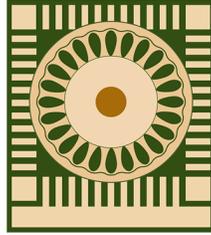


# **CITY OF HAYWARD**

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
[www.Hayward-CA.gov](http://www.Hayward-CA.gov)



CITY OF  
**HAYWARD**  
HEART OF THE BAY

## **Agenda**

**Tuesday, July 2, 2019**

**7:00 PM**

**Council Chambers**

**City Council**

**CITY COUNCIL MEETING****CALL TO ORDER Pledge of Allegiance: Council Member Salinas****ROLL CALL****CLOSED SESSION ANNOUNCEMENT****PRESENTATION**

League of California Cities Diversity Award Presentation

**PUBLIC COMMENTS**

*The Public Comment section provides an opportunity to address the City Council on items not listed on the agenda or Information Items. The Council welcomes your comments and requests that speakers present their remarks in a respectful manner, within established time limits, and focus on issues which directly affect the City or are within the jurisdiction of the City. As the Council is prohibited by State law from discussing items not listed on the agenda, your item will be taken under consideration and may be referred to staff.*

**ACTION ITEMS**

*The Council will permit comment as each item is called for the Consent Calendar, Public Hearings, and Legislative Business. In the case of the Consent Calendar, a specific item will need to be pulled by a Council Member in order for the Council to discuss the item or to permit public comment on the item. Please notify the City Clerk any time before the Consent Calendar is voted on by Council if you wish to speak on a Consent Item.*

**CONSENT**

1.     [MIN 19-089](#)     Minutes of the Special Joint City Council and Hayward Area Recreation and Park District Board of Directors Meeting on June 18, 2019  
  
      **Attachments:**   [Attachment I Draft Minutes of 6/18/2019](#)
  
2.     [MIN 19-090](#)     Minutes of the City Council Meeting on June 18, 2019  
  
      **Attachments:**   [Attachment I Draft Minutes of 6/18/2019](#)
  
3.     [CONS 19-490](#)     Adoption of an Ordinance Adding Article 7 to Chapter 9 of the City of Hayward Municipal Code to Require Seismic Screening of Certain Residential Buildings  
  
      **Attachments:**   [Attachment I Staff Report](#)  
                          [Attachment II Notice of Ordinance Summary](#)

4.     [CONS 19-458](#)     Adopt a Resolution Confirming the Report of Non-Abatable Code Violations and Penalty Liens Associated with the Community Preservation and Rental Housing Programs
- Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)
5.     [CONS 19-461](#)     Adopt a Resolution Confirming the Report and Special Assessment for Past Due Residential Rental Inspection Program Fees for the Period from January 1, 2018 Through May 4, 2019 and Authorize the Assessment to Become a Special Assessment Against the Properties if Not Paid on or Before August 1, 2019
- Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)  
                          [Attachment III Rental Housing Fees & Penalties Past Due](#)
6.     [CONS 19-462](#)     Adopt a Resolution Confirming the Report and Assessment for Community Preservation Fees Past Due
- Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)  
                          [Attachment III Community Preservation Unpaid Fees](#)
7.     [CONS 19-470](#)     Adopt a Resolution Authorizing the City Manager to Execute Professional Services Agreements with Consolidated Engineering Laboratories, Signet, and Applied Materials & Engineering for On-Call Material Testing and Special Inspection Services for a Term of Three-Years and a Not-to-Exceed Amount of \$200,000 per Firm
- Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)
8.     [CONS 19-483](#)     Adoption of a Resolution Authorizing the City Manager to Execute an Amendment to the Agreement with Dutchover & Associates for Landscape Architect Services
- Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)

**PUBLIC HEARING**

9. [PH 19-060](#) Introduction of an Ordinance of the City of Hayward Amending the Downtown Specific Plan and Development Code (Report from Development Services Director Simpson)
- Attachments:** [Attachment I Staff Report](#)  
[Attachment II Ordinance](#)  
[Attachment III Summary of Plan and Code Changes](#)
10. [PH 19-066](#) Amendment of the Fiscal Year 2020 Master Fee Schedule to Update the Fees Associated with Administration of the New Residential Rent Stabilization and Tenant Protection Ordinance and the Mobilehome Space Rent Stabilization Ordinance (Report from Deputy City Manager Ott)
- Attachments:** [Attachment I Staff Report](#)  
[Attachment II Resolution](#)
11. [PH 19-064](#) Adopt a Resolution Amending the Master Fee Schedule and Approving the Proposed Recycled Water Rates and Connection Fees (Report from Public Works Director Ameri)
- Attachments:** [Attachment I Staff Report](#)  
[Attachment II Resolution](#)  
[Attachment III Recycled Water Rate Comparison](#)  
[Attachment IV Prop 218 Notice FY20 and FY21 Rates](#)
12. [PH 19-065](#) Adopt a Resolution Amending the Master Fee Schedule and Approving the Proposed Water and Sewer Service Rates and Connection Fees (Report from Public Works Director Ameri)
- Attachments:** [Attachment I Staff Report](#)  
[Attachment II Resolution](#)  
[Attachment III Water Bill Comparison](#)  
[Attachment IV Notice of Proposed Water and Rate Changes](#)

**LEGISLATIVE BUSINESS**

13. [LB 19-037](#) Adopt a Resolution to Appropriate \$30,000 Towards Public Heritage Art and Interpretive Signage and Receive an Update on Hayward Heritage Plaza Construction (Report from Public Works Director Ameri)

**Attachments:** [Attachment I Staff Report](#)  
[Attachment II Resolution](#)  
[Attachment III Design](#)

### **CITY MANAGER'S COMMENTS**

An oral report from the City Manager on upcoming activities, events, or other items of general interest to Council and the Public.

### **COUNCIL REPORTS AND ANNOUNCEMENTS**

Council Members can provide oral reports on attendance at intergovernmental agency meetings, conferences, seminars, or other Council events to comply with AB 1234 requirements (reimbursable expenses for official activities).

### **COUNCIL REFERRALS**

Council Members may bring forward a Council Referral Memorandum (Memo) on any topic to be considered by the entire Council. The intent of this Council Referrals section of the agenda is to provide an orderly means through which an individual Council Member can raise an issue for discussion and possible direction by the Council to the appropriate Council Appointed Officers for action by the applicable City staff.

### **ADJOURNMENT**

**NEXT SPECIAL MEETING, July 9, 2019, 7:00 PM**

### **PUBLIC COMMENT RULES**

*Any member of the public desiring to address the Council shall limit her/his address to three (3) minutes unless less or further time has been granted by the Presiding Officer or in accordance with the section under Public Hearings. The Presiding Officer has the discretion to shorten or lengthen the maximum time members may speak. Speakers will be asked for their name before speaking and are expected to honor the allotted time. Speaker Cards are available from the City Clerk at the meeting.*

**PLEASE TAKE NOTICE**

*That if you file a lawsuit challenging any final decision on any public hearing or legislative business item listed in this agenda, the issues in the lawsuit may be limited to the issues that were raised at the City's public hearing or presented in writing to the City Clerk at or before the public hearing.*

**PLEASE TAKE FURTHER NOTICE**

*That the City Council adopted Resolution No. 87-181 C.S., which imposes the 90-day deadline set forth in Code of Civil Procedure section 1094.6 for filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.*

*\*\*\*Materials related to an item on the agenda submitted to the Council after distribution of the agenda packet are available for public inspection in the City Clerk's Office, City Hall, 777 B Street, 4th Floor, Hayward, during normal business hours. An online version of this agenda and staff reports are available on the City's website. Written comments submitted to the Council in connection with agenda items will be posted on the City's website. All Council Meetings are broadcast simultaneously on the website and on Cable Channel 15, KHRT. \*\*\**

*Assistance will be provided to those requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Interested persons must request the accommodation at least 48 hours in advance of the meeting by contacting the City Clerk at (510) 583-4400 or TDD (510) 247-3340.*

*Assistance will be provided to those requiring language assistance. To ensure that interpreters are available at the meeting, interested persons must request the accommodation at least 48 hours in advance of the meeting by contacting the City Clerk at (510) 583-4400.*



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
[www.Hayward-CA.gov](http://www.Hayward-CA.gov)

---

**File #:** MIN 19-089

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** City Clerk

**SUBJECT**

Minutes of the Special Joint City Council and Hayward Area Recreation and Park District Board of Directors Meeting on June 18, 2019

**RECOMMENDATION**

That the City Council approves the minutes of the Special Joint City Council and Hayward Area Recreation and Park District Board of Directors meeting on June 18, 2019.

