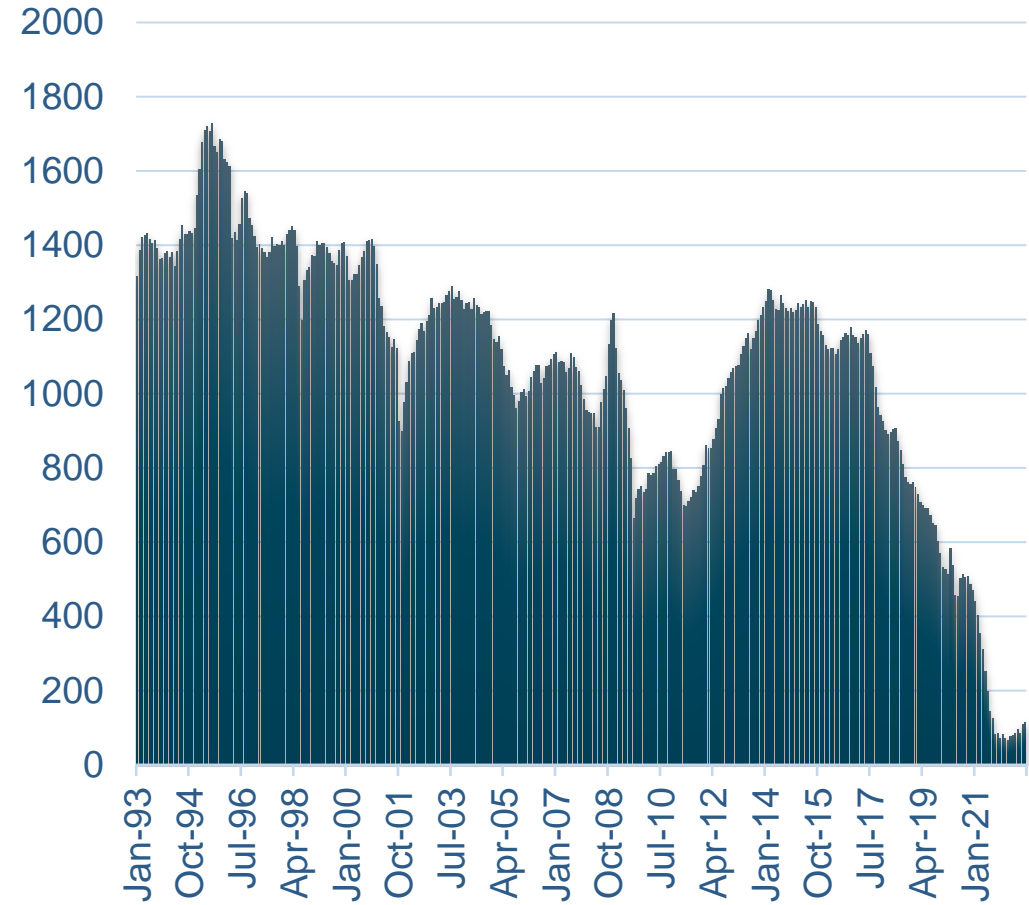
# Still Pent-Up Consumer Demand



### New Auto Sales SAAR (Mil Units)



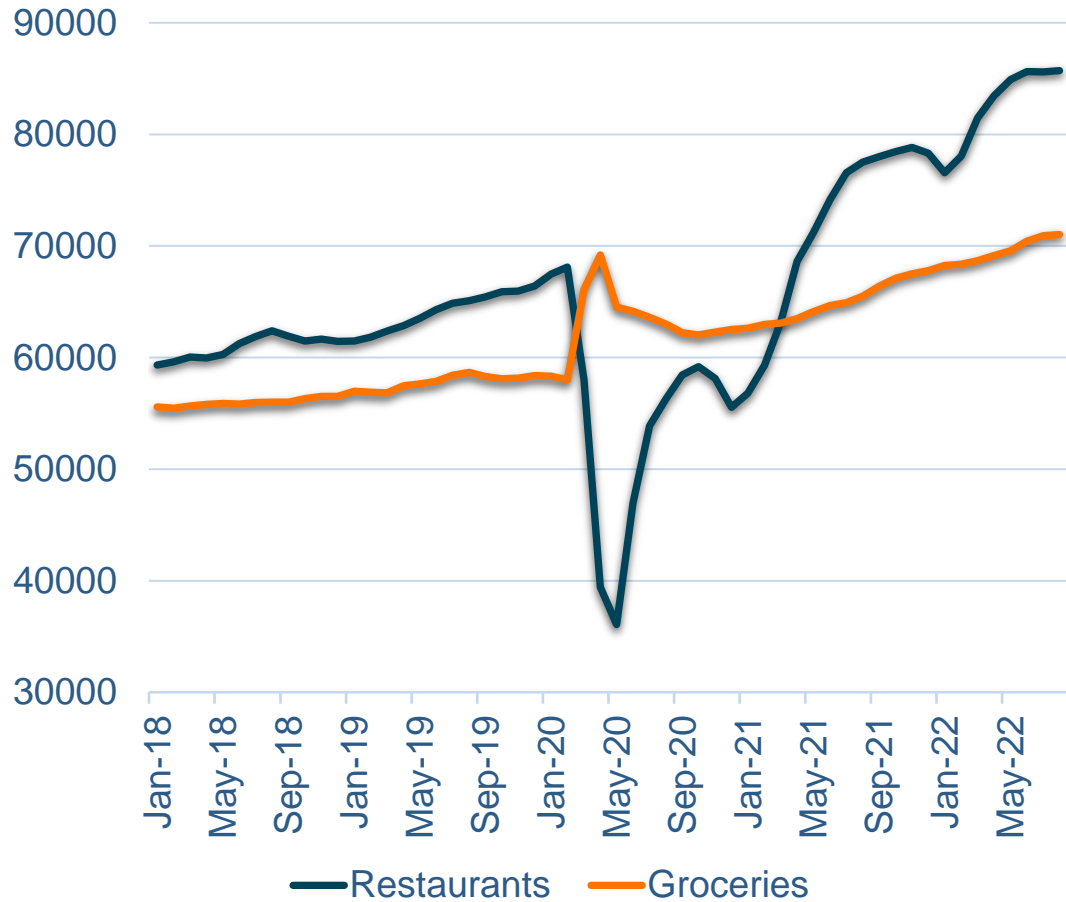
### Inventories of Autos for Sale US



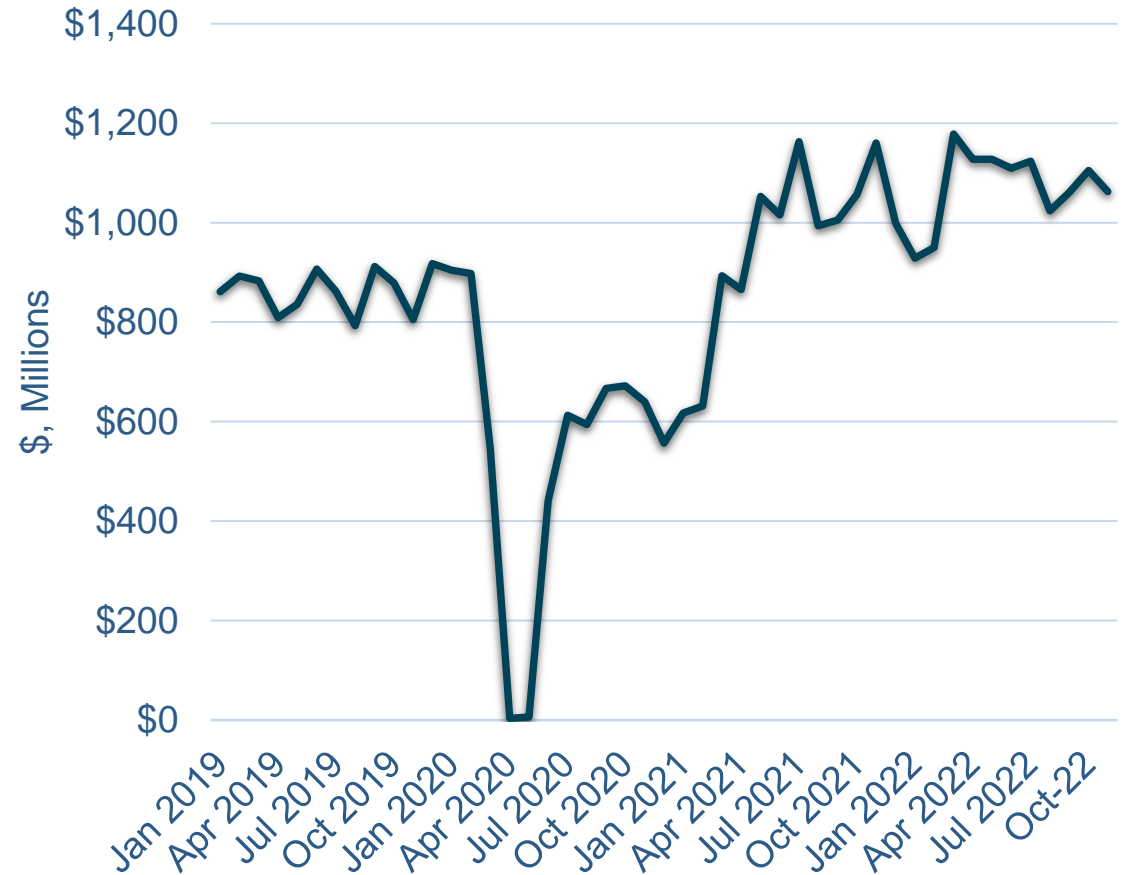
# A shift back to consumer services...



### Retail Sales on Food



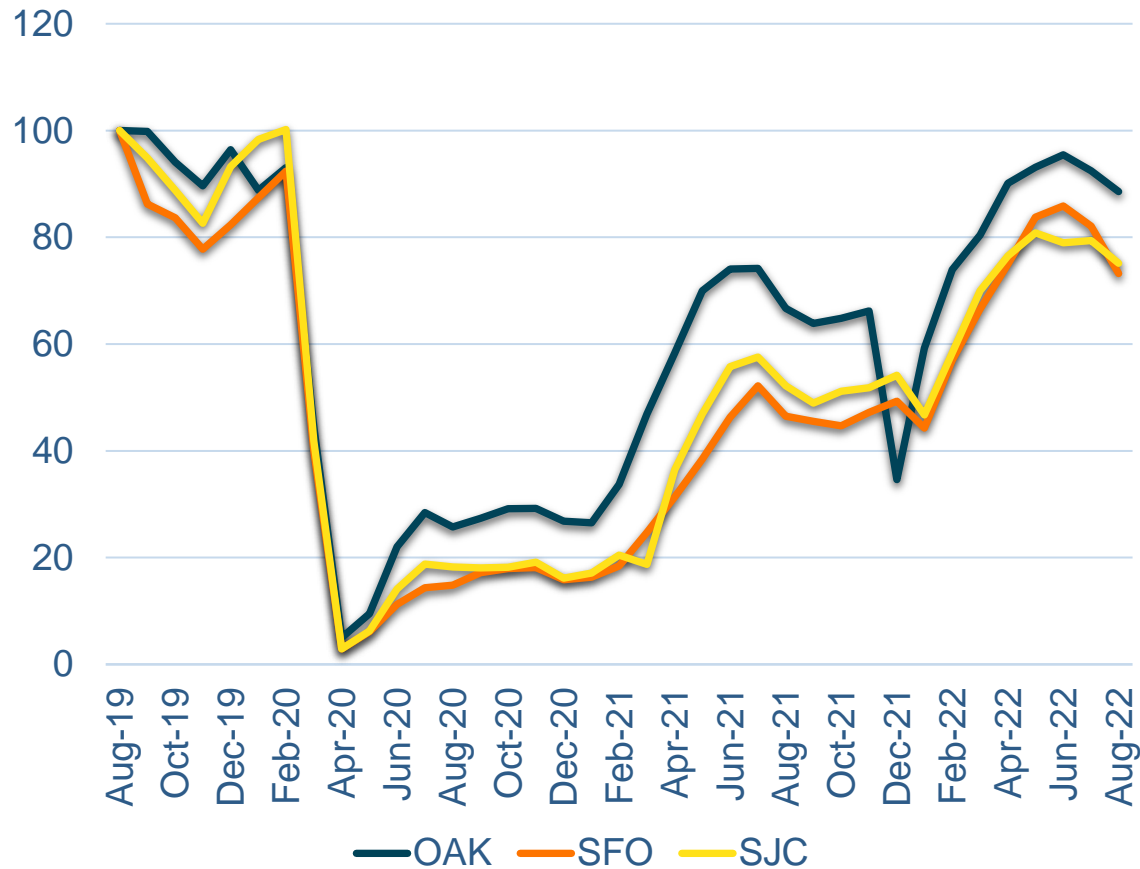
### Clark County Gaming Revenue



# Travel

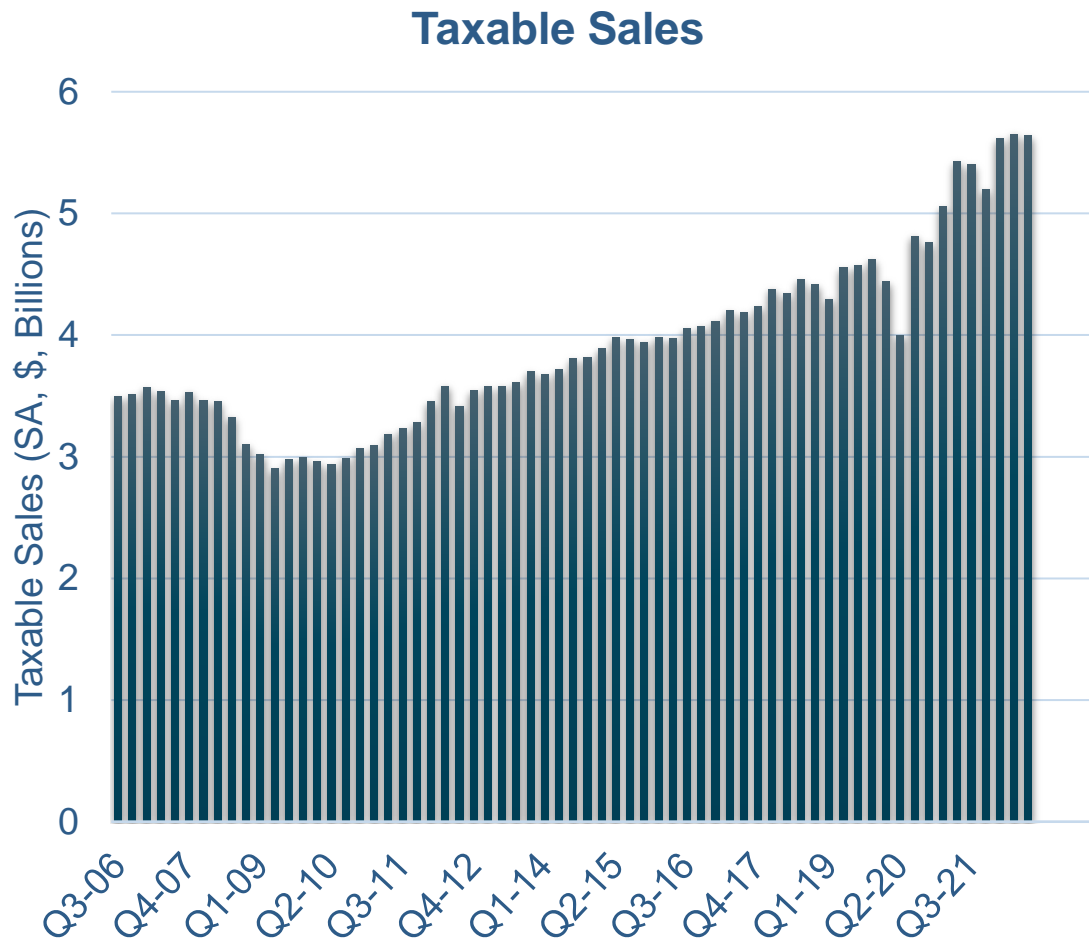


Indexed Air Passengers



Region	ADR		Occupancy Rate	
	Q3-22	3-Yr Dif	Q3-22	3-Yr Dif
US Total	\$141.7	\$14.5	67.4	2.3
East Bay	\$144.5	-\$8.5	77.2	0.7
Inland Empire	\$120.5	\$11.3	72.1	-0.2
San Francisco	\$240.0	\$27.5	80.7	-1.5
LA (MD)	\$178.8	\$19.7	75.1	-5.3

# Business Activity - Contra Costa County



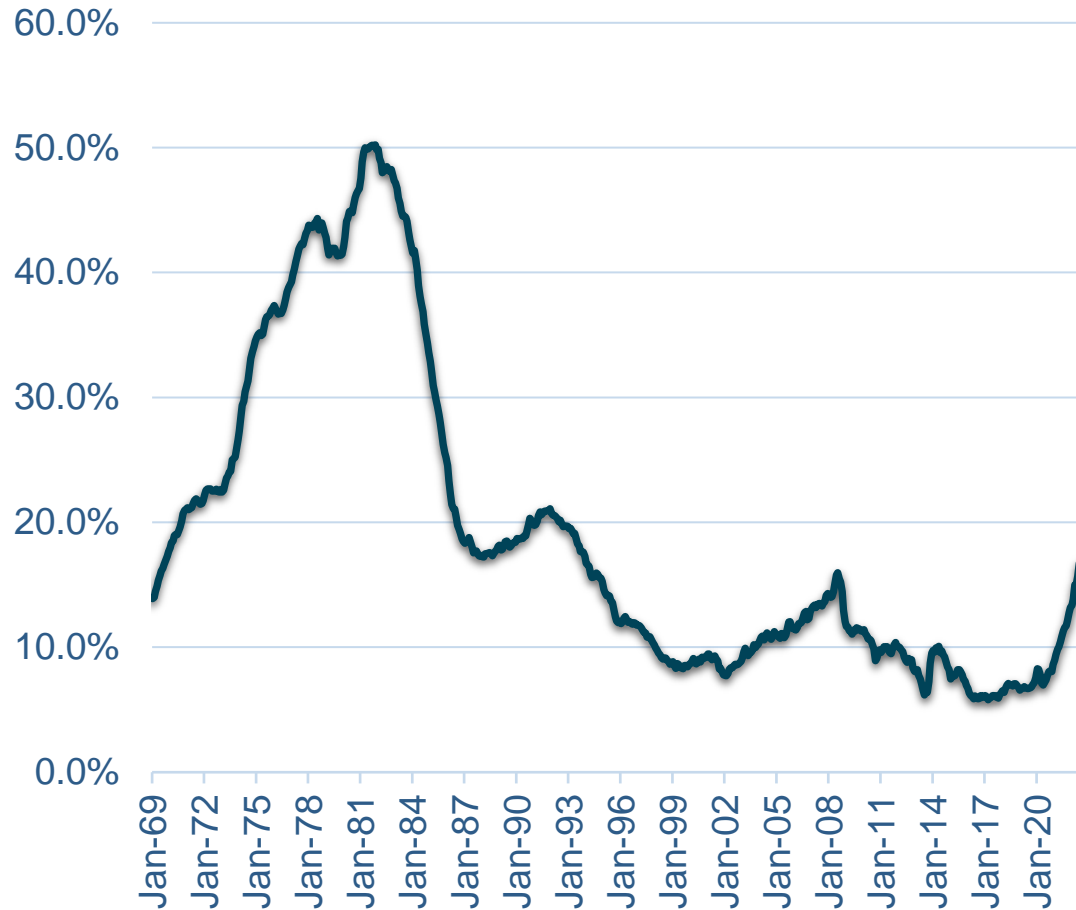
\*YTD through Q3

Category	Q3-22 Sales Tax Receipts (\$, Mil.)	1-YR % Growth	
		Contra Costa	CA
<b>Total</b>	<b>57.1</b>	<b>5.3</b>	<b>8.0</b>
Fuel and Service Stations	5.8	23.7	21.8
Business and Industry	6.4	12.4	9.7
Restaurants and Hotels	6.2	7.4	10.1
County & State Pool	12.1	4.8	7.3
General Consumer Goods	10.2	3.6	2.9
Food and Drugs	3.3	-1.1	0.3
Autos and Transportation	8.3	-1.5	6.0
Building and Construction	0.0	-99.1	7.9

# Can the consumer survive? Context...



### 5 Year Cumulative Inflation (PCE Basis)



### US Financial Obligations Ratio (% of DPI)





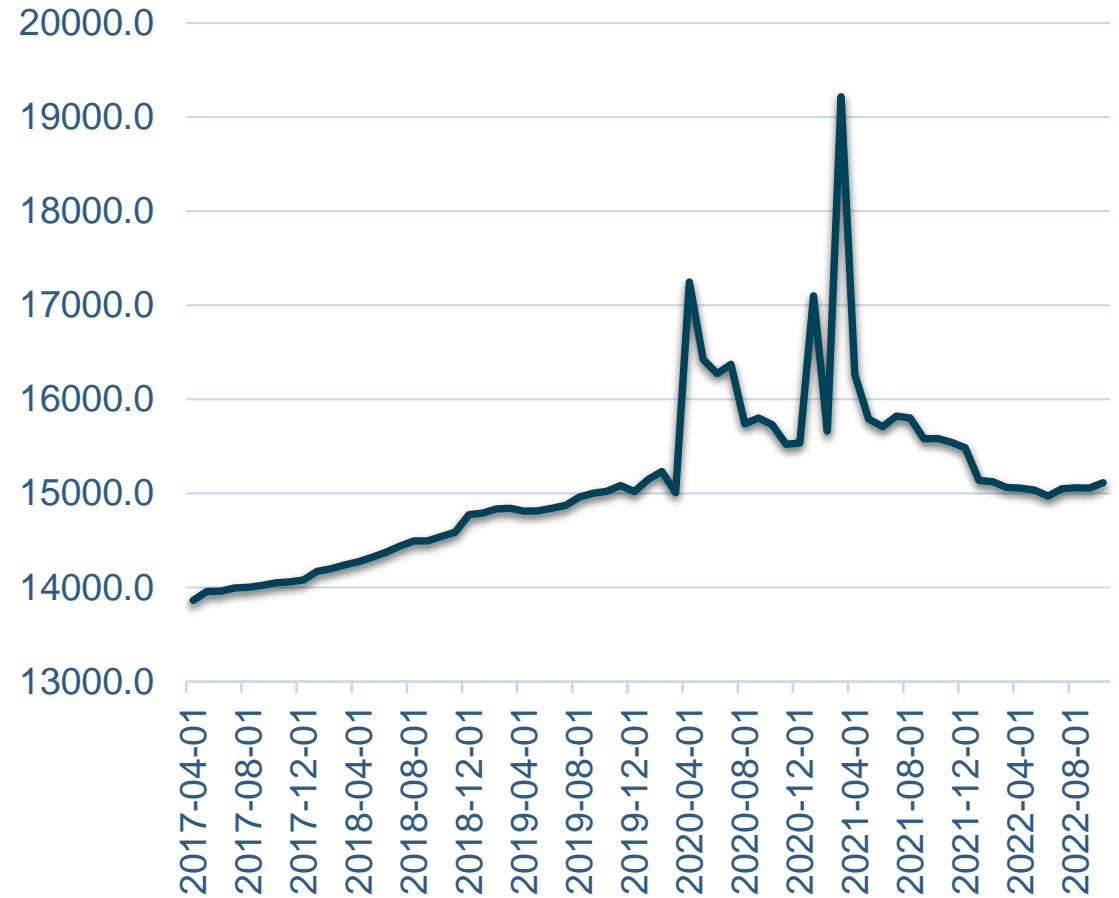
# The Income Issue



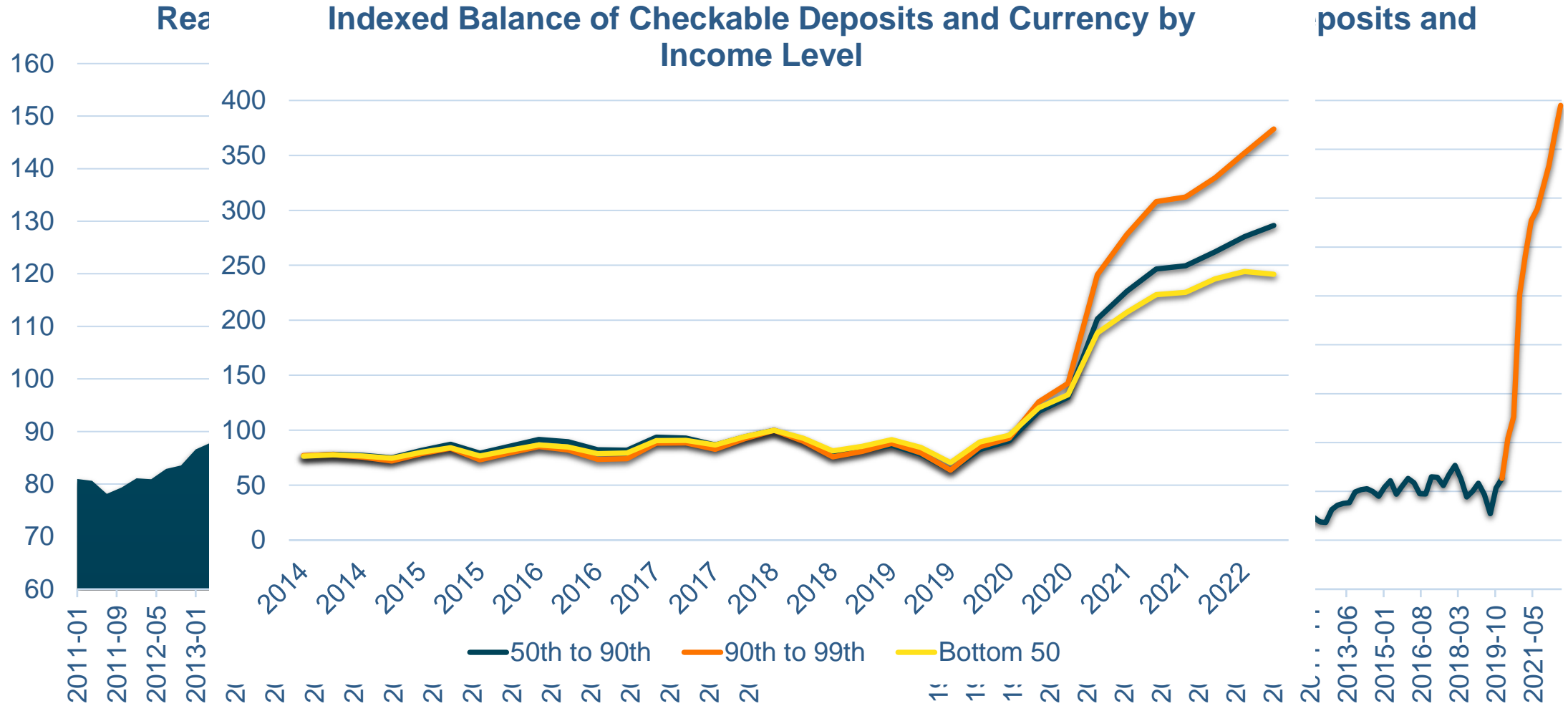
### US Savings Rate



### US Real Disposable Income



# Income vs Wealth



# Contradictory Efforts



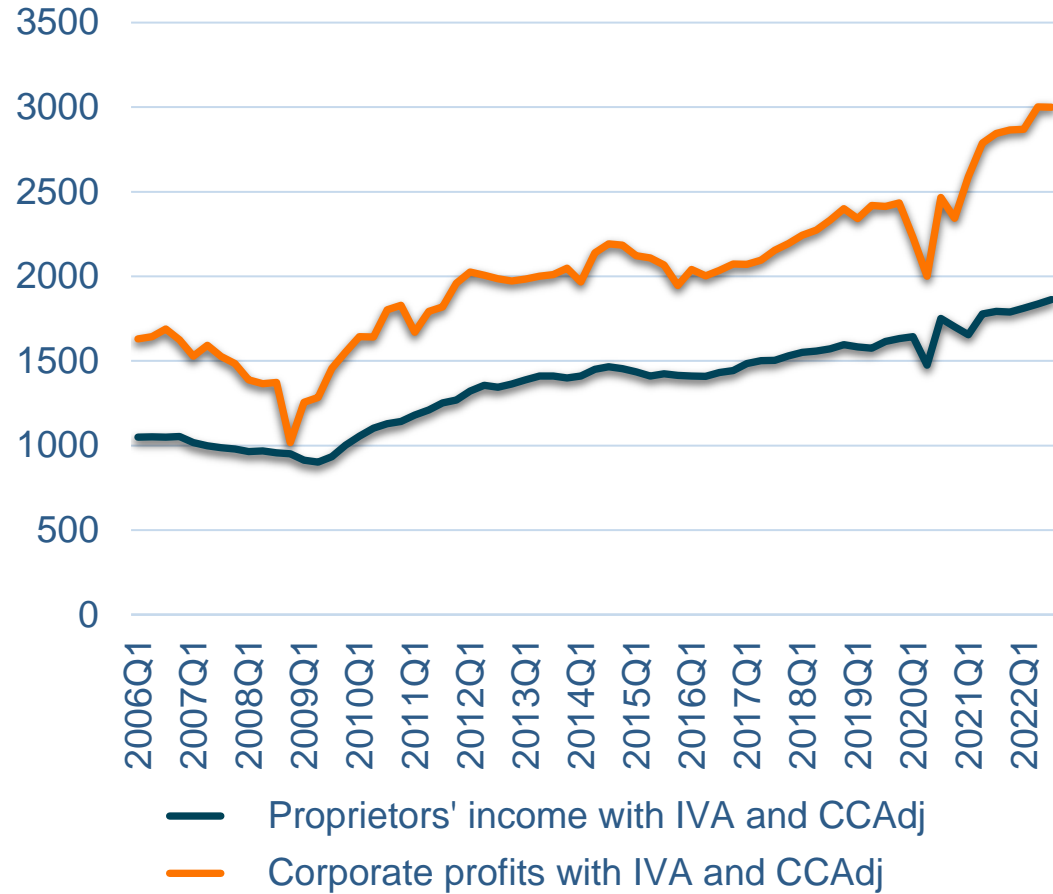
Figure 1. Budgetary Effects of the Inflation Reduction Act of 2022



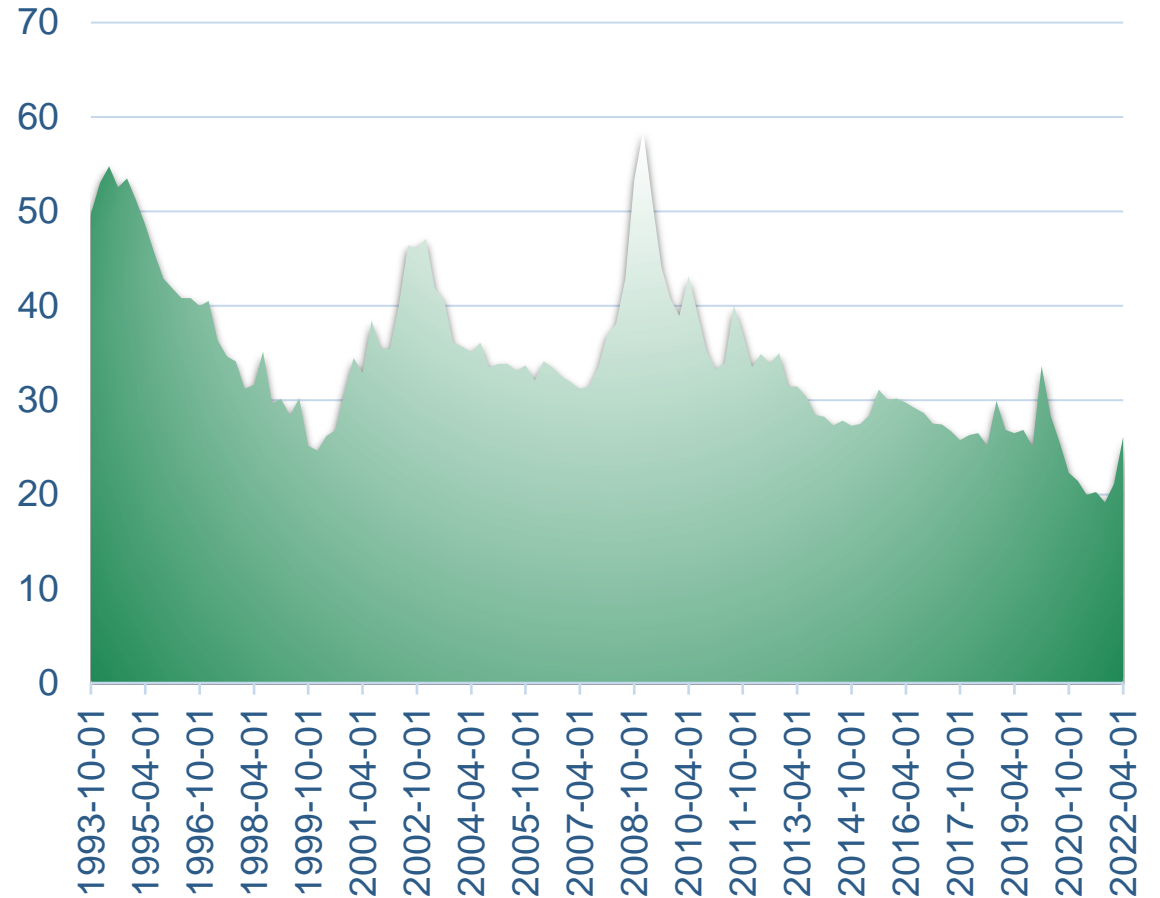
# Business is managing as well...



