



**MINUTES OF THE SPECIAL JOINT CITY COUNCIL/HAYWARD  
REDEVELOPMENT SUCCESSOR AGENCY/HAYWARD HOUSING AUTHORITY  
MEETING OF THE CITY OF HAYWARD  
Council Chambers  
777 B Street, Hayward, CA 94541  
Tuesday, June 21, 2016, 7:00 p.m.**

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The Special Joint City Council/Hayward Redevelopment Successor Agency/Hayward Housing Authority meeting was called to order by Mayor/Chair Halliday at 7:00 p.m., followed by the Pledge of Allegiance led by Council/HRSA/HHA Member Zermeño.

**ROLL CALL**

Present: COUNCIL/HRSA/HHA MEMBERS Zermeño, Mendall, Jones, Peixoto,  
Lammn, Márquez  
MAYOR/CHAIR Halliday  
Absent: None

**COUNCIL REPORTS, REFERRALS, AND FUTURE AGENDA ITEMS**

Council Member Zermeño asked staff for an update report of the Project Labor Agreement at a future Council meeting.

**CLOSED SESSION ANNOUNCEMENT**

City Attorney Lawson announced that the Council convened in closed session concerning two items: 1) Conference with legal counsel pursuant to Government Code 54956.9 regarding Russell City Energy Company v. City of Hayward, California Court of Appeal Case No. A144749; and 2) Conference with legal counsel pursuant to Government Code 54956.9 regarding S.E.I.U., Local 1021/City of Hayward, P.E.R.B., Case Nos. SF-CE-1075-M, SF-CE-1117-M, SF-CE-1118-M, SF-CE-1174-M, SF-CO-320-M, SF-CE-321-M. There was no reportable action.

**PRESENTATION**

Hayward Area Recreation and Park District (HARD) Board of Directors President Minane Jameson and General Manager Paul McCreary shared that HARD was selected to receive the 2016 California Association of Recreation and Park Districts Award of Distinction for the Outstanding Renovated Facility (Large District) for the Fremont Bank Foundation Technology Center at Sorensdale Recreation Center in Hayward and they showed before and after photographs. HARD Foundation Executive Director Pamela Russo and Board Director Paul Hodges were also in attendance. Mayor Halliday congratulated HARD for the award.

**PUBLIC COMMENTS**

Mayor Halliday shared that the city was one of ten picked this year by National Civic League panelists to receive the All-America City Award at the organization's annual conference in Denver on June 19, 2016. Mayor Halliday also noted that Hayward Youth Commissioner, Sophia Espinosa, had also won the organization's All-America City Youth Award.

Ms. Wynn Grcich, Hayward resident, shared information about an article on ebcitizen.com regarding the Hayward Unified School District Superintendent Dobbs.

The following Hayward students and members of the Make Your Mark Program offered ideas to limit the promotion of alcohol and drugs and incentivize the promotion of healthy products at supermarkets.

Ms. Aisha Lopez  
Ms. Jennifer Armenta  
Ms. Karen Andrade

Mr. Jim Drake, Hayward resident, spoke about competitive bidding and safety at schools.

Mr. Frank Burton, Hayward resident, submitted a record related to the use of Tiny Houses as part of the solution to the shortage of affordable housing and housing for homeless individuals.

Mr. Charlie Peters, with Clean Air Performance Professionals, provided a record related to genetically modified corn fuel ethanol.

Mr. Kim Huggett, president of the Hayward Chamber of Commerce, spoke about the 2016 Passeio Do Vinho Downtown Hayward wine stroll on June 25, 2016.

Mr. David Garcia Rivera, Hayward resident and South Hayward Parish Case Manager, spoke about a photography exhibit by South Hayward Parish clients at the Sun Gallery from June 23 to August 2, 2016.

Council Member Márquez announced the South Hayward Family Celebration of Independence Day at Cesar Chávez Middle School on June 25, 2016.

Consent Item No. 10 was removed for discussion.