**SUMMARY**

The City Council held a meeting on June 18, 2019.

**ATTACHMENTS**

Attachment I Draft Minutes of 6/18/2019



**MINUTES OF THE SPECIAL JOINT CITY COUNCIL AND HAYWARD AREA  
RECREATION AND PARK DISTRICT BOARD OF DIRECTORS MEETING  
Conference Room 2A  
777 B Street, Hayward, CA 94541  
Tuesday, June 18, 2019, 4:30 p.m.**

---

The meeting of the Special Joint City Council and Hayward Area Recreation and Park District Board of Directors was called to order by Mayor Halliday at 7:00 p.m., followed by the Pledge of Allegiance led by Council Member Márquez.

**ROLL CALL**

**HAYWARD AREA RECREATION AND PARK DISTRICT (HARD) BOARD OF DIRECTORS**

Present: BOARD OF DIRECTORS Andrade, Pereira  
HARD PRESIDENT Hatcher  
HARD VICE PRESIDENT Hodges  
HARD SECRETARY Jameson

Absent: NONE

**HAYWARD CITY COUNCIL**

Present: COUNCIL MEMBERS Zermeño, Márquez, Mendall, Lamnin, Wahab, Salinas  
MAYOR Halliday  
COUNCIL MEMBER Wahab arrived late

Absent: NONE

**PUBLIC COMMENTS**

Dr. Ann Maris, Grove Way Neighborhood Association organizer, Friends of San Lorenzo Creek member and My Eden Voice Parks and Open Space Committee member, spoke about preserving the open space behind Parcel 8 and asked Hayward to help repair the damage that Caltrans has done to the neighborhood.

Mayor Halliday noted there would be a change, at the request of staff, in the order of the work sessions with Item No. 3 swapping with Item No. 1.

**Item No. 3**

Park and Recreation Master Plan (Report from HARD General Manager McCreary) **WS 19-041**

Staff report submitted by General Manager McCreary, dated June 18, 2019, was filed.

Hayward Area Recreation and Park District (HARD) General Manager McCreary announced the report and introduced Mr. Peter Winch, Associate Planner with WRT, who provided an overview of the draft Park and Recreation Master Plan.

There being no public comments Mayor Halliday opened and closed the public comments section at 5:07 p.m.

Discussion ensued among Council Members and HARD Board of Directors regarding the Draft Park and Recreation Master Plan. Council Members offered the following recommendations: consider revising the population projection for 2030; be cognizant of the need to be equitable and the need to acknowledge Hayward's long historical support of HARD and parks; consider partnering with leaders from unincorporated areas; consider the undeveloped lot between Hesperian Boulevard and Industrial Boulevard for a new park; partner with Hayward Unified School District (HUSD) and other community groups to leverage resources; evaluate the demographics of the community and consider ways to expand programming to include underserved groups; consider partnering with the Library to offer services for seniors; be innovative about programming for individuals who are homebound and cannot get to recreational centers; encourage the use of transportation to recreational centers by highlighting access points; make an executive summary or condensed version of the Park and Recreation Master Plan for public consumption; investigate funding opportunities for active transportation projects and safer and barrier-free routes between neighborhoods and parks; explore using school facilities that can be utilized when school is not in session as well as other spaces that have opportunity for recreation; consider discussion of active spaces in Hayward Local Agencies Committee (HLAC) meetings; consider additional recreation activities/space such as table tennis, cricket field, soccer field, rugby, and dance space, flexible spaces; to improve safety, add more lighting; consider small caretaker cottage quarters in areas impacted by encampments and dumping; include City Council and staff in future meetings related to the Master Plan to increase public engagement.

## **Item No. 2**

Overview and Approach to Parks, Open Space, and Trails within Route 238 Corridor Lands Development (Report from Deputy City Manager Ott) **WS 19-040**

Staff report submitted by General Manager McCreary, dated June 18, 2019, was filed.

Deputy City Manager Ott and Management Analyst III Stefanski provided an overview of the staff report.

Mayor Halliday opened the public comments section at 5:50 p.m.

Mr. Alan Fishman asked to be notified of future meetings and recommended that Parcel Group No. 8 be preserved for open space, a park, a playground and community garden; and opposed more housing in the area.

Dr. Ann Maris spoke about the losses that have occurred in Parcel Group 8 and Parcel Group 9 and requested that Parcel Group 8 remain open space and that housing be considered for Parcel Group 9.



**MINUTES OF THE SPECIAL JOINT CITY COUNCIL AND HAYWARD AREA  
RECREATION AND PARK DISTRICT BOARD OF DIRECTORS MEETING**  
Conference Room 2A  
777 B Street, Hayward, CA 94541  
Tuesday, June 18, 2019, 4:30 p.m.

---

Mayor Halliday closed the public comments section at 5:56 p.m.

Comments were offered regarding open space and a walking or bike trail that runs through Hayward.

**Item No. 1**

Review and Discuss the Park Nexus Study Fee Calculations (Report from Development Services Director Simpson) **WS 19-038**

Staff report submitted by Development Services Director Simpson, dated June 18, 2019, was filed.

Development Services Director Simpson announced the report and introduced Planning Manager Buizer who provided an overview of the staff report.

Mayor Halliday opened the public comments section at 6:19 p.m.

Mr. Zachariah Oquenda, Hayward resident, noted that reduced park impact fees should be applied to non-residential development, agreed with the recommended exemptions from park fees, and noted that fees for residential development be set per bedroom.

Mayor Halliday closed the public comments section at 6:23 p.m.

The following recommendations were offered by HARD Board of Directors: consider an increase in fees in the right areas while also protecting low-income housing; ensure that fees stay in Hayward; ensure that HARD staff is able to review projects early on to work on development fees; apply minimal impact fees to non-residential development; set impact fees for residential and multi-family development by bedroom; and set fees to the maximum allowable for any type of development.

Since members of the City Council did not have time to offer recommendations, it was agreed that the City Council would have a separate session to discuss the item and the staff report could include written comments from HARD Board of Directors.

**ADJOURNMENT**

Mayor Halliday adjourned the special joint City Council and Hayward Area Recreation and Park District Board of Directors meeting at 6:35 p.m.

**APPROVED**

---

Barbara Halliday  
Mayor, City of Hayward

**ATTEST:**

---

Miriam Lens  
City Clerk, City of Hayward



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
[www.Hayward-CA.gov](http://www.Hayward-CA.gov)

---

**File #:** MIN 19-090

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** City Clerk

**SUBJECT**

Minutes of the City Council Meeting on June 18, 2019

**RECOMMENDATION**

That the City Council approves the minutes of the City Council meeting on June 18, 2019.

**SUMMARY**

The City Council held a meeting on June 18, 2019.

**ATTACHMENTS**

Attachment I Draft Minutes of 6/18/2019



**MINUTES OF THE CITY COUNCIL MEETING**  
**Council Chambers**  
**777 B Street, Hayward, CA 94541**  
**Tuesday, June 18, 2019, 7:00 p.m.**

---

The meeting of the City Council was called to order by Mayor Halliday at 7:00 p.m., followed by the Pledge of Allegiance led by Council Member Lamnin.

**ROLL CALL**

Present: COUNCIL MEMBERS Zermeño, Márquez, Mendall, Lamnin, Wahab, Salinas  
MAYOR Halliday  
Absent: NONE

**CLOSED SESSION ANNOUNCEMENT**

The City Council convened in closed session at 4:00 p.m., regarding conference with labor negotiators pursuant to Government Code 54957.6 concerning all groups. Mayor Halliday reported there was no reportable action.

**PRESENTATIONS**

Council Member Zermeño read a Certificate of Commendation presented to Maile Annunziato for earning a Gold medal at the California State Skills USA Competition in First Aid/CPR and for representing her Hayward community at the National Skills USA First Aid/CPR Competition in Louisville, Kentucky at the end of June.

Mayor Halliday read a Proclamation recognizing the week of May 12, 2019 through May 18, 2019 as National Police Week and May 13, 2019 as Peace Officers' Memorial Day in the City of Hayward. Hayward Police Department representatives accepted the proclamation on behalf of the City of Hayward.

Mayor Halliday read and presented a Certificate of Commendation to Hayward Police Chief Mark Koller upon his retirement from the City of Hayward and in honor of his commitment to the City of Hayward and his more than 38 years of public service. Hayward Police Chief Koller accepted the commendation and thanked everyone for the recognition.

**PUBLIC COMMENTS**

Ms. Diane Fagalde, Hayward resident, announced the 6<sup>th</sup> Annual Tennyson All America Festival at Mt. Eden Mansion on June 29, 2019.