### Business Profits



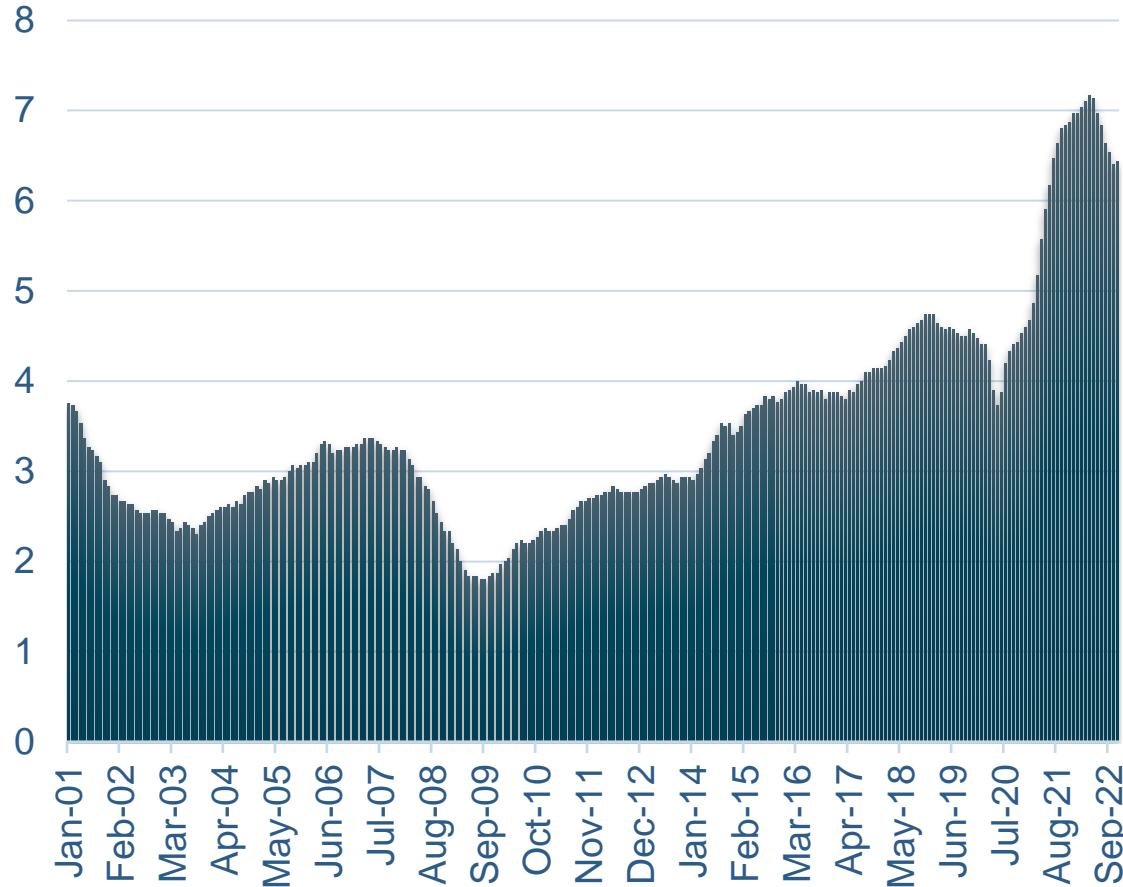
### Non-Financial Corporate Debt to Equity



# Business's real issue...



US Job Opening Rate

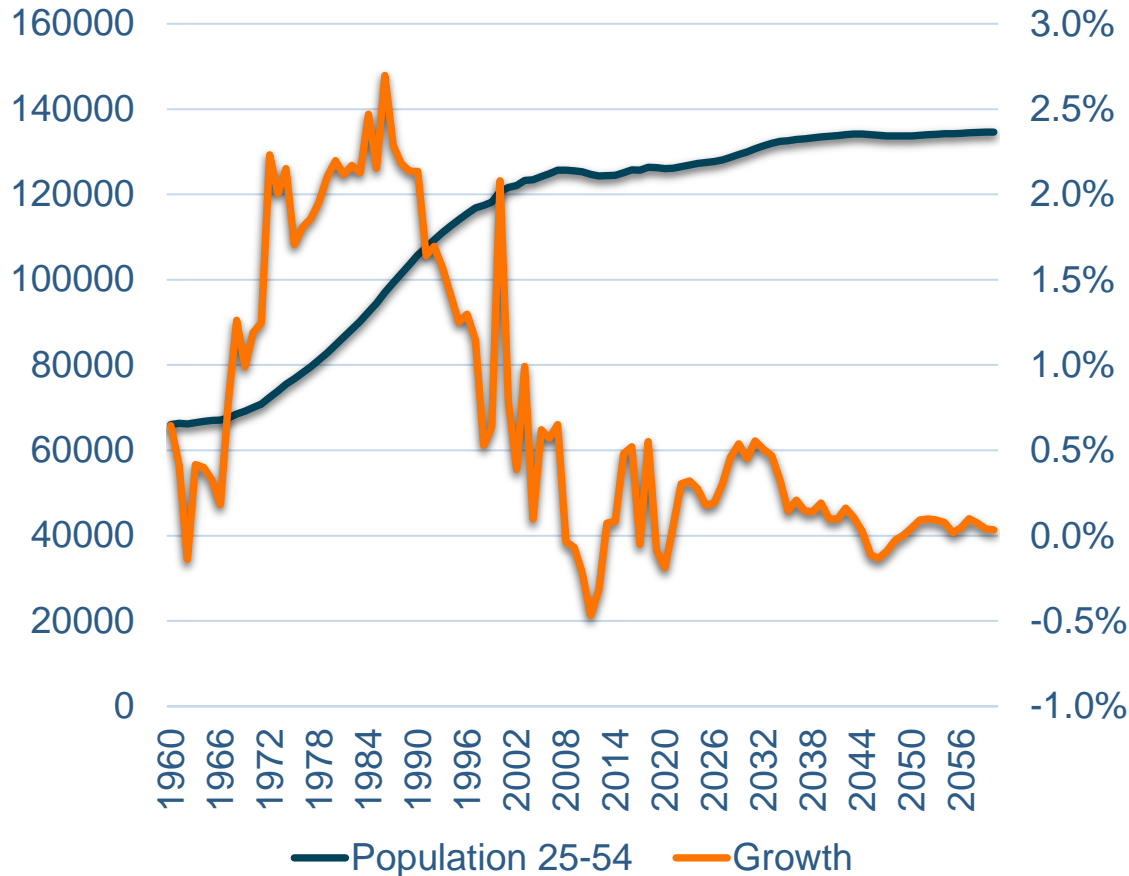


Job Openings Rate by Sector	Jul-19	Jul-22
Total private	4.2	7.7
Health care	2.8	9.3
Leisure hospitality	6.7	9.3
Professional	5.4	9.0
Logistics	3.9	8.0
Other services	3.7	7.5
Financial activities	2.6	7.0
Information	3.9	7.0
Retail trade	4.9	6.5
Manufacturing	2.5	6.2
Education	2.6	6.0
Mining and logging	3.7	5.7
Government	1.5	5.2
Wholesale trade	2.8	4.9
Local education	1.6	4.7
Construction	5.1	4.7

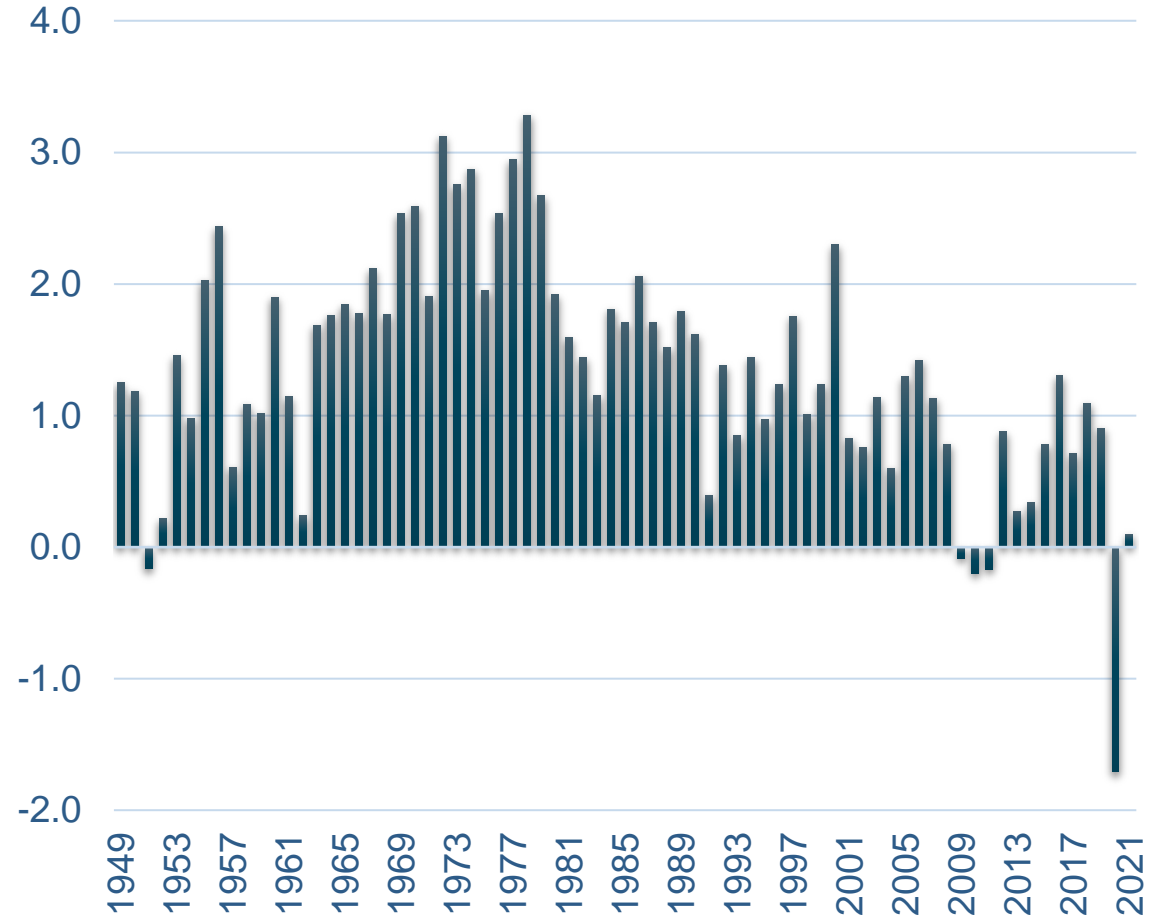
# The Era of Labor Shortages is Here



### Prime Working Years Population Growth (Census)



### YoY Growth US Labor Force



# Business Investment



Real Business Investment	2019	2022	
	Q3	Q3	
Private fixed investment	3437.0	3550.5	3.3%
Software	471.3	653.5	38.7%
Information processing eq	486.6	582.3	19.7%
Research and development	459.5	540.3	17.6%
Entertainment, literary	85.0	94.8	11.5%
Industrial equipment	248.7	258.9	4.1%
Manufacturing	63.3	59.8	-5.5%
Transportation equipment	270.8	249.1	-8.0%
Commercial and health care	172.0	136.5	-20.6%
Mining exploration	132.0	100.2	-24.1%
Power and communication	123.2	79.9	-35.1%

**New Orders Non-Defense Capital Goods**

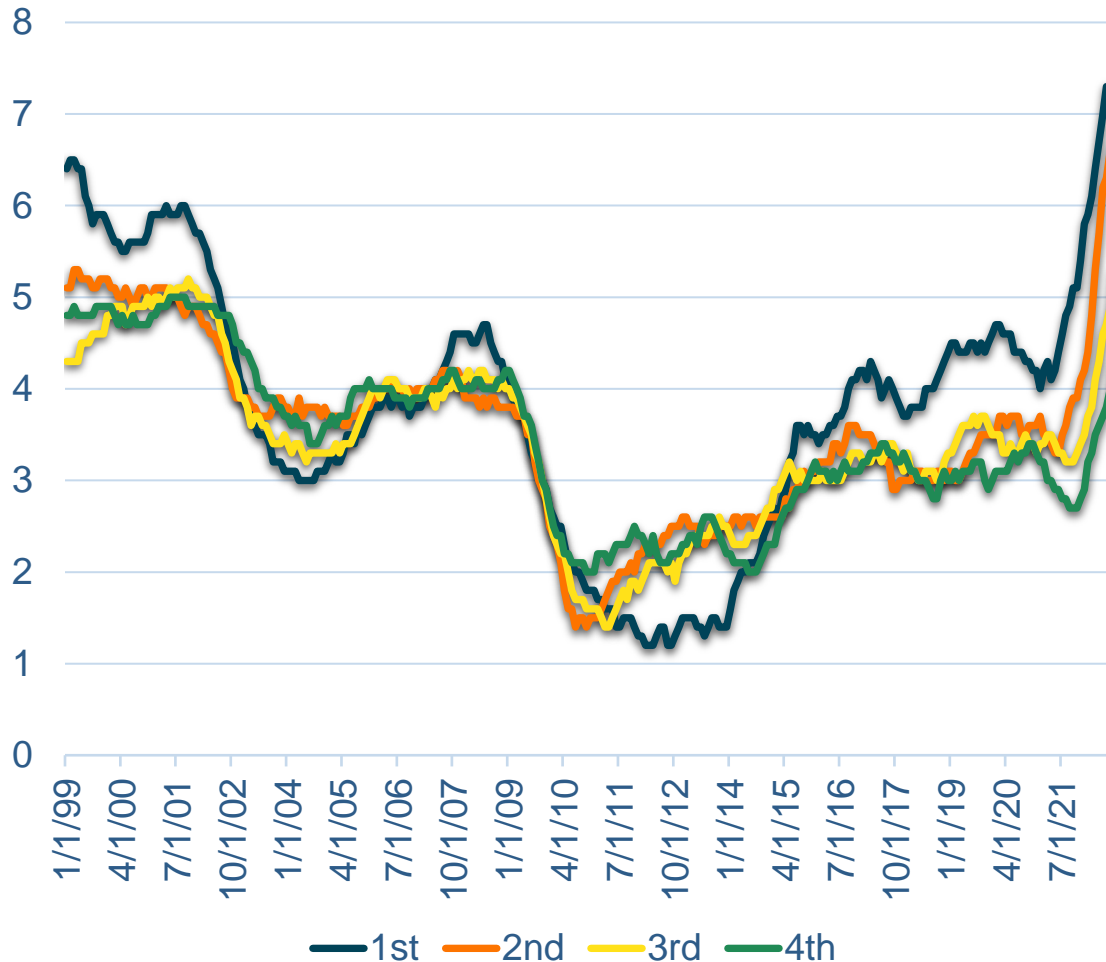




# A 2-edged sword...



Growth in Worker Earnings by Quartile



Average Weekly Earnings

Location	Aug-19	Aug-22	
Fresno	796	987	24.0%
Las Vegas	818	978	19.6%
San Diego	1034	1234	19.3%
Sacramento	960	1134	18.1%
Orange County	1110	1294	16.6%
Inland Empire	854	992	16.2%
Los Angeles	1101	1277	16.0%
Portland	1050	1213	15.5%
Phoenix	989	1126	13.9%
San Francisco	1543	1756	13.8%
Santa Barbara	931	1002	7.6%
Bakersfield	1006	1074	6.7%
San Jose	1631	1717	5.2%
<b>East Bay</b>	<b>1227</b>	<b>1275</b>	<b>3.9%</b>
Seattle	1453	1450	-0.2%

# Regionally? Who is Ahead? Behind?



## Current State Job Opening Rate, with change 19-22

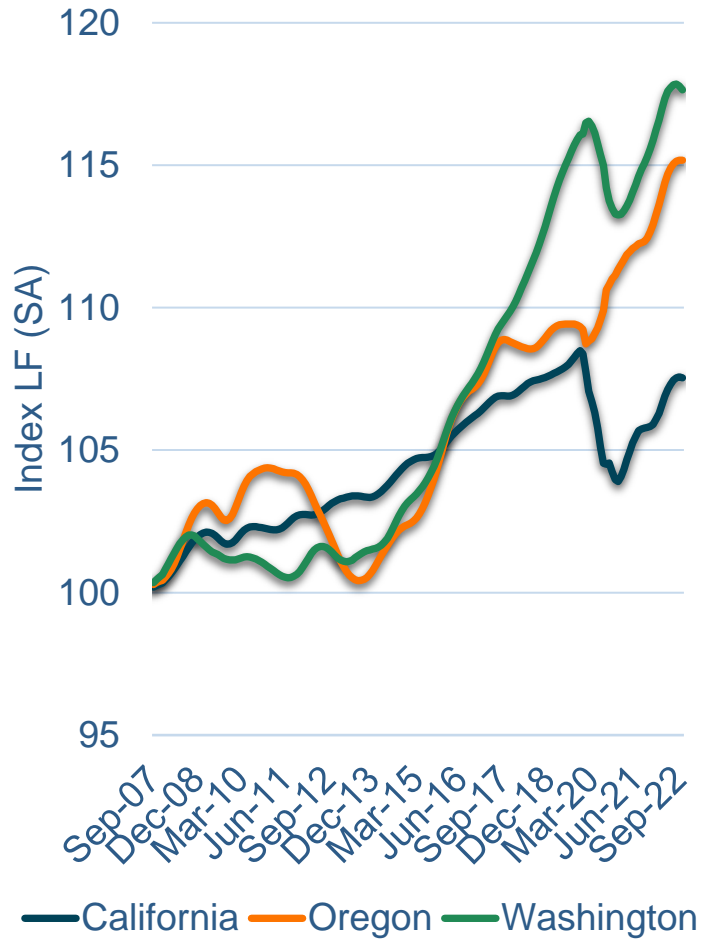
Source: Bureau of Economic Analysis, BEA, Bureau of Labor Statistics, BLS

Alaska	10.1	4.1	South Carolina	7.4	2.5	Nebraska	6.6	1.9
Kentucky	7.9	3.4	Iowa	6.9	2.4	Arizona	7.1	1.7
Georgia	7.9	3.1	Oklahoma	7.2	2.4	Wisconsin	6.7	1.7
Tennessee	7.6	2.9	Maine	7.0	2.4	Pennsylvania	5.9	1.6
Illinois	6.9	2.9	Hawaii	7.1	2.4	Florida	6.2	1.6
Massachusetts	7.2	2.8	Alabama	6.8	2.3	Utah	6.4	1.5
Delaware	7.3	2.8	Vermont	7.4	2.3	Indiana	6.5	1.5
Mississippi	7.3	2.7	Michigan	6.9	2.3	Arkansas	6.7	1.5
Montana	8.3	2.7	<b>California</b>	<b>6.5</b>	<b>2.2</b>	North Dakota	7.0	1.5
Louisiana	7.5	2.7	New Hampshire	6.7	2.2	New Jersey	5.7	1.4
Wyoming	8.4	2.7	Rhode Island	6.9	2.2	Kansas	6.4	1.4
Connecticut	6.5	2.7	South Dakota	7.1	2.1	New Mexico	7.4	1.3
Virginia	7.9	2.7	Maryland	7.0	2.1	Missouri	6.4	1.3
Minnesota	7.1	2.6	Colorado	7.4	2.1	Oregon	6.5	1.3
Texas	7.2	2.6	Ohio	6.8	2.1	New York	5.4	1.2
Nevada	6.8	2.6	Idaho	7.2	2.0	Washington	6.1	1.2
West Virginia	8.3	2.6	District of Columbia	5.9	1.9	North Carolina	7.0	1.1

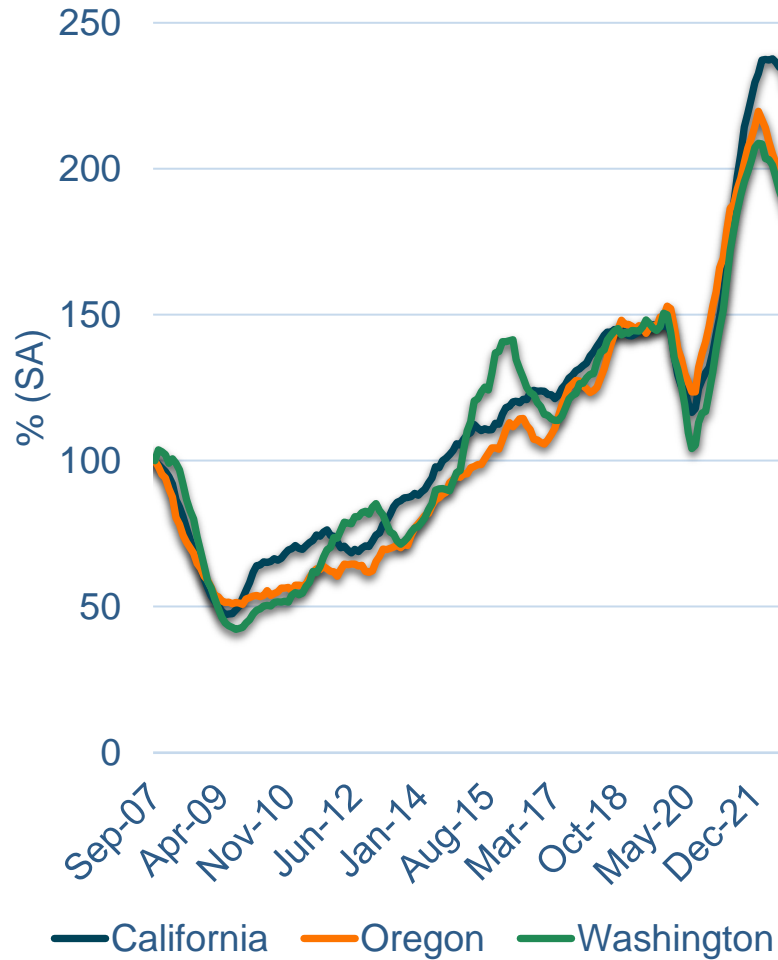
# Regional Outcomes



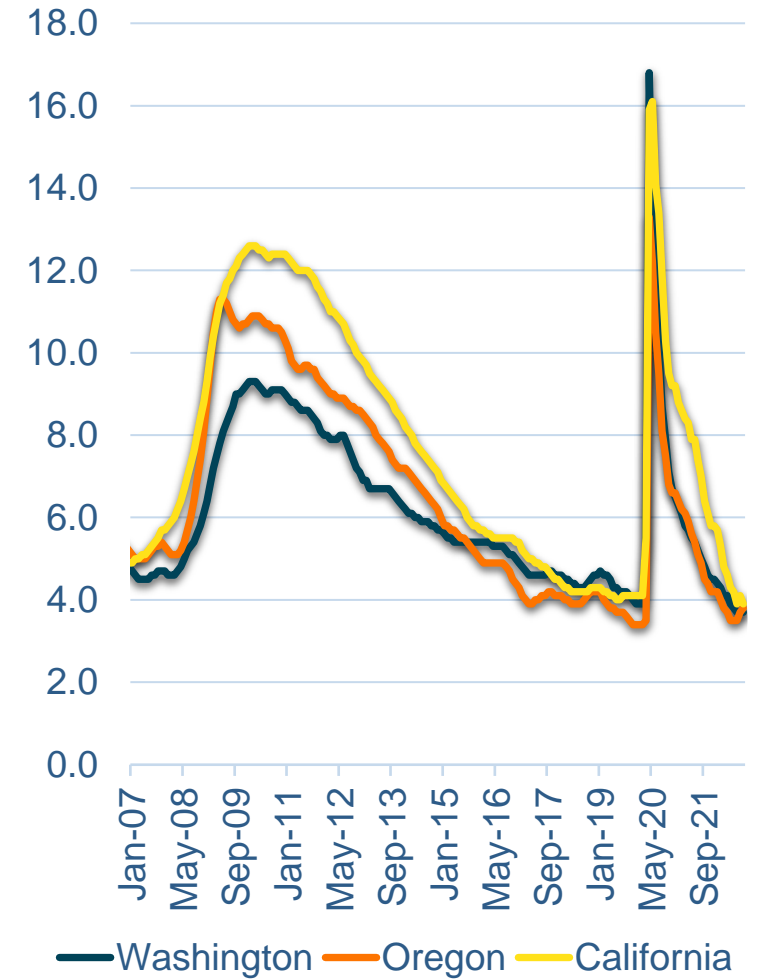
### Indexed Labor Force



### Indexed Job Openings



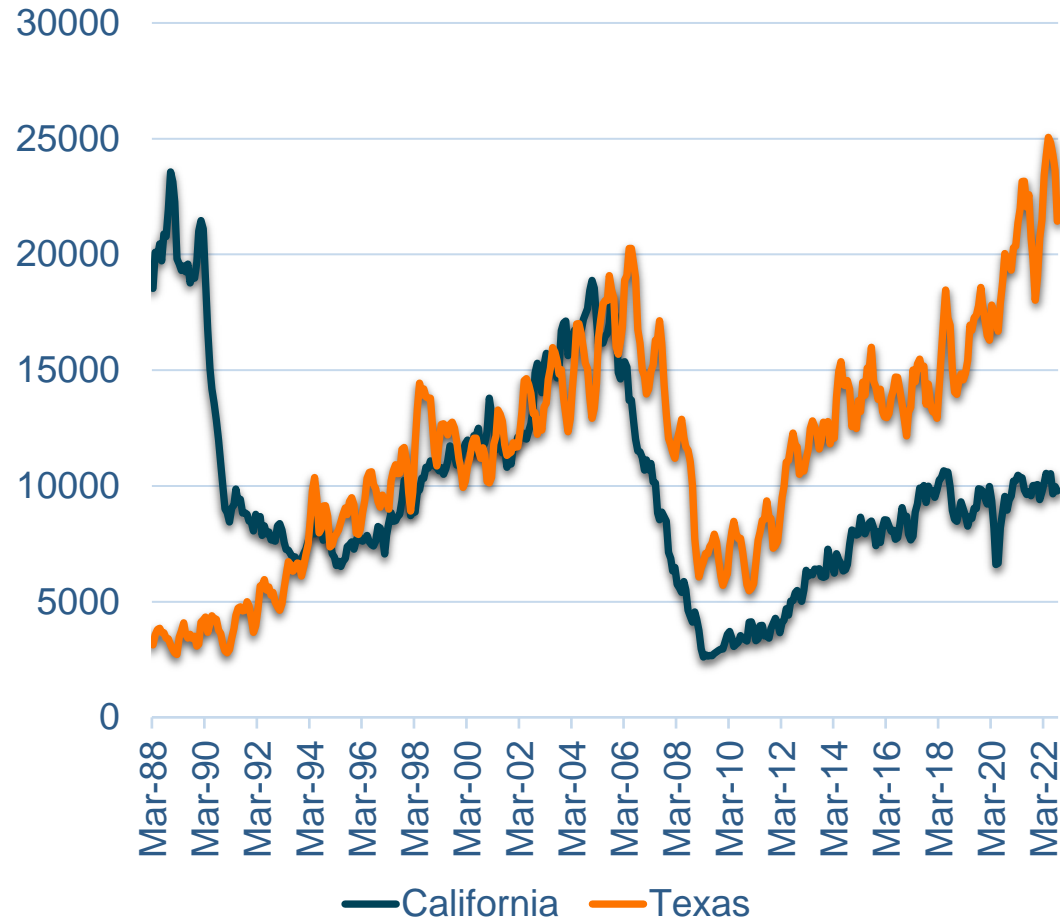
### Unemployment Rate



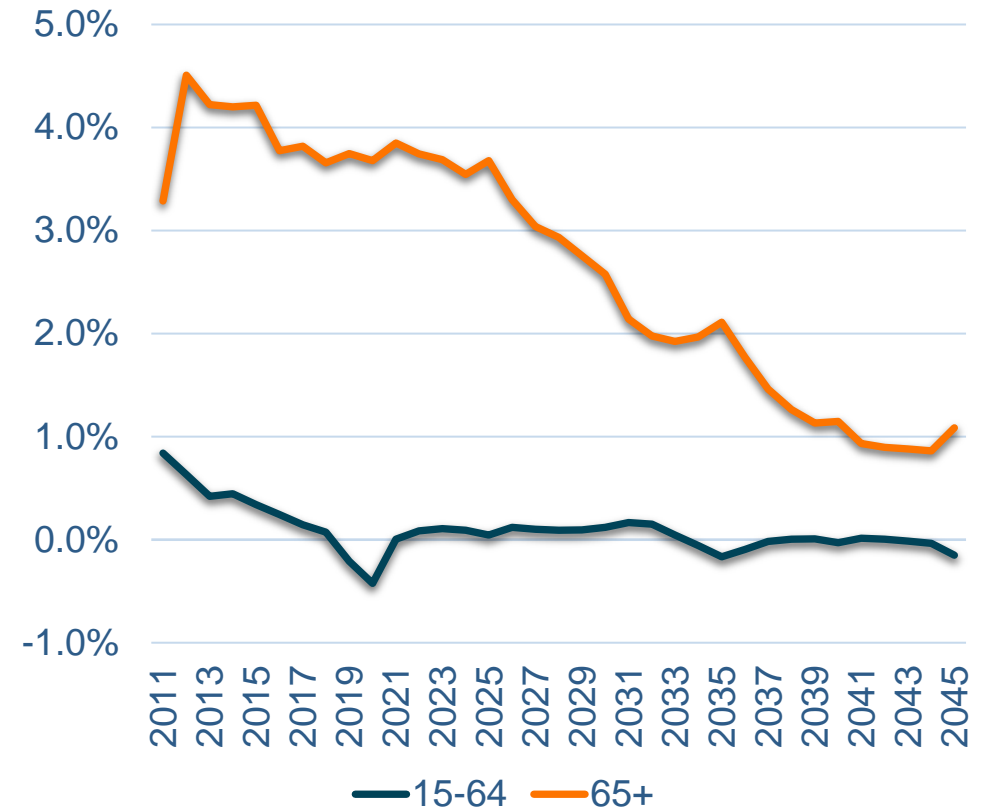
# The Real California Story



### Private Housing Permits



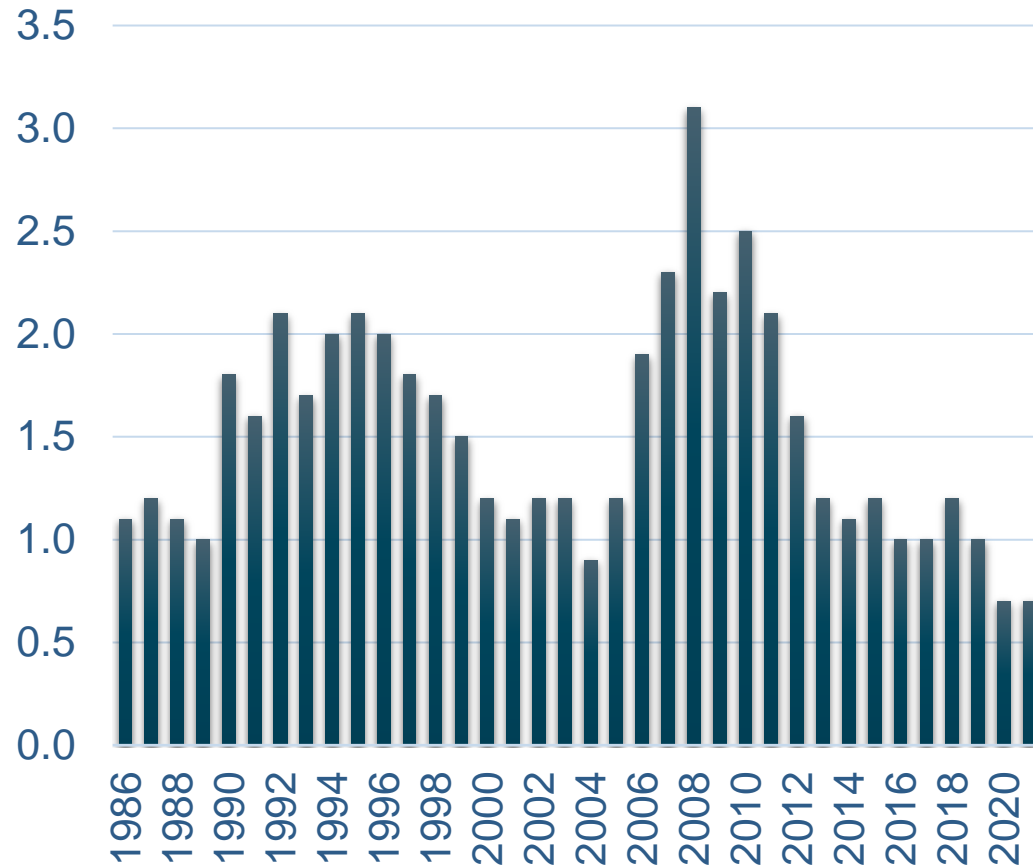
### California Population Forecasts by Age (CA DoF est.)