## **CONSENT**

1. Water Main Replacement at Mission Boulevard, Fairway Street to Lexington Avenue: Award of Construction Contract **CONS 16-313**

Staff report submitted by Associate Civil Engineer Schurman and Senior Utilities Engineer England, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-104, "Resolution Awarding the Contract for the Water Main Replacement at Mission Boulevard, Fairway Street to



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Lexington Avenue Project, Project No. 07011, to Mountain Cascade, Inc.”

2. Gann Appropriations Limit for FY 2017 **CONS 16-314**

Staff report submitted by Acting Director of Finance Claussen, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-105, “Adoption of Appropriations Limit for Fiscal Year 2017 Pursuant to Article XIII B of the Constitution of the State of California”

3. Adoption of a Resolution Authorizing the City Manager to Execute a Professional Services Agreement with Moves the Needle for Lean Innovation Training for City Executives and Staff, in an Amount Not to Exceed \$104,020 **CONS 16-318**

Staff report submitted by Management Analyst I Stefanski, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-106, “Resolution Authorizing the City Manager to Negotiate and Execute a Professional Services Agreement with Moves the Needle for Lean Innovation Training for City Executives and Staff in an Amount not to Exceed \$ 104,020”

4. Authorization for the City Manager to Approve Assignment of the Ground Lease between the City and St. John Investment Group, LLC to Virovek, Inc. **CONS 16-320**

Staff report submitted by Airport Manager McNeeley, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-107, “Resolution Authorizing the City Manager to Approve Assignment of the Ground Lease Between the City and St. John Investment Group, LLC, to Virovek, Inc.”

5. Transportation Development Act Article 3 Funds FY 2017: Wheelchair Ramps - Authorization to File Application **CONS 16-328**

Staff report submitted by Senior Transportation Engineer Parikh, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-108, "Resolution Authorizing Approval to File Application with the Metropolitan Transportation Commission (MTC) for the Allocation of Fiscal Year 2017 Transportation Development Act (TDA) Article 3 Pedestrian/Bicycle Project Funding for Installation of Wheelchair Ramps"

6. Adoption of Resolution Authorizing the City Manager to Execute an Agreement with Worley's Home Design Center, Inc. for Carpet Tile Replacement for City Hall **CONS 16-329**

Staff report submitted by Facilities and Building Manager Koscinski, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-109, "Resolution Authorizing the City Manager to Execute an Agreement with Worley's Home Design Center, Inc. for Carpet Tile Replacement for City Hall"

7. FY 2016 - Pavement Rehabilitation Project: Award of Contract **CONS 16-332**

Staff report submitted by Assistant City Engineer Owusu, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-110, "Resolution Approving Award of Contract for FY 2016- Pavement Rehabilitation Project, Project No. 05204, to O' Grady Paving, Inc."

8. Agreement for the Purchase and Sale of Real Property located at B Street and Meekland Avenue between the City of Hayward and Three Cedars, LLC. **CONS 16-336**



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Staff report submitted by Surveyor Spore, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Resolution 16-111, "Resolution of the City Council of the City of Hayward Authorizing the City Manager to Negotiate and Execute the Agreement for Purchase and Sale of Real Property Located at B Street and Meekland Avenue Between the City of Hayward and Three Cedars, LLC"

9. An Ordinance Amending Chapter 10, Article 1 of the Hayward Municipal Code by Rezoning Certain Property in Connection with Zone Change Application No. 201504833 Relating to a Residential Development at the Northeastern Corner of Olympic Avenue and Huntwood Avenue **CONS 16-337**

Staff report submitted by City Clerk Lens, dated June 21, 2016, was filed.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried unanimously, to adopt the following:

Ordinance 16-15, "An Ordinance Amending Chapter 10, Article 1 of the Hayward Municipal Code by Rezoning Certain Property in Connection With Zone Change Application No. 201504833 Relating to a Residential Development at the Northeastern Corner of Olympic Avenue and Huntwood Avenue"

10. Downtown Business Improvement Area Annual Report and Proposed Budget for FY 2017 **CONS 16-345**

Staff report submitted by Economic Development Specialist Thomas, dated June 21, 2016, was filed.