Ms. Davida Scott, Adult School teacher, spoke about the success with Raising Leaders in Hayward-Workshops and the \$55,000 fund approved by the Alameda County Board of Supervisors to expand the program and provide 40 internship opportunities at \$15 per hour.

Ms. Wynn Grcich, Hayward resident, spoke about illegal fireworks in Hayward, fire alarms in Hayward schools, and liquified human remains that are poured down the drain.

Mr. Manuel Flores, Hayward resident, commended City staff for getting potholes in the street fixed.

Mr. Kim Huggett, Hayward Chamber of Commerce President, invited all to the State of the City Address at the Library on June 27, 2019, and the Downtown Hayward Street Parties on June 20, 2019.

Ms. Linda Cardott, Hayward resident, expressed concern about the proposed water and sewer rate increase and illegal fireworks.

Mr. Thomas Birt, Hayward resident, expressed that the density proposed for Parcel Group 5 was concerning and asked for a compromise.

Mr. Charlie Peters, Clean Air Performance Professionals representative, spoke about ethanol and MTBE (methyl tertiary butyl ether) and submitted related documents.

Mr. Jim Drake, Hayward resident, read a quote from a speech by Henry Clay, asked about the status of the opening of the library, and spoke about conditions of approval and Eucalyptus trees.

Mr. Mario Alejandro, Hayward resident, strongly disagreed about the relocation of students from Harder School to Cherryland School. Mayor Halliday advised him to attend a Board meeting of the Hayward Unified School District to express his concerns.

## **ACTION ITEMS**

1. Appointment and Reappointment to the Hayward Youth Commission (Report from City Clerk Lens) **APPT 19-006**

Staff report submitted by City Clerk Lens, dated June 18, 2019, was filed.

City Clerk Lens provided a synopsis of the staff report.

It was moved by Council Member Zermeño, seconded by Mayor Halliday, and carried unanimously, to approve the following:

Resolution 19-131, "Resolution Confirming the Appointment and Reappointment of Members of the Hayward Youth Commission"



**MINUTES OF THE CITY COUNCIL MEETING**  
**Council Chambers**  
**777 B Street, Hayward, CA 94541**  
**Tuesday, June 18, 2019, 7:00 p.m.**

---

City Clerk Lens swore-in the newly appointed and reappointed members of the Hayward Youth Commission.

**CONSENT**

2. Minutes of the Special Joint City Council/Hayward Redevelopment Successor Agency/Hayward Housing Authority Meeting on May 21, 2019 **MIN 19-083**

It was moved by Council Member Márquez, seconded by Council Member Lamnin, and carried unanimously, to approve the minutes of the Special Joint City Council/Hayward Redevelopment Successor Agency/Hayward Housing Authority Meeting on May 21, 2019.

3. Minutes of the City Council Meeting on May 28, 2019 **MIN 19-084**

It was moved by Council Member Márquez, seconded by Council Member Lamnin, and carried unanimously, to approve the minutes of the City Council Meeting on May 28, 2019.

4. Adopt Resolutions Authorizing Sole Source Purchase of a John Deere 245G Excavator from PAPÉ Machinery and Transfer and Appropriation of Funds from the Water Replacement Fund to the Fleet Capital Management Fund **CONS 19-398**

Staff report submitted by Public Works Director Ameri, dated June 18, 2019, was filed.

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

Resolution 19-132, "Resolution Authorizing a Sole Source Purchase of a John Deere 245g Excavator from Papé Machinery, in an amount Not to Exceed \$245,770"

Resolution 19-133, "Resolution Authorizing the Transfer of \$245,770 from the Water Replacement Fund to the Fleet Management Capital Fund Amending Resolution 18-091 to Authorize the Appropriation of \$245,770 from the Fleet Management Capital Fund – Enterprise Fund (Fund 737) to Water Vehicle Replacement Project No. 07353"

5. Approval of a Resolution Amending the Fiscal Year 2019 Operating Budget and Authorization to Transfer and Appropriate Water Operating Fund in the amount of \$45,400 for the Car Sharing Pilot Program **CONS 19-429**

Staff report submitted by Public Works Director Ameri, dated June 18, 2019, was filed.

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

Resolution 19-134, "Resolution Authorizing the Amendment to Resolution 18-089, the Budget Resolution for the City of Hayward Operating Budget for Fiscal Year 2019, Relating to the Transfer and Appropriation of \$45,400 from the Water Operating Fund to Implement a Car Sharing Pilot Program in Hayward"

## **LEGISLATIVE BUSINESS**

6. Approval of Round 1, Tier 2 Commercial Cannabis Permit for Always on Time Consulting and Precision Apothecary (Report from City Manager McAdoo) **LB 19-029**

Staff report submitted by Development Services Director Simpson, dated June 18, 2019, was filed.

City Manager McAdoo announced the report and introduced Management Analyst II Stefanski who provided a synopsis of the staff report.

Mayor Halliday opened the public hearing at 8:21 p.m.

Mr. Sean Kali-Rai, president and founder of the Silicon Valley Cannabis Alliance, commended the City's efforts related to cannabis.

Mr. Doug Chloupek, Morgan Hill resident, urged the Council to issue a Commercial Cannabis Permit to his companies Precision Apothecary and Always on Time Consulting.

Mayor Halliday closed the public hearing at 8:25 p.m.

It was moved by Council Member Mendall, seconded by Council Member Zermeño, and carried with the following vote, to approve the resolution:

AYES: COUNCIL MEMBERS Zermeño, Márquez, Mendall, Lamnin, Wahab  
MAYOR Halliday  
NOES: COUNCIL MEMBER Salinas

Resolution 19-135, "Resolution Awarding Microbusiness Commercial Cannabis Permits for Precision Apothecary and Always on Time Consulting"



## MINUTES OF THE CITY COUNCIL MEETING

Council Chambers

777 B Street, Hayward, CA 94541

Tuesday, June 18, 2019, 7:00 p.m.

---

7. Introduction of an Ordinance adding Chapter [X] of the Hayward Municipal Code to Adopt a New Residential Rent Stabilization and Tenant Protection Ordinance to Mitigate Displacement of Hayward Residents, including an Associated Budget Allocation and Updated Rent Review Fee to Administer the Program, and to Repeal the Existing Residential Rent Stabilization Ordinance No. 83-023 and the Emergency Ordinance Requiring Just Cause for Eviction Ordinance No. 19-04 (Report from City Manager McAdoo) **LB 19-031**

Staff report submitted by Deputy City Manager Ott, dated June 18, 2019, was filed.

City Manager McAdoo announced the report and introduced Deputy City Manager Ott and Housing Division Manager Morales who provided a synopsis of the staff report. Deputy City Manager Ott read into the record further corrections to Section 7(b), Section 7(j)(6), Section 10, Section 11, and Section 12(b)(5) of the proposed ordinance.

Discussion ensued among Council Members and City staff regarding: the annual fee increase for Mobilehome units; provision for a landlord's failure to provide the required notices to tenants and/or the City; consideration of a flat fee for all units related to issues outside rent amounts; deleting reference in Section 12(b)(5) regarding reporting tenants to U.S. Immigration and Customs Enforcement; consistency with notices sent to tenant/landlord; materials in additional languages; capital improvements; educating tenants and landlords about the City's efforts; late payment fees; governmental-utility service passthrough; petition process and timeline; limitation on banking; inclusion of "veteran" and "terminally ill" as protected class; inclusion of language "under the penalty of perjury" in forms that need to be filed; and terms of lease or rental agreement.

Mayor Halliday opened the public hearing at 9:26 p.m.

The following speakers spoke in opposition to the proposed amendments to the Residential Rent Stabilization and Tenant Protection Ordinance (RRS&TPO) indicating: the regulation would discourage investment, put landlords out of business, and reduce the supply of rental housing. The speakers requested modifications to the RRS&TPO as follows: exempt "mom-and-pop" housing providers and rental properties of 1-4 rental units and retain the ability to opt back in at a future date; set the binding arbitration threshold at 7%+CPI; and build more housing and explore opportunities to subsidize the cost of housing for underserved communities.

The following sections were requested to be modified: add language to Section 7 (the Rent Dispute Resolution Process); remove language from Section (7)(j)(5); add to Section 9(a)(3)(iii) regarding unauthorized tenants; delete language "great bodily harm" from

Section 13(b)(15) (Just Cause of Eviction); change the rent review officer for unbiased committee; in Section 4, the arbitrator must be identified as an attorney; and further modifications to Section 7(b) (Tenant Right to File a Petition), Section 9(b) (Grounds for Denial), Section 12 (Prohibition against Retaliatory Eviction and Harassment Against Tenants), Section 17 (Landlord Fees), Section 4(w) (Security Deposits), Section 9(6)(i) (Standards of Review), and Section 13(b)(15) (Just Cause for Eviction).