# Vacancies and Housing Costs



## California Housing Vacancy



## Share Households > 35% Housing Cost to Income

	2018	2021	2018	2021
California	29.4%	29.6%	45.4%	46.4%
Los Angeles	34.3%	35.2%	47.8%	49.6%
Riverside	31.9%	31.1%	51.6%	48.8%
San Bernardino	27.7%	28.6%	48.2%	46.8%
Sacramento	24.4%	24.2%	45.8%	46.0%
Fresno	24.5%	25.5%	46.9%	44.9%
Santa Clara	25.5%	25.3%	36.4%	34.7%

# The State Employment Situation

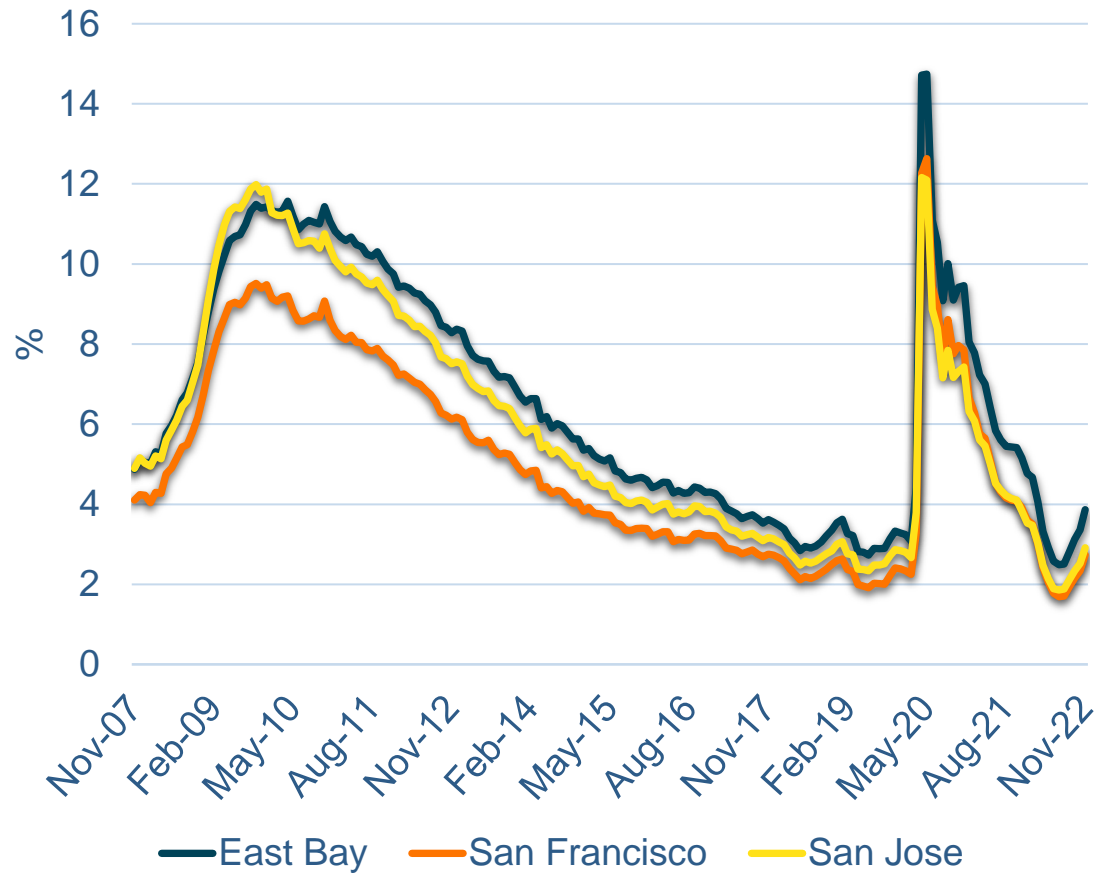


	Unemployment		Payrolls		Labor Force	
	Jul-19	Jul-22	Jul-22	Ch 19-22	Jul-22	Ch 19-22
Unemployment Rate						
California	4.0	3.9	17,618	1.1%	19,327	-0.4%
Inland Empire	3.9	3.3	1,667	7.2%	2,184	5.0%
Stockton	5.7	4.5	263	6.6%	335	2.5%
Sacramento	3.5	2.8	1,055	3.0%	1,122	1.5%
Fresno	7.1	5.3	377	4.3%	456	1.5%
Bakersfield	7.9	5.9	279	2.9%	386	0.8%
San Jose	2.5	1.8	1,168	1.9%	1,086	0.0%
San Diego	3.1	2.6	1,519	1.0%	1,585	-0.3%
Santa Barbara	3.4	2.6	195	1.1%	221	-0.8%
Modesto	6.0	4.5	184	1.5%	241	-0.9%
San Francisco (MD)	2.0	1.7	1,178	-0.8%	1,034	-1.0%
Orange County (MD)	2.6	2.2	1,676	-0.1%	1,605	-1.2%
<b>Oakland (MD)</b>	<b>2.9</b>	<b>2.4</b>	<b>1,181</b>	<b>-0.6%</b>	<b>1,385</b>	<b>-1.7%</b>
Ventura	3.4	2.7	308	-1.3%	411	-3.0%
Los Angeles (MD)	4.4	4.9	4,532	-0.6%	5,022	-3.1%
Santa Rosa	2.6	2.2	204	-2.6%	250	-3.4%

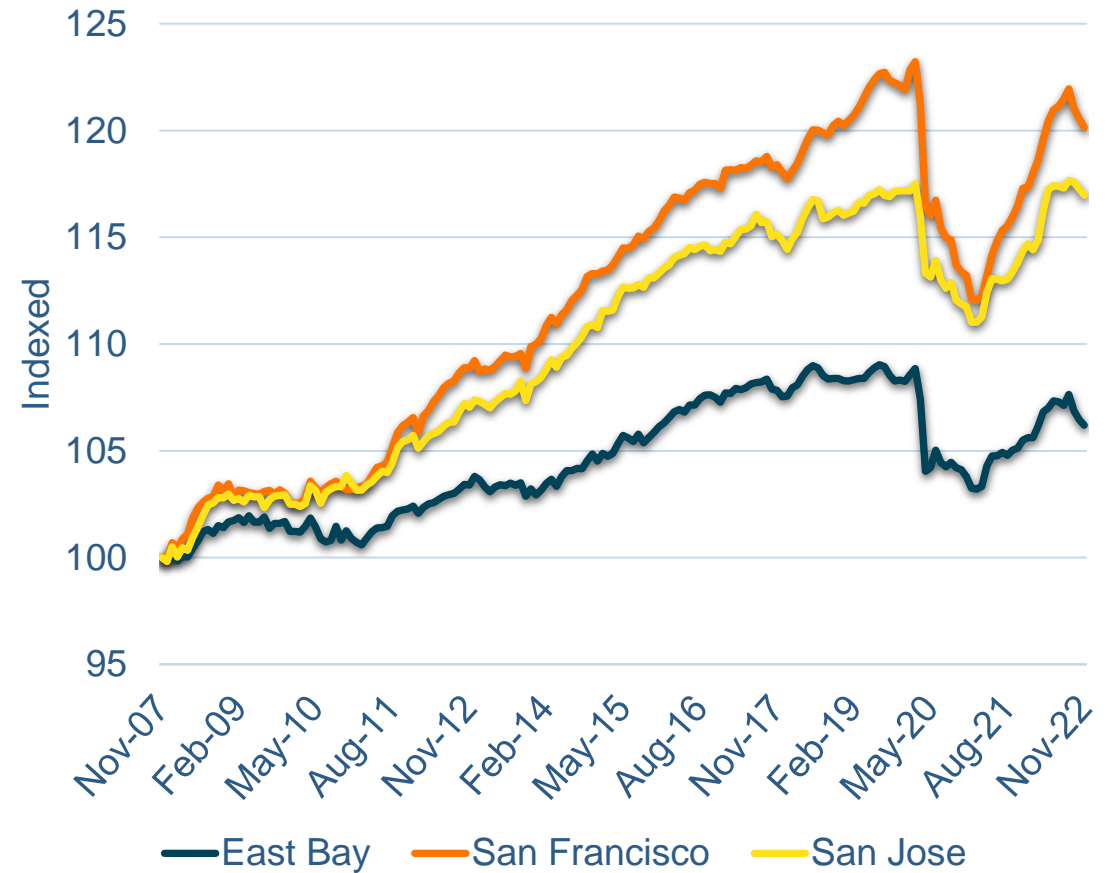
# Labor Markets



### Unemployment Rate

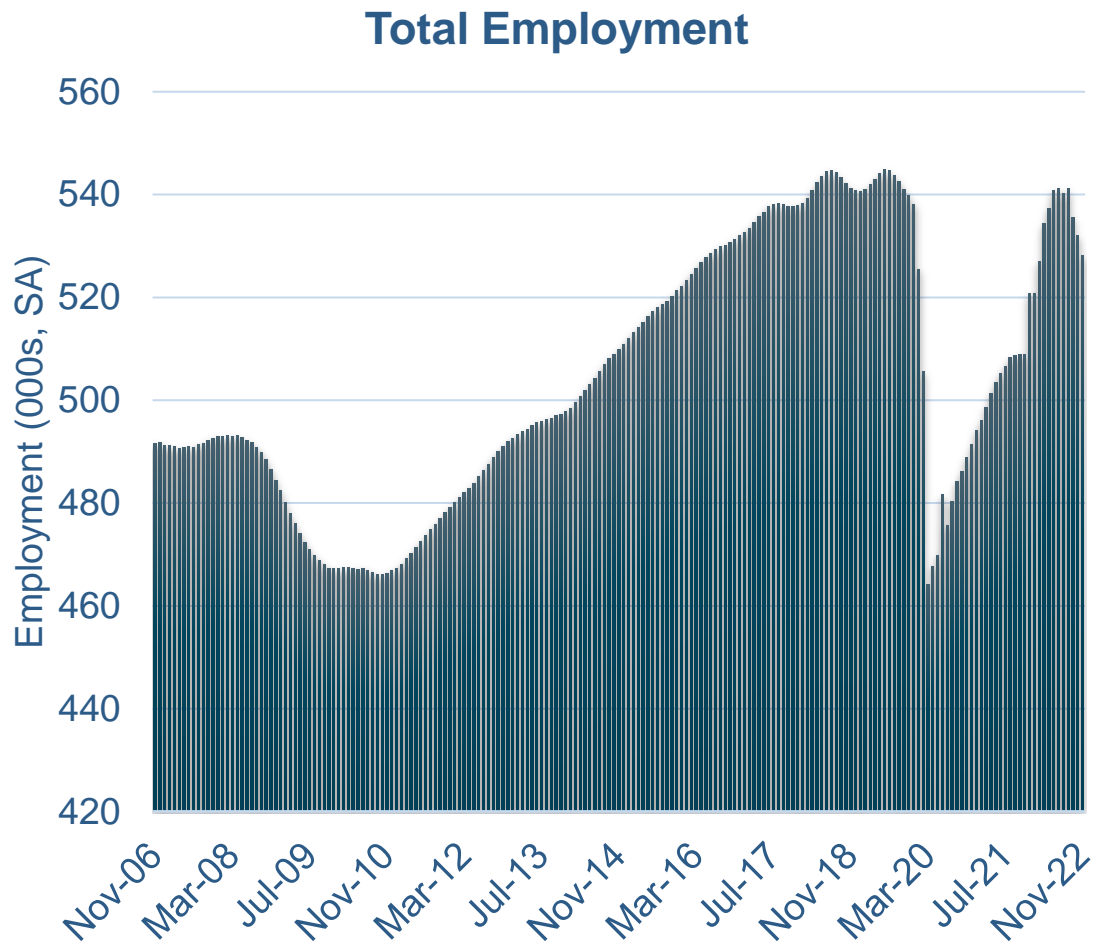


### Labor Force





# Employment – East Bay

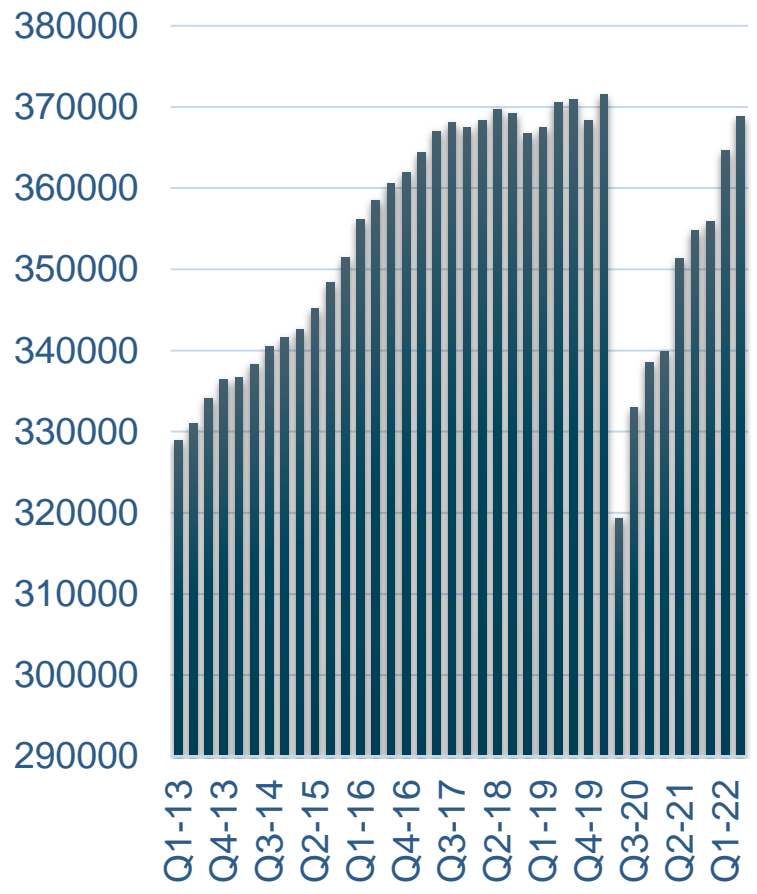


Industry	Q4-22 Emp (000s)	3-Yr Chg (000s)	3-Yr % Growth
<b>Total Nonfarm</b>	<b>1185.3</b>	<b>-10.6</b>	<b>-0.9</b>
Manufacturing	115.3	13.7	13.5
Education/Health	208.9	8.4	4.2
Trade, Transport, Util.	203.2	2.8	1.4
Prof Sci and Tech	104.9	2.4	2.4
Retail Trade	109.3	-1.9	-1.7
Information	25.1	-2.2	-8.1
Construction	73.8	-2.6	-3.4
Wholesale Trade	42.2	-2.7	-6.1
Admin Support	65.3	-3.6	-5.2
Financial Activities	51.4	-4.3	-7.7
Government	164.2	-10.9	-6.2
Leisure and Hospitality	107.8	-12.9	-10.7

# Contra Costa Employment



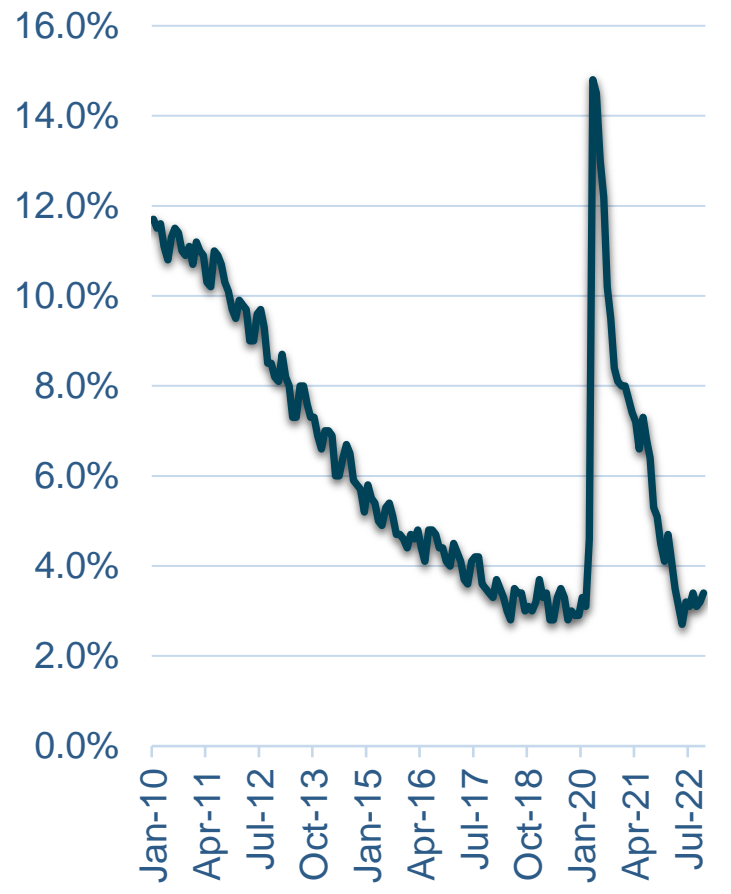
### Payroll Employment



### Household Employment



### Unemployment Rate

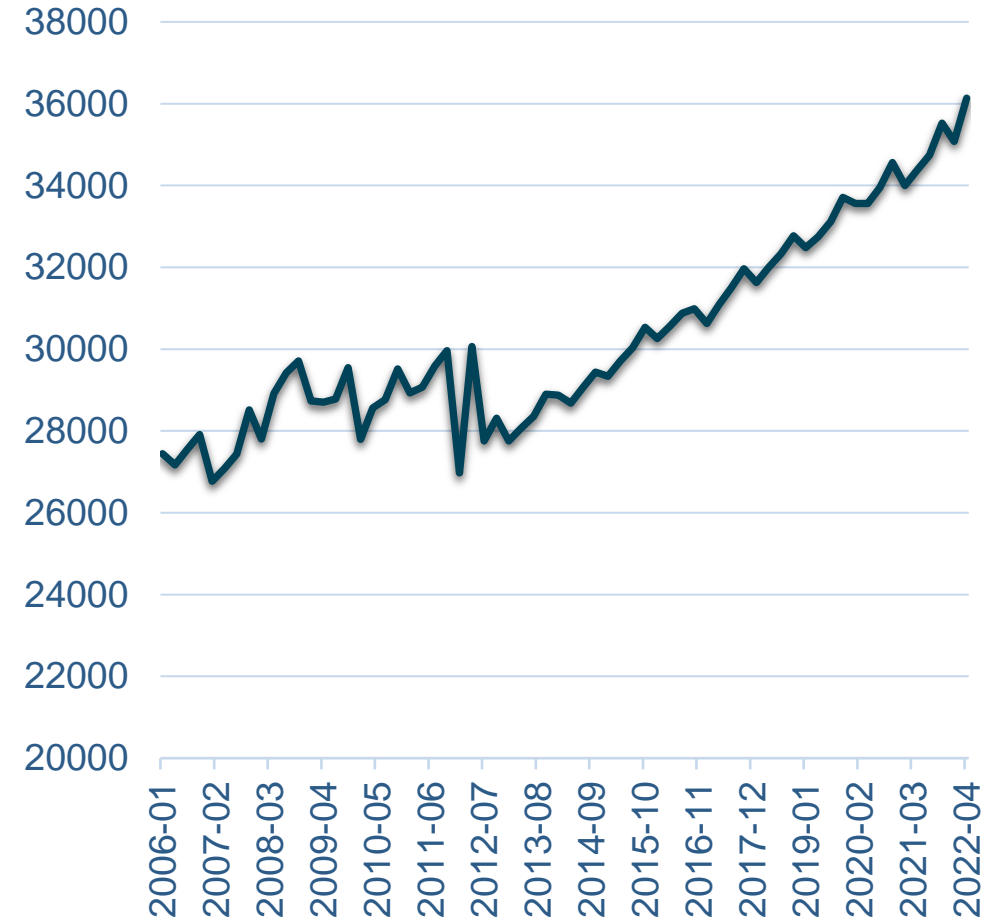


# CCC Employment



	2019 Dec	2021 Dec	Ch
Total, All Industries	380,000	368,400	-11,600
Health Care & Social Assistance	65,200	68,500	3,300
Transportation, Warehousing & Utilities	12,600	14,300	1,700
Professional, Scientific & Technical Services	25,300	26,000	700
Administrative & Support & Waste Services	24,300	24,600	300
Retail Trade	43,300	43,300	0
Educational Services	7,800	7,100	-700
Arts, Entertainment & Recreation	6,500	5,800	-700
Wholesale Trade	8,900	8,100	-800
Information	7,000	5,800	-1,200
Management of Companies & Enterprises	8,600	7,300	-1,300
Other Services	13,600	12,300	-1,300
Mining, Logging and Construction	26,200	24,500	-1,700
Manufacturing	15,700	14,000	-1,700
Financial Activities	26,900	24,600	-2,300
Accommodation & Food Services	36,000	33,300	-2,700
Government	51,600	48,300	-3,300

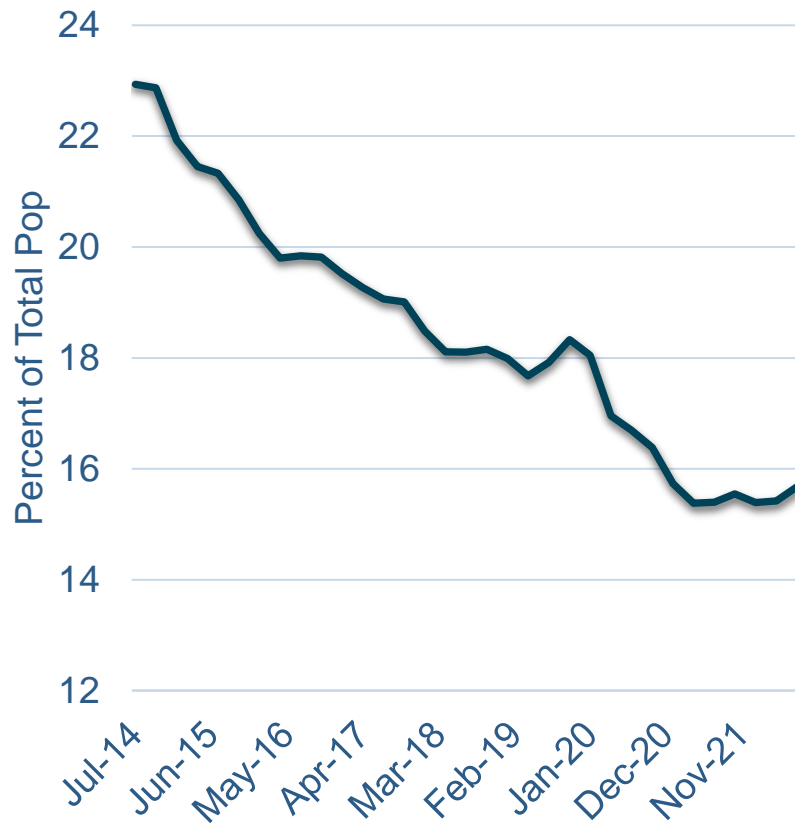
## Private Sector Establishments



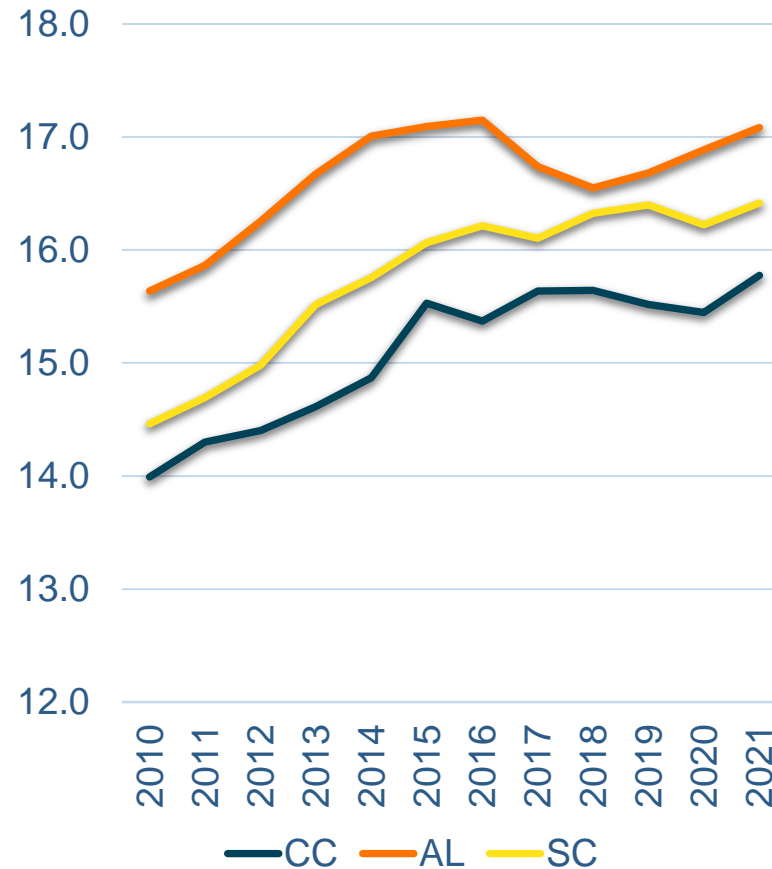
# Income Dynamics



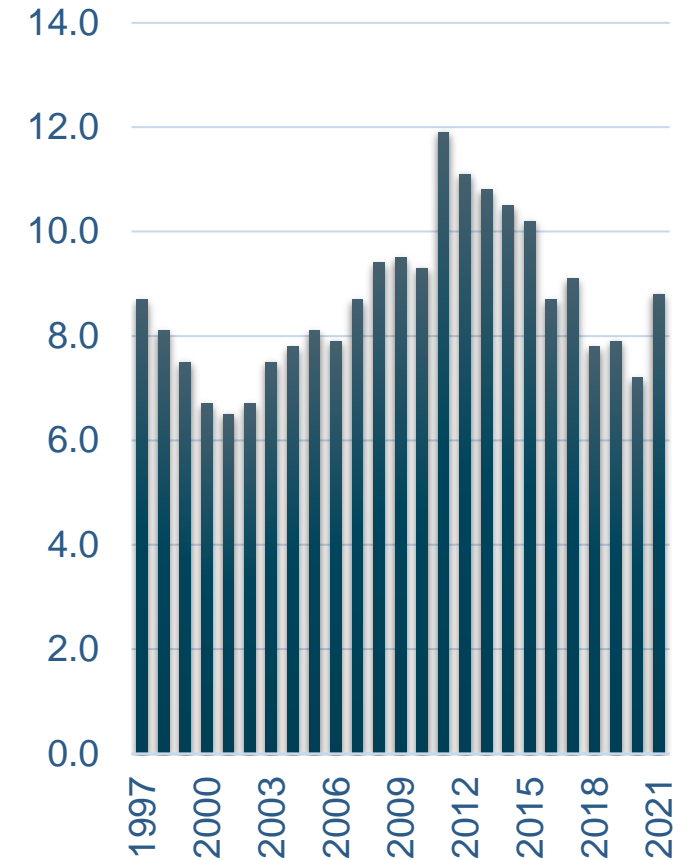
### Subprime Credit Population, Contra Costa County



### Inequality



### Poverty Rate



# Earnings Growth 17-21 (ACS)

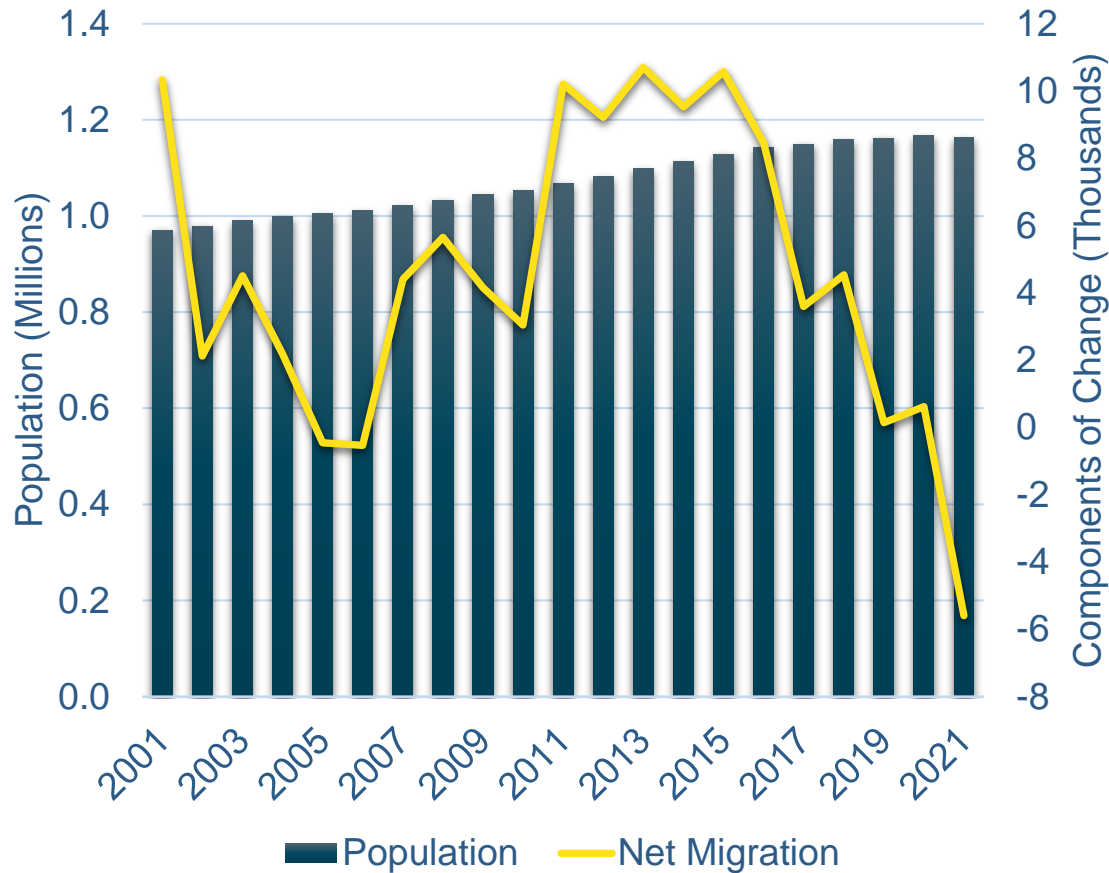


	Contra Costa		Antioch city		Concord city		Pittsburg city		Richmond city	
Median earnings (dollars) for full-time, year-round workers with earnings	78453	17.6%	64250	40.0%	70820	14.6%	51200	21.1%	64008	47.2%
Mean earnings (dollars) for full-time, year-round workers with earnings	112783	20.3%	78333	35.5%	89721	22.6%	62498	5.4%	84187	46.7%
<b>MEDIAN EARNINGS BY EDUCATIONAL ATTAINMENT</b>										
Less than high school graduate	32357	23.2%	35298	41.2%	30781	13.5%	30179	14.6%	31883	18.6%
High school graduate (includes equivalency)	44787	27.1%	40873	30.9%	47740	28.1%	44455	79.2%	36045	-11.3%
Some college or associate's degree	51527	22.7%	52393	27.7%	54137	35.2%	47640	30.9%	42831	28.1%
Bachelor's degree	83427	11.8%	70804	27.0%	75384	13.4%	62376	3.1%	76428	27.7%
Graduate or professional degree	103589	8.2%	79861	52.3%	90577	12.2%	87824	63.3%	80109	-1.1%

# Population



Contra Costa Population

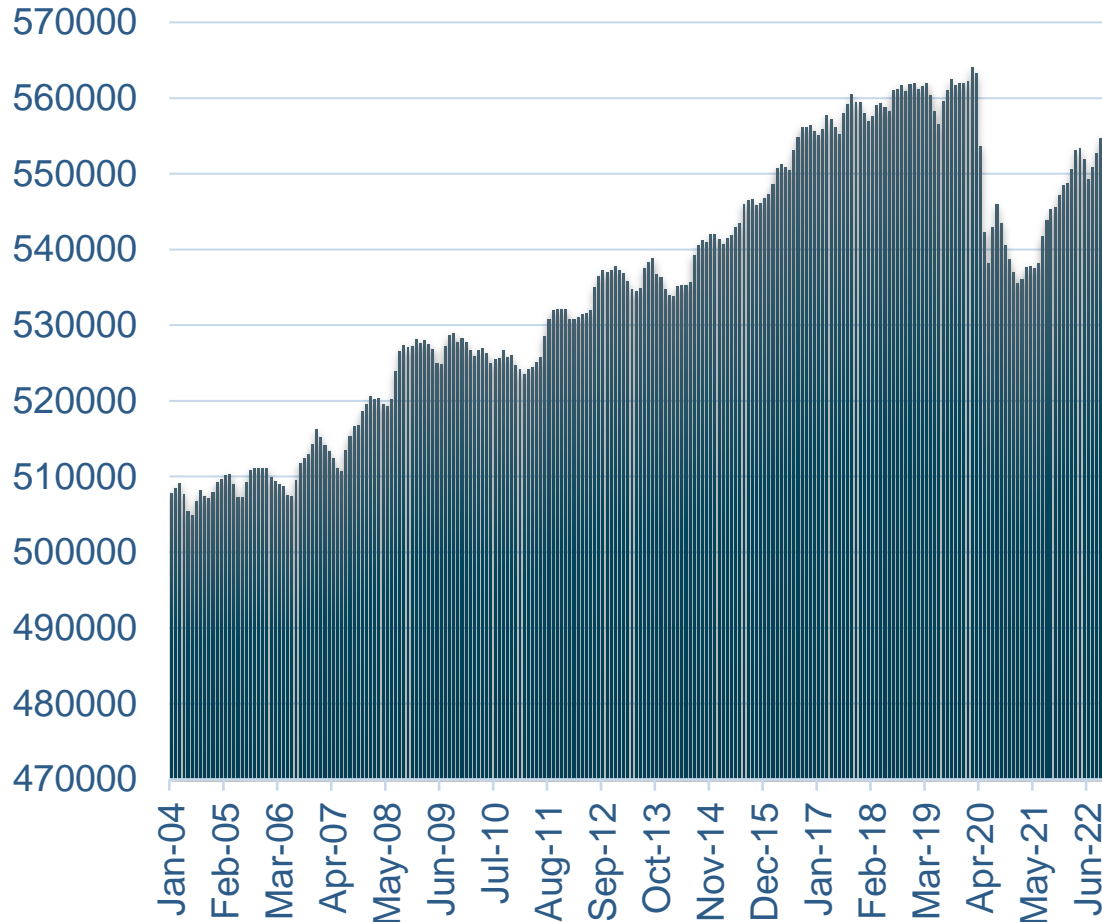


Select Cities	2022 Population	1-Yr % Growth
<b>County Total</b>	<b>1,156,555</b>	<b>-0.4</b>
Oakley	44,533	2.1
Brentwood	64,342	0.2
Danville	43,352	0.0
Antioch	115,074	-0.1
El Cerrito	25,650	-0.1
Richmond	114,489	-0.1
Orinda	19,478	-0.1
Incorporated	979,614	-0.4
San Ramon	83,820	-0.5

# Contra Costa Labor Force



Labor Force



	2021	Ch 15-21	% Ch 15-21
Population 25 to 64 years	500008	25954	5.5%
Less than high school	43594	1115	2.6%
High school graduate	83726	5003	6.4%
Some college or associate's degree	127953	-19114	-13.0%
Bachelor's degree or higher	244561	38965	19.0%
Age < 30	124197	-1905	-1.5%
Age 30-54	333119	15656	4.9%
Age 55+	151624	21972	16.9%



# Labor Shortage Solutions

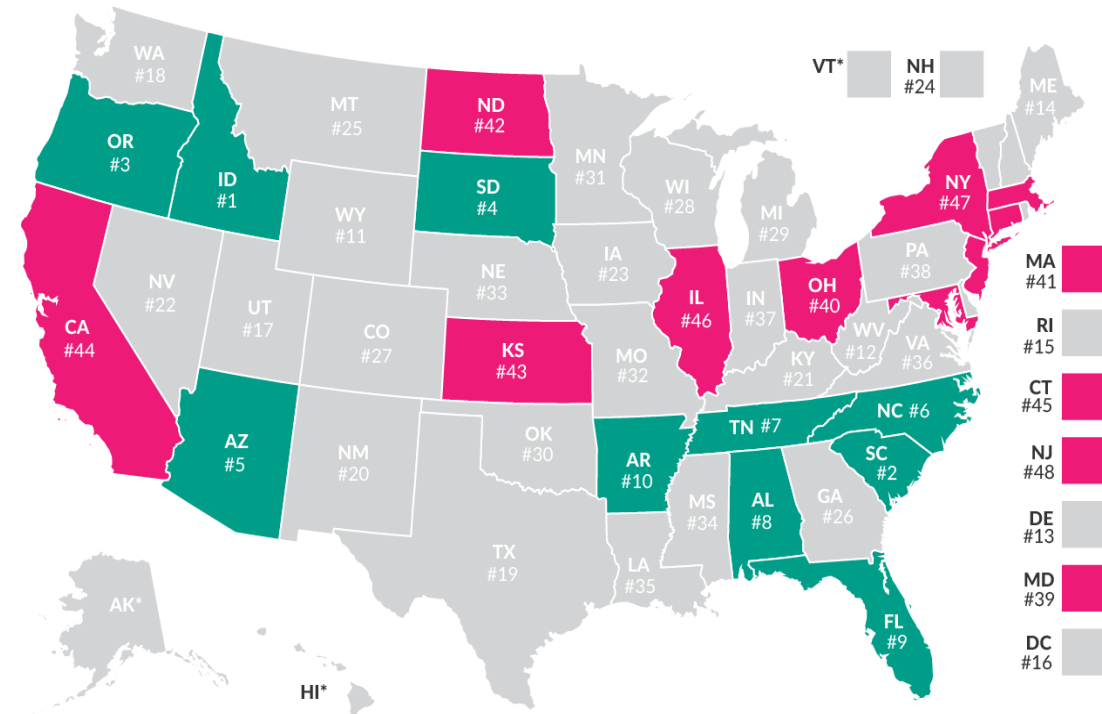


## ■ Solutions

- Extensive: Increasing labor force through immigration (SR) or birthrates (LR)
- Intensive: Raising participation rates among the existing population
- Productivity enhancements: capital investments / skill training

### Where Did Americans Move in 2020?

State Migration Patterns, from Most Inbound to Most Outbound, 2020



Note: Rankings are determined based on the number of inbound moves as a percentage of total moves in a state. DC is included in state rankings while Vermont is excluded because of its small sample size. Alaska and Hawaii are not included in the study.

Source: United Van Lines, 2020 National Movers Study.

