

## Lina Velasco

---

**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Tuesday, April 12, 2016 3:58 PM  
**To:** Lina Velasco  
**Subject:** FW: Point Molate  
**Attachments:** 16\_0401 PointMolate\_Conceptual Plan (1).pdf

Lina,  
Per your request to Jim Levine, I attach our “bubble diagram” land use plan that we used in our presentation last week. If possible I would love to meet with you and Richard Mitchell this week to discuss this as well as the mapping, environmental processing, and time frames. Please let me know if there is a time we could meet, Thursday would be ideal as I would be coming up that morning.  
Thanks and please do not hesitate if we can provide anything further.  
Tom

TA Grabiell  
Principal, Oxbow Partners  
2855 Pacific Coast Hwy, Ste 227  
Corona del Mar, CA 92625  
[tgrabiell@oxbow-partners.com](mailto:tgrabiell@oxbow-partners.com)  
714 904 5948



## Lina Velasco

---

**From:** Thomas Grabiel <TGrabiel@oxbow-partners.com>  
**Sent:** Thursday, April 14, 2016 10:31 AM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate

Lina,  
Any thoughts on a meeting?  
Tom

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Wednesday, April 13, 2016 5:05 PM  
**To:** Thomas Grabiel  
**Subject:** RE: Point Molate

Thank you Tom.

Lina

Lina Velasco  
Senior Planner  
City of Richmond Planning Division  
450 Civic Center Plaza  
Richmond, CA 94804  
(510) 620-6841  
[www.ci.richmond.ca.us/planning](http://www.ci.richmond.ca.us/planning)

---

**From:** Thomas Grabiel [mailto:[TGrabiel@oxbow-partners.com](mailto:TGrabiel@oxbow-partners.com)]  
**Sent:** Tuesday, April 12, 2016 3:58 PM  
**To:** Lina Velasco  
**Subject:** FW: Point Molate

Lina,  
Per your request to Jim Levine, I attach our "bubble diagram" land use plan that we used in our presentation last week. If possible I would love to meet with you and Richard Mitchell this week to discuss this as well as the mapping, environmental processing, and time frames. Please let me know if there is a time we could meet, Thursday would be ideal as I would be coming up that morning.  
Thanks and please do not hesitate if we can provide anything further.  
Tom

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714 904 5948

## Lina Velasco

---

**From:** Thomas Grabel <TGrabel@oxbow-partners.com>  
**Sent:** Tuesday, April 26, 2016 5:25 PM  
**To:** Lina Velasco  
**Cc:** Richard Mitchell; molson@argentmanagementllc.com  
**Subject:** RE: General Plan

Thanks Lina,  
I appreciate the time spent yesterday by both you and Richard.  
Tom

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Tuesday, April 26, 2016 5:22 PM  
**To:** Thomas Grabel ([TGrabel@oxbow-partners.com](mailto:TGrabel@oxbow-partners.com)); [molson@argentmanagementllc.com](mailto:molson@argentmanagementllc.com)  
**Cc:** Richard Mitchell  
**Subject:** General Plan

Tom and Michael,

It was great meeting with you yesterday. Below is a link to the City's General Plan which include the maps and land use classification tables we discussed yesterday. The land use section is Element 3 and Map 3.15 is a blow up of the San Pablo Peninsula.

<http://www.ci.richmond.ca.us/2608/General-Plan-2030>

Please let me know if you have any questions or encounter any issues navigating the document. I am also working on getting the project description in word format.

Thanks,  
Lina

Lina Velasco  
Senior Planner  
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(510) 620-6841  
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## Lina Velasco

---

**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Wednesday, April 27, 2016 3:37 PM  
**To:** Lina Velasco; molson@argentmanagementllc.com  
**Cc:** Richard Mitchell  
**Subject:** RE: Alternative D Project Description

Thanks Lina,

What is the timing for the zoning update to be final? Just thinking thru the idea of designating the site SP on this zoning update and then developing the Specific Plan.