Mr. Gary Thomsen

Ms. Joanne Gardiner, Hayward resident and rental property owner

Mr. Mike Godfrey, landlord

Ms. Nancie Allen, Bay East Association of Realtors President

Mr. Bill Mulgrew, Rental Housing Association (RHA), Vice President of Public Affairs

Ms. Caryl Mahar, RHA, Executive Director

Mr. Ralph Watkins, Real estate broker and property manager and RHA Board member

Mr. Lee McEachern, Rental Housing Association (RHA)

Mr. Nick Bruce, Rental Housing Association (RHA) Board member

Mr. Joe Rega, realtor

Mr. Roe Pathak, brokerage firm representative

Ms. Irene Ralston, landlord

Mr. Rob Cooper, landlord

Mr. Gerald Halligan, real estate broker and investor

Mr. Michael Chaney, landlord

Ms. Jade Tchoy, small unit landlord

Mr. Ben James, landlord

Ms. Wynn Grcich, Hayward resident

Mr. Bill Espinola, "mom-and-pop" housing provider

The following speakers spoke in favor of the proposed amendments to the Residential Rent Stabilization and Tenant Protection Ordinance (RRS&TPO) indicating the regulation added protection for tenants. The speakers requested further modifications to the RRS&TPO as follows: expand rent control and protections to as many units as possible; establish clear enforcement of rent increase limitation enforced by the City; craft regulations that protect tenants from groups that hold political and economic power; set a rent increase limitation tied to CPI, generally at 2% to 3% a year; shift the responsibility of managing local regulations from tenants to landlords; exempt deferred maintenance that gets passed to tenants; and revise length of time to file a petition.

A petition with 181 signatures was filed in support of a strong rent control program in Hayward.

Ms. Paola Hernandez, Centro Legal de La Raza housing advocate

Mr. Diego Castro, Hayward resident

Ms. Lacei Amodei, Hayward tenant and community organizer

Mr. Isaac Harris, East Bay Democratic Socialist of America representative

Ms. Allie Lahey, East Bay Democratic Socialist of America, Co-Chair of Housing Committee

Ms. Emily Hislop, with Project Sentinel (agency administering the rent review ordinance)



**MINUTES OF THE CITY COUNCIL MEETING**  
**Council Chambers**  
**777 B Street, Hayward, CA 94541**  
**Tuesday, June 18, 2019, 7:00 p.m.**

---

Ms. Annie Koruga

Mr. Manuel Flores

Mr. Zachariah Oquenda, Hayward renter and Community Services Commission (CSC) member

Ms. Araceli Orozco, Hayward resident

Mr. Xavier Johnson, legal fellow with Centro Legal de la Raza

Mr. Nestor Castillo, San Francisco State educator and community organizer

Mr. Eric Vance, Hayward renter and East Bay Democratic Socialist of America representative

Mr. Igor Tregub

Ms. Alicia Lawrence, Hayward resident, The Hayward Collective member and CSC member

Ms. Lorena Luna, Hayward resident and Centro Legal de la Raza representative

Ms. Jeannette Johnigan, Hayward tenant, noted the ordinance did not cover properties that receive low-income tax credits.

Mr. Mario Aguilar spoke on behalf of seven tenants from an apartment complex about the excessive increase in rent.

Mr. Richard Hand submitted a speaker card but did not speak.

Mayor Halliday closed the public hearing at 11:09 p.m.

Council Member Márquez offered a motion per staff's recommendation with amendments to Section 7(b), Section 7(j)(6), Section 10, Section 11, and Section 12(b)(5) of the RRS&TPO as presented by staff, and indicated the Ordinance was not perfect but would protect tenants.

Council Member Zermeño seconded the motion noting the Ordinance was a first step to stabilize rents, protect tenants, prevent displacement and help solve homelessness and any further changes could be incorporated later.

Council Member Lamnin offered amendments to the proposed Ordinance by replacing the word "mediation" with "arbitration" in Section 7(j)(4) (Arbitration Hearing) and replacing the word "police" with "policy" in Section 12(n) (Non-waiverability).

Council Member Márquez and Zermeño accepted the changes.

In response to Council Member Lamnin's request for consideration of a flat fee to extend mediation services to all rental units to address issues outside of rent amounts, it was recommended that the item be referred to the Homelessness Housing Task Force for further evaluation. Council Member Lamnin also asked to consider language capacity for both landlords and tenants as language assistance is evaluated.

Council Member Salinas indicated he would be supporting the motion noting the proposed Ordinance had been prompted by poorly run apartment complexes and excessive rent increases.

In response to Council Member Wahab's inquiry about when further changes to the Ordinance would be considered, City staff indicated that staff could prepare a staff report within 30 days after six months of experience with the ordinance, which could be presented to the Homelessness Housing Task Force for consideration.

Council Member Wahab asked consideration for an interim emergency ordinance as a temporary moratorium that would cap rent increases at five percent until the RRS&TPO went into effect, in order to protect tenants from rent increases.

Discussion ensued among City staff and members of the City Council regarding the emergency ordinance.

Council Member Márquez noted the draft emergency ordinance had been provided to the Council right before the meeting and requested that it be tabled for consideration at the next Council meeting to allow for review.

Council Member Wahab noted she would be supporting the motion and offered an additional modification to the Ordinance which would include the word "veteran" under protected classes. Council Member Márquez and Council Member Zermeño accepted the amendment.

Council Member Márquez was commended for her leadership in recognizing housing as a priority. Members of the Homelessness Housing Task Force, comprising Council Members Lamnin, Wahab and Salinas, as well as City staff, and community stakeholders were acknowledged for the work done.

Mayor Halliday noted the database would provide the needed information to enact further modifications to the Ordinance.

Council Member Lamnin suggested staff evaluate a possible conflict of interest with Project Sentinel, and if necessary, conduct an RFP for mediation and arbitration services and leverage the Task Force as needed.

Mayor Halliday offered a friendly amendment to remove Mobilehome fees from staff's recommendation and have staff return with proposed fees as a separate item after notifying the Mobilehome community. Council Member Márquez and Council Member Zermeño accepted the amendment.

It was moved by Council Member Márquez, seconded by Council Member Zermeño, and carried unanimously, to approve the resolution and ordinance with modifications to Section 7(b), section 7(j)(4), Section 7(j)(6), Section 10, Section 11, Section 12(b)(5), section 12(j)(2) and Section 12(n). The motion included removing the proposed Mobilehome fees and



**MINUTES OF THE CITY COUNCIL MEETING**  
**Council Chambers**  
**777 B Street, Hayward, CA 94541**  
**Tuesday, June 18, 2019, 7:00 p.m.**

---

bringing them back at a future meeting.

Resolution 19-136, "Resolution Authorizing the Amendment to Resolution 19-103, the Budget Resolution for the City of Hayward Operating Budget for Fiscal Year 2020, Relating to the Transfer of the Rent Review Budget Allocation in the Amount of Two Hundred and Seventy-Four Thousand Six Hundred Sixty-Eight Dollars (\$274,668) from the General Fund to the Rental Housing Program Fund; and Appropriating Three Hundred and Fifty-Nine Thousand Dollars (\$359,000) to the Rental Housing Program Fund to Cover the Cost of Administering the Residential Rent Stabilization and Tenant Protection Ordinance and the Mobile home Space Rent Stabilization Ordinance"

Introduction of Ordinance 19-\_, "Ordinance of the City of Hayward, California Adding Chapter [ ] of the Hayward Municipal Code Regarding the Residential Rent Stabilization and Tenant Protection Ordinance"

#### **CITY MANAGER'S COMMENTS**

City Manager McAdoo announced the City had been awarded almost \$1 million in Prop 47 funding for the Navigation Center.

#### **COUNCIL REPORTS AND ANNOUNCEMENTS**

Council Member Zermeño announced the 6<sup>th</sup> Annual Tennyson All America Festival at Mt. Eden Mansion on June 29, 2019.

Council Member Márquez made three announcements: the deadline to apply for service on any City Commission or KHCG Task Force was July 5, 2019; the Keep Hayward Clean and Green Task Force beautification event on June 22, 2019 at the Hayward Animal Shelter; and the Downtown Hayward Street Party on June 20, 2019.