Top 10 States for Inbound Migration

Top 10 States for Outbound Migration

# How About Residential Markets?



### Existing Homes Sales (000's. SAAR)



### Months Supply New Homes For sale



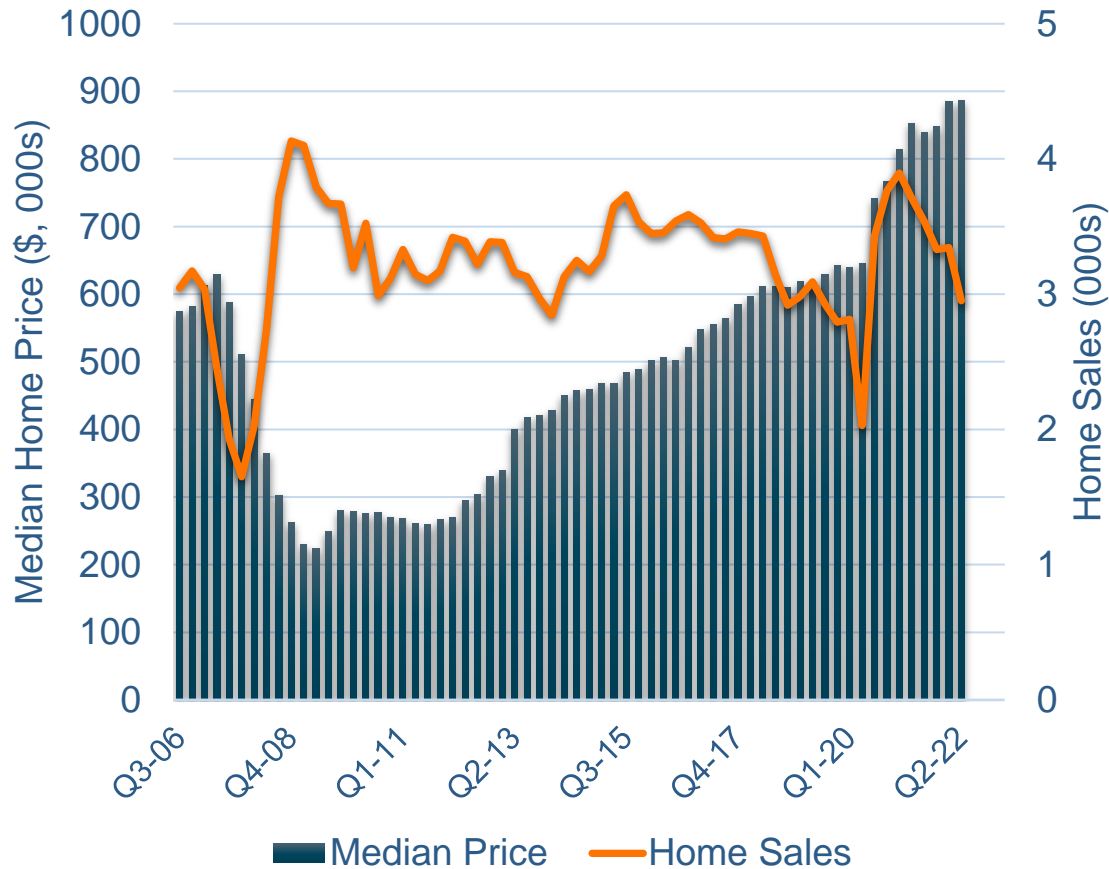
### Single Family Housing Starts



# Housing Market



Contra Costa Home Prices and Sales



County	Median Prices		Home Sales	
	Q2-22 (\$)	1-Yr % Gr	Q2-22	1-Yr % Gr
Alameda	1,309,808	17.1	2,956	-23
Ventura	885,635	12.5	1,748	-22.5
Monterey	832,955	6.2	682	-21.0
San Francisco	1,776,255	5.7	776	-12.6
Contra Costa	885,830	3.4	2,952	-22.2

# Sticker Shock



New Home Cost (Annual payment 100% LTV)



Case Shiller HPA  
July 20 – July 22

Tampa	64.0%	Los Angeles	37.9%
Phoenix	62.0%	<b>San Francisco</b>	<b>35.1%</b>
Miami	61.4%	New York	34.9%
Dallas	54.2%	Boston	34.6%
Charlotte	49.5%	Portland	33.6%
Las Vegas	49.2%	Cleveland	30.9%
San Diego	49.1%	Detroit	29.4%
Atlanta	45.8%	Chicago	27.4%
Seattle	43.9%	DC	26.0%
Denver	40.3%	Minneapolis	24.6%

# Market Collapse? Not a chance...



### Months Supply of Existing Homes



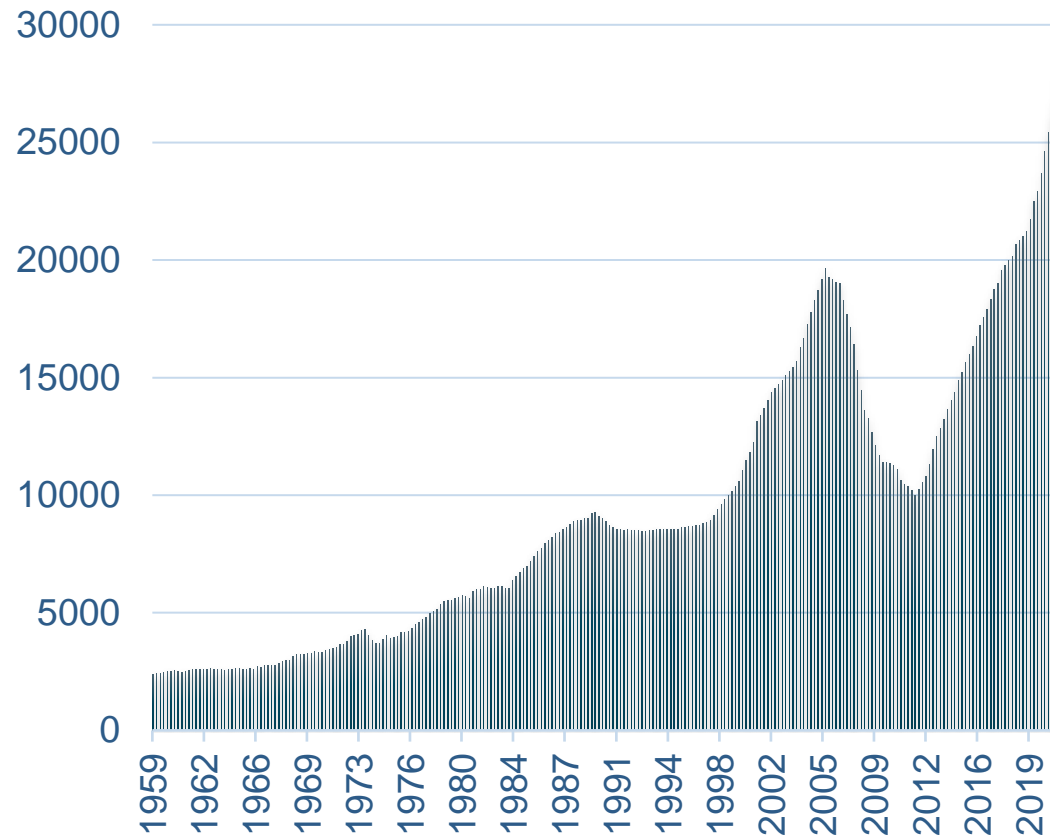
### Overall Housing Vacancy

	Northeast	Midwest	South	West
Vacant Year Round 2022	7.6%	7.4%	9.6%	6.6%
For Sale / Rent	2.0%	2.4%	2.7%	2.0%
Vacant Year Round 2012	8.9%	9.9%	12.6%	9.0%
For Sale / Rent	3.3%	4.0%	4.7%	3.5%
Vacant Year Round 2008	8.6%	9.8%	12.3%	8.4%
For Sale / Rent	3.6%	4.9%	5.3%	3.6%

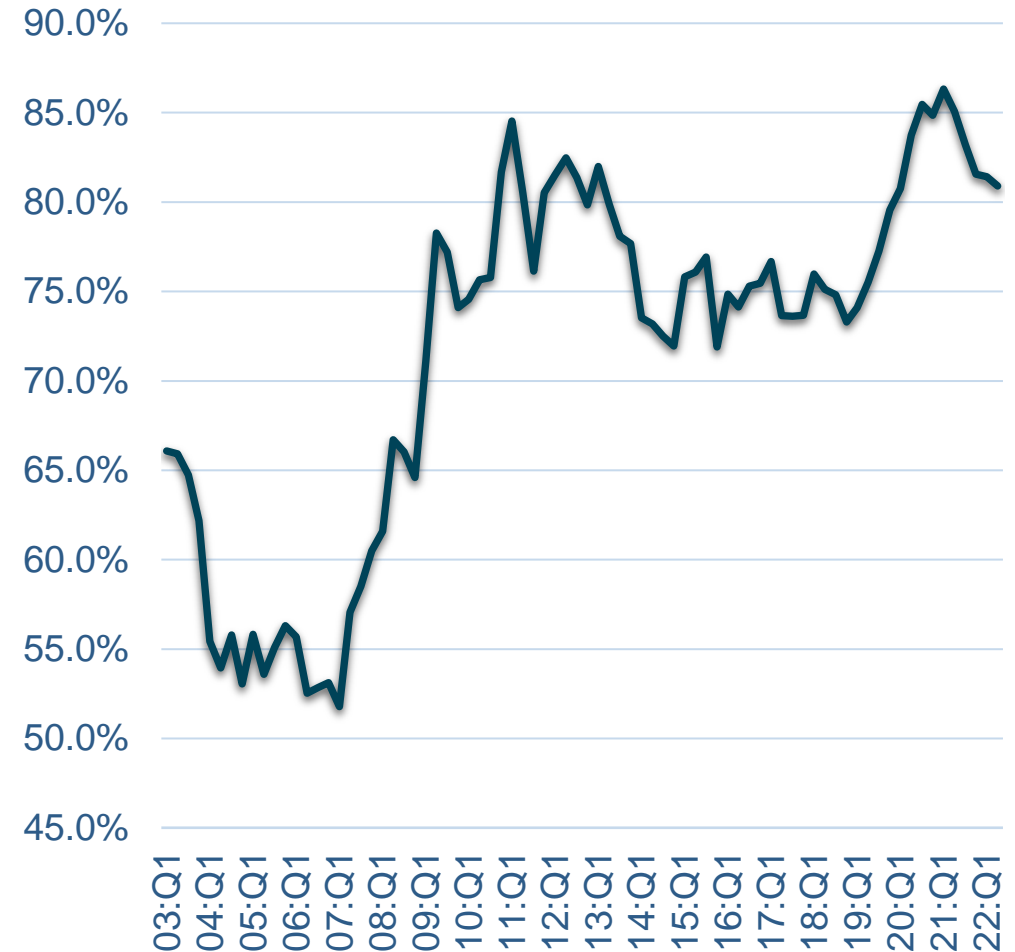
# Market Collapse? Not a chance...



### Real Equity in US Real Estate (Households, \$Bil 1-4 family)



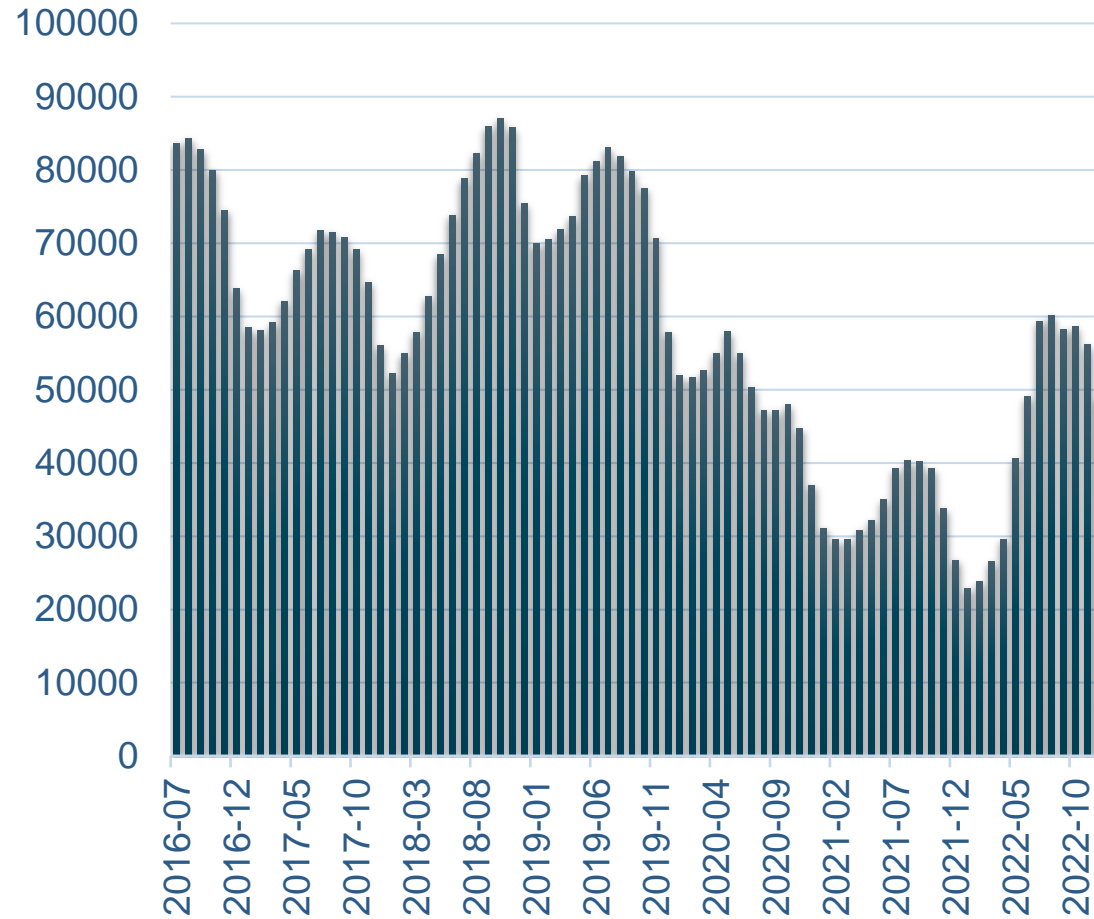
### Share Mortgage Debt > 720 FICO



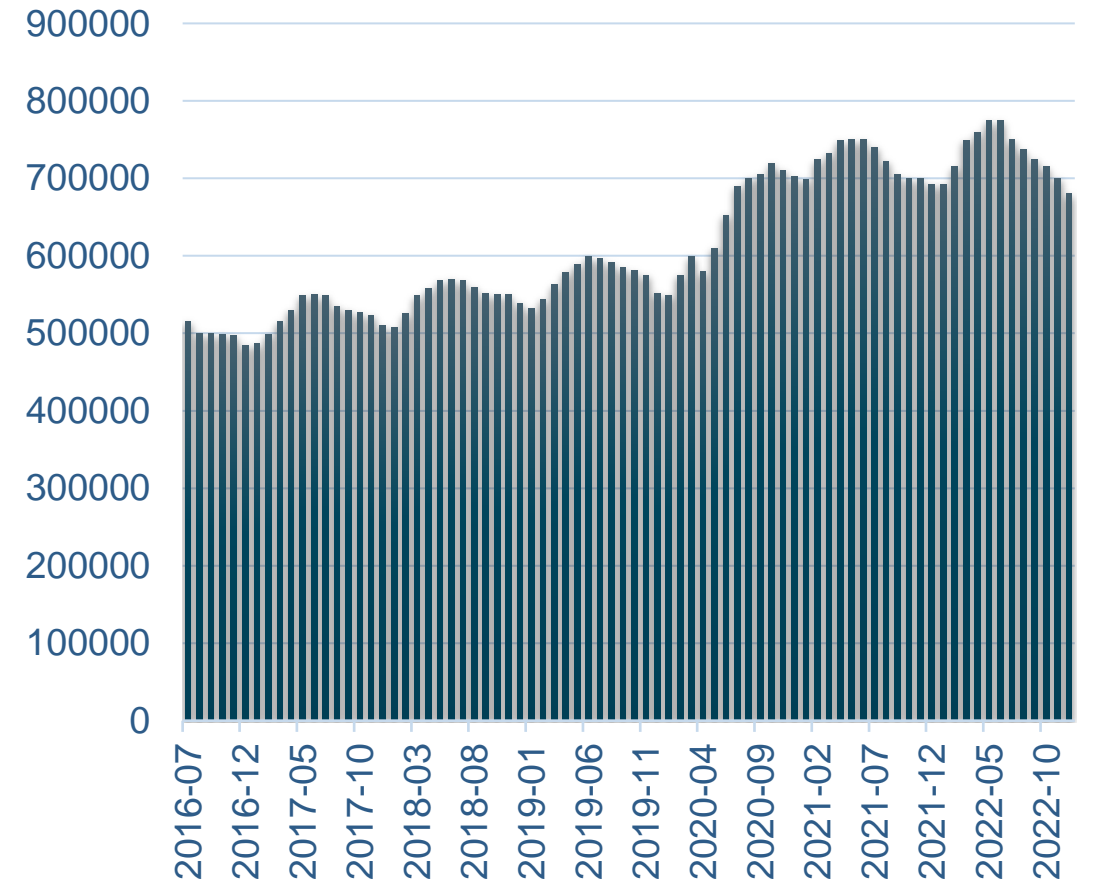
# Recent Numbers



## Active Listings California



## Listing Price: California

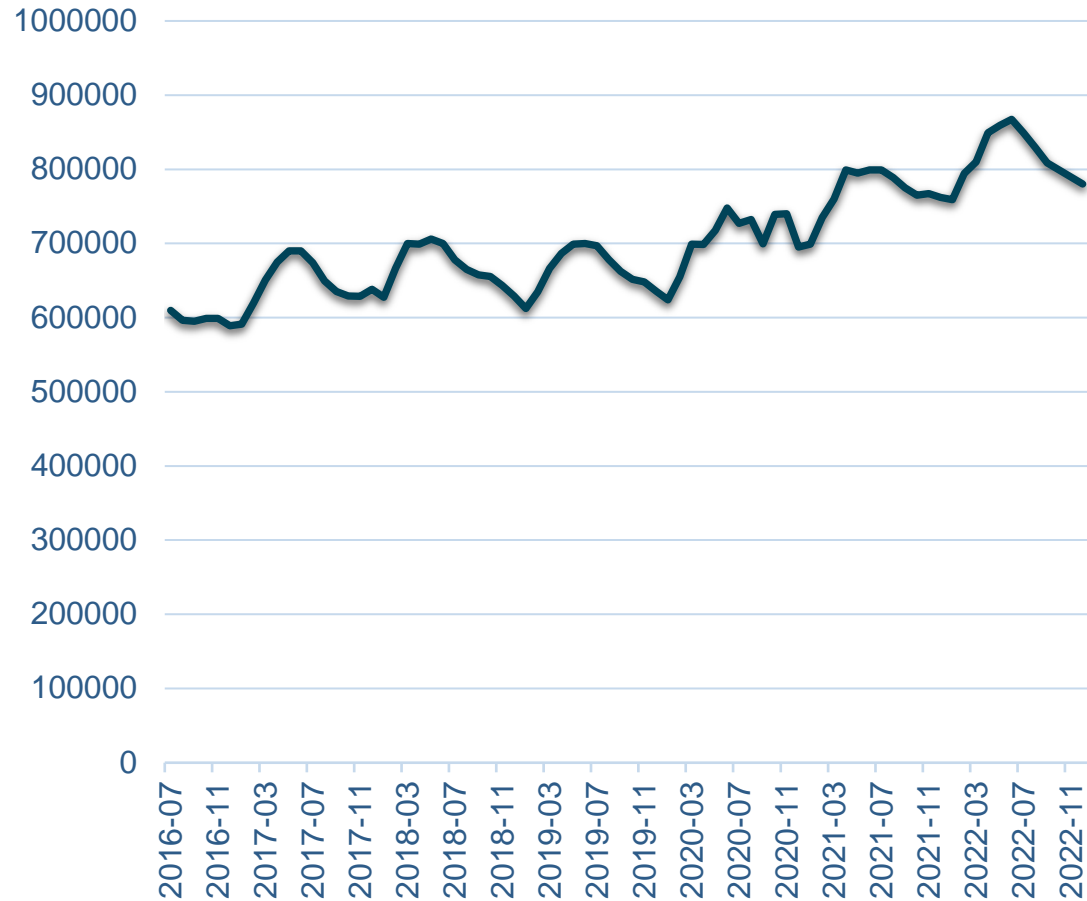




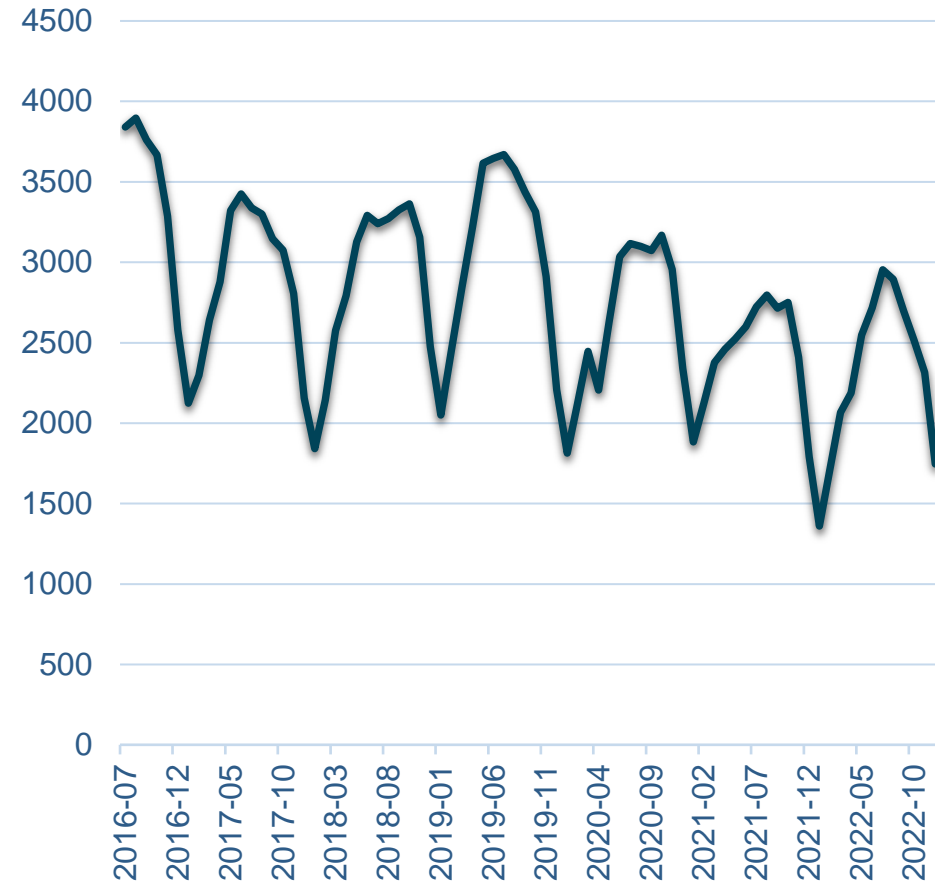
# The Local Situation: CC County



## Asking Price



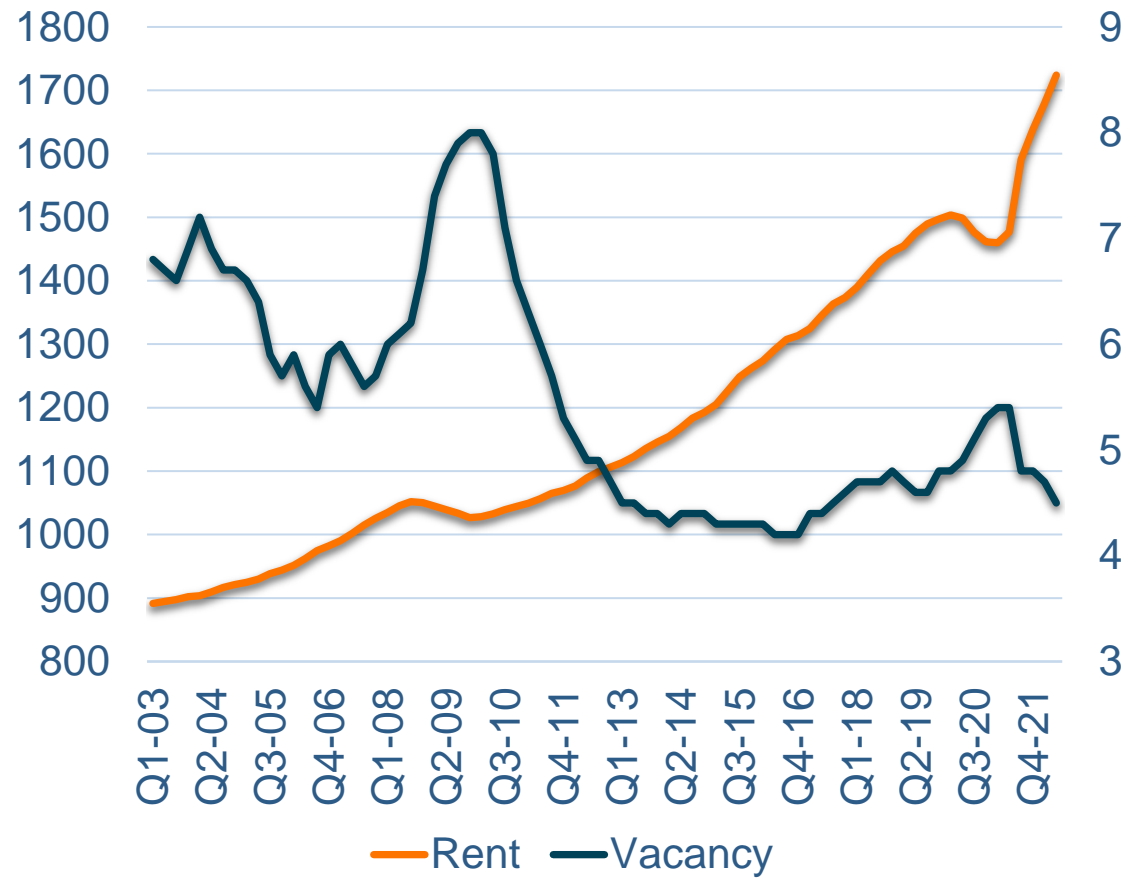
## Listings



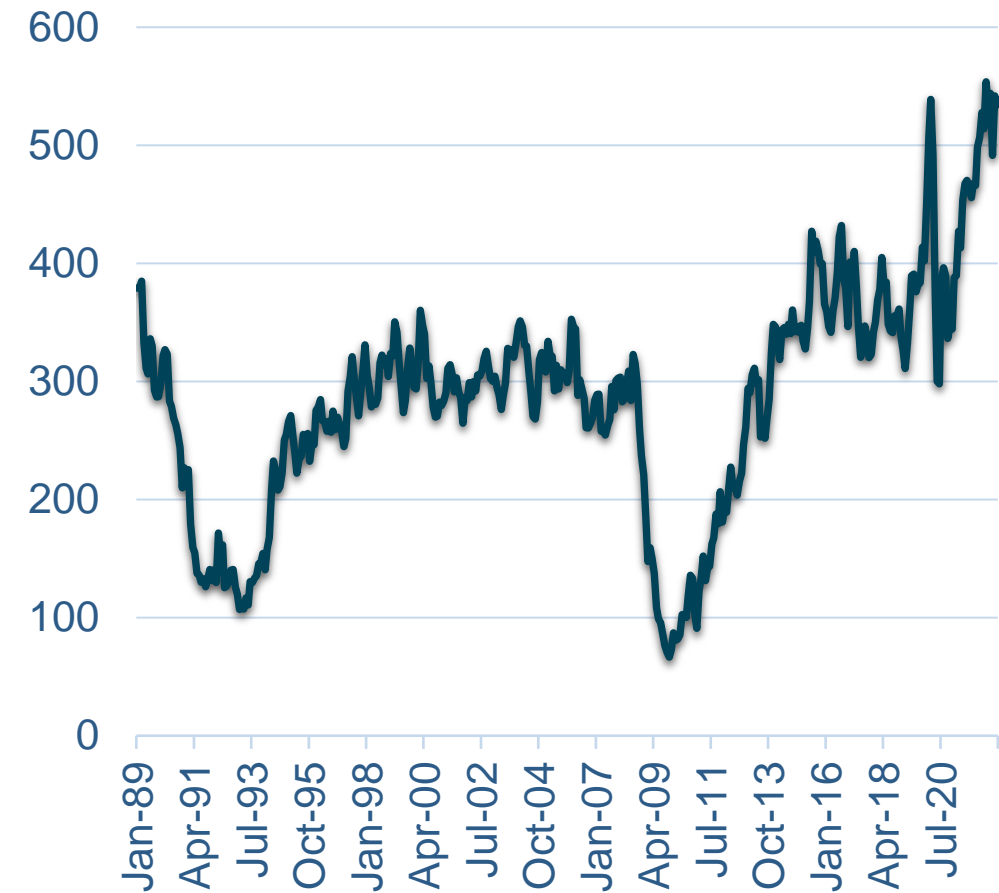
# Market Driver: Housing Demand



### US Apartment Markets



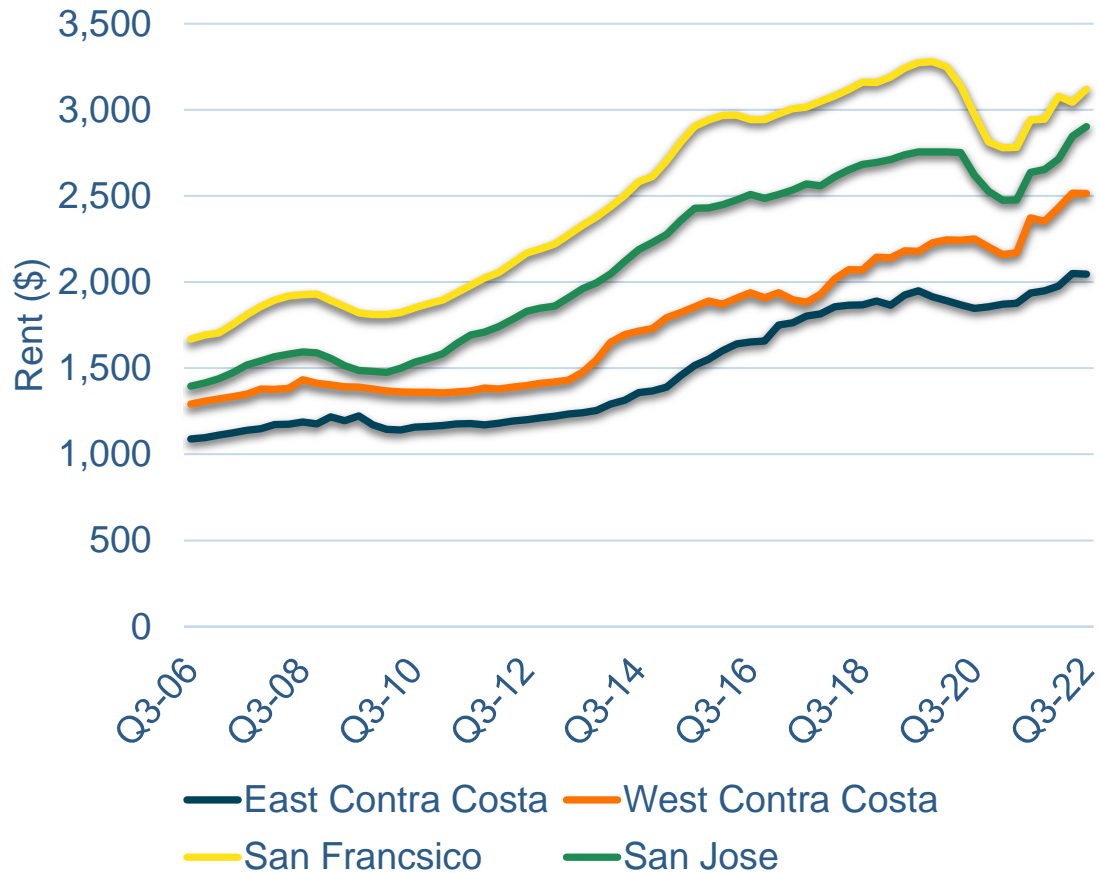
### Starts 5+ Unit Buildings



# Apartments



### Cost of Rent



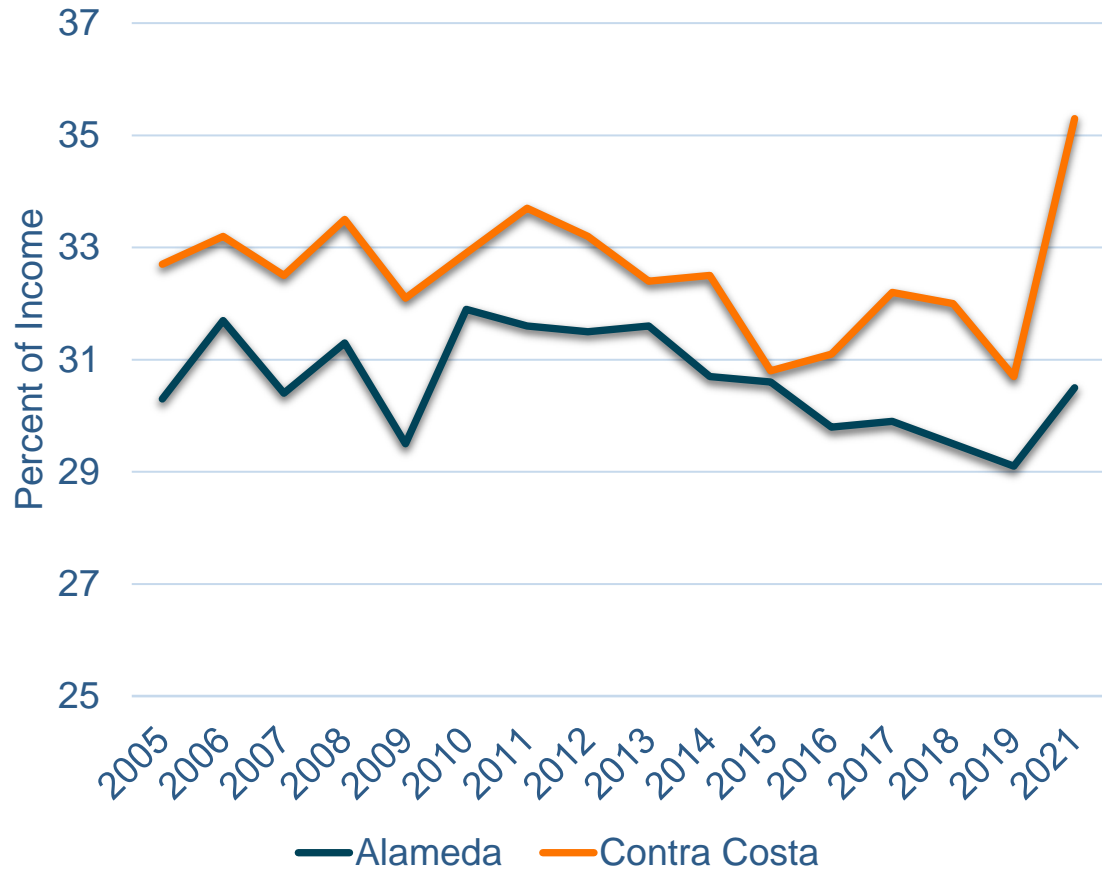
### Vacancy Rates



# Household Income



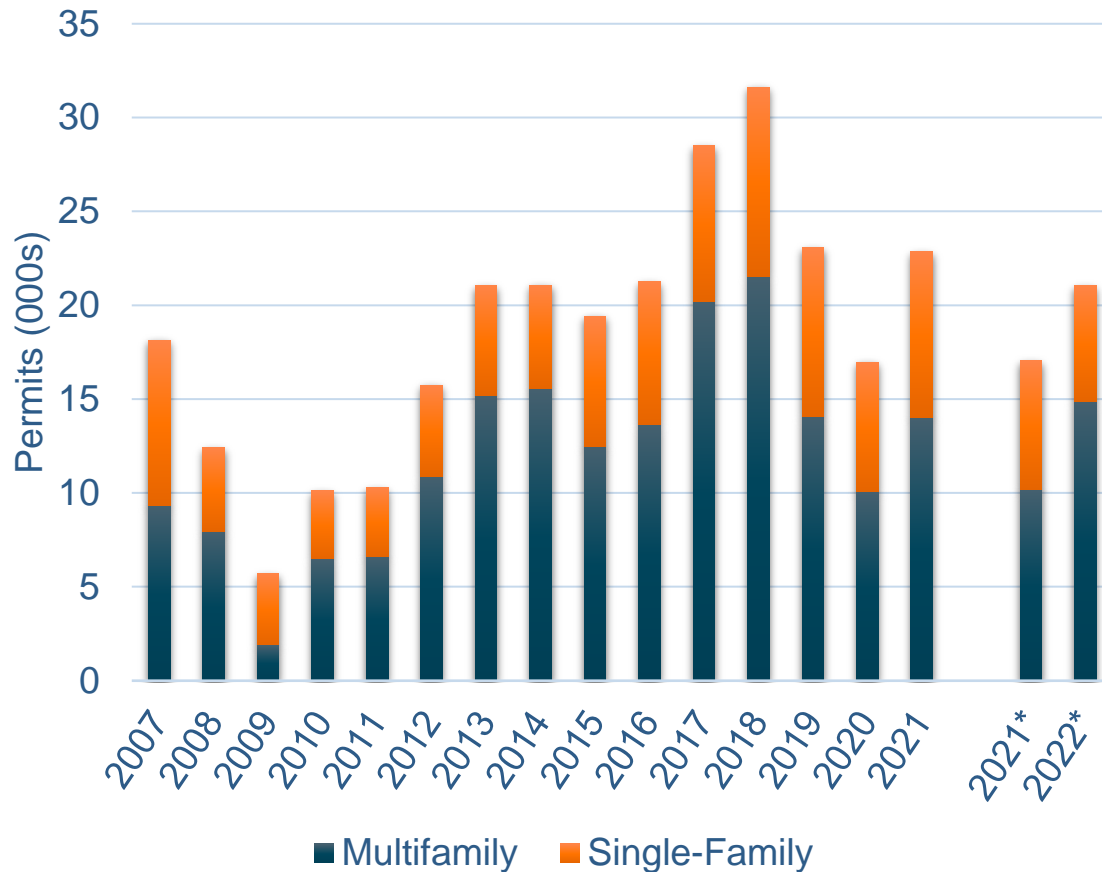
## Median Rent as % of HH Income



# Residential Permits – Bay Area



Number of Permits, Total Bay



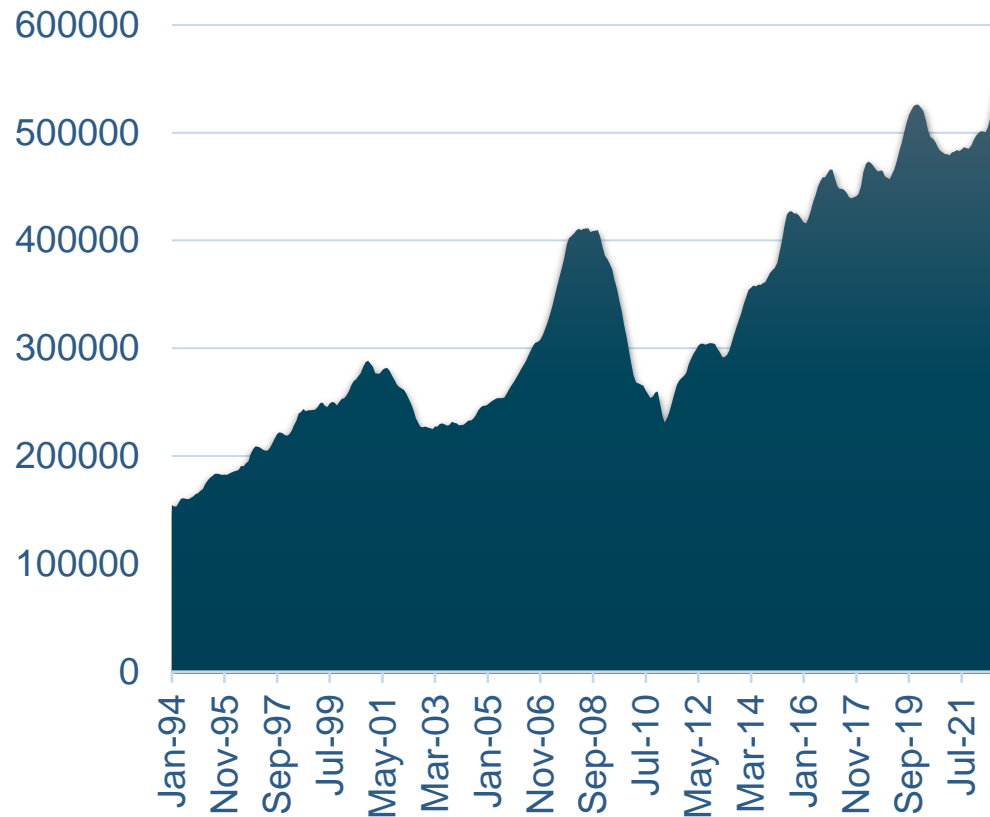
County	Single-family Permits		Multifamily Permits	
	2022*	1-Yr Abs. Chg	2022*	1-Yr Abs. Chg
San Francisco	266	131	3,380	564
Monterey	404	-59	451	155
Santa Clara	1,299	-475	4,378	1,237
Alameda	1,011	-517	2,438	-1,641
Contra Costa	1,337	-870	548	-1,153
Sacramento	3,160	-1,019	4,100	1,834