Tom

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Wednesday, April 27, 2016 11:02 AM  
**To:** Thomas Grabiell ([TGrabiell@oxbow-partners.com](mailto:TGrabiell@oxbow-partners.com)); [molson@argentmanagementllc.com](mailto:molson@argentmanagementllc.com)  
**Cc:** Richard Mitchell  
**Subject:** Alternative D Project Description

Tom,

Attached is the description of Alternative D – Non-Trust Acquisition with Non-Gaming Mixed Use Development that was analyzed in the EIR for the Point Molate project. Also attached is the full project description section from the EIR for your reference since some cross referencing was done between the alternatives.

Please review and revise to reflect your project. It would be helpful if you complete the edits in track changes. Please let me know if you have any questions.

Thanks,  
Lina

Lina Velasco  
Project Manager II  
City of Richmond Planning Division  
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## Lina Velasco

---

**From:** Thomas Grabiel <TGrabiel@oxbow-partners.com>  
**Sent:** Monday, May 02, 2016 11:39 AM  
**To:** Lina Velasco; Richard Mitchell  
**Subject:** Point Molate

Richard/Lina,

Since we are on such a tight schedule for Point Molate can we get a regular schedule where we can sit down and review issues. Can we plan to meet face to face every other week and then conference call on the weeks in between. I think an hour is more than enough time to schedule and we will be sensitive with your time and be as efficient as possible. If this sounds reasonable can you give me a day and time that could work on a regular basis?

Thanks,  
Tom

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714 904 5948

## Lina Velasco

---

**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Tuesday, May 03, 2016 10:23 AM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate

Thanks Lina,  
And understood, I will let Jim and Co work out that part.  
Did you get the proposal from the AES for the environmental update or review?  
Tom

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Monday, May 02, 2016 4:31 PM  
**To:** Thomas Grabiell; Richard Mitchell  
**Subject:** RE: Point Molate

Tom,

I followed up with ABAG and they are not considering designating new PDAs until 2017, after the SCS update is complete. Staff can't really begin work on this project until we've received direction from the Council as a whole that they are interested in a settlement. The City Attorney will be reaching out to Jim about scheduling something for May 17. Once we receive direction from the Council, we'd be happy to schedule regular meetings.

Thanks,  
Lina

---

**From:** Thomas Grabiell [mailto:[TGrabiell@oxbow-partners.com](mailto:TGrabiell@oxbow-partners.com)]  
**Sent:** Monday, May 02, 2016 11:39 AM  
**To:** Lina Velasco; Richard Mitchell  
**Subject:** Point Molate

Richard/Lina,  
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**ANALYTICAL ENVIRONMENTAL SERVICES**

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916.447.3479 | Fax 447.1665

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## Lina Velasco

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**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Wednesday, May 04, 2016 3:38 PM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate Wine-Theme Destination Resort

Lina,  
Can we set up a meeting with AES (Jim should be talking with Bill today) ASAP to discuss scope and timing. This is expensive and I need to make sure they understand the scope and can get this completed within our timeframes.  
Thanks

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**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Tuesday, May 03, 2016 10:58 AM  
**To:** Thomas Grabiell ([TGrabiell@oxbow-partners.com](mailto:TGrabiell@oxbow-partners.com))  
**Subject:** FW: Point Molate Wine-Theme Destination Resort

Hi Tom,

Attached is the draft SOW. We are still reviewing internally and would welcome any feedback you have.

Regards,  
Lina

Lina Velasco  
Project Manager II  
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**From:** Bibiana Alvarez [mailto:[balvarez@analyticalcorp.com](mailto:balvarez@analyticalcorp.com)]  
**Sent:** Wednesday, April 27, 2016 3:23 PM  
**To:** Lina Velasco  
**Cc:** Ryan Lee Sawyer  
**Subject:** Point Molate Wine-Theme Destination Resort

Good Afternoon Lina,

Thank you for extending the opportunity to AES to provide CEQA compliance services in support of the Point Molate Wine-Theme Destination Resort. Should you have any questions regarding the attached scope, please do not hesitate to call me. I look forward to working with you and City staff again!