#### **COUNCIL REFERRALS**

8. Consider an Item for Discussion on a Future City Council Agenda Regarding Providing a Down Payment Assistance Program to Hayward Residents to Purchase Their First Home in Hayward, CA (Report from Council Member Wahab) **RPT 19-313**

Council memorandum submitted by Council Member Wahab, dated June 18, 2019, was filed.

Council Member Wahab spoke about the referral memorandum and Council Members sought clarification.

It was noted that the item was on the list of future agenda items for the Homelessness Housing Task Force and it could be discussed during a Task Force meeting.

### **ADJOURNMENT**

Mayor Halliday adjourned the meeting at 12:07 a.m.

### **APPROVED**

---

Barbara Halliday  
Mayor, City of Hayward

### **ATTEST:**

---

Miriam Lens  
City Clerk, City of Hayward



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
[www.Hayward-CA.gov](http://www.Hayward-CA.gov)

---

**File #:** CONS 19-490

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** City Clerk

**SUBJECT**

Adoption of an Ordinance Adding Article 7 to Chapter 9 of the City of Hayward Municipal Code to Require Seismic Screening of Certain Residential Buildings

**RECOMMENDATION**

That the Council adopts the Ordinance introduced on June 25, 2019.

**SUMMARY**

This item entails adoption of an Ordinance adding Article 7 to Chapter 9 of the City of Hayward Municipal Code, introduced on June 25, 2019, by Council Member Mendall.

**ATTACHMENTS**

Attachment I Staff Report

Attachment II Notice of Ordinance Summary



DATE: July 2, 2019

TO: Mayor and City Council

FROM: City Clerk

SUBJECT: Adoption of an Ordinance Adding Article 7 to Chapter 9 of the City of Hayward Municipal Code to Require Seismic Screening of Certain Residential Buildings

#### RECOMMENDATION

That the Council adopts the Ordinance introduced on June 25, 2019.

#### SUMMARY

This item entails adoption of an Ordinance adding Article 7 to Chapter 9 of the Hayward Municipal Code, introduced on June 25, 2019, by Council Member Mendall.

#### BACKGROUND

The Ordinance was introduced by Council Member Mendall at the June 25, 2019, regular meeting of the City Council with the following vote:

AYES: COUNCIL MEMBERS: Zermeño, Mendall, Lamnin, Wahab, Salinas  
MAYOR Halliday

NOES: COUNCIL MEMBER: Márquez

ABSENT: NONE

ABSTAIN: NONE

#### STRATEGIC INITIATIVES

This agenda item is a routine operational item and does not relate to one of the Council's Strategic Initiatives.

#### FISCAL IMPACT

There is no fiscal impact associated with this report.

#### PUBLIC CONTACT

The summary of the Ordinance was published in the Hayward Daily Review on Friday, June 28, 2019. Adoption at this time is therefore appropriate.

NEXT STEPS

The Hayward Municipal Code and other related documents will be updated accordingly.

Prepared and Recommended by: Miriam Lens, City Clerk

Approved by:

A handwritten signature in black ink, appearing to read 'Kelly McAadoo', written in a cursive style.

---

Kelly McAadoo, City Manager

PUBLIC NOTICE OF AN INTRODUCTION OF AN ORDINANCE  
BY THE CITY COUNCIL OF THE CITY OF HAYWARD

AN ORDINANCE ADDING ARTICLE 7 TO CHAPTER 9 OF THE CITY OF HAYWARD  
MUNICIPAL CODE TO REQUIRE SEISMIC SCREENING OF CERTAIN RESIDENTIAL  
BUILDINGS

THE CITY COUNCIL OF THE CITY OF HAYWARD DOES ORDAIN AS FOLLOWS:

Section 1. Findings.

Section 2. Provisions. Article 7 as shown in Exhibit A is hereby added to Chapter 9, Building Regulations, of the Hayward Municipal Code, in order to establish a policy governing Mandatory Seismic Screening of Certain Residential Buildings.

Section 3. Severance. Should any part of this ordinance be declared by a final decision of a court or tribunal of competent jurisdiction to be unconstitutional, invalid, or beyond the authority of the City, such decision shall not affect the validity of the remainder of this authority of the city, such decision shall not affect the validity of the remainder of this ordinance, which shall continue in full force and effect, provided that the remainder of the ordinance, absent the unexcised portion, can be reasonably interpreted to give effect to the intentions of the City Council.

Section 4. Effective Date. This ordinance shall become effective thirty (30) days from the date of adoption by the City Council.

INTRODUCED at a regular meeting of the City Council of the City of Hayward, held the 25<sup>th</sup> day of June 2019, by Council Member Mendall.

This ordinance will be considered for adoption at the meeting of the Hayward City Council, to be held on July 2, 2019, at 7:00 p.m., in the Council Chambers, 777 B Street, Hayward, California. The full text of this Ordinance, including the Exhibit, is available for examination by the public in the Office of the City Clerk.

Dated: June 28, 2019  
Miriam Lens, City Clerk  
City of Hayward



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** CONS 19-458

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Development Services Director

**SUBJECT** Adopt a Resolution Confirming the Report of Non-Abatable Code Violations and Penalty Liens Associated with the Community Preservation and Rental Housing Programs

## RECOMMENDATION

That Council adopts a resolution (Attachment II) confirming the report of non-abatable code violations, and penalty liens associated with the Community Preservation and Rental Housing Programs.

## SUMMARY

The purpose of this Nuisance Abatement/Municipal Code confirmation is to consider the proposed report and filing of liens with the County Recorder's Office as a third collection tool for the Community Preservation and Rental Housing Programs. The resolution will officially confirm the properties in violation of City ordinances and will be filed with the County for recordation on property titles.

## ATTACHMENT

Attachment I	Staff Report
Attachment II	Resolution



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Development Services Director

SUBJECT: Adopt a Resolution Confirming the Report of Non-Abatable Code Violations and Penalty Liens Associated with the Community Preservation and Rental Housing Programs

#### RECOMMENDATION

That Council adopts a resolution (Attachment II) confirming the report of non-abatable code violations, and penalty liens associated with the Community Preservation and Rental Housing Programs.

#### SUMMARY

The purpose of this Nuisance Abatement/Municipal Code confirmation is to consider the proposed report and filing of liens with the County Recorder's Office as a third collection tool for the Community Preservation and Rental Housing Programs. The resolution will officially confirm the properties in violation of City ordinances and will be filed with the County for recordation on property titles.

#### BACKGROUND

Hayward's Community Preservation and Improvement Ordinance (Article 7, Chapter 5 of the Hayward Municipal Code (HMC)), otherwise known as the Community Preservation and Improvement Ordinance, makes it unlawful for Hayward property owners to allow the condition of their property to deteriorate to the point that it becomes detrimental to the public health, safety, or general welfare of the community. This includes both inhabited properties and vacant properties, whether residential or commercial. Typical violations include debris, trash, overgrown vegetation, graffiti, signs, zoning issues, abandoned and/or inoperable vehicles, and the like.

Hayward's Residential Rental Inspection Ordinance (Article 5, Chapter 9 of the Hayward Municipal Code (HMC)), otherwise known as the Residential Rental Inspection Ordinance (RRIO), creates an inspection program for residential rental units in the City. The purpose of the RRIO is to safeguard the stock of safe and sanitary rental housing by inspecting units for violations of housing and building codes. This includes all rental housing units and hotels and motels. Typical violations include housing violations such as inadequate maintenance, and unpermitted building, plumbing, electrical and mechanical work.

Hayward's Public Nuisance Ordinance (Article 1, Chapter 4 of the Hayward Municipal Code (HMC)), otherwise known as the Public Nuisance Ordinance, defines a public nuisance as anything which is injurious to health, or is indecent, offensive to the senses, or an obstruction to the free use of property that interferes with the comfortable or safe enjoyment of life or property in the community.

These ordinances provide staff an alternative method of enforcement and collections for non-abatable violations of the HMC. A condition on a property is considered non-abatable when City staff cannot perform the abatement and the property owner fails to comply with the City's requirement to perform abatement. Examples of non-abatable conditions include fence height(s) and/or structures that do not meet setback requirements, illegal structures, businesses operating without an approved use permit (if applicable) or failing to comply with Conditions of Approval of an approved use permit, parking violations, rental housing violations, and illegal units. Adoption of the resolution will authorize staff to file a lien against properties in violation with the County Recorder's Office.