\*YTD through Q3

# Non-Residential Markets

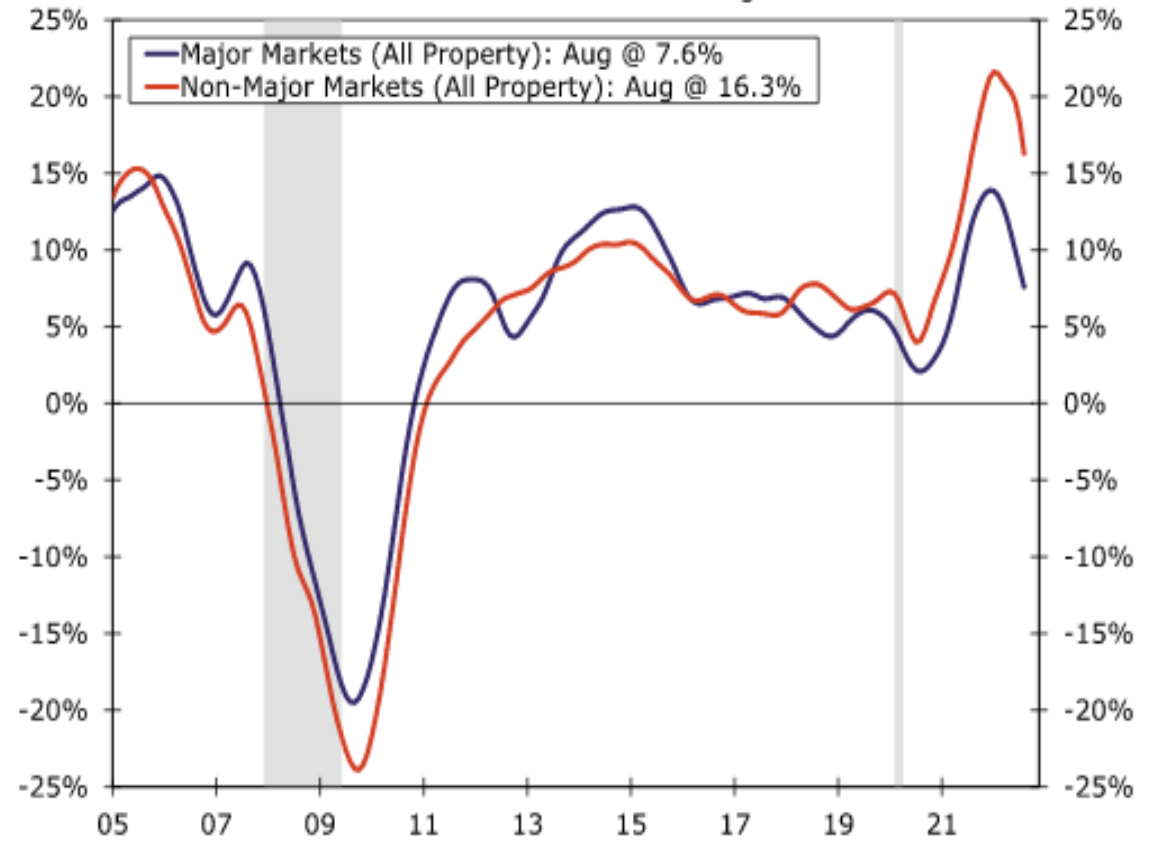


## Non-Residential Construction Spending



## Commercial Property Price Index

Year-over-Year Percent Change



Source: Real Capital Analytics and Wells Fargo Economics

# Nonresidential Rents and Vacancies



Office	Cost of Rent		Vacancy Rates	
	Q3-22 (\$/sf)	1-Yr % Gr	Q3-22 (%)	1-Yr Abs. Chg
North I-680	30.1	-0.1	12.2	-0.5
North Contra Costa	33.2	-0.3	20.1	2.3
West Contra Costa	31.7	-0.6	21.4	0.9

Retail				
Central Contra Costa	35.5	0.1	8.2	0.0
East Contra Costa	24.8	0.1	9.9	0.3
West Contra Costa	35.2	0.1	9.7	0.0

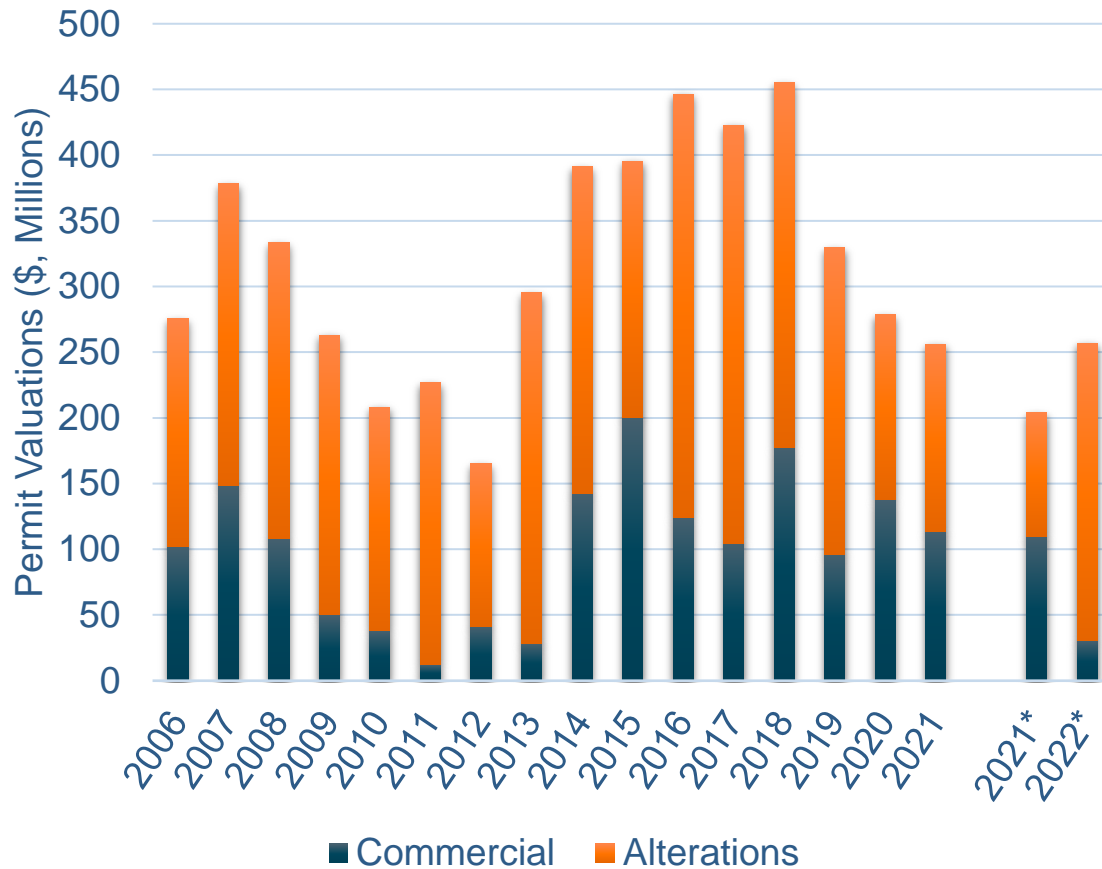
Warehousing/Distribution				
Concord/Pittsburg	7.1	20.4	1.0	-5.7
Berkeley, Richmond, and Martinez	8.7	17.5	3.5	-2.5



# Nonres Real Estate – Contra Costa County



Permit Values



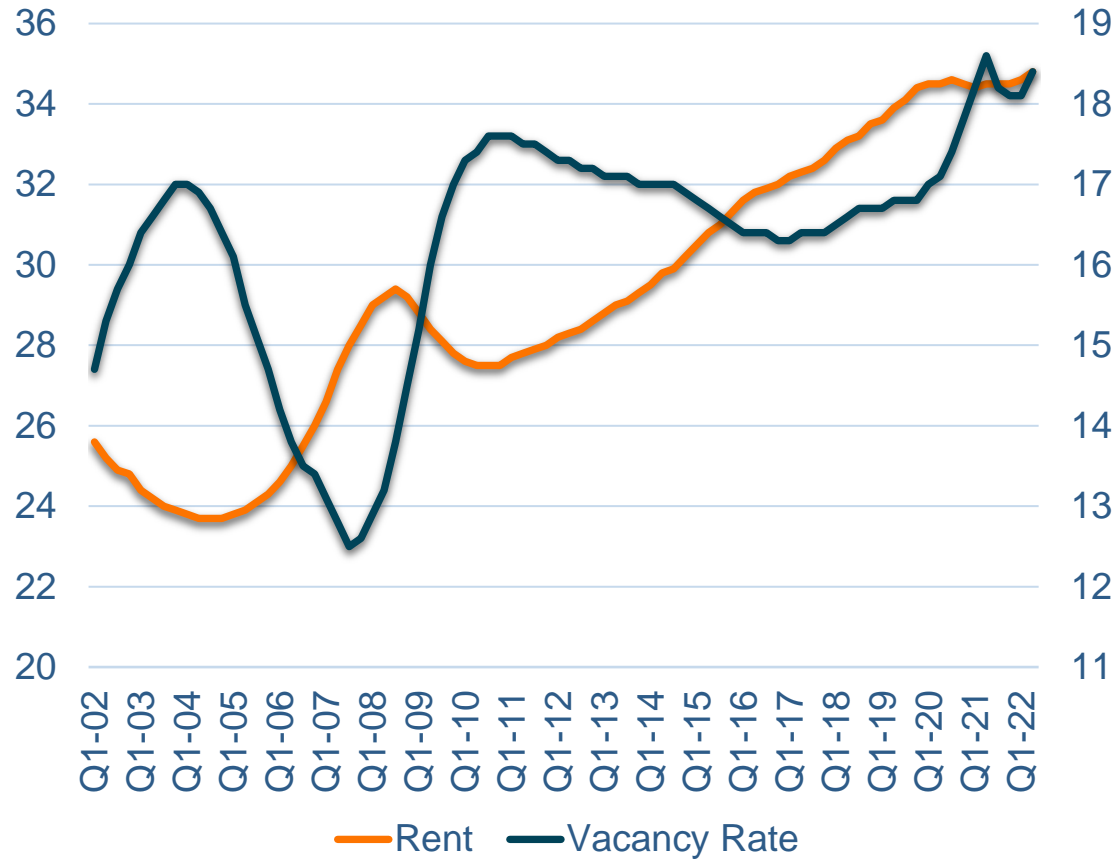
\*YTD through Q3

Permit Type	2022* Permit Value (\$, Mil)	Abs. Change vs. 2021* (\$, Mil)
Hotel	14.5	14.5
Alterations	226.6	83.4
Commercial	30.4	-82.7
Retail	15.7	-48.8
Office	0.1	-29.7

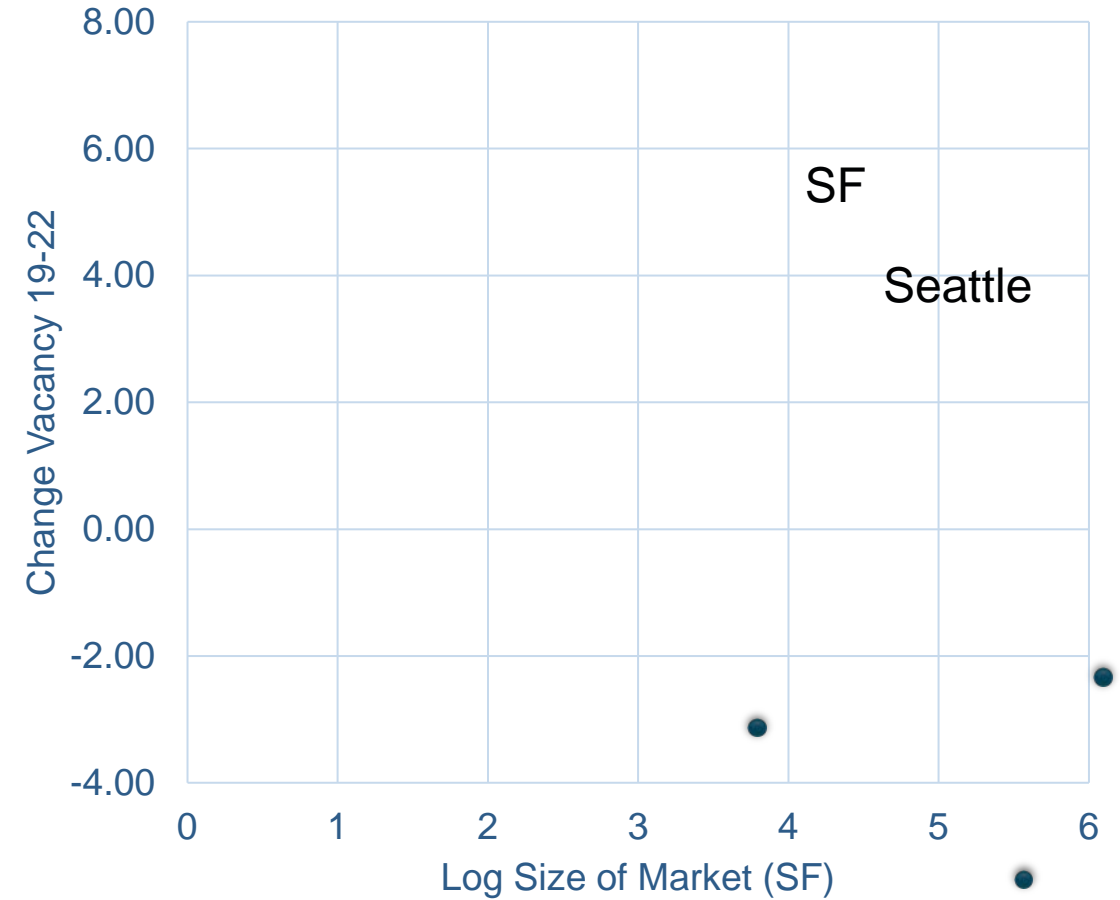
# Office Space



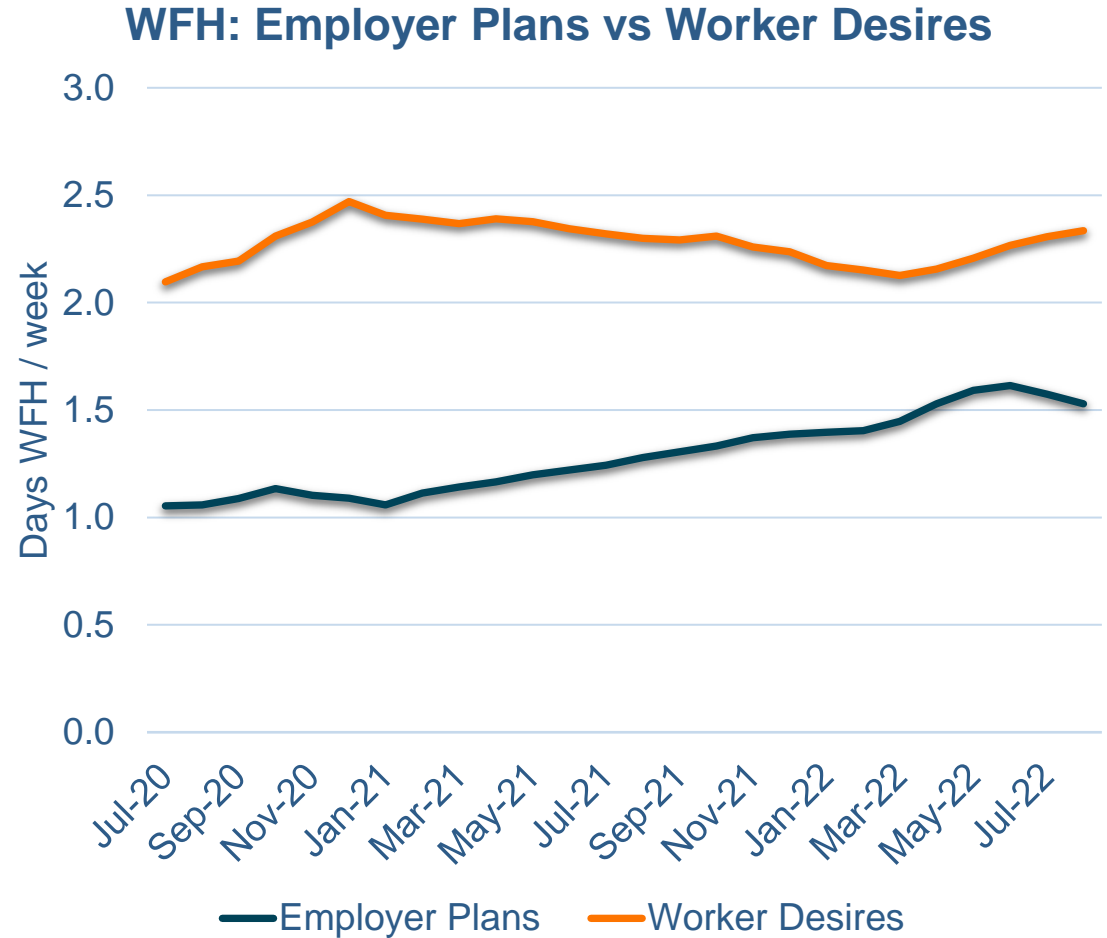
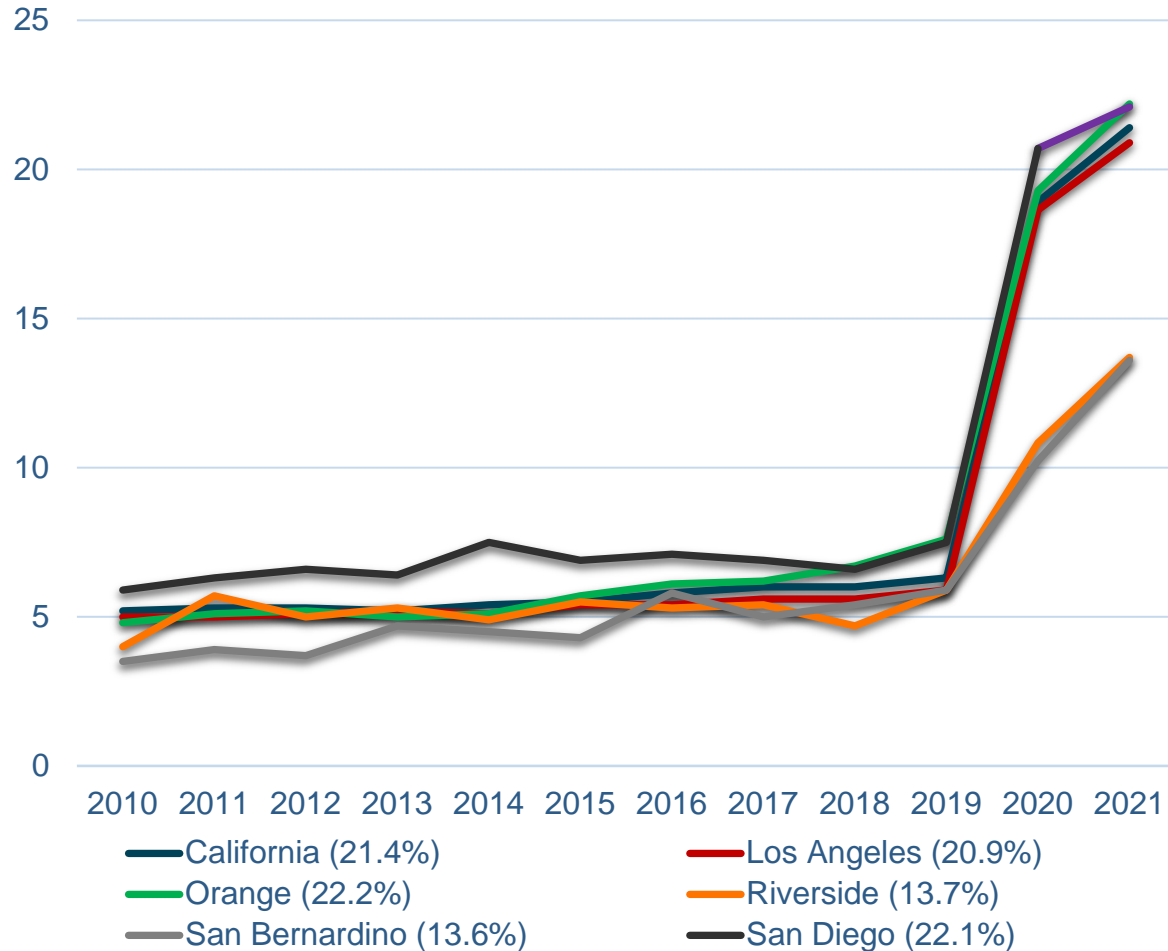
### National Trends



### Mixed Results



# Work-from-home Trends

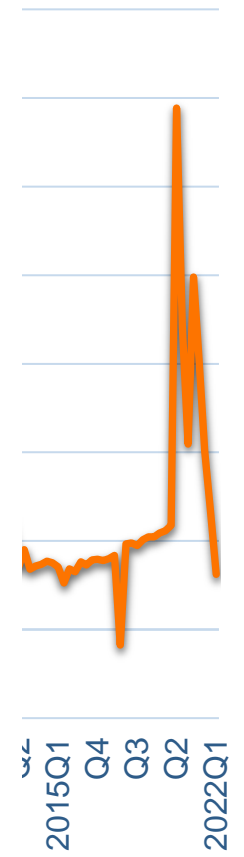
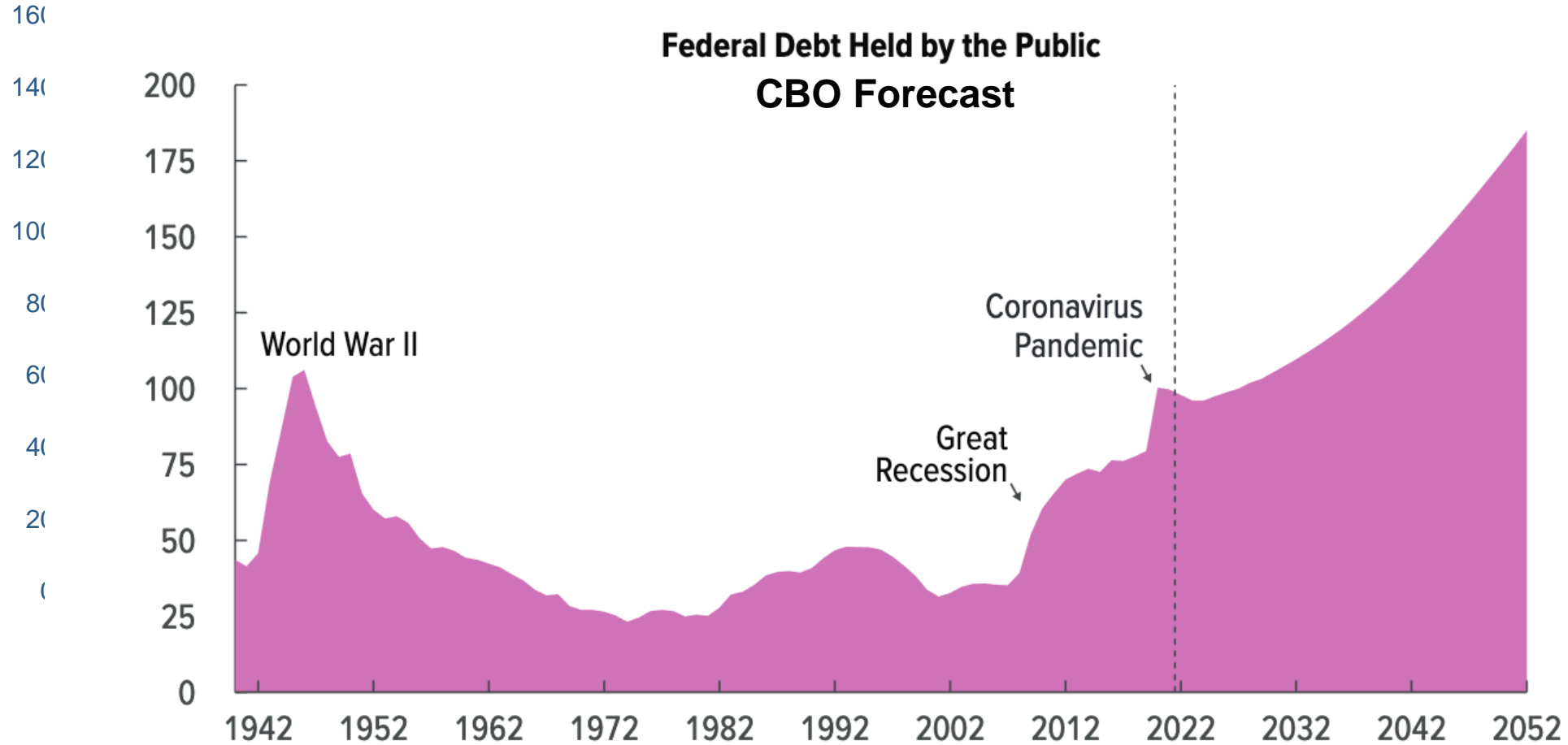


# The Fiscal Situation



Federal Debt % GDP

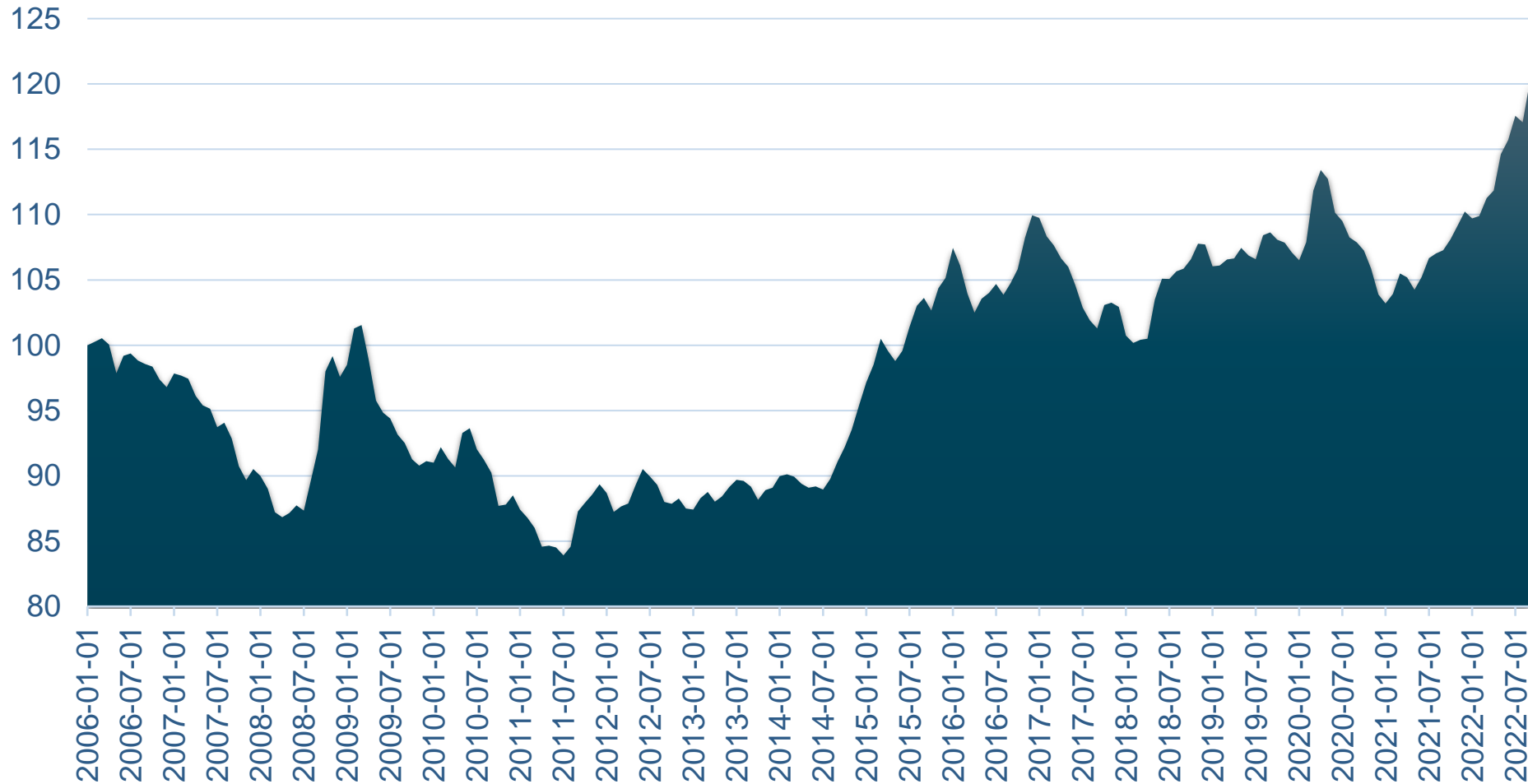
Federal Flows % GDP



# Are Global Bond Markets Afraid?



Real Value of \$US



# Growing Pressures

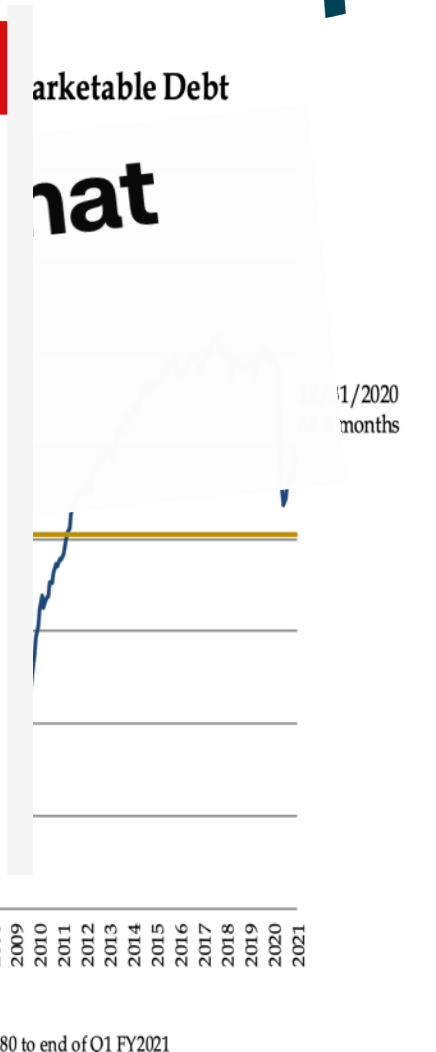
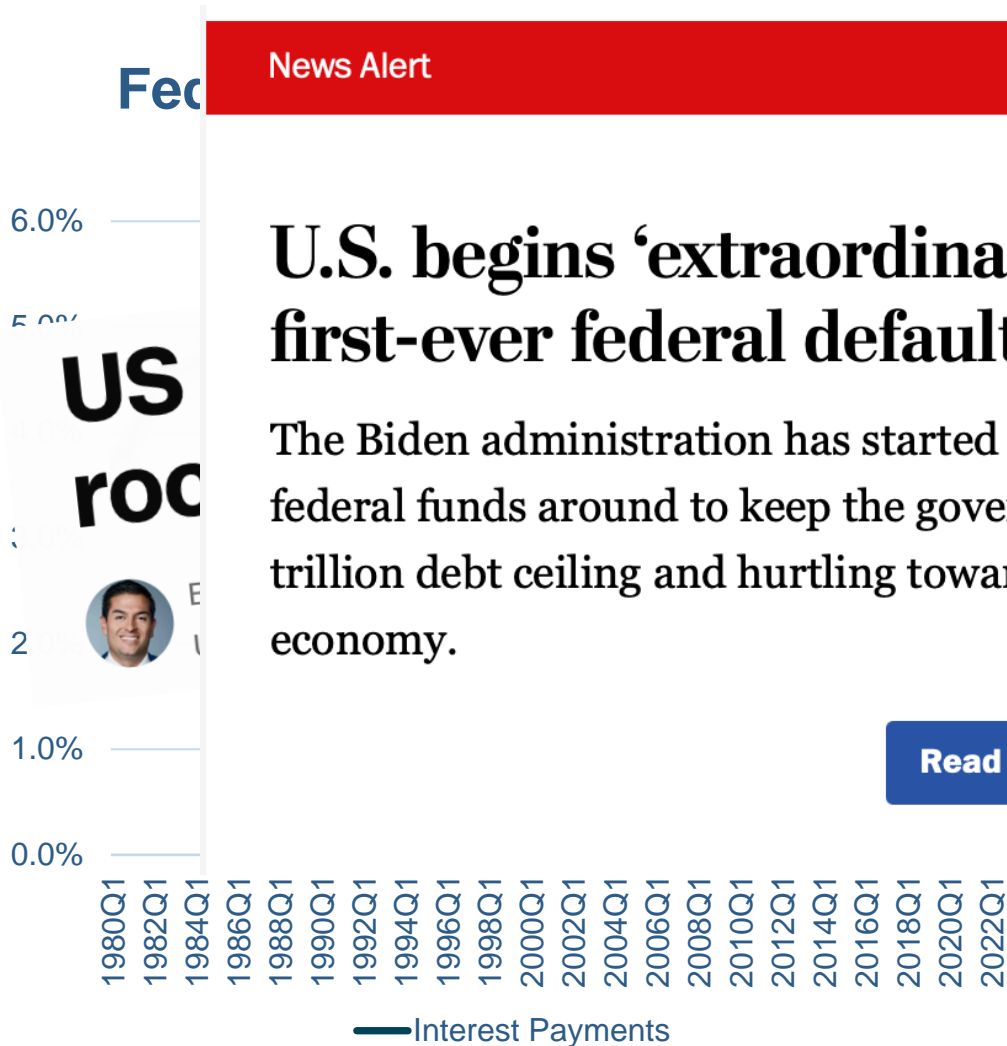