Sincerely,  
Bibiana

**BIBIANA ALVAREZ**

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## Lina Velasco

---

**From:** Thomas Grabel <TGrabel@oxbow-partners.com>  
**Sent:** Thursday, May 05, 2016 9:23 AM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate Wine-Theme Destination Resort

Lina,  
I am good anytime after 10 but preferably close to 10ish.  
Thanks,  
Tom

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Wednesday, May 04, 2016 7:53 PM  
**To:** Thomas Grabel  
**Subject:** RE: Point Molate Wine-Theme Destination Resort

Hi Tom,

Yes, I can reach out to them about setting something up on Monday. I'm free most of the day except 2-3. What's your availability?

Thanks,  
Lina

---

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Regards,  
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Lina Velasco  
Project Manager II  
City of Richmond Planning Division

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## Lina Velasco

---

**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Friday, May 06, 2016 10:52 AM  
**To:** Lina Velasco  
**Cc:** Jim Levine  
**Subject:** RE: Point Molate Wine-Theme Destination Resort

Thanks Lina-I will see you at 10:00 on Monday-Tom

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Thursday, May 05, 2016 4:40 PM  
**To:** Thomas Grabiell  
**Subject:** RE: Point Molate Wine-Theme Destination Resort

Tom,

Lets plan for 10 AM on Monday.

-Lina

---

**From:** Thomas Grabiell [mailto:[TGrabiell@oxbow-partners.com](mailto:TGrabiell@oxbow-partners.com)]  
**Sent:** Thursday, May 05, 2016 9:23 AM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate Wine-Theme Destination Resort

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**Sent:** Wednesday, May 04, 2016 3:38 PM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate Wine-Theme Destination Resort

Lina,

## Lina Velasco

---

**From:** Thomas Grabiel <TGrabiel@oxbow-partners.com>  
**Sent:** Monday, May 16, 2016 12:36 PM  
**To:** Lina Velasco  
**Subject:** Project Description

Lina,  
We have been working on the 2016 Project Description and should have it finished either tomorrow afternoon or Wednesday morning. We are running some pretty thorough analysis to make sure we have the right project (actually very exciting it all looks good right now).  
Just a reminder can you send me Ryan's contact info.  
Thanks,  
Tom

TA Grabiel  
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[tgrabiel@oxbow-partners.com](mailto:tgrabiel@oxbow-partners.com)  
714 904 5948

- Biological Resources Survey – In order to maximize the potential for finding special status species during the site visit, we would like to be able to complete the biological resources survey before the end of the May blooming period. Not to exceed cost \$16,470. Note, this cost will only include the time for surveying and keying any plants found during the survey; this task does not include summarizing the findings of the survey in a technical memo for inclusion within the Environmental Checklist.
- Collection of Updated Traffic Data – In order to capture accurate traffic counts for updating the analysis, it is important that counts be done before schools go on summer break. Therefore, we would like to have counts done as soon as possible. Not to exceed cost \$8,050.

The cost to complete these two items would not exceed \$24,520. Please let me know if you would like to discuss.

Best,  
Bibiana

**BIBIANA ALVAREZ**  
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## Lina Velasco

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**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Thursday, May 19, 2016 4:31 PM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate Wine-Themed Destination Resort

Lina,  
We really appreciate this and please know we are working diligently on getting this going but it is a large ship and sometimes moves a little slow but we plan to have ev

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Wednesday, May 18, 2016 8:56 PM  
**To:** [Jim.Levine@upstream.us.com](mailto:Jim.Levine@upstream.us.com); Thomas Grabiell ([TGrabiell@oxbow-partners.com](mailto:TGrabiell@oxbow-partners.com))  
**Cc:** Bruce Goodmiller; Rachel Sommovilla  
**Subject:** RE: Point Molate Wine-Themed Destination Resort

Jim and Tom,

I just wanted to flag this for you again as our window is short if we're going to do these studies this month. Given school is out in early June and blooming season is almost over these are time critical studies.