This additional enforcement process does not affect or change the Administrative Hearing request process, nor the Special Assessment Process. However, this Nuisance Abatement/Municipal Code Violations lien process is an additional means of enforcement when dealing with non-abatable code violations. Staff utilizes the lien and special assessment processes independently or in conjunction to enhance compliance efforts. The lien process differs from that used for special assessments in that a violation and fee are recorded on a property's title to alert potential buyers or those with a fiduciary interest in the property, such as a lending institution, of the property violation and the need to pay a fee. The primary function of special assessments, related to action taken by Council, is to allow the City to collect past due fees via annual tax bills. Authority for this process is granted under the Community Preservation and Improvement Ordinance, Residential Rental Inspection Ordinance and Government Code Section 38773.1.

## DISCUSSION

As of the date of this report, there are nineteen (19) properties being submitted to Council for the filing of a Nuisance Abatement/Municipal Code Violations lien, as listed in Exhibit "A" in the attached resolution (Attachment II). The unpaid charges, which total \$160,647 plus any administrative costs of the County, will become liens on the property titles. When the properties are sold or refinanced, the liens must be paid.

Staff sends a minimum of three notices to the property owner in question and, if applicable, to the tenants. The first notice informs the recipient of the violation and the right to an Administrative Hearing to dispute the factual findings. The notices are sent by first class mail with proof of service. The final notice is also delivered by way of process server. The final notice details all related costs and/or fees and informs the affected parties of the opportunity to request an Administrative Hearing. The notice also encourages them to make the needed corrections(s) to bring their properties into compliance. To date, no Administrative Hearings have been requested to be heard by the City's hearing officer. A confirmed copy of the

Nuisance Abatement/Municipal Code Violations form will be sent to the owner, tenant, and lender once received from the County Recorder's Office.

#### ECONOMIC IMPACT

The filing of liens with the County Recorder's Office supports the community preservation/rental inspection programs in ensuring well maintained, safe, and sanitary neighborhoods and properties.

#### FISCAL IMPACT

There is no negative fiscal impact to the City of Hayward resulting from this action. There will be 100% cost recovery reimbursement through the lien process. To change ownership of a property, a lien must be satisfied. If the property is sold or the owner refinances, the City will receive reimbursement. All reimbursed funds are allocated to the General Fund and support the Code Enforcement Division's on-going compliance efforts.

#### STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities Strategic Initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work, and play. This item supports the following goal and objectives:

Goal 1: Improve quality of life for residents, business owners, and community members in all Hayward neighborhoods.

Objective 2: Foster a sense of place and support neighborhood pride.

Objective 4: Create resilient and sustainable neighborhoods.

#### SUSTAINABILITY FEATURES

The recommended action for this report will not directly result in physical development, the purchase of a product or service, or new policy or legislation related to sustainability. However, enforcement of the City's ordinances related to Community Preservation/Rental Housing programs, supports Hayward's 2040 General Plan in the overall goal for safe and cohesive neighborhoods through healthy communities. General Plan guidelines related to this report include Community Health and Quality of Life GOAL 5: Safe and Cohesive Neighborhoods; HQL – 5.6 Maintenance of Private Property.

#### PUBLIC CONTACT

Notice of City Council's confirmation of this report will be published in The Daily Review on July 5<sup>th</sup> and July 12<sup>th</sup>, 2019.

## NEXT STEPS

A copy of the lien list will be forwarded to the Alameda County Assessor's Office. Upon receipt, the Assessor's Office will attach the City of Hayward's fees past due and violations as a lien against each parcel. That lien will then appear on the property title until the fees have been paid and violation(s) are abated.

Prepared by: Phillip Nichols, Code Enforcement Manager

Recommended by: Laura Simpson, Development Services Director

Approved by:

A handwritten signature in black ink, appearing to read 'K. McAdoo', written over a horizontal line.

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-

Introduced by Council Member \_\_\_\_\_

RESOLUTION CONFIRMING THE REPORT AND NON-ABATABLE CODE VIOLATIONS AND PENALTIES LIENS LIST ASSOCIATED WITH THE CODE ENFORCEMENT DIVISION AND COMMUNITY PRESERVATION/RENTAL HOUSING PROGRAMS

WHEREAS, in connection with the Code Enforcement Division, Community Preservation/Rental Housing Programs, the Code Enforcement Manager has rendered an itemized report (“the Report”, attached as Exhibit “A”) in writing to the City Council showing the Community Preservation/Residential Rental Inspections and Zoning Ordinance non-abatable code violations and related fines, fees, penalties and lien costs for certain properties in the City of Hayward described in the Report; and

WHEREAS, the hour of 7:00 p.m. on Tuesday, July 2, 2019, in the Council Chambers, City Hall, 777 B Street, Hayward, California, was fixed as the time and place for the City Council to confirm the Report, as published and noticed in the manner required by Section 5-7.110 of the Municipal Code; and

WHEREAS, the Report was presented at the time and place fixed, and the City Council has considered the report and all comments with respect thereto.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward confirms, except as may be amended by Council, the Report of the Code Enforcement Manager of the City of Hayward Code Enforcement Division, Community Preservation/Rental Housing Programs on costs and non-abatable ordinance violations associated with the properties described in the Report.

BE IT FURTHER RESOLVED that payments of all fines, fees, penalties and lien costs confirmed hereby may be received by the City of Hayward Finance Director within ten days from the date of this resolution and thereafter such official shall transmit the unpaid charges to the County Recorder’s Office for a Nuisance Abatement lien on said property(s) listed in Report.

IN COUNCIL, HAYWARD, CALIFORNIA JULY 2, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES:           COUNCIL MEMBERS:  
                  MAYOR:

NOES:           COUNCIL MEMBERS:

ABSTAIN:       COUNCIL MEMBERS:

ABSENT:        COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
          City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward

## Exhibit "A"

	Address/Lien Amount		Zoning/Violation
1.	22755 6 <sup>th</sup> St. CE 17-3110	\$6,489	Single Family Residential (RS) Unpermitted construction.
2.	2010 B St. CE 17-3403	\$10,941	Commercial Office (CO) Unpermitted construction & Zoning Violation Use Permit(s).
3.	27813 Biscayne Ave. CE 17-2972	\$10,941	Single Family Residential (RS) Unpermitted construction.
4.	3760 Depot Rd. CE17-2520	\$13,167	Industrial Zone (I) Unpermitted construction & Zoning Violation Use Permit(s).
5.	22524 Fuller Ave. CE 18-1132	\$6,489	Single Family Residential (RS) Unpermitted construction.
6.	22421 Fuller Ave. CE16-3177	\$10,041	Single Family Residential Zone (RS) Unpermitted construction
7.	27126 Grand View Ave. CE 18-0001	\$6,489	Single Family Residential (RS) Unpermitted grading & Public nuisance
8.	26797 Lauderdale Ave. CE 17-2819	\$6,489	Single Family Residential Zone (RS) Unpermitted construction
9.	936 Lucia Ct. CE 18-0178	\$6489.	Single Family Residential Zone (RS) Unpermitted construction
10.	27905 Mandarin Ave. CE-18-0978	\$6,489	Single Family Residential Zone (RS) Unpermitted construction.
11.	27893 Mandarin Ave. CE 18-2226	\$6,489	Single Family Residential (RS) Unpermitted construction & Zoning Violation
12.	22765 Marolyn Ct CE-18-2581	\$6,489	Single Family Residential (RS) Unsafe Structure

ATTACHMENT II

13.	27007 Parkside Dr. CE 17-3532	\$6,489	Single Family Residential (RS) Unpermitted construction.
14.	29565 Ruus Rd. CE 17-2560	\$13,167	Industrial Zone (I) Unpermitted construction & Public Nuisance
15.	31162 San Clemente Ste #104. CE17-3313	\$10,941	Industrial Zone (I) Unpermitted construction & Public Nuisance
16.	1271 Terrace Ave CE 18-1271	\$6,489	Medium Density Residential Zone (RM) Unpermitted construction
17.	26518 Underwood Ave. CE 17-3267	\$6,889	Single Family Residential Zone (RS) Unpermitted construction & Zoning Violation – garage conversion.
18.	21680 Westfield Ave. CE 17-2911	\$10,941	Single Family Residential Zone (RS) Unpermitted construction & Public Nuisance
19.	1659 Whipple Rd. Ste # 1. CE 17-0414	\$8,730	Industrial Zone (I) Unpermitted construction.