News Alert Jan. 19, 10:11 a.m. EST

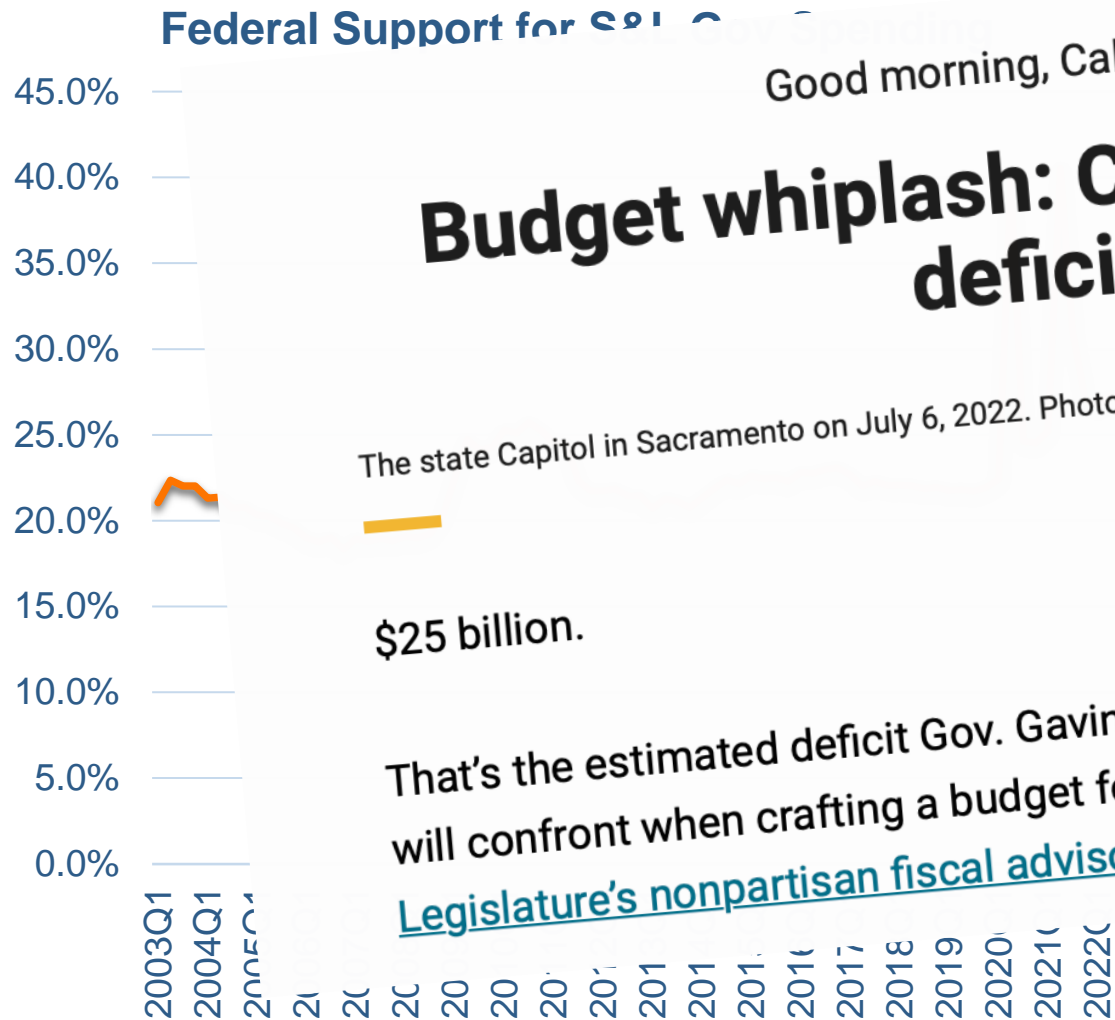
## U.S. begins 'extraordinary' measures to avert first-ever federal default

The Biden administration has started using technical maneuvers to shift federal funds around to keep the government from breaching the \$31.4 trillion debt ceiling and hurtling toward a default that could devastate the economy.

[Read more](#)



# The Local Risks



Good morning, California.

## Budget whiplash: CA faces \$25B deficit

The state Capitol in Sacramento on July 6, 2022. Photo by Rahul Lal, CalMatters

\$25 billion.

That's the estimated deficit Gov. Gavin Newsom and state lawmakers will confront when crafting a budget for the upcoming fiscal year, [the Legislature's nonpartisan fiscal advisor announced Wednesday.](#)

	State	Local
	26.7%	3.4%
		27.5%
	57.6%	58.6%
	41.9%	37.6%
	0.7%	27.0%
	19.5%	6.7%
	15.8%	1.8%
	2.3%	0.4%
	1.1%	0.1%
Current charges	9.5%	15.9%
Miscellaneous general revenue	6.2%	5.1%

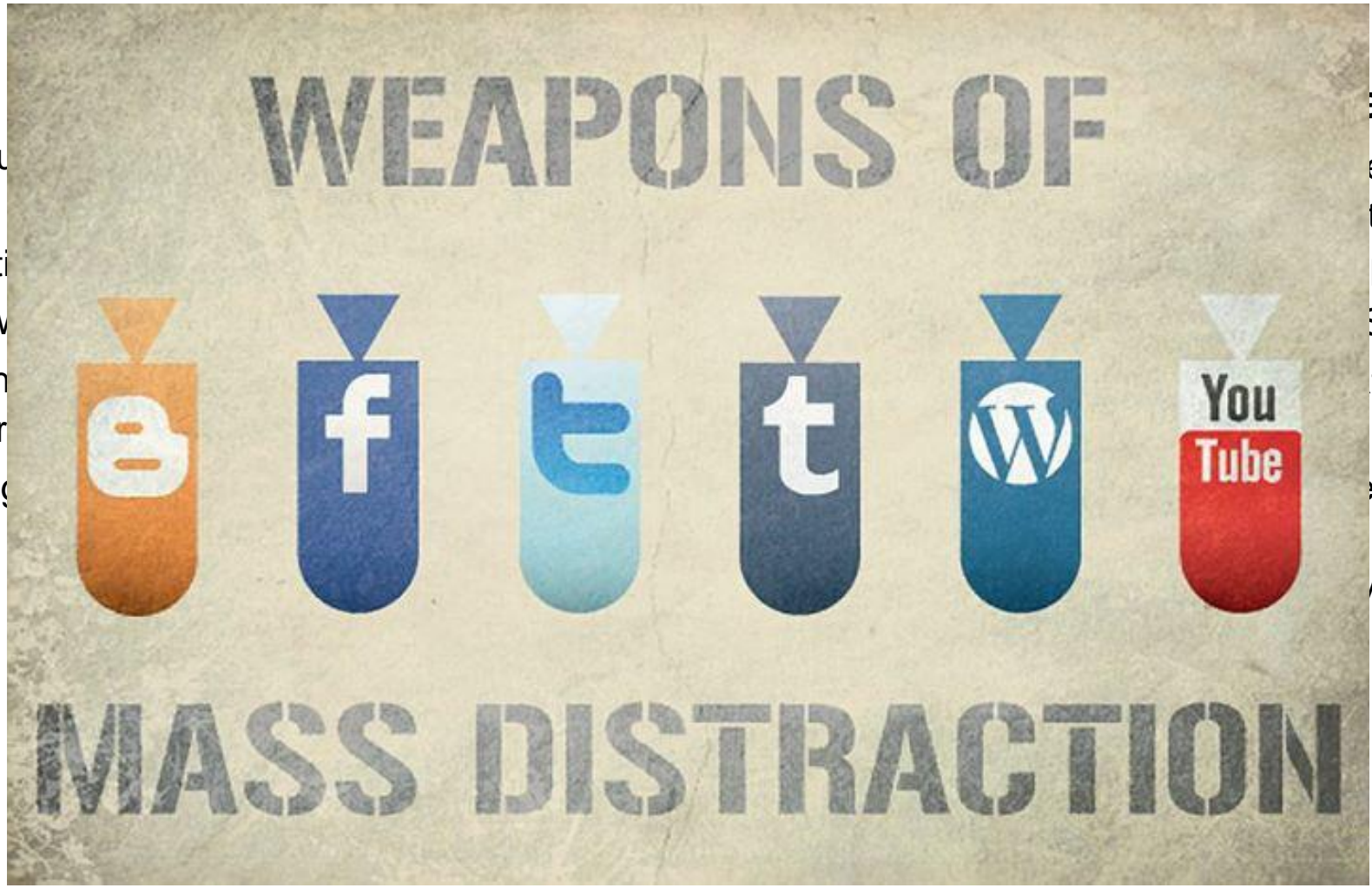


# A bumpy path ahead...



- **Expansion**

- Asset values drying up
- Construction
- Inflation w
- Wealth and consumer
- Underlying strong
- Economy can have



## Scenarios

What will the Fed do? Raise it til  
t?  
Long run fiscal  
US terms of trade  
China is  
an economic reality  
narratives still  
wide



# Thank You



Chris@BeaconEcon.com | beaconecon.com



Contra  
Costa  
County

To: Board of Supervisors  
From: Monica Nino, County Administrator  
Date: January 24, 2023

Subject: Report from Beacon Economics

---

**RECOMMENDATION(S):**

ACCEPT the report from Beacon Economics: "Navigating the Stimulus Hangover; Focus on Contra Costa County."

**FISCAL IMPACT:**

This report is for informational purposes and has no specific fiscal impact.

**BACKGROUND:**

Attached is the Beacon Economics report: "Navigating the Stimulus Hangover; Focus on Contra Costa County."

---

APPROVE

OTHER

RECOMMENDATION OF CNTY ADMINISTRATOR

RECOMMENDATION OF BOARD COMMITTEE

---

Action of Board On: **01/24/2023**  APPROVED AS RECOMMENDED  OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
Diane Burgis, District III Supervisor  
Ken Carlson, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: January 24, 2023

Monica Nino, County Administrator and Clerk of the Board of Supervisors

By: , Deputy

Contact: Adam Nguyen, (925) 665-2048

cc:

CLERK'S ADDENDUM

Board voted 5-0 to accept updated slide presentation.

Public Comments: Mariana, Roxanne, Caller 6770

ATTACHMENTS

Navigating the Stimulus Hangover; Focus on Contra Costa County (Updated)

# Bay Area Equity Atlas

## Summarizing the State of Equity in Contra Costa County

January 24, 2023

to the Contra Costa County Board of Supervisors

by Ryan Fukumori, Ph.D., Senior Associate, PolicyLink

# How do we measure community health and wellbeing from an equity perspective?

## TODAY'S GOALS

- Offer a high-level summary of equity concerns in Contra Costa County to inform Supervisors' considerations re: budget allocation
- Support government and community efforts to operationalize the county's Office of Racial Equity and Social Justice in 2023

- Data snapshots from US Census & American Community Survey
- Excerpts from our analytical reports and data tools ([Bay Area Equity Atlas](#) and [National Equity Atlas](#))
- Testimonials from Contra Costa County community members

MAIN  
DATA  
SOURCES

# Bay Area Equity Atlas ([bayareaequityatlas.org](http://bayareaequityatlas.org))

A comprehensive data support system to track the state of equity across the region and equip community leaders with data to inform solutions for inclusive prosperity.

- 23 equity indicators for 272 geographies (cities, counties, Census tracts, etc.)
- Policy solutions
- Original demographic & socioeconomic research/analysis
- Training
- Data support for advocacy campaigns



People	Place	Power
Race/ethnicity	Extreme commuting	Diversity of electeds
Nativity and ancestry	Housing burden	Voting
College readiness	Homeownership	Linguistic isolation
Educational attainment	Market rent	Economic gains: Eliminate rent burden
Disconnected youth	Gentrification risk	Economic gains: Racial equity in income
Employment	Affordable housing production	
Median earnings	Neighborhood opportunity	
Income growth	Business ownership	
Police use of force	Business revenue	

# THREE KEY TRENDS

## #1: THE ENDURING LEGACY of RACIAL EXCLUSION

Despite a more diverse population, significant racial disparities in housing have persisted in the County despite the enactment of fair housing laws in the 1960s.

## #2: THE INEQUITABLE LANDSCAPE BEFORE COVID-19

Existing housing, employment, and health disparities in Contra Costa County led to residents of color facing higher financial and health risks during, and after, the shelter-in-place order.

## #3: ONGOING DISPARITIES IN COVID-19 RECOVERY

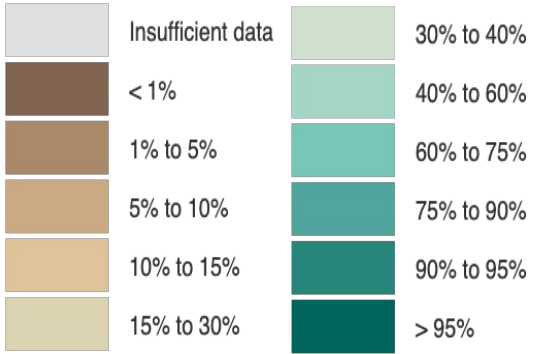
Residents of color have been slower to financially recover from the COVID-19 pandemic, reinforcing if not worsening these longstanding inequities.



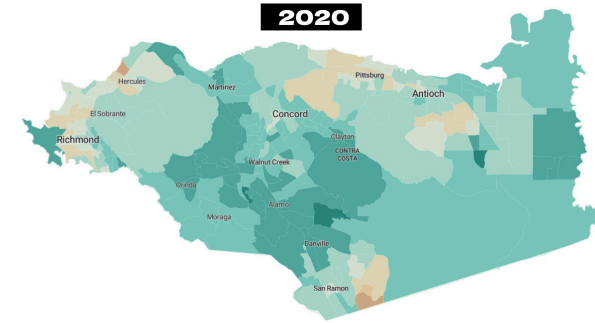
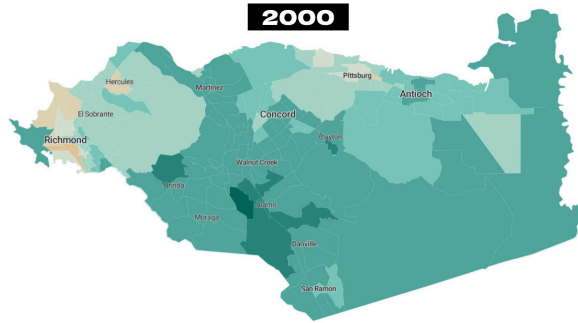
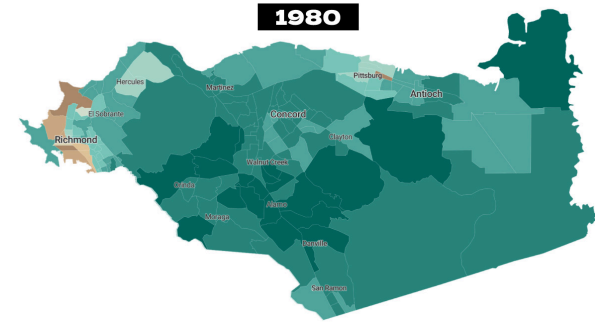
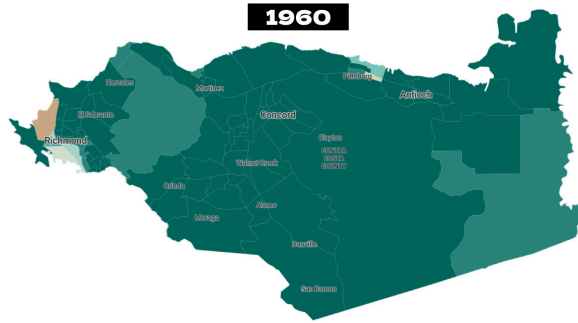
# TREND #1 : THE ENDURING LEGACY of RACIAL EXCLUSION

Since the 1960s, Contra Costa County has become more racially diverse.

## Percent of White Residents by Census Tract, 1960 - 2020



(includes Hispanic/Latino residents who identify as white)

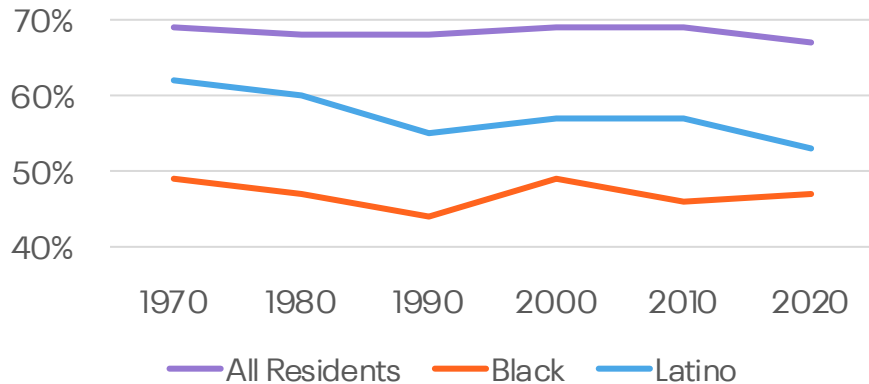


Source: 1970 US Census & 2016-2020 American Community Survey Data, mapped on Social Explorer

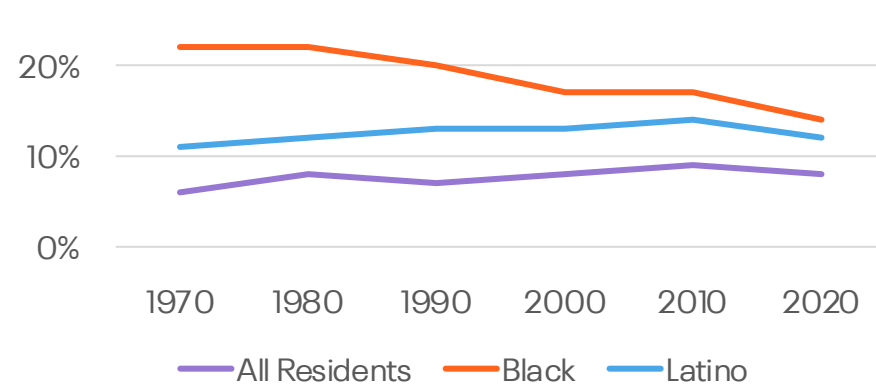
## TREND #1 : THE ENDURING LEGACY of RACIAL EXCLUSION

However, major racial inequities have persisted in Contra Costa County since the Civil Rights Era.

Homeownership Rate in CCC by Decade



Poverty Rate in CCC by Decade



In 2020, **45% of all county residents living in families** met HUD standards for **low-income or very low-income status**, vs. **59% of Black** and **60% of Latino family household members**.

Source: 1970 US Census & 2016-2020 American Community Survey Data, via Social Explorer and IPUMS

## TREND #1 : THE ENDURING LEGACY of RACIAL EXCLUSION

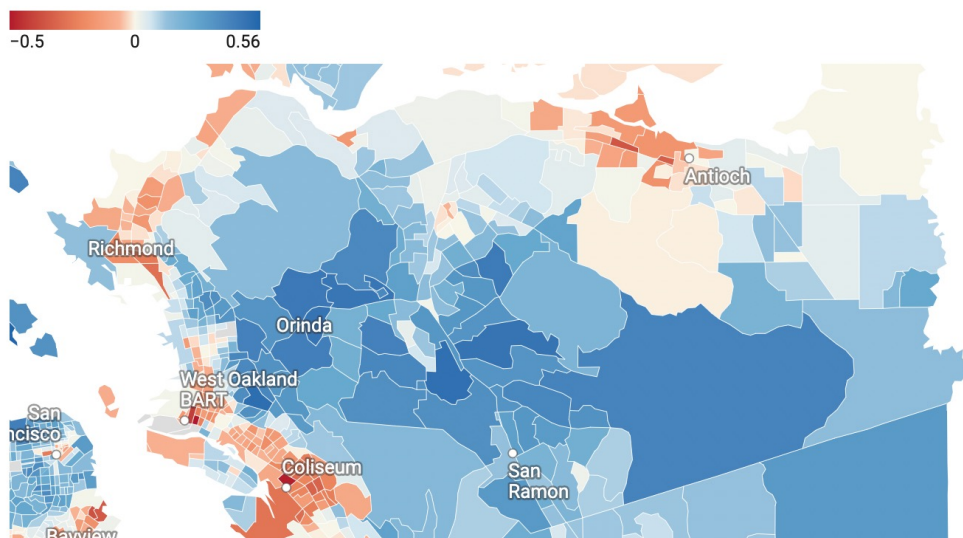
Contra Costa County is home to 5 of the 20 most segregated wealthy, white Census tracts\* in the 9-County Bay Area, per a recent Bay Area Equity Atlas study.

**One in 10 Bay Area Neighborhoods are Segregated Areas of White Wealth**

July 27, 2022

*\*These neighborhoods make up parts of Orinda, Lafayette, and Alamo.*

Black-White Index of Concentration at the Extremes, 2019



Source: Bay Area Equity Atlas, [“One in 10 Bay Area Neighborhoods are Segregated Areas of White Wealth”](#) (2022)

## TREND #2 : THE INEQUITABLE LANDSCAPE BEFORE COVID-19

In the decades leading up to the COVID-19 pandemic, renters in Contra Costa County faced growing challenges with housing affordability.

- Between 2000 and 2020:
  - The county's median rent increased by 42%, while the median household income for renters increased by just 11%.
  - The share of rent-burdened households\* grew by 9 percentage points (41% to 50%).
- Compared to white households, Black households were twice as likely to be overcrowded in 2020. Latino households were 8 times as likely to be overcrowded.\*\*

*It's not fair that working people have to [struggle] for a roof over their head that is literally crumbling.*

EDITH PASTRANO, ALLIANCE of CALIFORNIANS for COMMUNITY EMPOWERMENT, to the [EAST BAY TIMES](#) (2022)

**ALL MONETARY FIGURES WERE INFLATION ADJUSTED TO 2021 DOLLAR VALUES.**  
Source: 2000 US Census & 2016-2020 American Community Survey Data, via Social Explorer

\* Defined as spending more than 30% of income on rent and utilities.

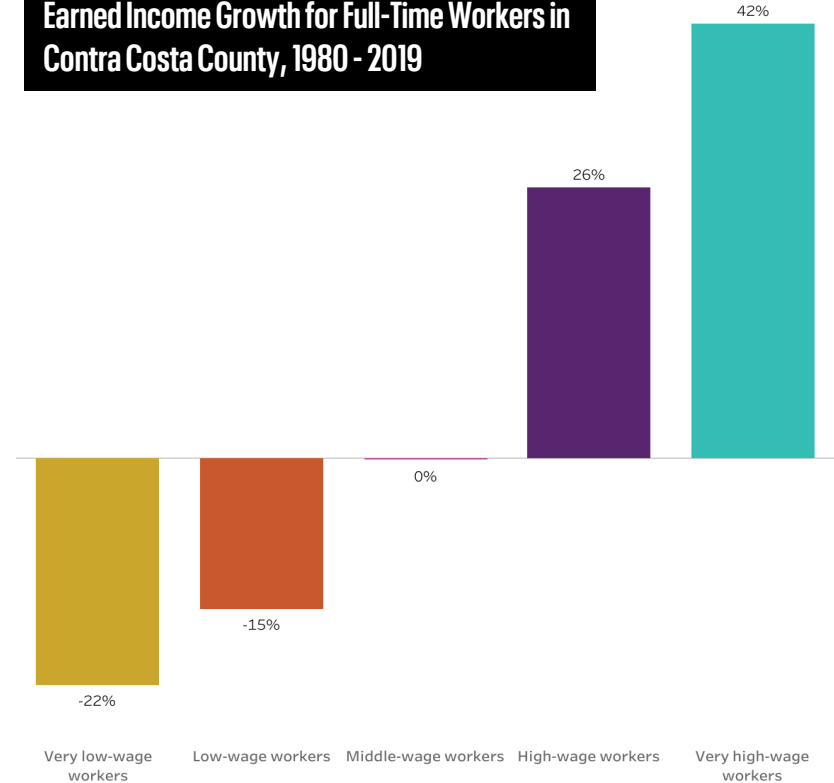
\*\* Defined as more than one occupant per room in the unit, minus kitchens and bathrooms.

## TREND #2 : THE INEQUITABLE LANDSCAPE BEFORE COVID-19

### Income inequality in Contra Costa County has worsened over the past two generations.

Since 1980, pay for the highest-wage workers has increased, while earned income has decreased for those with the lowest paying jobs.

Earned Income Growth for Full-Time Workers in Contra Costa County, 1980 - 2019



Source: ReWork the Bay [Data Dashboards for Contra Costa County](#)

## TREND #2 : THE INEQUITABLE LANDSCAPE BEFORE COVID-19

Prior to COVID-19, local residents of color were disproportionately represented in occupations that predisposed workers to COVID-19 risk.

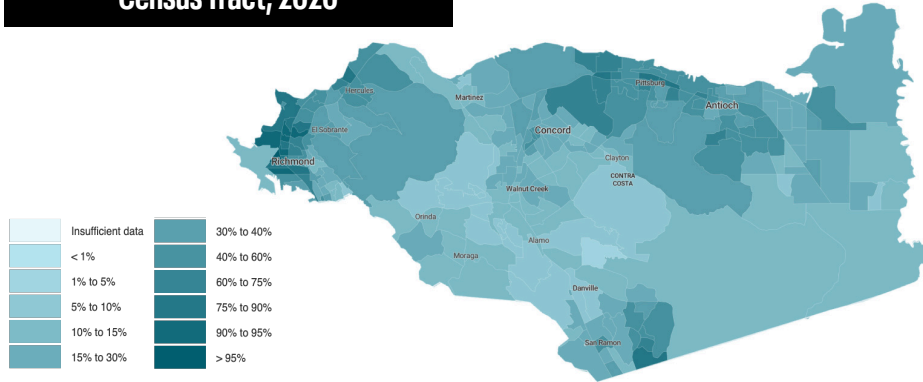
Contra Costa County Residents by Race/Ethnicity (2020 Data)	% of Workforce in Service, Manufacturing, & Transportation	% of Workforce in Business, Finance, STEM, and Arts
Non-Hispanic White	18%	55%
Asian American	22%	55%
<b>ALL RESIDENTS</b>	<b>26%</b>	<b>46%</b>
Black	32%	37%
Native Hawaiian/Pacific Islander	37%	26%
Latino	41%	25%
American Indian/Alaskan Native	41%	26%

Source: 2016-2020 American Community Survey Data, via Social Explorer

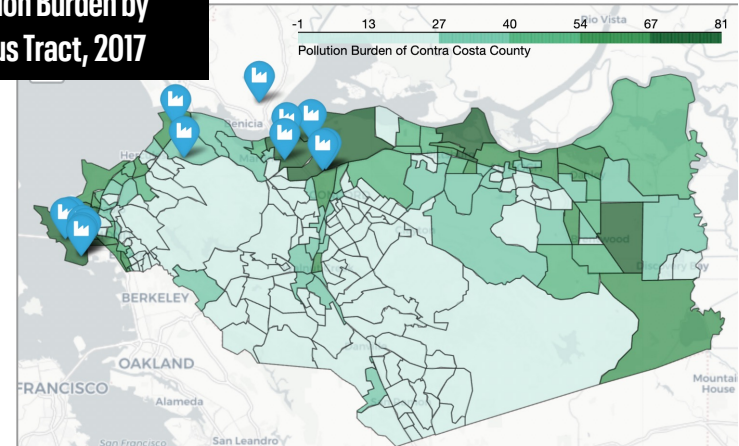
## TREND #2 : THE INEQUITABLE LANDSCAPE BEFORE COVID-19

Residents of color are concentrated in areas adjacent to the refineries, which elevate asthma rates. These respiratory disabilities can make COVID-19 more dangerous.

Percent of Nonwhite Residents by  
Census Tract, 2020



Pollution Burden by  
Census Tract, 2017



Source: 2016-2020 American Community Survey Data, mapped on Social Explorer; Reina Rau, "[Asthma rates near oil refineries and terminals in Contra Costa County](#)" (2017)

*A few people in my family have respiratory issues. The elderly people in my family, my mom and my auntie – they can't breathe and they're always sick.*

BRANDY KHANSOUVONG, ASIAN PACIFIC ENVIRONMENTAL NETWORK & RICHMOND RESIDENT, to [THE GUARDIAN](#) (2022)

## TREND #3 : ONGOING DISPARITIES IN COVID-19 RECOVERY

**Black and Latino residents in Contra Costa County died from COVID-19 at elevated rates before vaccines became widely accessible.**

### COVID-19 Cases and Deaths Relative to White Residents, Contra Costa County (Through December 2020)

	African-American	Latino	Asian
Cases	2.5x	6.0x	1.4x
Deaths	1.3x	1.7x	0.9x

Source: Contra Costa County COVID-19 Coordinating Body: December 19, 2020 Equity Presentation Summary

Increased spread of the disease can also lead to increased levels of long COVID, which threatens to remove people from the workforce and imperil households dependent on the incomes of newly disabled family members.



## TREND #3 : ONGOING DISPARITIES IN COVID-19 RECOVERY

Thousands of residents in Contra Costa County still face rental debts incurred during the COVID-19 pandemic and eviction moratorium.

We estimate that, as of December 2022:

- There are **11,700 households** in Contra Costa County that are behind on rent.
- The cumulative rental debt totals **\$51.2 million**, or an average of **\$4,400 per household**.
- Roughly **6,600 children** live in these households behind on their rent.

For these families (and many others), surging inflation and the looming threat of a recession can only compound their ongoing financial burdens.

*Since tenants didn't have lawyers, [landlord] stories became over-simplified, morally and legally, in ways that forced families from their homes.*

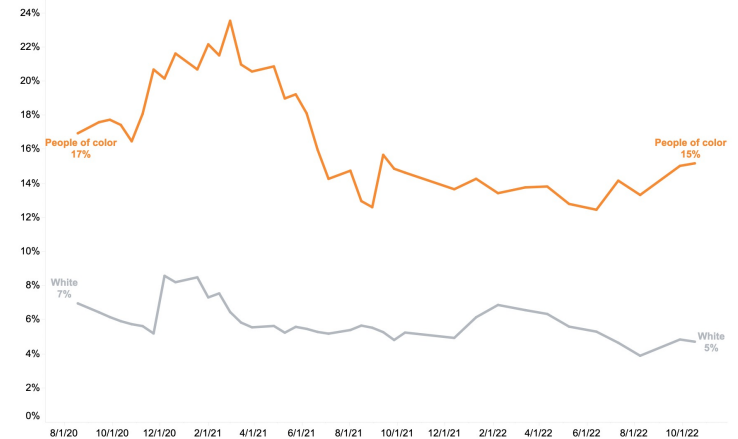
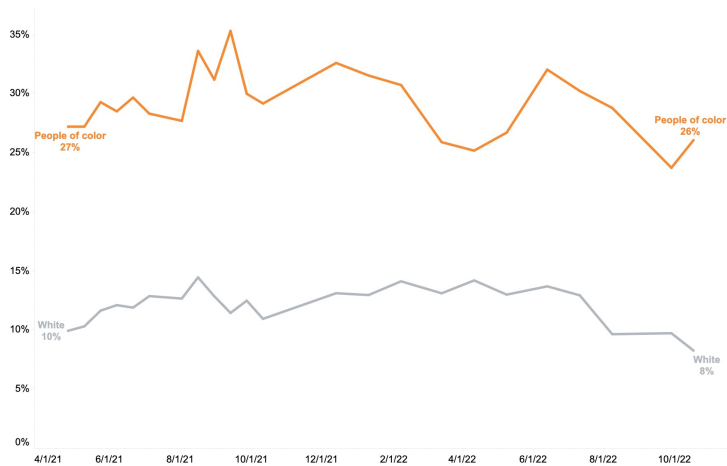
REV. MILLIE PHILLIPS, FAITH ALLIANCE  
for a MORAL ECONOMY,  
RECOUNTING THEIR [EXPERIENCE](#)  
[AS AN EVICTION COURT OBSERVER](#)  
IN CONTRA COSTA COUNTY (2022)

Source: National Equity Atlas, ["Rent Debt in America"](#) interactive dashboard (orig. 2021, updated Dec. 2022)

## TREND #3 : ONGOING DISPARITIES IN COVID-19 RECOVERY

Across the Bay Area, residents of color have been slower to recover financial losses from the pandemic, and still are likelier to struggle with meeting basic needs.

### Percent of Bay Area Households Reporting Employment Income Loss (L) and Experiencing Food Insecurity (R), Aug. 2020 to Oct. 2022



Source: Bay Area Equity Atlas, "[Bay Area Recovery Tracker](#)" interactive dashboard (2022)

# THREE KEY TAKEAWAYS

Antidiscrimination and equal opportunity policies alone have not flattened the racial and class disparities present over the past 60 years. **Advancing racial equity requires long-term commitment and explicit attention to the legacies of historical injury.**

Without equitable recovery efforts, the COVID-19 pandemic threatens to worsen generations-old racial wealth gaps. **The pandemic must be a lesson about how future crises (earthquakes, fires, floods) could also exacerbate long-term inequities.**

**Building equity demands robust data collection and tracking, including the sustained input of residents** who have lived experiences navigating the systems, structures, and institutions we seek to make more equitable.

# Bay Area Equity Atlas

Thank you!

Explore more data about our region on the Bay Area Equity Atlas at:  
<http://bayareaequityatlas.org>

Questions? Contact me at: [ryan@bayareaequityatlas.org](mailto:ryan@bayareaequityatlas.org)

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# Contra Costa BOS Budget Retreat 2023



CONTRA COSTA  
**BUDGET JUSTICE**

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# Who We Are

## *Our Mission*

- *The Contra Costa Budget Justice Coalition advocates for **community engagement in the Contra Costa County budgeting process and for a set of values-based budgeting principles.***
- *We **educate, advocate and engage** with communities across Contra Costa County on budget issues.*
- *Our Coalition is composed of 35 local organizations.*

# Our Members

- 350 Contra Costa
- AFSCME Local 2700
- Alliance of Californians for Community Empowerment (ACCE) Contra Costa
- Asian Pacific Environmental Network
- Bay Area Community Services
- Choice in Aging
- Community Clinics Consortium
- Contra Costa Labor Council
- Contra Costa Office of Education
- East Bay Alliance for a Sustainable Economy
- East Contra Costa Community Alliance
- Ensuring Opportunity Campaign
- First 5 Contra Costa/Family Economic Security Partnership
- Food Bank of Contra Costa
- Great Richmond Interfaith Program
- Healthy Richmond/Local Initiatives Support Corporation
- Human Services Alliance of Contra Costa
- IFPTE Local 21
- League of Women Voters Diablo Valley
- Local Initiatives Support Corporation
- Meals on Wheels Senior Outreach
- Monument Impact
- Multi-Faith Action Coalition
- Planned Parenthood of Northern California
- Racial Justice Coalition of Contra Costa
- Richmond Community Foundation (RCF Connects)
- Richmond LAND
- Rubicon Programs
- Safe Return Project
- SEIU Local 1021
- SURJ Contra Costa
- United Latino Voices
- *And many residents of Contra Costa*

Dealing with the budget  
during uncertain times

# Fiscal Year 2022 – 2023 Final County Budget





# The Budget is a **moral** document.

*A set of values and principles that guide decision-making. A key to considering how those most impacted by the budget are affected by our choices.*



## Given the Economic Uncertainty...

The County may be faced with some tough budget decisions.