Thanks,  
Lina

---

**From:** Lina Velasco  
**Sent:** Tuesday, May 17, 2016 9:31 AM  
**To:** [Jim.Levine@upstream.us.com](mailto:Jim.Levine@upstream.us.com); Thomas Grabiell ([TGrabiell@oxbow-partners.com](mailto:TGrabiell@oxbow-partners.com))  
**Subject:** FW: Point Molate Wine-Themed Destination Resort

Jim/Tom:

Please see attached request from Bibiana. We don't have a long window for these two studies so getting them started asap is critical. Before I can initiate work, I would need to receive payment of the fees. We can withhold collecting our 30% markup now and wait until we proceed with the remainder of the scope.

-Lina

---

**From:** Bibiana Alvarez [mailto:[balvarez@analyticalcorp.com](mailto:balvarez@analyticalcorp.com)]  
**Sent:** Monday, May 16, 2016 2:19 PM  
**To:** Lina Velasco  
**Cc:** Ryan Lee Sawyer  
**Subject:** Point Molate Wine-Themed Destination Resort

Good Afternoon Lina,

Given that we are awaiting the revised Project Description before finalizing the scope of work for the Environmental Checklist for the Point Molate Wine-Themed Destination Resort, we would like authorization to proceed with the following two time-sensitive tasks that were included in our original scope (attached for reference):



**To:** Lina Velasco  
**Cc:** Ryan Lee Sawyer  
**Subject:** Point Molate Wine-Themed Destination Resort

Good Afternoon Lina,

Given that we are awaiting the revised Project Description before finalizing the scope of work for the Environmental Checklist for the Point Molate Wine-Themed Destination Resort, we would like authorization to proceed with the following two time-sensitive tasks that were included in our original scope (attached for reference):

- Biological Resources Survey – In order to maximize the potential for finding special status species during the site visit, we would like to be able to complete the biological resources survey before the end of the May blooming period. Not to exceed cost \$16,470. Note, this cost will only include the time for surveying and keying any plants found during the survey; this task does not include summarizing the findings of the survey in a technical memo for inclusion within the Environmental Checklist.
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## Lina Velasco

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**Sent:** Thursday, May 19, 2016 4:36 PM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate Wine-Themed Destination Resort

...duh...everything wrapped up by Monday and a deposit to you by Tuesday with the Project Description completed at the same time. We have really focused on product and proforma to make sure this works so again it has taken a little more time than we had hoped but we are close.

Thanks,  
Tom

---

**From:** Thomas Grabiell [mailto:[TGrabiell@Oxbow-Partners.com](mailto:TGrabiell@Oxbow-Partners.com)]  
**Sent:** Thursday, May 19, 2016 4:31 PM  
**To:** 'Lina Velasco'  
**Subject:** RE: Point Molate Wine-Themed Destination Resort

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**Sent:** Wednesday, May 18, 2016 8:56 PM  
**To:** [Jim.Levine@upstream.us.com](mailto:Jim.Levine@upstream.us.com); Thomas Grabiell ([TGrabiell@oxbow-partners.com](mailto:TGrabiell@oxbow-partners.com))  
**Cc:** Bruce Goodmiller; Rachel Sommovilla  
**Subject:** RE: Point Molate Wine-Themed Destination Resort

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**Sent:** Monday, May 16, 2016 2:19 PM

## Lina Velasco

---

**From:** Thomas Grabel <TGrabel@oxbow-partners.com>  
**Sent:** Tuesday, May 24, 2016 10:51 AM  
**To:** Lina Velasco  
**Subject:** Point Molate

Lina,  
The plan is to wire funds to the City tomorrow for the first studies. Can you confirm the amount and do you have wire instructions or can you point me in right direction as to how we would do this and to make sure we go to the right account. Also I will forward the Project Description to you this afternoon.  
Tom

TA Grabel  
Principal, Oxbow Partners  
2855 Pacific Coast Hwy, Ste 227  
Corona del Mar, CA 92625  
[tgrabel@oxbow-partners.com](mailto:tgrabel@oxbow-partners.com)  
714 904 5948