The item was continued to June 28, 2016 to allow staff to address the question related to the FY 2016 Downtown Business Improvement Area ending fund balance and the proposed FY 2017 beginning fund balance.

Council Member Jones disclosed he pays dues into the district and does not have any benefits beyond any other members and was advised by the City Attorney he did not have to recuse from participating on the item.

## **PUBLIC HEARING**

11. Public Hearing for the Proposed FY 2017 Operating Budget for the City of Hayward, Hayward Redevelopment Successor Agency, and Hayward Housing Authority; and the FY 2017 Capital Improvement Program Budget **PH 16-064**

Staff report submitted by Budget Officer Barton, dated June 21, 2016, was filed.

City Manager David announced the report and introduced Acting Director of Finance Claussen who provided a synopsis of the report.

Discussion ensued among Council/HRSA/HHA Members and City staff regarding the responses to Council queries from budget work sessions presented as Attachment I: Fund 405 Capital Projects and additional funding for fire equipment; consistent blight in South Hayward; conversion rate of Police Explorers into Police Officers; the California Air National Guard Hangar; the Small Business Revolving Loan Program; street sweeping, ticketing policy, and enforcement; audio video system and Comcast; grey water and rain catchment; Old Highland Association; tracking and addressing concerns raised by the public; and incorporating some changes at midyear.

There being no public comments, Mayor/Chair Halliday opened and closed the public hearing at 8:10 p.m.

Mayor/Chair Halliday noted that the adoption of the budget was scheduled for June 28, 2016 and the Council would take action at that time.

12. Continuation of Public Hearing to Consider Annexing Spindrift at Eden Shores into Benefit Zone No. 12 of the City of Hayward Landscaping and Lighting Assessment District 96-1 and Order Levy of Assessments for Fiscal Year 2017 (Report from Development Services Director Rizk) **PH 16-065**

Staff report submitted by Contract Development Review Engineer Rei, dated June 21, 2016, was filed.

Development Services Director Rizk announced the report noting the public hearing was a continuation of the meeting on June 14, 2016.

There being no public comments, Mayor Halliday opened and closed the public hearing at 8:13 p.m.

City Clerk Lens announced the City was in receipt of one ballot from Eden Shores in favor of annexing Spindrift into Benefit Zone No. 12.



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It was moved by Council Member Peixoto, seconded by Council Member Márquez, and carried unanimously, to adopt the following:

Resolution 16-112, "Resolution of the City Council of the City of Hayward Approving Engineer's Report, Confirming Diagram and Assessment and Ordering Levy of Assessment for Fiscal Year 2017 for the Annexation of Spindrift at Eden Shores Property to Benefit Zone No. 12 of the City of Hayward Landscaping and Lighting Assessment District No. 96-1"

**CITY MANAGER COMMENTS**

Assistant City Manager McAdoo highlighted that staffs from Public Works and Information Technology had put together a page for the website of information and an interactive map of the FY 2016 Pavement Rehabilitation Project which depicted the streets that will be repaired.

**COUNCIL REPORTS, REFERRALS, AND FUTURE AGENDA ITEMS**

Council Member Zermeño shared information about three events on June 25, 2016: 1) the Keep Hayward Clean and Green Task Force clean-up event at Shiloh Baptist Church; 2) the South Hayward Family Independence Day Celebration at Cesar Chavez Middle School; and 3) the Passeio Do Vinho Wine Walk 2016.

Council Member Márquez announced the grand opening of the new Hayward Police Department South District Office at 677A West Tennyson Road on June 30, 2016. Ms. Marquez congratulated all Hayward graduates and wished all fathers a happy belated Father's Day.

**ADJOURNMENT**

Mayor/Chair Halliday adjourned the meeting at 8:24 p.m.

**APPROVED:**

Barbara Halliday  
Mayor, City of Hayward  
Chair, Hayward Redevelopment Successor Agency  
Chair, Hayward Housing Authority

**ATTEST:**

Miriam Lens  
City Clerk, City of Hayward  
Secretary, Hayward Redevelopment Successor Agency  
Secretary, Hayward Housing Authority