

Emeryville City Council Questionnaire
c/o Green Party of Alameda County
2022A Blake Street ~ Berkeley , CA 94704

Name: KEN BUKOWSKI

Phone: 510-305-0000

Email: KEN-2018@GMX.COM

Website:

Current occupation: RETIRED BUSINESSMAN / VIDEOGRAPHER

1. What are three major issues in Emeryville that need to be addressed now? What creative ideas do you have to address these issues?

1. PARKING MANAGEMENT PLAN

The City Council is about to adopt a Parking Management Plan which will adversely impact an unknown number of city residents , employees, and business owners. I oppose this effort. We don't need parking meters throughout the city. Even if the meter installation is paid by an outside grant. Many of the city's residents, and workers are already over-burdened with the high cost of housing and the massive displacement in our region. We know the city wants to discourage. Hiring a contingent of enforcement personnel to write parking citations, and tow vehicles is not the solution. It may become a serious unnecessary burden for the E.P.D. It could change the existing very favorable public support they now enjoy. Visitors to the city will have to look over their shoulder. What is the message the city is giving to those who don't qualify for a parking permit. Solutions to parking problems could be neighborhood focused. Instead of a city wide approach. Emeryville is looking to its neighbors as a model for traffic enforcement, . Parking Management could begin with enforcement of conditions of project approvals for many large developments. Many large developers, especially Wareham Development, have ignored the requirement to use the parking for the tenants of their buildings. Instead they charge a fee which force their tenants to use free public parking while their parking facilities have numerous empty spaces. The parking requirement for these projects was imposed to minimize the impact to the adjacent neighborhoods. This Parking Plan will unfairly penalize those adjacent neighbors for the developers failure to comply with the conditions of approval to use the parking for its intended purpose.

2. CITY CHARTER- The City recently decided to become a charter city, but only for the purpose of taxation. However the real purpose of becoming a charter city is to enable the city's residents to regulate and control their city government. The city should begin a series of meetings to carry out the purpose of a city charter. I believe the city charter is at risk for failure to include the basic elements necessary for a charter to be valid. The State legislature has given charter cities additional taxation authority . The State law specifically prohibits general law cities

from collecting certain taxes. The Emeryville City Charter City Charter to enhance the ability for charter c

3. HOUSING DISPLACEMENT & RENT CONTROL This is a massive problem throughout our region and in the State. The only hope for local rent control is the successful passage of prop 10, on the November 2018 ballot. If approved local jurisdictions would be able to adopt rent control. Most of Emeryville's population are renters and have experienced massive rent increases. Our city cannot have a stable resident base if rent control cannot be enacted. The regional forecast shows at least 4 times as many jobs being created than housing units. This means the situation is going to get worse. At some point we have to realize there should be some analysis of capacity limits. We don't need more people and more jobs. Why do we have to be so anxious to keep inviting more people when we are already at capacity??

2. Who has endorsed you so far (groups and individuals of note)? Who are you endorsing in local races? I have not asked for any endorsements and I have not endorsed anyone. No endorsements made and none received

3. How much money do you currently have for this race? How much money do you plan to raise? Where will the money come from? I don't expect to go over the \$2000 threshold. I have not solicited any contributions. I intend to write a detailed letter for the voters to consider. There will not be any expensive campaign mailers coming from me.

4. Why did you choose to run for this office? What strength/ skills would you bring to the Council?

24 years of prior service on the city council. I'm running for office in the hope I can organize the city for common benefit. The history of Emeryville has always discouraged the ability for the city's residents to be organized. Our city government could make it possible for all of us to save money on goods and services and that benefit is not being pursued. What can this small city government do for its citizens? that's what I am about. All my prior attempts to organize the city were treated the same way an employer treats a worker who is attempting to organize the workers. In this instance two prior long time city manager's considered my effort to be a threat, and other council members wanted to make sure the city manager stayed in power and that no one would interfere with his plans to satisfy prior developers. Now, that era is behind us but the benefits of coming together have yet to be realized. If I am elected I will promise to put the citizens of this community in control of our city. Establishing a real city charter is a way to accomplish that goal. I have paid a very dear price seeking to accomplish this goal, but I still have a positive attitude and I just don't give up trying. I spend most of my personal time video recording meetings and making that information available to the public for no compensation. I am a dedicated public servant and I enjoy helping people

5. What major Emeryville development of the last 10 years do you least respect and why? Most respect? I have the least respect for the PIXAR Project. The project has high publicity but when it comes to economics the city loses. They have a massive campus, which occupies land which could otherwise be making money for the city. They make millions of dollars and pay very little

taxes. The point of sale for their films is Burbank California. so the city gets nothing. they took away two public streets which impairs the movement of pedestrians and vehicles and economic development. I have the most respect for the Emeryville marketplace but the current city council has been making their project very difficult to accomplish. after Bay Street it is the most people friendly project.