## Lina Velasco

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**From:** Thomas Grabiel <TGrabiel@oxbow-partners.com>  
**Sent:** Tuesday, May 24, 2016 11:13 AM  
**To:** Lina Velasco  
**Subject:** RE: Point Molate

Thanks Lina

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**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Tuesday, May 24, 2016 11:13 AM  
**To:** Thomas Grabiel  
**Cc:** Soco Montore  
**Subject:** RE: Point Molate

Soco,

Can you please give Tom the instructions for the wire transfer? This is for the AES work. The fee to be collected at this time is \$24,520.

Thanks,  
Lina

---

**From:** Thomas Grabiel [mailto:[TGrabiel@oxbow-partners.com](mailto:TGrabiel@oxbow-partners.com)]  
**Sent:** Tuesday, May 24, 2016 10:51 AM  
**To:** Lina Velasco  
**Subject:** Point Molate

Lina,  
The plan is to wire funds to the City tomorrow for the first studies. Can you confirm the amount and do you have wire instructions or can you point me in right direction as to how we would do this and to make sure we go to the right account. Also I will forward the Project Description to you this afternoon.  
Tom

TA Grabiel  
Principal, Oxbow Partners  
2855 Pacific Coast Hwy, Ste 227  
Corona del Mar, CA 92625  
[tgrabiel@oxbow-partners.com](mailto:tgrabiel@oxbow-partners.com)  
714 904 5948

Thank you,

*Soco*

---

**From:** Lina Velasco  
**Sent:** Tuesday, May 24, 2016 11:13 AM  
**To:** Thomas Grabiell  
**Cc:** Soco Montore  
**Subject:** RE: Point Molate

Soco,

Can you please give Tom the instructions for the wire transfer? This is for the AES work. The fee to be collected at this time is \$24,520.

Thanks,  
Lina

---

**From:** Thomas Grabiell [<mailto:TGrabiell@oxbow-partners.com>]  
**Sent:** Tuesday, May 24, 2016 10:51 AM  
**To:** Lina Velasco  
**Subject:** Point Molate

Lina,  
The plan is to wire funds to the City tomorrow for the first studies. Can you confirm the amount and do you have wire instructions or can you point me in right direction as to how we would do this and to make sure we go to the right account. Also I will forward the Project Description to you this afternoon.  
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Corona del Mar, CA 92625  
[tgrabiell@oxbow-partners.com](mailto:tgrabiell@oxbow-partners.com)  
714 904 5948

## Lina Velasco

---

**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Thursday, June 02, 2016 2:29 PM  
**To:** Lina Velasco  
**Cc:** Mr. Jim Levine  
**Subject:** Point Molate Project Description  
**Attachments:** Alternative D Project Description 052416 Redline.docx; Alternative D Project Description 6-1-16 Clean copy.docx

Lina,  
Attached is a clean and a redline 2016 Project Description for Point Molate. I have highlighted the water and sewer use numbers as I am awaiting the final update based on the land uses described herein but I thought I would get this off to you for your review in advance of those numbers. We have some additional items to clean up such as Table 2-16 the Land use Plan that ties to Table 2-6 and then some elevations for product but I believe that can come later. Also I believe there will be clean-up to do and will continue to work on this. The funds for the initial two studies did get wired into the City yesterday can AES (consultants) still get there work completed in accordance with their timing requirements? Please don't hesitate if you have any comments. Thanks for your patience,  
Tom

TA Grabiell  
Principal, Oxbow Partners  
2855 Pacific Coast Hwy, Ste 227  
Corona del Mar, CA 92625  
[tgrabiell@oxbow-partners.com](mailto:tgrabiell@oxbow-partners.com)  
714 904 5948

## Lina Velasco

---

**From:** Thomas Grabiell <TGrabiell@oxbow-partners.com>  
**Sent:** Tuesday, May 31, 2016 11:30 AM  
**To:** Soco Montore; Lina Velasco  
**Subject:** RE: Point Molate

Soco/Lina,

I was told the wire should have gone out Friday (\$24,520) but maybe too late and would go out today, can you advise when you receive, Thanks.