But we **MUST REMEMBER** that low-income people face even greater challenges, and community needs will only increase.



## Contra Costa County's Commitment to Equity

**Contra Costa County** has committed to addressing equity in communities across the County. What should that mean in terms of the budget process?

→ **Engage**

Identify opportunities to inform and engage the community at key decision points, in ways that are equitable and inclusive.

→ **Invest**

Show our communities you CARE, as expressed by investment amounts and priorities.

→ **Be Bold**

Unprecedented times present opportunities to explore new concepts and work together in new ways.

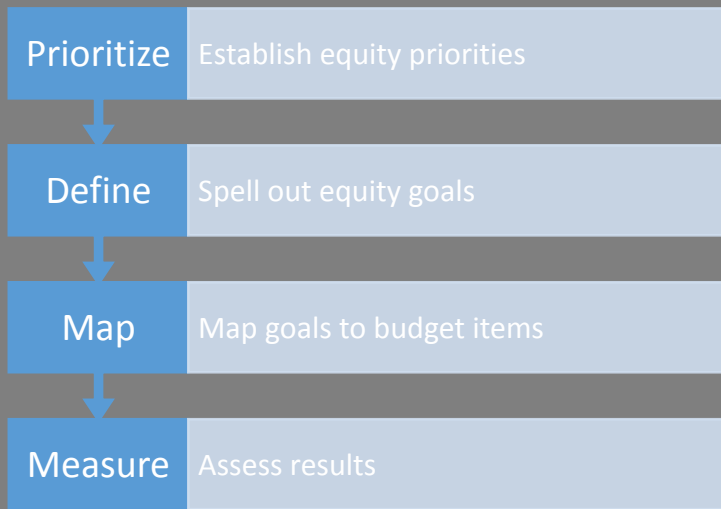
# How to Make Sure City Budgets Prioritize Equity

...reflect cities' values. Places like Austin, Louisville and Fairfax are using new approaches to consider equity in spending plans.



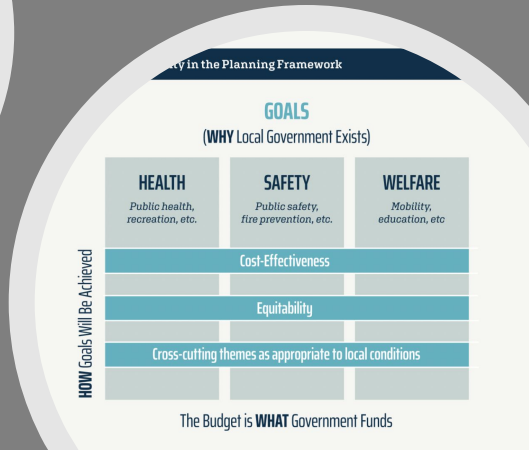
LIVE ON BLOOM  
Watch Live TV  
Listen to Live P

# Embed Equity Goals in the Budget



**Budget Equity Toolkit**  
See list of resources below

The allocation of public resources through a budgeting process is a critical tool for addressing racial equity. As the public health and economic crisis deepens, cities are investing in the increased services needed by the community and adjusting as this pandemic shifts through uncertainty. This has created revenue challenges for jurisdictions. This creates a need for cities to create revenue challenges for jurisdictions. This creates a need for cities to create revenue challenges for jurisdictions.



# — An Opportunity: American Rescue Plan Act

ARPA provides maximum flexibility on how to spend funds

Workshop to get community input on priority projects

Examples: guaranteed income pilot, ORESJ participatory budgeting, African American Wellness Center and others

*There are \$37.5 million dollars left unallocated*



CONTRA COSTA  
**BUDGET JUSTICE**

Thank You!

Questions?

[sara@budgetjusticecc.org](mailto:sara@budgetjusticecc.org)

# County Budget Development

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## Key Drivers and Considerations

County Administrator's Office

January 24, 2023





# Agenda

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1. County financial updates
2. COVID Cost Recovery
3. Budgeting concerns
4. FY23-24 budget hearings
5. Recommendations





# Bay Area Unemployment Rates November 2022

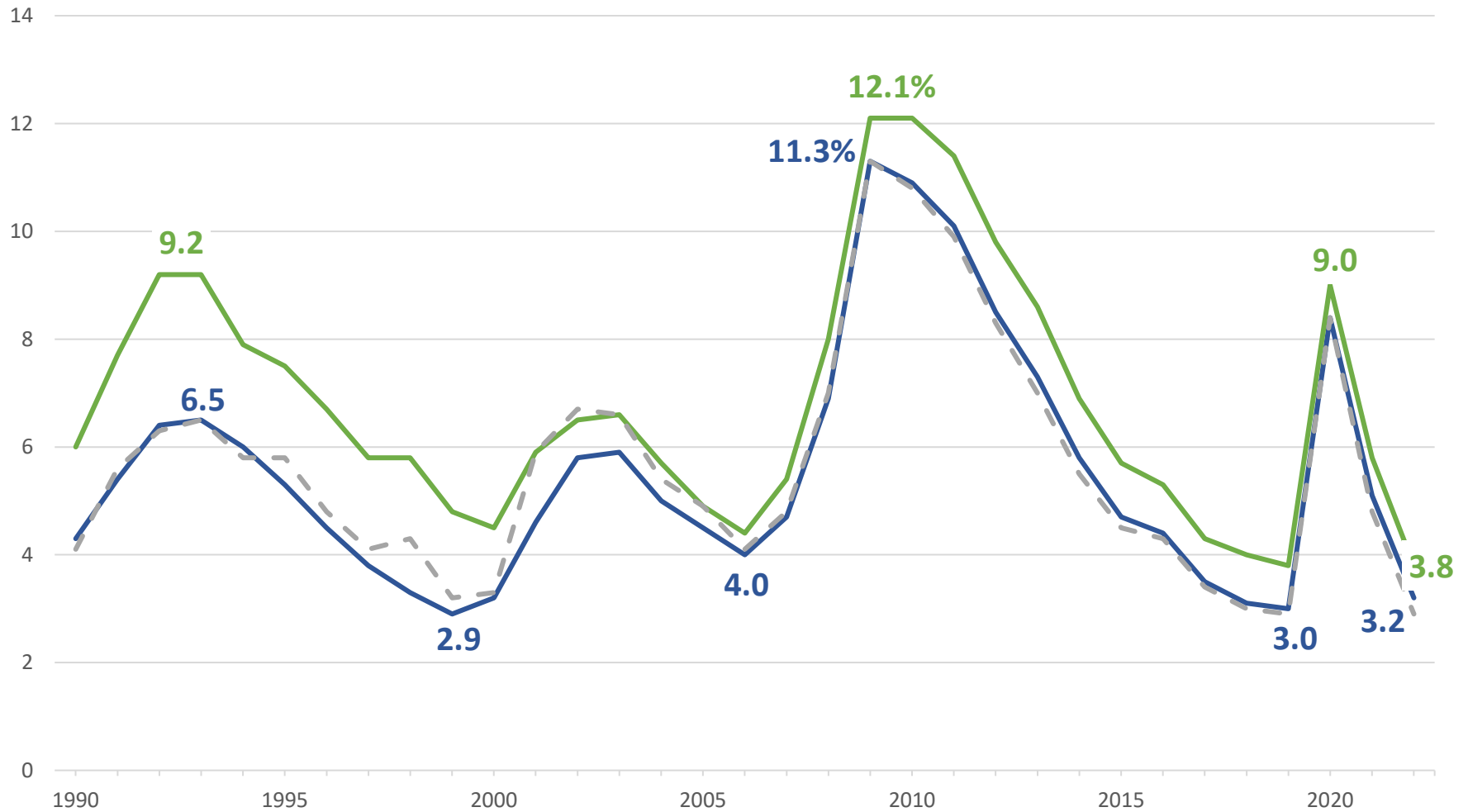
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The Bay Area's and County's unemployment levels have rebounded strongly from the highs experienced during the COVID pandemic.

Alameda	2.9%
<b>Contra Costa</b>	<b>3.2%</b>
Marin	2.2%
Napa	2.7%
San Francisco	2.1%
San Mateo	2.0%
Santa Clara	2.2%
Solano	3.9%
Sonoma	2.6%
Bay Average	2.6% (3.9% Last Year)



# Unemployment Rates 1990-2022



Source: CA Employment Development Department

— Contra Costa — CA - - Alameda



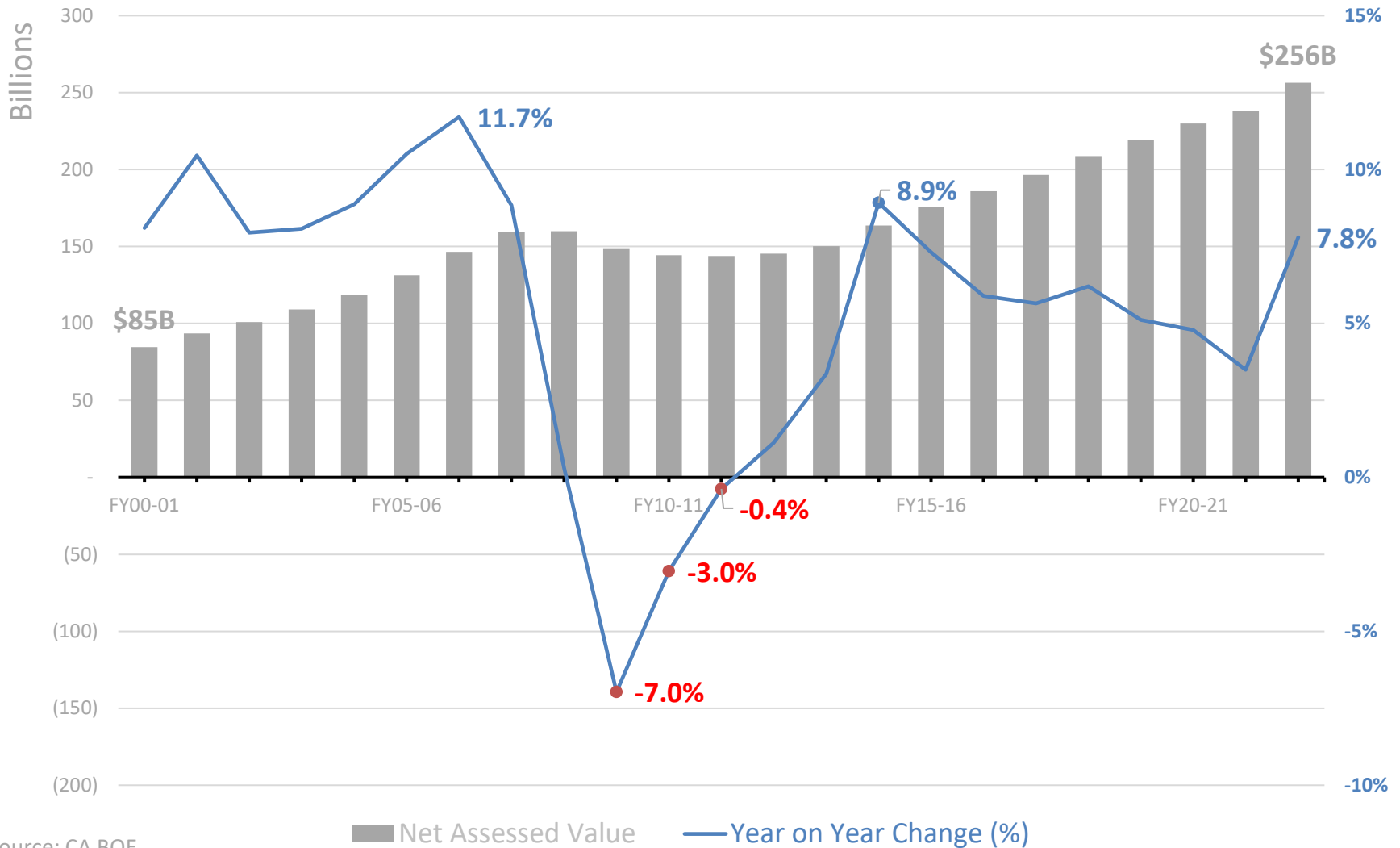
# Labor contracts

	<b>Filled Positions</b>	<b>Contract End Date</b>
AFSCME Local 512, Professional and Technical Employees	225	6/30/2026
AFSCME Local 2700, United Clerical, Technical and Specialized Employees	1,425	6/30/2026
California Nurses Association	1,144	9/30/2025
CCC Defenders Association	93	6/30/2022
CCC Deputy District Attorneys' Association	91	6/30/2026
Deputy Sheriffs Association, Mgmt Unit and Rank and File Unit	794	6/30/2023
Deputy Sheriffs Association, Probation Peace Officers Association	242	6/30/2023
District Attorney Investigator's Association	26	6/30/2026
IAFF Local 1230	408	6/30/2023
Physicians and Dentists of Contra Costa	289	12/31/2022
Professional & Technical Engineers – Local 21, AFL-CIO	1,168	6/30/2026
Public Employees Union, Local One & FACS Site Supervisor Unit	487	6/30/2026
SEIU Local 1021, Rank and File and Service Line Supervisors Units	861	6/30/2026
Teamsters, Local 856	1,798	6/30/2026
United Chief Officers' Association	17	6/30/2023
Western Council of Engineers	23	6/30/2026
Management Classified & Exempt & Management Project	848	N/A
	<b>9,939</b>	



# Contra Costa County - Assessed Value

## Fiscal Years 00/01 - 21/22



Source: CA BOE

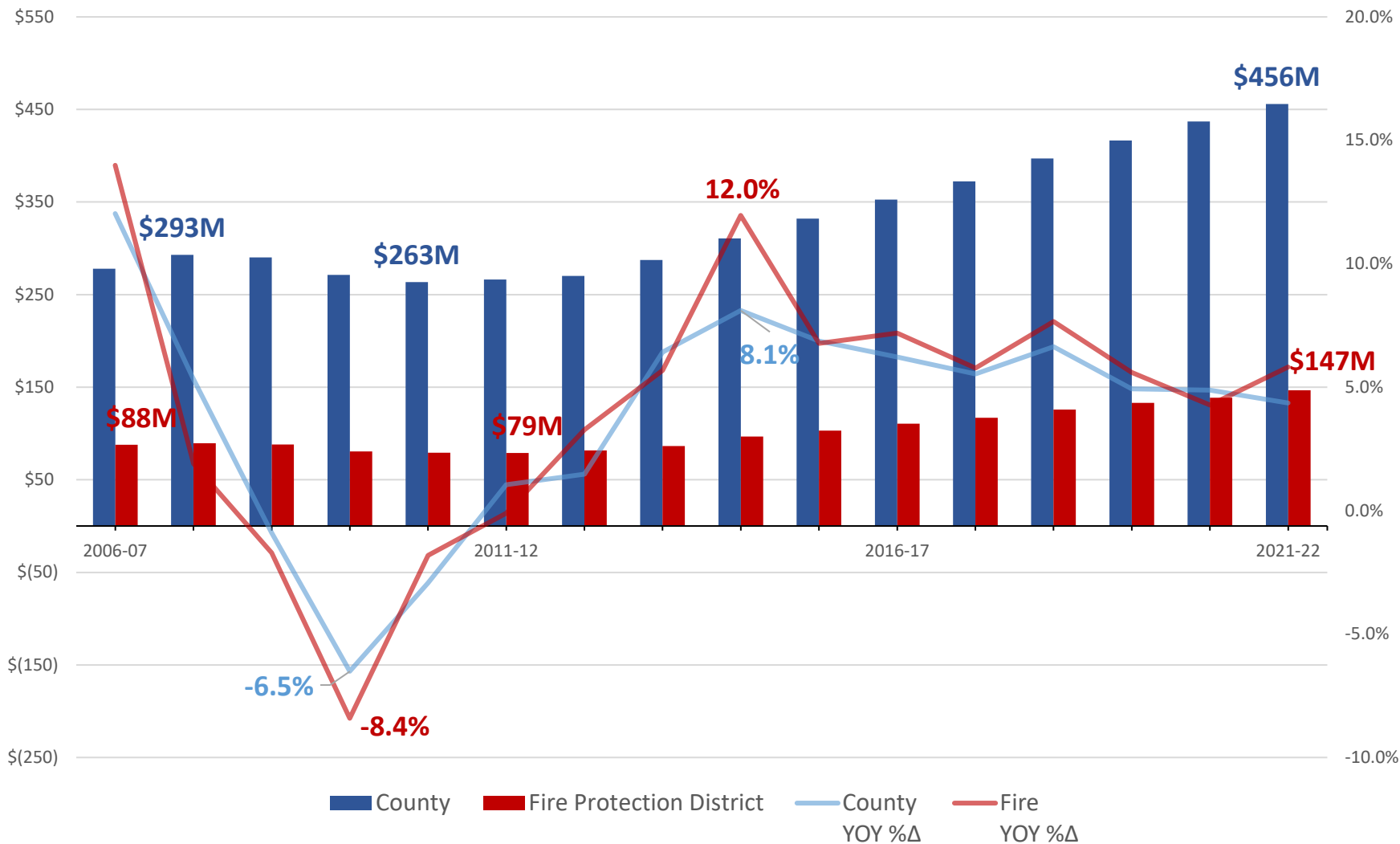
# Property Tax Revenues Fiscal Years 2006-2022





# Property Tax Revenues

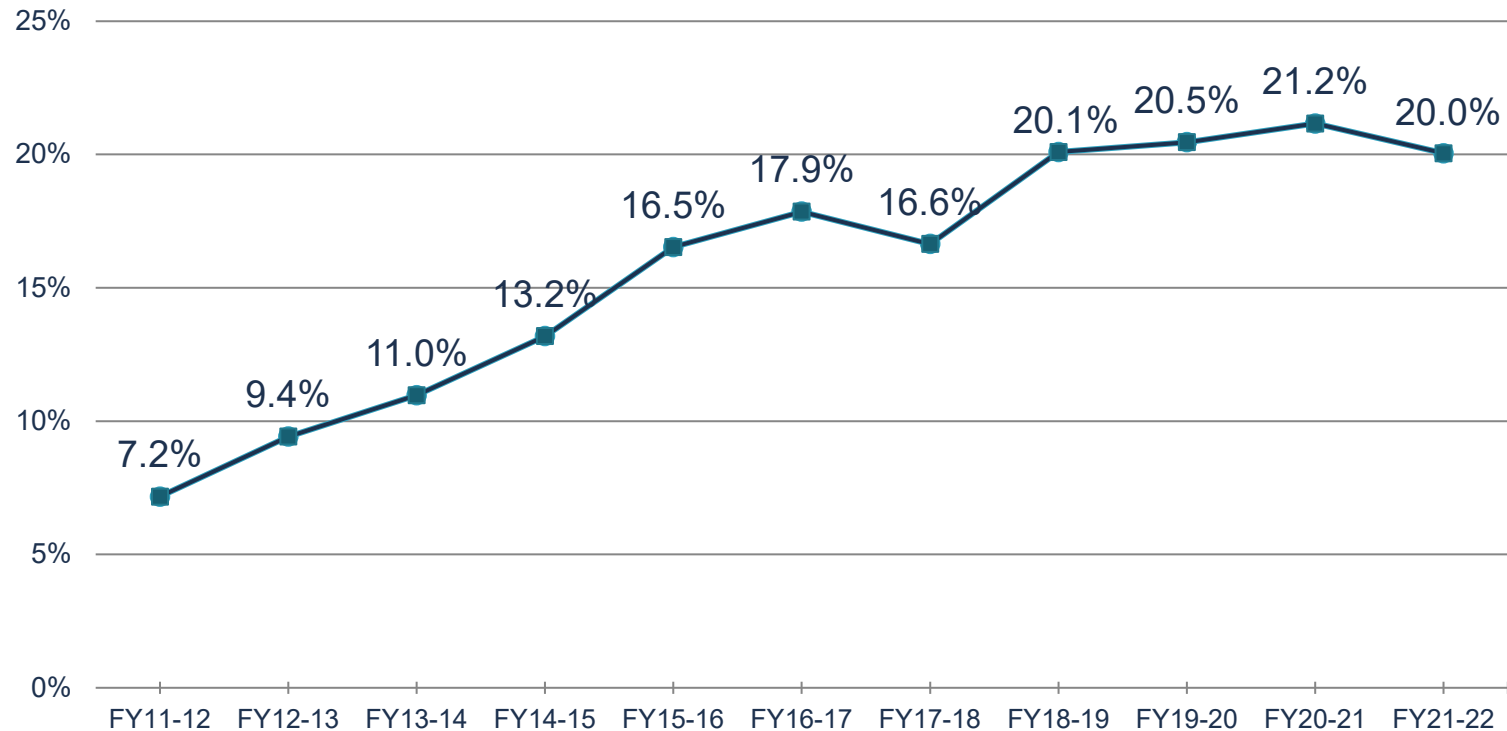
## Fiscal Years 2006-2022





# General Fund reserves

1. For FY 2021-22, total General Fund revenues were \$1.94 billion, and the total fund balance was \$710.2 million, or 36.5% of total General Fund revenue
2. Of the \$710.2 million:
  - a. \$389.9 million was unassigned – 20.0% of total General Fund Revenues
  - b. \$320.3 million was assigned, committed, restricted or nonspendable





# Pension funding

- County Net Pension Liability as of 12/31/2021 was \$854.6 million, down from \$859.3M the prior year
- CCCERA lowered its investment earnings assumption from 7.00% to 6.75% in calendar year 2022
- Final Pension Obligation Bond payment was made June, 2022

Contra Costa County Employees Retirement Association Pension Funding Status (Thousands)				
Actuarial Valuation Date	Total CCCERA Net Liability	Funded Ratio	County Net Liability	Fire Protection District Net Liability
2009	\$1,024,673	83.8%	\$727,578	\$68,294
2010	1,312,215	80.3%	918,919	104,750
2011	1,488,593	78.5%	1,037,535	130,737
2012	2,279,059	70.6%	1,591,610	228,950
2013	1,823,681	76.4%	1,260,363	180,209
2014	1,469,942	81.7%	1,003,749	151,686
2015	1,311,823	84.5%	879,610	154,708
2016	1,187,437	86.5%	776,396	143,193
2017	1,059,356	88.5%	689,426	131,765
2018	1,031,966	89.3%	677,735	123,353
2019	947,054	90.6%	607,938	132,554
2020	859,345	91.8%	557,373	121,270
2021	854,561	92.4%	588,842	147,987





# Other Post Employment Benefits (OPEB) Trust Pre-funding Status

1. The County established an OPEB Trust in 2008 and began pre-funding benefits that same year
2. The funded ratio is at 49.7% as of the most recent valuation date (6/30/2022) and exceeds the minimum goal of 44%

Other Post Employment Benefit Funding Status (\$000s)			
Actuarial Valuation Date	Total Liability	Net Liability	Funded Ratio
2008	\$2,367,023	\$2,367,023	0.0%
2009	1,879,242	1,859,204	1.1%
2010	1,046,113	1,021,065	2.4%
2011	1,078,665	1,016,945	5.7%
2012	1,033,801	948,310	8.3%
2013	1,033,776	968,285	6.3%
2014	923,848	794,422	14.0%
2015	939,053	764,329	18.6%
2016	902,011	706,035	21.7%
2017	928,782	693,566	25.3%
2018	932,187	662,517	28.9%
2019	958,588	650,074	32.2%
2020	865,62	523,933	39.5%
2021	878,049	433,321	50.6%
2022	810,613	407,768	49.7%



# Mid-year budget status

			Mid-Year 22-23	Mid-Year 21-22	Mid-Year 20-21	Mid-Year 19-20	Mid-Year 18-19
ALL FUNDS	Budget	Actual	Percent	Percent	Percent	Percent	Percent
Expenditures	\$4,706,263,454	\$1,882,453,578	40%	38%	44%	41%	41%
Revenues	\$4,415,542,569	\$1,850,442,319	42%	43%	45%	39%	44%
<b>GENERAL FUND</b>	<b>Budget</b>	<b>Actual</b>	<b>Percent</b>	<b>Percent</b>	<b>Percent</b>	<b>Percent</b>	<b>Percent</b>
Expenditures	\$2,240,207,659	\$913,174,826	41%	37%	43%	41%	41%
Revenues	\$2,056,865,073	\$1,013,194,744	49%	45%	46%	37%	41%
Wages & Benefits	\$1,078,093,738	\$480,481,668	45%	45%	45%	46%	46%
Services & Supplies	\$811,948,932	\$284,697,055	35%	35%	43%	37%	39%
Other Charges	\$339,923,000	\$168,717,661	50%	33%	46%	40%	44%
Fixed Assets	\$148,782,110	\$19,628,031	13%	10%	25%	24%	23%
Inter-departmental Charges	(\$149,535,121)	(\$40,350,283)	27%	42%	44%	41%	46%
Contingencies	\$10,995,000	\$694					
<b>Total Expenses</b>	<b>\$2,240,207,659</b>	<b>\$913,174,826</b>	<b>41%</b>	<b>37%</b>	<b>41%</b>	<b>41%</b>	<b>41%</b>
Taxes	\$607,400,000	\$433,419,918	71%	61%	62%	64%	64%
License, Permits, Franchises	\$12,164,000	\$3,433,702	28%	28%	23%	30%	32%
Fines, Forfeitures, Penalties	\$23,943,000	\$1,809,946	8%	9%	5%	8%	11%
Use of Money & Property	\$9,578,000	\$10,246,234	107%	31%	42%	29%	83%
Federal/State Assistance	\$810,962,073	\$410,176,089	51%	44%	50%	28%	37%
Charges for Current Services	\$190,085,000	\$78,866,569	41%	48%	44%	32%	38%
Other Revenue	\$402,733,000	\$75,242,286	19%	20%	23%	27%	23%
<b>Total Revenues</b>	<b>\$2,056,865,073</b>	<b>\$1,013,194,744</b>	<b>49%</b>	<b>45%</b>	<b>46%</b>	<b>37%</b>	<b>41%</b>



# Measure X financials

## Revenue projections through FY22-23

	Budget	Actuals/Projection
FY20-21	\$ 24,078,616	\$ 27,659,018
FY21-22	\$ 104,000,000	\$ 117,721,524
FY22-23	\$ 107,000,000	\$ 120,155,659
Total	\$ 235,078,616	\$ 265,536,201

## Measure X allocations through FY23-24 with COLA

Reserve	\$ 20,000,000
One-time	\$ 136,895,200
FY22-23	\$ 78,150,000
FY23-24	\$ 112,312,500
	<b>\$ 347,357,700</b>



# Contra Costa Fire Protection District

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## 1. District consolidations

- a. Annexed East Contra Costa Fire Protection District effective 7/1/22. Service expansion through the construction of Fire Station 51 (Brentwood) and construction/staffing of Fire Station 54 (Brentwood).
- b. Established fire protection services contract with City of Pinole effective 1/1/23, with services beginning and Fire Station 74 reopening 3/1/23

## 2. Fire Station Construction

- a. Fire Station 86 (Bay Point) opened in August 2022
- b. Fire Stations 9 (Pacheco), 51 (Brentwood), and 54 (Downtown Brentwood) are in the planning/pre-construction phase

## 3. CCCFPD Measure X ongoing funding

- a. \$3.65 million to staff a second unit at Fire Station 81 (downtown Antioch).
- b. \$3.65 million to staff Fire Station 54 (Downtown Brentwood)
- c. Wildland Fire Mitigation and Fuel Reduction – \$2.6 million annually for a year-round hand crew program; \$2.1 million annually for Fuels Reduction Projects throughout high fire hazard zones countywide.
- d. \$2.1 million to staff an additional fire station in the City of Pinole.



# Contra Costa Regional Medical Center

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- Contra Costa Regional Medical Center (CCRMC) is a 164-bed acute care public hospital owned and operated by the County. It includes 10 geographically dispersed Federally Qualified Health care centers, which are licensed as outpatient departments of the hospital, and provide over 500,000 physician visits per year.
- CCRMC is financially supported primarily with Fee for Service and Health Plan Medi-Cal revenues, with the County General Fund subsidizing approximately 15% of CCRMC's budget.
  - The County General Fund Subsidy has been \$73.2 million since FY20-21 and remains consistent for FY23-24.
  - No change in the General Fund Subsidy is anticipated for the next three fiscal years.
  - Measure X funding will provide \$42 million in annual program support.
- Pandemic costs have been offset with one-time Federal funding such as CARES, ARPA and FEMA.



# COVID-19 Major Funding Sources

Revenue Program	Allocation
Coronavirus Relief Fund	\$227,827,652
ARPA Fiscal Recovery Fund	224,058,903
Emergency Rental Assistance Program	220,174,579
FEMA Public Assistance Program (Estimate)	77,964,320
<b>Total</b>	<b>\$750,025,454</b>

➤ Key Takeaways:

- Four revenue drivers impact vast majority the County's cost recovery
- Contra Costa receiving significant Federal assistance, including the cities!
- County responsible for pandemic response, including associated costs
- All COVID-19 revenue sources are one-time only funds!



# COVID-19 FEMA Cost Recovery Update

Claim Category	Estimate	Claimed	Obligated	Received
Non-Congregate Shelter	\$32,414,836	\$32,414,836	\$0	\$0
COVID-19 Testing	20,728,141	20,728,141	0	0
Incremental Cleaning	12,688,588	12,688,588	0	0
Great Plates	6,415,043	6,415,043	6,415,043	6,415,043
General Materials (PPE, Other)	3,579,956	3,579,956	0	0
Consultant (Ernst & Young)*	1,500,000	0	0	0
Vaccination (Fire Mutual Aid)	637,756	637,756	0	0
<b>Total</b>	<b>\$77,964,320</b>	<b>\$76,464,320</b>	<b>\$6,415,043</b>	<b>\$6,415,043</b>

## ➤ What's it mean?:

- FEMA reimbursement process cumbersome and could take years before reimbursement is received (typically 24-36 months, but likely longer);
- The County General Fund is advancing the vast majority of the \$78 million in FEMA eligible costs until reimbursement is received - this figure has stabilized with all COVID related claims submitted through June 30, 2022;
- ARPA CSLFRF funds eligible to backfill any reduced claim amounts determined by FEMA.

\* Consultant costs are claimed at conclusion of cost recovery period established by FEMA



# Significant FEMA Cost Recovery Issue

## Non-Congregate Sheltering – “Project Roomkey”



- FEMA Region IX pursuing a definition change of “asymptomatic”, requiring that an “asymptomatic, high risk” individual receiving NCS shelter services must have been COVID-19 positive
- Proposed change results in close to 90% of County claimable costs becoming ineligible - \$29 million for Contra Costa County
- **What are we doing about it?**
  - Board Chair sent letter to FEMA Administrator Criswell on 12/21/22;
  - Contra Costa establishing a coalition of impacted counties to oppose the change;
  - Providing leadership to industry groups such as CACE, CSAC, NACo and GFOA about the issue.

### The Board of Supervisors

County Administration Building  
1025 Escobar St., 4<sup>th</sup> floor  
Martinez, California 94553

John Giola, 1<sup>st</sup> District  
Candace Andersen, 2<sup>nd</sup> District  
Diane Burgie, 3<sup>rd</sup> District  
Karen Mitchoff, 4<sup>th</sup> District  
Federal D. Glover, 5<sup>th</sup> District

December 21, 2022

The Honorable Deanne Criswell  
Administrator  
Federal Emergency Management Agency  
500 C Street, SW  
Washington, DC 20472

Dear Administrator Criswell,

On December 2, 2022, Contra Costa County, CA attended a meeting with FEMA and CalOES representatives to assess the status of \$43 million in outstanding Contra Costa County project applications directly related to the COVID-19 pandemic. The applications included reimbursement for non-congregate shelter (NCS), incremental cleaning, and COVID-19 testing operations. Contra Costa County's total estimated FEMA project application claims are approximately \$78.9 million over the course of the pandemic.

As part of that discussion, FEMA staff informed the County that FEMA Region IX is waiting on FEMA Headquarters (FEMA HQ) to provide clarity on how the phrase “asymptomatic” will be defined for purposes of evaluating NCS project applications. In California, FEMA Region IX provided approval of Public Assistance funding of NCS programs statewide on March 27, 2020<sup>1</sup> following a request from CalOES Director Mark Ghilarducci in the days prior. Region IX's authorization was clear that approval was provided for three, specific populations which coincided with the target populations specified in FEMA's FAQs on “Coronavirus (COVID-19) Pandemic: Non-Congregate Sheltering” published on 3/21/20<sup>2</sup>:

- Individuals who test positive for COVID-19 that do not require hospitalization, but need isolation or quarantine (including those exiting from hospitals);
- Individuals who have been exposed to COVID-19 (as documented by a state or local public health official, or medical health professional) that do not require hospitalization, but need isolation or quarantine; or
- Individuals who are asymptomatic, but are at “high-risk,” such as people over 65 or who have certain underlying health conditions (respiratory, compromised immunities, chronic disease), and who require Emergency NCS as a social distancing measure.

Contra  
Costa  
County



Monica Nino  
Clerk of the Board  
and  
County Administrator  
(925) 655-2000





# American Rescue Plan Act Update

ARPA - CSLFRF Allocation				
Projected Expenditures, thru 6/30/24	FY 2021/22	FY 2022/23	FY 2023/24	Total
Funding Sources:	\$ 112,029,452	112,029,452	\$0	\$224,058,903
Funding Uses:				
Health Services (COVID-19)	79,214,397	60,000,000	23,000,000	162,214,397
Pandemic Service Relief Payment	0	24,300,111	0	24,300,111
<b>Total Claimed</b>	<b>\$ 79,214,397</b>	<b>\$ 84,300,111</b>	<b>\$ 23,000,000</b>	<b>\$186,514,508</b>
<b>Fund Balance</b>				<b>\$ 37,544,395</b>

## ➤ What's it mean?:

- Projected FY 2022/23 expenditures are \$84.3 million, including \$60 million to HSD and \$24.3 million to County departments for PSRP payments;
- Based on current allocations authorized by the Board through June 30, 2024, \$37.5 million remains unallocated.