## SUMMARY CHART

1.	22755 6th St.	\$6,489
2.	2010 B St.	\$10,941
3.	27813 Biscayne Ave.	\$10,941
4.	3760 Depot Rd.	\$13,167
5.	22524 Fuller Ave.	\$6,489
6.	22421 Fuller Ave.	\$10,041
7.	27126 Grand View Ave.	\$6,489
8.	26797 Lauderdale Ave.	\$6,489
9.	936 Lucia Ct.	\$6,489
10.	27905 Mandarin Ave.	\$6,489
11.	27893 Mandarin Ave.	\$6,489
12.	22765 Marolyn Ct.	\$6,489
13.	27007 Parkside Dr.	\$6,489
14.	29565 Ruus Rd.	\$13,167
15.	31162 San Clemente St. # 104	\$10,941
16.	1271 Terrace Ave.	\$6,489
17.	26518 Underwood Ave.	\$6,889
18.	21680 Westfield Ave.	\$10,941
19.	1659 Whipple Rd. #1	\$8,730
	TOTAL	\$160,647



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** CONS 19-461

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Development Services

**SUBJECT**

Adopt a Resolution Confirming the Report and Special Assessment for Past Due Residential Rental Inspection Program Fees for the Period from January 1, 2018 Through May 4, 2019 and Authorize the Assessment to Become a Special Assessment Against the Properties if Not Paid on or Before August 1, 2019

**RECOMMENDATION**

That Council adopts a resolution (Attachment II) confirming the report and assessments for overdue Residential Rental Inspection program fees for the period from January 1, 2018 through May 4, 2019 (Attachment III) and authorizing the assessments to become a special assessment against the properties if not paid on or before August 1, 2019.

**SUMMARY**

The purpose of the Special Assessment confirmation is to consider the proposed report and assessment list for unpaid residential rental inspection program fees and to determine whether a special assessment should be placed on these properties if fees are not paid on or before August 1, 2019.

**ATTACHMENTS**

- Attachment I Staff Report
- Attachment II Resolution
- Attachment III Rental Housing Fees and Penalties Past Due



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Director of Development Services

SUBJECT: Adopt a Resolution Confirming the Report and Special Assessment for Past Due Residential Rental Inspection Program Fees for the Period from January 1, 2018 Through May 4, 2019 and Authorize the Assessment to Become a Special Assessment Against the Properties if Not Paid on or Before August 1, 2019

#### RECOMMENDATION

That Council adopts a resolution (Attachment II) confirming the report and assessments for overdue Residential Rental Inspection program fees for the period from January 1, 2018 through May 4, 2019 (Attachment III) and authorizing the assessments to become a special assessment against the properties if not paid on or before August 1, 2019.

#### SUMMARY

The purpose of the Special Assessment confirmation is to consider the proposed report and assessment list for unpaid residential rental inspection program fees and to determine whether a special assessment should be placed on these properties if fees are not paid on or before August 1, 2019.

#### BACKGROUND

The Residential Rental Inspection Ordinance (“Ordinance”), codified in Article 5, Chapter 9 of the Hayward Municipal Code (“HMC”), creates an inspection program for residential rental units in the City. The purpose of the Ordinance is to safeguard the stock of safe and sanitary rental housing by inspecting units for violations of housing and building codes.

The Ordinance provides a process for the inspection of units, notification to property owners, and the imposition of fees/penalties and charges. When a violation has been identified at a property, the City provides a correction notice to the owner identifying the violation(s). If the violation is not corrected by the owner, the Ordinance authorizes fee and penalty charges for any inspection or re-inspection performed. Once the owner has exhausted his or her administrative hearing rights, the owner must pay any fees and penalty charges. If those costs are not paid in full prior to the August deadline each year, the unpaid fees and/or charges are scheduled for special assessment against the property once confirmed and authorized by Council resolution.

## DISCUSSION

The costs comprising the special assessment charges were calculated pursuant to the City's Master Fee Schedule. The costs that make up the special assessment charges were calculated pursuant to the City's Master Fee Schedule. Fines and fees include: annual fees; failed re-inspection(s) fees; abatement related costs; contractor fees; subsequent violation(s); liens; and past due fees.

As of the date of this writing, there are 398 properties with overdue rental inspection bills that total \$128,505.24. The accounts receivable list is attached as Attachment II.

The unpaid charges, plus any administrative costs of the City and County, will become a special assessment against the property and will appear on the property owners' November tax bills. Notices sent by mail with proof of service, were mailed to each property owner, in accordance with the Ordinance. Property owners were given an opportunity for an Administrative Hearing to dispute the factual findings and/or assessment of fees. Three Administrative and/or Special Assessment Hearings were requested and conducted for the period from January 1, 2018 through May 4, 2019. As of the writing of this report, no requests have been recently filed. Additionally, after three past due invoices were mailed to the property owners, a Final Notice was sent by certified mail on June 14, 2019 advising the property owners of the impending assessment against their property pursuant to Government Code Section 38773.5.

## ECONOMIC IMPACT

The collection of un-paid fees supports the residential rental inspection program in ensuring well maintained, safe, and sanitary neighborhoods and properties.

## FISCAL IMPACT

There is no fiscal impact to the City of Hayward associated with processing such overdue bills, as City costs are reimbursed through special assessment or other collection processes; all special assessment costs are collected along with lien amounts on individual tax bills. Collection of these fees also helps minimize the General Fund subsidy to this program and reduces unrecoverable costs of conducting inspections associated with the City's Rental Housing Inspection Program because they represent fees assessed for staff time related to enforcement actions. The City of Hayward annually receives two special assessment allocations from the county, one in December and one in April.

## STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities Strategic Initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work, and play. This item supports the following goal and objectives:

Goal 1: Improve quality of life for residents, business owners, and community members in all Hayward neighborhoods.

Objective 2: Foster a sense of place and support neighborhood pride.

Objective 4: Create resilient and sustainable neighborhoods.

## SUSTAINABILITY FEATURES

The recommended action for this report will not directly result in physical development, the purchase of a product or service, or new policy or legislation related to sustainability. However, enforcement of the City's ordinances related to Community Preservation/Rental Housing programs, supports Hayward's 2040 General Plan in the overall goal for safe and cohesive neighborhoods through healthy communities. General Plan guidelines related to this report include Community Health and Quality of Life: GOAL 5: Safe and Cohesive Neighborhoods; HQL – 5.6 Maintenance of Private Property

## PUBLIC CONTACT

Notice of City Council's confirmation of this report will be published in the Daily Review on July 5th, & 12th 2019. In addition, all first invoices include specific language giving the property owner an opportunity for a Special Assessment Hearing to contest the fees and/or penalties and encouraging them to pay their bills to minimize additional fees and to avoid being placed on the proposed assessment list. As mentioned above, staff conducted three administrative hearings regarding rental inspection assessments. Property owners have until August 1, 2019 to pay all outstanding fees.

## NEXT STEPS

A copy of the Special Assessment List will be forwarded by the City of Hayward's Revenue Division to the Alameda County Assessor's Office. Upon receipt, the Assessor's Office will attach the City of Hayward's fees past due as a special assessment against each parcel. That assessment will then appear on the property owners' November 2019 property tax bill for collection. When the County Assessor receives the tax payment, the City of Hayward will be reimbursed by the Assessor's Office typically after payment of the second installment in April of the following year.

Prepared by: Phillip Nichols, Code Enforcement Manager

Recommended by: Laura Simpson, Development Services Director

Approved by:

A handwritten signature in black ink, appearing to read 'K. McAdoo', written in a cursive style.

---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19 -

Introduced by Council Member

RESOLUTION CONFIRMING THE REPORT AND SPECIAL ASSESSMENT LIST AND AUTHORIZING TRANSMITTAL OF ASSESSMENTS TO THE COUNTY AUDITOR FOR COLLECTION ASSOCIATED WITH OVERDUE RESIDENTIAL RENTAL INSPECTION AND PROGRAM FEES FOR CALENDAR YEAR JANUARY 1, 2018 THROUGH MAY 4, 2019

WHEREAS, in connection with the City of Hayward Residential Rental Inspection Program, the Code Enforcement Manager has rendered an itemized report herein referred to as an assessment list, specifying the date and nature of inspections performed, the amount of unpaid program and other fees and penalty charges imposed in calendar year 2018 and through May 4, 2019, and the names and addresses of owners of inspected rental units, including hotel and motel units, all as required by section 9-5.503 of the Municipal Code of the City of Hayward; and

WHEREAS, the hour of 7:00 p.m. on Tuesday, July 2, 2019, in the Council Chambers, City Hall, 777 B Street, Hayward, California, was fixed as the time and place for this Council to receive and consider the report, and a copy of the report has been posted and published in the manner required by section 9-5.504 of the Municipal Code; and

WHEREAS, the hearing was held at the time and place fixed, and the City Council has considered the report and assessment list and all comments with respect thereto.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Hayward that, except as amended by Council, the report of the Code Enforcement Manager of the Code Enforcement Division on the cost of causing the correction, repair, or abatement of violations on the properties therein described, a copy of which is attached hereto, is hereby confirmed.