Tom

---

**From:** Thomas Grabiell [mailto:[TGrabiell@Oxbow-Partners.com](mailto:TGrabiell@Oxbow-Partners.com)]  
**Sent:** Thursday, May 26, 2016 3:59 PM  
**To:** 'Lina Velasco'  
**Subject:** RE: Point Molate

Lina,

I promise we are working on it, too many cooks in the kitchen!

Tom

---

**From:** Lina Velasco [mailto:[Lina\\_Velasco@ci.richmond.ca.us](mailto:Lina_Velasco@ci.richmond.ca.us)]  
**Sent:** Wednesday, May 25, 2016 9:44 PM  
**To:** Soco Montore; Thomas Grabiell  
**Subject:** RE: Point Molate

Tom,

Any news on the wire transfer and project description? AES is waiting to proceed.

Thanks,

Lina

---

**From:** Soco Montore  
**Sent:** Tuesday, May 24, 2016 11:38 AM  
**To:** Lina Velasco; Thomas Grabiell  
**Subject:** RE: Point Molate  
**Importance:** High

Hello Tom,

Here are the Wiring Instructions:

Name of bank	The Mechanics Bank
Bank address	3170 Hilltop Mall Road Richmond, CA 94806
Beneficiary	City of Richmond
ABA #	121102036
Account #	010-902589
TAX ID#	94-6000403

Additionally, please email [abanuelos@ci.richmond.ca.us](mailto:abanuelos@ci.richmond.ca.us), [tracey\\_angelo@ci.richmond.ca.us](mailto:tracey_angelo@ci.richmond.ca.us), [wynonna\\_perez@ci.richmond.ca.us](mailto:wynonna_perez@ci.richmond.ca.us), and [Leilani\\_delacruz@ci.richmond.ca.us](mailto:Leilani_delacruz@ci.richmond.ca.us) and let them know that you will be wiring some funds. They would need the exact amount and a brief description of what it is before. That will help us process the transaction more efficiently.

If you have any questions, please feel free to contact me.

Thank you,

*Soco*

---

**From:** Lina Velasco  
**Sent:** Tuesday, May 24, 2016 11:13 AM  
**To:** Thomas Grabel  
**Cc:** Soco Montore  
**Subject:** RE: Point Molate

Soco,

Can you please give Tom the instructions for the wire transfer? This is for the AES work. The fee to be collected at this time is \$24,520.

Thanks,  
Lina

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**From:** Thomas Grabel [<mailto:TGrabel@oxbow-partners.com>]  
**Sent:** Tuesday, May 24, 2016 10:51 AM  
**To:** Lina Velasco  
**Subject:** Point Molate

Lina,  
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2855 Pacific Coast Hwy, Ste 227  
Corona del Mar, CA 92625  
[tgrabel@oxbow-partners.com](mailto:tgrabel@oxbow-partners.com)  
714 904 5948



## Lina Velasco

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**Subject:** RE: Point Molate  
**Importance:** High

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Bank address	3170 Hilltop Mall Road Richmond, CA 94806
Beneficiary	City of Richmond
ABA #	121102036
Account #	010-902589
TAX ID#	94-6000403

Additionally, please email [abanuelos@ci.richmond.ca.us](mailto:abanuelos@ci.richmond.ca.us), [tracey\\_angelo@ci.richmond.ca.us](mailto:tracey_angelo@ci.richmond.ca.us), [wynonna\\_perez@ci.richmond.ca.us](mailto:wynonna_perez@ci.richmond.ca.us), and [Leilani\\_delacruz@ci.richmond.ca.us](mailto:Leilani_delacruz@ci.richmond.ca.us) and let them know that you will be wiring some funds. They would need the exact amount and a brief description of what it is before. That will help us process the transaction more efficiently.

If you have any questions, please feel free to contact me.