6. How can we attract more families into Emeryville? This is an interesting question. The first answer is to improve the Emeryville schools. That is the most important thing we can do for many reasons. the second answer is why does everything have to be family friendly what about single people. I think everyone in the city deserves consideration.

7. Traffic is a major problem in Emeryville and with all the development in the pipeline it seems likely to get worse. How would you work to lessen this?

This is more of a regional problem than a local problem. I have been actively following the Metropolitan Transportation Commission and the Association of Bay Area Governments for many years. I have video recorded thousands of meetings which are posted on regional-video.com. The MTC is a major problem for this region. They are the reason why our public transit systems are the most expensive in the United States. The people who were behind the creation of BART provided funds to the legislature to create the MTC. Their mission was to take control of all the regional transportation money so it could be funnelled into BART. BART is the most expensive Rapid Rail System in the country. They have mileage based fares, and they refuse to even offer a monthly pass. They won't use bridge toll money to make transit more affordable. They are the underlying cause for the massive housing displacement. They have completely taken control of ABAG which means the cities and counties of this region have no say. The MTC is totally staff controlled, and our region continues to pay a dear price. We need to restore control of the regional funds to ABAG where it belongs.

8. Without the re-development agency, how can small business be encouraged to come to Emeryville? The city could foster the creation of retail condominiums where a merchant could own their space and not be subject to the typical triple net shopping center lease. The city could create a local public bank and establish a revolving loan fund dedicated to helping small business owners. I was the founder of the past Emeryville Chamber of Commerce with the intent to help small business owners but the former city manager took control of the Chamber and changed its focus. Investing in retail condominiums would be a great step for Emeryville and it deserves exploration. We should lobby to bring back redevelopment.

9. Do you believe that transparency in city decisions has improved in the past five years? Does this still need improvement? What changes would you suggest or support?

I'm not satisfied with the transparency in city government. I believe the city should make email as the official way to notice citizens and property owners. we know transparency is not working because most public hearing there is no one to speak on important issues. the city should keep an on-going record of how council members vote on issues so when election time comes around we

have a complete record of past decisions. The city could send out annual survey forms to residents and businesses to invite feedback and criticism.

10. How do you see the role of the city manager in Emeryville with regard to both connection to the city council and the public? Can you comment on changes in this with our new city manager and your opinion.

The city manager is hired to carry out the tasks outlined by the city council. The city manager should not be reaching out to the public. It is the job of the city council to interact with the public. Often times the city manager is usurping the role of the council members by direct interaction with the public. That's how it is supposed to be.

11. Do you support amending the Constitution to end corporate Constitutional rights and getting money out of politics? Have you Taken the Pledge to Amend? (<https://movetoamend.org/take-pledge-amend>)

Yes I support overturning the Citizens United decision which allows corporation to spend as much of their money on politics as they desire. Until this supreme court ruling is overturned we are powerless to change this massive problem,

12. How do you think the Emeryville community should react to the new city charter?
already explained above

13. Is there anything else you'd like to tell us about yourself?

Thank you for taking the time to fill out this questionnaire.

Sincerely,

Greg Jan
Green Party of Alameda County

(Please RSVP NOW, and respond to GPAC-VoterGuide@yahoogroups.com by Thursday 8/23)

Best:

KEN BUKOWSKI

Emeryville Property Owners Association

Consultant- Government Affairs

Board Member League of Women Voters
Berkeley-Albany-Emeryville

Former Mayor-City Councilmember
City of Emeryville

YouTube Channels

Regional Videos- <https://www.youtube.com/user/REGIONALLINKS>

Emeryville Videos- <https://www.youtube.com/user/EPOAUS>

Videographer

Notary Public

(510) 808-5555 Landline

(510) 305-0000 Cell Phone