# American Rescue Plan Act Options for Board Consideration

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- The FEMA Non-Congregate Shelter (NCS) definition change issue will likely take significant time and effort to resolve;
- The County's maximum exposure to NCS claims is \$32.4 million and \$37.5 million of ARPA CSLFRF funding remains unallocated;
- Based on this information, the Board should consider the following options for remaining ARPA CSLFRF funds:
  - Continue to reserve the remaining \$37.5 million of ARPA CSLFRF funding until the issues around FEMA NCS claims are clarified; or
  - Allocate up to \$5 million of ARPA CSLFRF funding and continue to reserve approximately \$32.5 million of ARPA CSLFRF funding until the issues around FEMA NCS claims are clarified;



# Reasons for continuing concern

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1. Budgeted expenditures are growing faster than revenues
  - a. Negotiated employee wage increases of 5% or more over multiple years
  - b. Persistent high inflation increasing the costs of goods and services
  - c. State budget deficit
  - d. Higher interest rates are reducing real estate transactions and associated property tax revenue growth
  - e. Workers Compensation Trust Fund
  - f. General Liability and Insurance Costs
2. Risk of recession and further slowing of the economy
3. Needed capital investments for aging facilities
4. Obsolete Technology
  - a. Significant needs countywide for new hardware and cybersecurity
  - b. Finance System replacement in process, and Tax System replacement still needed
5. Increasing costs for County Hospital, Clinics, and Health Plan



# FY23-24 Budget Hearings

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## 1. Hearing dates

1. Recommended Budget – April 25, 2023
2. Budget Adoption – May 23, 2023

## 2. Format

1. County Administrator – Budget overview
2. Department Presentations
3. Public Comment
4. Board Discussion / Action



# Budget Development - Recommendations

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1. ACCEPT report on Budget and Key Issues for FY23-24 and beyond;
  
2. PROVIDE DIRECTION on a reserve policy for unallocated ARPA CSLFRF funds pending further information related to the County's FEMA NCS claims from options below:
  - Continue to reserve the remaining \$37.5 million of ARPA CSLFRF funding until the issues around FEMA NCS claims are clarified;

OR

  - Allocate up to \$5 million of ARPA CSLFRF funding and continue to reserve approximately \$32.5 million of ARPA CSLFRF funding until the issues around FEMA NCS claims are clarified.



Contra  
Costa  
County

To: Board of Supervisors  
From: Monica Nino, County Administrator  
Date: January 24, 2023

Subject: Budget and Key Issues for FY23-24 and beyond

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**RECOMMENDATION(S):**

ACCEPT report on budget development key drivers and considerations for FY23-24 and beyond.

**FISCAL IMPACT:**

This report is for informational purposes only. No fiscal impact.

**BACKGROUND:**

Attached is the report on County Budget Development - Key Drivers and Considerations.

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APPROVE

OTHER

RECOMMENDATION OF CNTY ADMINISTRATOR

RECOMMENDATION OF BOARD COMMITTEE

---

Action of Board On: **01/24/2023**  APPROVED AS RECOMMENDED  OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
Diane Burgis, District III Supervisor  
Ken Carlson, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: January 24, 2023

Monica Nino, County Administrator and Clerk of the Board of Supervisors

Contact: Adam Nguyen, County Finance Director (925) 665-2048

By: , Deputy

cc:

CLERK'S ADDENDUM

Public comments: John, Mariana, Roxanne, Dan, Caller 6770, Jan, Liz, Rachel, Ruth.

ATTACHMENTS

CAO Budget Development presentation

Budget Justice Coalition Presentation

Bay Area Equity Atlas Presentation



# **Board of Supervisors Annual Retreat 2023**

**January 24, 2023**





# Agenda

- Major Projects completed 2022
  - Mod M/C mental health and ADA upgrades
  - 20 Year Capital Facilities Master Plan (CFMP)
- Major Projects continuing 2023
  - ADR Project
  - WRTH Project
- CFMP first 5 year Implementation Plan
- Changes to Surplus Lands Act



# Major Projects Completed in 2022

## Modules M and C in Martinez Detention Facility

### Module M

- 5 Mental Health Beds
- 24 Special Services Beds

### Module C

- Complete plumbing retro fit
- Create 4 ADA compliant cells/1 ADA compliant shower



# Module M before/during







# Module M Now





# 20 Year Capital Facilities Master Plan (CFMP)

## Highlights

- Complete Facilities Condition Assessment of 273 facilities and 3.75 million Gross Square Feet (GSF)
- 20 Year plan and forecast of both rehabilitation and new construction needed
- Plan for 4 new centralized locations for service hubs across the county
- Consolidation into new hubs will allow for potential housing opportunities



# Major Projects Underway in 2023

## Administration Demolition and Redevelopment (ADR)

- Demolition of 651 Pine Street complex – Completed
- 3 Story County Building -parking on ground floor with 2 floors office above
- Public plaza area
- City of Martinez will vacate Pine Street between Main and Escobar
- Expected occupancy April 2024

## West County Reentry, Treatment and Housing Facility (WRTH)

- 288 general population beds – 96 of which are medical/mental health treatment beds
- Full medical clinic in the facility
- Expected occupancy January 2025



# ADR demo in 2022







# Major Projects Update

## West County Reentry, Treatment and Housing (WRTH)

- Project underway
  - Begin construction by May, 2023
  - Project completion expected January, 2025







## 5-Year Implementation Overview

The first five years will be focused on creating a new East County Service Center, densifying existing facilities for anticipated headcount growth, and renovating buildings in the worst condition. 17% of the County's capital expenses will be incurred between Years 1-5.

### Key Actions

- » Construct new East County Service Center (est \$60 million)
- » Construct central County storage facility at Waterbird complex (est \$10 million)
- » Initiate FCI-related improvements to facilities with FCI scores of 0.5+.
- » Begin tenant improvements to existing facilities that will be maintained in the portfolio for 20+ years, since most facilities haven't undergone recent improvements.
- » Refresh existing facilities that will be disposed in 6-20 years.

Historically we have budgeted approximately \$15 million per year for the last three items



# Capital Budget Fiscal Year (FY) 23-24

- Capital requests from Departments
  - Evaluated and prioritized against long term planning in CFMP
  - Total requested amount to be determined once requests are received later in budget development
- Capital spending from CFMP
  - Targeted towards facilities to be retained in CFMP
  - Targeted toward facilities with poor facilities condition scores
  - Historical amount approximately \$15 million annually
- Planning and development for new construction from CFMP
  - Due diligence/initial site planning for East County Service Hub site
    - Suitability analysis for Delta Fair, Antioch & Technology Way, Brentwood alternatives
  - Site search/acquisition for West County Service Hub
  - Estimate \$1.5 million for this work this Fiscal Year



# Surplus Lands Act

## AB1486 key changes

- The California Surplus Lands Act requires local agencies disposing of surplus land to prioritize affordable housing, open space and school use. The State’s oversight body is the Department of Housing and Community Development (HCD).
- Prior to taking any action to dispose of County land, the Board must declare, based on written findings, the land to be “surplus land” or “exempt surplus land.”
- If land is declared “exempt surplus land,” the County must send HCD a copy of the written determination at least 30 days before disposing of the land (per HCD guidelines).
- If land is declared “surplus land,” the County must send a “notice of availability” to HCD, as well as specified public agencies and nonprofits, giving recipients 60 days to respond with their interest.



# Surplus Lands Act AB1486 key changes

- If any interest expressed, the County must engage in good faith negotiations for not less than 90 days.
- In the selection process, priority is to be given to affordable housing development and the number of affordable units.
- A post negotiation report must be sent to HCD.
- Deed restriction required on sale, if 10 plus units developed 15% must be affordable
- Penalties if improper disposal- 30% purchase price 1<sup>st</sup> time, 50% thereafter – 60 day cure and correct period



# Questions



Contra  
Costa  
County

To: Board of Supervisors  
From: Monica Nino, County Administrator  
Date: January 24, 2023

Subject: Capitol Projects Report

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**RECOMMENDATION(S):**

ACCEPT report on Capital Projects.

**FISCAL IMPACT:**

There is no fiscal impact. The report is for information only.

**BACKGROUND:**

See attached report.

---

APPROVE

OTHER

RECOMMENDATION OF CNTY ADMINISTRATOR

RECOMMENDATION OF BOARD COMMITTEE

---

Action of Board On: **01/24/2023**  APPROVED AS RECOMMENDED  OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
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Ken Carlson, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: January 24, 2023

Monica Nino, County Administrator and Clerk of the Board of Supervisors

By: , Deputy

Contact: Eric Angstadt; 925-655-2042

cc:

CLERK'S ADDENDUM

No comments.

ATTACHMENTS

Capital Projects Updates Presentation



# Contra Costa County Board of Supervisors 2023 Annual Retreat

Anna Roth, CEO  
Contra Costa Health  
January 24, 2023



CONTRA COSTA  
HEALTH





2023 will be a year of sweeping change in health care

Reforms in both payment and care delivery models will transform almost every aspect of our system

Our uniquely integrated system is well positioned to navigate the challenges ahead



**2023  
PRIORITY  
AREAS OF  
FOCUS**

- COVID Transition
- California Advancing and Innovating Medi-Cal (CalAIM)
- Single Plan Model (Medi-Cal)
- Health Delivery System
- Housing/Homelessness
- Equity



# COVID TRANSITION

Embed COVID response into  
day-to-day operations of  
Contra Costa Health

# COVID TRANSITION

---

Opportunities	Challenges
<ul style="list-style-type: none"><li>• Integrate lessons learned and transition plan into daily operations</li><li>• Laser focus on equity</li><li>• Partner with all health systems to ensure ongoing access</li></ul>	<ul style="list-style-type: none"><li>• Continued unpredictability - new variants, surges in disease</li><li>• Maintain infrastructure and needed response as funding decreases</li></ul>



# **California Advancing and Innovating Medi-Cal (CalAIM)**

The transformation of our health system to be more responsive, equitable and outcome focused by matching the right patients to the right services at the right time



## Opportunities

- Expands Medi-Cal scope of services
- Addresses and integrates social needs, behavioral health and physical health
- Focused on those with the most complex needs
  - People with Medicare/Medi-Cal
  - Justice-involved
  - Behavioral health
  - Foster youth
  - Medically complex
  - Elders/long-term care
  - Unhoused

## Challenges

- Requires significant transformation
  - Managed care
  - Delivery system
  - Care coordination
  - Payment structures
- Involves entire health system as well as social services
- Workforce
- Transferring financial risk to local plan
- IT infrastructure



**CCHP-  
Single Plan  
Model for  
Medi-Cal  
Managed Care**

Contra Costa County will transition from a Medi-Cal two plan model to a single plan model working with those most vulnerable in the community

# SINGLE PLAN MODEL

## Opportunities

- Only County that owns and operates a Local Initiative Medi-Cal Health Plan
- CCHP will be the county's primary/single Medi-Cal provider as of January 2024
- Expansion of members and services –approx. 240 K and anticipated growth in 2024
- Managed care for all Medi-Cal members
- Behavioral Health has always been a single plan model

## Challenges

- Highly regulated, rigid operational environment
- Expansion requires broader network and stronger infrastructure
  - Providers including long term care
  - Auxiliary workforce expansion
  - Recruitment & retention
  - Population health management and accountability



A scenic landscape with rolling hills, golden grass, and trees under a bright sky. The hills are covered in tall, golden-brown grass. In the foreground, there are several trees, including a large, leafy tree on the left and a smaller one in the middle. The background shows more hills and a bright, hazy sky. A vertical orange line is positioned on the left side of the slide, separating the title from the main text.

# **DELIVERY SYSTEM**

Provide high quality, equitable, accessible, comprehensive and timely health care

# DELIVERY SYSTEM

Opportunities	Challenges
<ul style="list-style-type: none"><li>• Integration of behavioral health and physical health care</li><li>• Telehealth expansion</li><li>• Capital projects – CCRMC and BH and Housing and Detention</li><li>• Expansion of providers – CBOs, other health systems, social services</li><li>• Continuum - prevention, outpatient/inpatient, re-entry into the community</li></ul>	<ul style="list-style-type: none"><li>• Workforce</li><li>• Transforming infrastructure</li><li>• Ensuring sustainability</li><li>• Because of highly integrated and contracted nature of our system, difficult to understand county involvement (accountable for all care provided)</li></ul>

# HOUSING AND HOMELESS SERVICES

Work across the region to ensure our growing homeless populations have the services, support and opportunities needed to thrive and secure stable housing



# Homeless Services

Opportunities	Challenges
<ul style="list-style-type: none"><li>• Convene government partners across the region to align strategies, policies and funding</li><li>• Multi-sector call to action</li><li>• Increased revenue</li><li>• Services – CARE Court, CORE, street medicine and clinics</li></ul>	<ul style="list-style-type: none"><li>• Disproportionate growth in the East Bay</li><li>• Disconnected funding and planning</li><li>• Complex network, funding &amp; policies</li><li>• Affordability</li></ul>



# EQUITY

Without equity, there can be no sustainable health

Embed equity in everything we do, every program we launch & every interaction we have with our community and partners

Opportunities	Challenges
<ul style="list-style-type: none"><li>• Support the Office for Racial Equity and Social Justice</li><li>• A3</li><li>• PRIDE initiative</li><li>• Women's health</li><li>• Historical discrimination of groups and now focus</li></ul>	<ul style="list-style-type: none"><li>• Massive, complex &amp; broad</li><li>• Lack of common nomenclature</li><li>• Nascent infrastructure</li><li>• No agreed upon metrics</li></ul>





CONTRA COSTA  
HEALTH



- Central themes across our 2023 priorities
  - Equity
  - Quality
  - Integration
- We will advance equity, improve health outcomes and enhance quality of life



# Discussion

- Anna Roth, Contra Costa Health CEO
- Lavonna Martin, Deputy Health Director
- Sharron Mackey, CCHP CEO
- Suzanne Tavano, Behavioral Health Director
- Samir Shah, CCRMC CEO



Contra  
Costa  
County

To: Board of Supervisors  
From: Monica Nino, County Administrator  
Date: January 24, 2023

Subject: Health Services update

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**RECOMMENDATION(S):**

ACCEPT report from the Health Services Department.

**FISCAL IMPACT:**

No fiscal impact. The report is for informational purposes only.

**BACKGROUND:**

See attached report.

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APPROVE

OTHER

RECOMMENDATION OF CNTY ADMINISTRATOR

RECOMMENDATION OF BOARD COMMITTEE

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Action of Board On: **01/24/2023**  APPROVED AS RECOMMENDED  OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
Diane Burgis, District III Supervisor  
Ken Carlson, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: January 24, 2023

Monica Nino, County Administrator and Clerk of the Board of Supervisors

Contact: Adam Nguyen, County Finance Director (925) 665-2047

By: , Deputy

cc:

CLERK'S ADDENDUM

Public comment: Caller 6770

ATTACHMENTS

Health Services Department updates

**THE BOARD OF SUPERVISORS OF CONTRA COSTA COUNTY, CALIFORNIA**  
**and for Special Districts, Agencies and Authorities Governed by the Board**

Adopted this Resolution on 09/24/2019 by the following vote:

		<b>John Gioia</b>
		<b>Candace Andersen</b>
<b>AYE:</b>	<input type="text" value="5"/>	<b>Diane Burgis</b>
		<b>Karen Mitchoff</b>
		<b>Federal D. Glover</b>
<b>NO:</b>	<input type="text" value="/"/>	
<b>ABSENT:</b>	<input type="text" value="/"/>	
<b>ABSTAIN:</b>	<input type="text" value="/"/>	
<b>RECUSE:</b>	<input type="text" value="/"/>	



**Resolution No. 2019/500**

IN THE MATTER OF UPDATING THE RULES OF PROCEDURES FOR BOARD OF SUPERVISORS MEETINGS TO PERMIT EARLIER ELECTION OF NEW YEAR OFFICERS

WHEREAS the Board of Supervisors, each calendar year, reorganizes, electing a chairperson and vice chairperson, approving committee assignments, and defining its goals for the next 12 months; and

WHEREAS, the annual reorganization requires many weeks of advance planning; and

WHEREAS, the early selection of officers of the Board of Supervisors would facilitate a seamless transition of leadership at the time of reorganization; and

WHEREAS it has at times been necessary for a board member to participate in a board meeting from a remote location; and

WHEREAS certain rules of conduct are necessary to preserve the orderly conduct of board meetings;

NOW, THEREFORE, BE IT RESOLVED THAT:

1. Rule 3 of the Rules of Procedures for Board of Supervisors Meetings is hereby modified to read, "The Organization Meeting of the Board shall be held on its first regular meeting in January of each year, at which time the new year chair and vice chair will assume their offices."
2. Rule 6.2 of the Rules of Procedures for Board of Supervisors Meetings is hereby modified to read, "The election of officers of the Board of Supervisors shall occur on or about the last meeting in September for the ensuing year beginning on January 1. Officers shall serve until December 31 or until the selection of their successors, whichever occurs later." Rule 6.3 is deleted and Rule 6.4 is renumbered to 6.3.
3. New Rule 14 regarding Participation of Supervisors by Teleconference is added.
4. Old Rule 14 is renumbered to Rule 15 - Disruption of Meeting. Rule 15 is hereby modified to read, "For the purpose of insuring the orderly conduct of the Board of Supervisors meeting, no whistles, horns, drums, noise makers, megaphones, air horns, bullhorns, or other amplified devices are allowed inside the County Administration Building while the meeting is in session. If any meeting is willfully interrupted by a group or groups of persons so that the orderly conduct of the meeting becomes infeasible and order cannot be restored by the removal of individuals who are willfully interrupting the meeting, the Chair may order the meeting room cleared, as authorized by law (Gov. Code, § 54957.9), recess the meeting, adjourn the meeting."
5. The updated Rules of Procedures for Board of Supervisors Meetings is adopted as in Attachment A.
6. This Resolution supersedes and replaces Resolution No. 2019/81 adopted on March 12, 2019.

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

**ATTESTED: September 24, 2019**

David J. Tward County Administrator and Clerk of the Board of Supervisors

By: June McHuen, Deputy

Contact: Supervisor John Gioia (510)  
231-8686

# RULES OF PROCEDURES FOR BOARD OF SUPERVISORS MEETINGS

## **POLICY**

It is the policy of the Board of Supervisors to hold public meetings in accordance with the requirements of the Ralph M. Brown Act and all other applicable governing legislation. The Board strives to govern and work together in an effective, efficient, ethical and courteous manner in the highest tradition of public service and in the best interests of the County of Contra Costa and its residents. This resolution supersedes Resolution No. 2015/55.

## **PROCEDURE**

### **GENERAL PROVISIONS**

#### **Rule 1. Applicability of Rules**

1.1 These Rules of Procedure (“Rules”) are adopted pursuant to Government Code Section 25003. The rules apply to the Board of Supervisors of the County of Contra Costa whether sitting as the Board of Supervisors of the County or as the governing body of any other district, authority, or board.

1.2 The Rules are deemed to be procedural only. Except as otherwise provided by law, the failure to strictly observe application of the Rules shall not affect the jurisdiction of the Board or invalidate any action taken at a meeting that is otherwise held in conformity with law.

1.3 Except as otherwise provided by law, these Rules, or any one of them, may be suspended by order of the Chair and will be deemed suspended by actions taken by or with the consent of the Chair or a majority of the Board members.

#### **Rule 2. Definitions**

2.1 “Board” means the Board of Supervisors of the County of Contra Costa, whether sitting as the Board of Supervisors of the County or as the governing body of any other district, authority or board;

2.2 “Chair” and “Vice Chair” mean the Board members elected to those respective offices. “Chair” also means the presiding officer acting in the absence of the elected Chair.

2.3 “Clerk” means the Clerk of the Board or a Deputy Clerk of the Board;

2.4 “County Counsel” means the Board’s attorney, appointed pursuant to Ordinance Code section 24-12.002.

## **MEETINGS**

### **Rule 3. Organization Meeting**

The Organization Meeting of the Board shall be held on its first regular meeting in January of each year, at which time the new year chair and vice chair will assume their offices.

### **Rule 4. Regular Meetings**

4.1 All regular meetings shall be held by the Board, in all its capacities, in its chambers in the Contra Costa County Administration Building, at 651 Pine Street, Martinez, California. Regular meetings shall commence at 9:00 a.m., or as otherwise prescribed by the Chair. Regular meetings generally shall be held on every Tuesday of the month. However, the Board of Supervisors shall not be required to hold a regular meeting (1) on any Tuesday that is the fifth Tuesday of a calendar month, (2) on any Tuesday following a Monday holiday; (3) that is canceled pursuant to the annual calendar adopted by the Board or (4) that is canceled by the Chair when no quorum is expected to be present.

4.2 Holidays, fifth Tuesdays, and periodic breaks, which result in a canceled meeting, will be determined by the Board and posted annually.

### **Rule 5. Absence of a Quorum, Adjournment**

5.1 In the absence of a quorum, the remaining members or (if no member is present) the Clerk may adjourn the meeting to another date and time in accordance with Government Code Section 54955 and shall post a Notice of Adjournment.

5.2 In the event a Supervisor leaves the hearing room, momentarily causing a lack of quorum, he or she should notify the Chair of his or her intended absence, and the Chair may call a recess.

## **ELECTION, POWERS AND DUTIES OF CHAIR AND VICE CHAIR**

### **Rule 6. Annual Selection of Chair and Vice Chair, and Committee Assignments**

6.1 On or before December 1 of each year, on a form provided by the Clerk of the Board, each Board member will submit to the Clerk of the Board their individual preference for appointment to committees, boards and commissions. During the month of December, the Clerk of the Board will ask the Board to acknowledge receipt of the preference forms as a Board action item on a public agenda.

6.2 The election of officers of the Board of Supervisors shall occur on or about the last meeting in September for the ensuing year beginning on January 1. Officers shall serve until December 31 or until the selection of their successors, whichever occurs later."

6.3 At its Organization Meeting, or thereafter, the incoming/new Chair of the Board will submit for approval by the full Board, the Chair's final recommendations for Board assignments to the local, regional and statewide committees, boards and commissions, in accordance with the Board's March 21, 2000 policy on Board Member Committee Assignments, as may be amended from time to time.

#### **Rule 7. Powers and Duties of Chair**

The Chair shall serve as presiding officer of the Board, rule on questions of procedure, nominate for Board approval representatives to Board committees whose appointment is not otherwise provided for, sign resolutions, ordinances, contracts, leases and other official documents approved by the Board, preserve order and decorum, and decide all questions of order. The Chair may consult with County Counsel in making such rulings. Decisions of the Chair may be overruled by a majority vote of the Board of Supervisors.

#### **Rule 8. Powers and Duties of the Vice-Chair**

The Vice-Chair shall have and exercise all powers and duties of the Chair at the meetings at which the Chair is absent.

#### **Rule 9. Selection of a Chair Pro Tempore**

If neither the Chair nor the Vice-Chair is present at a Board meeting, the Board members present shall select one of their members to act as the Chair Pro Tempore. The Chair Pro Tempore shall have and exercise all the powers and duties of the Chair for that particular meeting only.

### **ORDER AND CONDUCT OF BUSINESS**

#### **Rule 10. Order of Business**

The order of business at each regular meeting, except for such times as may be set apart for consideration of special items (or as otherwise prescribed by the Chair), shall be as follows:

10.1 Call to Order. The presiding officer initiates the proceedings by bringing the meeting to order.

10.2 Roll Call. The Clerk calls the roll and records by name all members present or absent. During the course of the meeting the Clerk records the arrival of any member listed as absent and the departure of any member listed as present.

10.3 Inspirational Thought. The Board hears an inspirational thought as set forth on the agenda.

10.4 Pledge of Allegiance to the Flag of the United States of America. The Chair designates a person to lead those present in reciting the Pledge.



10.5 Agenda Review. The Chair inquires whether Board members or the County Administrator wish to make any agenda revisions or request any items to be continued or removed from the Consent agenda.

10.6 Added Items. The Board may take action on items of business not appearing on the posted agenda under any of the following circumstances:

10.6.1 Upon a determination by a majority vote that an emergency situation exists, as defined in Government Code Section 54956.5;

10.6.2 Upon a determination by a two-thirds vote, or, if fewer than two-thirds of the members are present, by unanimous vote of those members present, that there is a need to take immediate action and that the need for action came to the attention of the County subsequent to the agenda being posted;

10.6.3 The item was posted for a prior meeting of the Board occurring not more than five calendar days prior to the date action is taken on the item, and at the prior meeting the item was continued to the meeting at which action is being taken.

10.7 Consent Agenda Items. Consent agenda items are routine in nature and do not require individual consideration. All consent items are approved by a single vote as recommended without discussion unless an item is removed and continued or considered during the regular agenda for separate action at the request of a Board member, staff member, or a member of the public.

10.8 Presentations. Each presentation will last no more than five minutes, unless this time is extended by the Chair. A maximum of three presentations may be scheduled at each meeting except that the Chair may authorize an additional presentation(s). The subject of the presentations should be of countywide interest and significance.

10.9 Public Comment. Public Comment is that period of time set aside for members of the public to address the Board on items of County business not listed on the agenda ("off-agenda"). The Public Comment item shall be deemed to constitute the opportunity for members of the public to address the Board in compliance with Government Code Section 54954.3. See Rule 11.1 and 11.2.

10.10 Discussion Items. Discussion items include items previously removed from the consent calendar.

10.11 Closed Session. Closed session discussion items are intended to be heard at the specified time(s) but may be heard earlier or later, in the discretion of the Chair.

10.12 Adjournment. Any Board member may request that the meeting be adjourned in

memory of a recently deceased person.

## **Rule 11. Conduct of Meetings**

### 11.1 Addressing the Board—General

11.1.1 Before the meeting, or during the meeting before the agenda item to be addressed, a person wishing to address the Board should fill out a yellow speaker card and deposit it in the box near the podium.

11.1.2 When called upon, the person should come to the podium, state his or her name for the record, and, if speaking for an organization or other group, identify the organization or group represented.

11.1.3 All remarks should be addressed to the Board as a whole, not to individual members, to the staff, or to the audience. Each person speaking from the floor shall obtain permission from the Chair.

11.1.4 Questions, if any, should be addressed to the Chair, who will determine whether or by whom an answer will be provided.

11.1.5 Each speaker will have three minutes. This time may be extended or reduced, in the discretion of the Chair.

11.1.6 All speakers, especially those who anticipate making oral presentations or comments exceeding three minutes, are encouraged to submit comments in writing, in advance, to the Clerk for distribution to the Board and other interested parties at the earliest feasible time before the meeting, but no later than 8:00 a.m. on the day of the meeting. Written comments may be submitted either by mail or via email: [clerkoftheboard@cob.cccounty.us](mailto:clerkoftheboard@cob.cccounty.us). The Board requests that a person providing written materials to the Board during a meeting submit an original and 10 copies. Such written comments will be distributed to members of the Board and staff.

11.1.7 In order to maintain a public meeting environment conducive to receiving public testimony from all sides of any issue, it is the Board's policy that the audience will be discouraged from engaging in audible or emotional displays of support or opposition to testimony provided. Behavior such as clapping, booing, hissing, and cheering can create an intimidating environment for people interested in giving public testimony and can unnecessarily lengthen Board meetings. Consequently, such behavior is discouraged.

11.1.8 Speakers should not present the same or substantially the same items or argument to the Board as presented by earlier speakers, or be profane in presenting their oral comments.

11.1.9 In order to expedite matters and to avoid repetitious presentations,

whenever any group of persons wishes to address the Board on the same subject matter, the Chair may request that a spokesperson be chosen by the group to comment on its behalf.

11.1.10 To minimize distractions during public meetings, all personal communication devices, such as mobile phones and pagers, will be turned off or put in a non-audible mode during Board meetings.

11.1.11 Any of the foregoing rules may be waived by the Chair or by a majority vote of the Board members present when it is deemed that there is good cause to do so, based upon the particular facts and circumstances involved.

11.1.12 The rules set forth above are not exclusive and do not limit the inherent power and general legal authority of the Board, or of its presiding officer, to govern the conduct of Board meetings as may be considered appropriate from time to time or in particular circumstances for purposes of orderly and effective conduct of the affairs of the County.

## 11.2 Addressing the Board—Public Comment

Comments under Public Comment are limited to subjects within the subject matter jurisdiction of the County but not on the agenda. Such comments are limited to no more than three minutes per speaker. If numerous persons wish to make comments, the Chair may limit the Public Comment period to a specific amount of time, *e.g.* 30 minutes total for all speakers, and/or may reduce the time limit per speaker, *e.g.* 2 minutes per speaker. Speakers are encouraged to submit written comments, either by mail or via email: [clerkoftheboard@cob.cccounty.us](mailto:clerkoftheboard@cob.cccounty.us). Written comments must be received by the Clerk of the Board before 8:00 a.m. on the day of the meeting in order to be considered at the meeting.

## 11.3 Addressing the Board—Items Removed from Consent Calendar

Members of the public addressing the Board in connection with more than one item that has been removed from consent calendar at a single meeting are limited to a cumulative total of not to exceed 12 minutes for all of their oral presentations at such meeting, unless otherwise allowed by the Chair. The purpose of this provision is to ensure that all members of the public who wish to speak during a meeting have an opportunity to do so and to permit the effective and orderly conduct of the County's business.

## 11.4 Addressing the Board—Public Hearings

11.4.1 Any member of the public wishing to address the Board orally on a public hearing on the Board agenda may do so before or during the hearing, or as otherwise specified by the Chair.

11.4.2 Any person desiring to have a hearing transcribed by a stenographic

reporter at his or her own expense may do so, provided that he or she consults the Clerk to arrange facilities for such reporting prior to commencement of the hearing and advises the Clerk of the full name, business address, and telephone number of the reporter being used.

#### 11.5 Use of Acronyms

The Board discourages the use of acronyms, abbreviations, and industry-specific language in its meetings and written materials.

### **Rule 12. Public Hearings for Planning and Zoning Matters—(Land Use Matters)**

#### 12.1 Order of Procedure

Unless the Chair in his or her discretion directs otherwise, the order for presentation of testimony on particular land use items shall be as follows:

##### 12.1.1 Presentation by staff.

12.1.2 Documents. The Chair acknowledges receipt of any documents offered as evidence and filed with the Clerk before the hearing.

12.1.3 First Presentation. If the item is presented for Board approval (e.g., rezoning, development plan), the first presentation is by the project applicant, followed by public testimony. If the item is an appeal from a decision of a lower body (e.g., subdivision, land use permit), the first presentation is by the appellant, followed by the presentation by the project applicant. This presentation (or each presentation, if the item is an appeal) shall not exceed 10 minutes or the approximate length of the staff presentation, whichever is greater.

12.1.4 Public testimony. Each speaker shall have no more than three minutes.

12.1.5 Rebuttal. A rebuttal not exceeding five minutes may be made by the person making the first presentation.

12.1.6 Closing comments by staff.

12.1.7 Board discussion and decision.

#### 12.2 Conduct of Hearings

12.2.1 Witnesses' Testimony. Witnesses will not be sworn.

12.2.2 Rules of Evidence. The hearing will not be conducted according to technical judicial rules of evidence. Any relevant evidence may be considered if it is the sort of evidence on which responsible persons are accustomed to rely in the

conduct of serious affairs. The Chair may exclude irrelevant or redundant testimony and may make such other rulings as may be necessary for the orderly conduct of the proceedings ensuring basic fairness and a full airing of the issues involved.

### 12.3 Exhibits.

12.3.1 Subject to paragraph 12.3.2, all exhibits, including documentary materials such as photographs, drawings, maps, charts, letters, petitions and other physical evidence, presented at a land use hearing shall be retained in the Board of Supervisors files as part of the record of the hearing.

12.3.2 Any staff exhibit (e.g., a general plan or area map) that has been or will be used in other land use hearings will be preserved by the Community Development Department for future reference. A notation indicating its location shall be made in the case file in any matter in which it has been used.

### 12.4 Questioning of Speakers and Staff.

Any person desiring to direct a question to a speaker or staff member shall submit the question to the Chair, who shall determine whether the question is relevant to the subject of the hearing and whether or not it need be answered by the speaker or staff member.

12.5 Overriding Fairness. Notwithstanding the provisions of paragraph 12.1, the Board is committed to provide an applicant, appellant, or other person or entity with a substantial, direct property interest in an item, a full and fair hearing, based on the facts and circumstances of the particular matter, the nature and complexity of the particular issue, the number of persons wishing to be heard, and similar due process considerations. Toward this end, the Chair, in his or her discretion, may extend the time limits set forth in paragraph 12.1 and consider other procedural mechanisms.

12.6 Absent From Hearing. A Supervisor who was absent from all or part of a hearing may vote on the matter if the Supervisor states for the record that he or she has reviewed all evidence received during the absence and also states that he or she has either: (1) listened to the Clerk's recording, (2) watched the video, or (3) read a complete transcript of the proceedings that occurred during his or her absence.

### **Rule 13. Nuisance Abatement Hearings**

A hearing on an appeal from the County Abatement Officer's Notice and Order to Abate shall be held in accordance with the provisions of County Ordinance Code section 14-6.418, as well as with these Procedures. In the event of a conflict, the provisions of County Ordinance Code section 14-6.418 shall prevail.

### **Rule 14. Rules for Participating by Teleconference**

The Brown Act permits members of the Board of Supervisors to participate in Board meetings by teleconference, but only when certain legal requirements are met. (Gov. Code, § 53953 (b).) If these requirements are not met, then the Supervisor calling in cannot be counted as part of the quorum for the meeting, can only listen to the meeting, and cannot discuss any item or vote.

If a Supervisor wishes to be able to discuss items and vote by telephone, then, in addition to the usual agenda posting requirements, the following must occur in advance of the meeting:

14.1. Quorum Required. The County Administrator must ensure that during the teleconference meeting, at least a quorum of the Board will participate from locations in the County.

14.2. Agenda Requirement - All Locations Must be Listed. Each telephone conference location and the meeting location must be shown on the agenda for the meeting. In addition, the agenda must provide an opportunity for members of the public to give public comment from each teleconference location. So, for example, if a Supervisor is participating at a Board Committee from his or her District Office, then the location for the meeting shown on the agenda would be, for example: 651 Pine Street Room 101, Martinez, CA, AND the address of the Supervisor's District Office. The Supervisor's Office would be considered a meeting location, and the public would be entitled to attend the meeting at that location. See Item 14.4 below.

14.3. Agenda Requirement - Posting. In addition to the usual posting agenda locations and County website, an agenda will be posted at each teleconference location 96 hours in advance of the meeting. The Supervisor participating from his/her District office shall post the Agenda at his/her office 96 hours in advance of the Board meeting.

14.4. Public Participation at Remote Location. Each teleconference location must be open and accessible to members of the public. Thus, if a Supervisor's District Office is a teleconference location, it must be open to the public during the meeting. The Supervisor would need to have a speaker phone so that members of the public would be able to hear the meeting and address the Board directly by speaker phone from his/her office.

14.5. Roll Call Vote. All votes taken during a teleconference meeting must be by roll call.

### **Rule 15. Disruption of Meeting**

For the purpose of insuring the orderly conduct of the Board of Supervisors meeting, no whistles, horns, drums, noise makers, megaphones, air horns, bullhorns, or other amplified devices are allowed inside the County Administration Building while the meeting is in session. If any meeting is willfully interrupted by a group or groups of persons so that the orderly conduct of the meeting

becomes infeasible and order cannot be restored by the removal of individuals who are willfully interrupting the meeting, the Chair may order the meeting room cleared, as authorized by law (Gov. Code, § 54957.9), recess the meeting, or adjourn the meeting





Contra  
Costa  
County

To: Board of Supervisors  
From: Monica Nino, County Administrator  
Date: January 24, 2023

Subject: Policy and Procedures for meetings

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**RECOMMENDATION(S):**

Discuss potential updates to Board Operating Procedures.

**FISCAL IMPACT:**

No fiscal impact.

**BACKGROUND:**

See attached County Policy and Operating Procedures.

---

APPROVE

OTHER

RECOMMENDATION OF CNTY ADMINISTRATOR

RECOMMENDATION OF BOARD COMMITTEE

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Action of Board On: **01/24/2023**  APPROVED AS RECOMMENDED  OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Candace Andersen, District II Supervisor  
Diane Burgis, District III Supervisor  
Ken Carlson, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: January 24, 2023

Monica Nino, County Administrator and Clerk of the Board of Supervisors

Contact: Adam Nguyen, County Finance Director (925) 665-2047

By: , Deputy

cc:

CLERK'S ADDENDUM

Public comments: John, Caller 6770.

ATTACHMENTS

BOS Policy and Procedures

Resolution No. 2019-500