BE IT FURTHER RESOLVED that payments of assessments confirmed hereby may be received by the City of Hayward Finance Director up to the hour of 5:00 p.m. on August 1, 2019, and thereafter, the Finance Director shall transmit the unpaid assessments to the County Auditor for collection on the property tax roll.

IN COUNCIL, HAYWARD, CALIFORNIA JULY 2, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES:           COUNCIL MEMBERS:  
                  MAYOR:

NOES:           COUNCIL MEMBERS:

ABSTAIN:       COUNCIL MEMBERS:

ABSENT:        COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
          City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

<b>I</b>	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
1-	340626	ALVARO ELIZABETH & ROBERTO I	427-0051-021-00	22814 KINGS CT	Code Enforcement Case: 17-2151 RENTAL HOUSING: 22814 KINGS CT (2 UNITS)	\$ 583.16
2-	340953	ALVARO ELIZABETH & ROBERTO I	427-0051-021-00	22814 KINGS CT	Code Enforcement Case: 17-2151 RENTAL HOUSING: 22814 KINGS CT (2 UNITS)	\$ 1,021.82
3-	342629	BIN ZHAO	456-0037-201-00	2489 ARF AVE	Code Enforcement Case: 18-2735 RENTAL HOUSING: 2489 ARF AVE	\$ 2,184.79
4-	340509	BONETE, JOSE A	455-0008-062-00	26318 PETERMAN AVE	Code Enforcement Case: 17-3405 RENTAL HOUSING: 26318 PETERMAN AVE	\$ 1,855.16
5-	342601	CORRALES, ERIC A & JOWANDA	428-0041-079-00	697 SUNSET BLVD	Code Enforcement Case: 18-2781 RENTAL HOUSING: 697 SUNSET BLVD	\$ 367.15
6-	340937	DAVID K YOUNG/MARGARITA M YOUNG	453-0045-045-00	27086 MANON AVE	Code Enforcement Case: 18-1927 RENTAL HOUSING: 27086 MANON AVE 5-B	\$ 416.20
7-	342490	ERTOZ LEVENT & GWENN TRS	432-0028-152-00	21788 THELMA ST	Code Enforcement Case: 18-2101 RENTAL HOUSING 21788 THELMA ST	\$ 2,015.47
8-	341098	FEREEN BI	464-0005-081-00	27843 LANAI CT	Code Enforcement Case: 18-1863 RENTAL HOUSING: 27843 LANAI CT	\$ 384.50
9-	340492	FLORES ALBERTINA & NAEEM AKRAM	452-0084-060-00	28203 E 13TH ST	Code Enforcement Case: 15-3621 RENTAL HOUSING: 28203 E 13TH ST	\$ 2,103.20
10-	340940	FLORES ALBERTINA & NAEEM AKRAM	452-0084-060-00	28203 E 13TH ST	Code Enforcement Case: 15-3621 RENTAL HOUSING: 28203 E 13TH ST	\$ 2,128.20
11-	340707	FLORES ALBERTINA & NAEEM AKRAM	452-0084-060-00	28203 E 13TH ST	Code Enforcement Case: 15-3621 RENTAL HOUSING: 28203 E 13TH ST	\$ 2,153.10
12-	342622	J&J PROPERTY INVESTMENT LLC	428-0031-026-00	22110 MISSION BLVD	Code Enforcement Case: 18-3103 RENTAL HOUSING: 22110 MISSION BLVD A	\$ 893.47
13-	342660	KARIM SOHAIL	444-0057-033-00	692 BERRY AVE	Code Enforcement Case: 18-2909 RENTAL HOUSING: 688 BERRY AVE	\$ 712.05
14-	340354	KHAN ZULQARNAIN	432-0036-034-00	22192 S GARDEN AVE	Code Enforcement Case: 15-3698 RENTAL HOUSING: 22208 S GARDEN AVE	\$ 416.05
15-	340500	KHAN ZULQARNAIN	453-0095-007-06	27673 LEIDIG CT	Code Enforcement Case: 18-1428 RENTAL HOUSING: 27677 LEIDIG CT #5	\$ 407.20
16-	340782	LOPEZ, JESUS M & MARTHA S	454-0015-035-00	25887 STANWOOD AVE	Code Enforcement Case: 18-1414 RENTAL HOUSING: 25887 STANWOOD AVE	\$ 425.10
17-	341095	MARTINEZ, DULCE M & MURILLO JOSE A	431-0052-092-00	24024 PARK ST	Code Enforcement Case: 18-0545 RENTAL HOUSING: 24024 PARK ST	\$ 416.20
18-	342593	NUNES DENNIS A	443-0085-012-02	25135 HUNTWOOD AVE	Code Enforcement Case: 19-0081 RENTAL HOUSING: 25135 HUNTWOOD AVE	\$ 367.15
19-	340506	PALMA, ISABEL K	464-0020-019-00	27696 SEMINOLE WAY	Code Enforcement Case: 17-2060 RENTAL HOUSING: 27696 SEMINOLE WAY	\$ 375.80
20-	341094	PRASAD, VIMIL C	428-0051-034-00	783 SMALLEY AVE	Code Enforcement Case: 18-1601 RENTAL HOUSING: 785 SMALLEY AVE	\$ 416.20

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

<b>I</b>	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
21-	342621	PRIMO FARMS	444-0021-030-00	425 SYCAMORE AVE	Code Enforcement Case: 18-2541 RENTAL HOUSING: 425 SYCAMORE AVE	\$ 4,651.15
22-	341100	R.W. ZUKIN	444-0054-050-02	550 BERRY AVE	Code Enforcement Case: 18-2098 RENTAL HOUSING: 550 BERRY AVE 25	\$ 593.82
23-	340538	RAMOS EVELIN CORTES & REYES ALBERTO	427-0021-028-00	1204 D ST	Code Enforcement Case: 18-1173 RENTAL HOUSING: 1204 D ST	\$ 407.20
24-	341096	SANGHA GURJANT S & KAUR NARINDER P TRS	455-0072-030-00	27764 LOYOLA AVE	Code Enforcement Case: 18-1363 RENTAL HOUSING: 27764 LOYOLA AVE	\$ 416.20
25-	340708	SHARMA SHALABH & LOSKUTOVA OLGA	455-0068-111-00	27690 CLIFFWOOD AVE	Code Enforcement Case: 18-1003 RENTAL HOUSING: 27690 CLIFFWOOD AVE	\$ 425.10
26-	342798	SURDEZ, STEVEN P & CATHY L TRS	454-0060-018-01	26655 GADING RD	Code Enforcement Case: 18-0387 RENTAL HOUSING: 26655 GADING RD (34 units)	\$ 350.00
27-	340614	SURDEZ, STEVEN P & CATHY L TRS	454-0060-018-01	26655 GADING RD	Code Enforcement Case: 18-0387 RENTAL HOUSING: 26655 GADING RD (34 UNITS)	\$ 407.20
28-	341097	TSAWYER 9 LP	431-0040-058-02	22815 GRAND ST	Code Enforcement Case: 18-1749 RENTAL HOUSING: 22815 GRAND ST 13	\$ 593.82
29-	340395	TURNER LEE A TR	428-0056-042-00	22444 MISSION BLVD	Code Enforcement Case: 18-0329 RENTAL HOUSING: 22444 MISSION BLVD	\$ 416.05
30-	341107	YOUNG, DAVID K & MARGARITA M TRS	078C-0437-007-03	338 INDUSTRIAL PKWY	Code Enforcement Case: 17-3367 RENTAL HOUSING: 340 INDUSTRIAL PKWY A101	\$ 1,872.52
31-	342627	YOUNG, DAVID K & MARGARITA M TRS	078C-0437-007-03	27086 MANON AVE	Code Enforcement Case: 17-3367 RENTAL HOUSING: 340 INDUSTRIAL PKWY A101	\$ 1,999.15
32-	342489	YOUNG, DAVID K & MARGARITA M TRS	078C-0437-007-03	338 INDUSTRIAL PKWY	Code Enforcement Case: 17-3367 RENTAL HOUSING: 340 INDUSTRIAL PKWY A101	\$ 3,988.15
33-	342287	YOUNG, DAVID K & MARGARITA M TRS	078C-0437-007-03	338 INDUSTRIAL PKWY	Code Enforcement Case: 17-3367 RENTAL HOUSING: 340 INDUSTRIAL PKWY A101	\$ 4,032.30
34-	340948	YOUNG, DAVID K & MARGARITA M TRS	078C-0437-007-03	338 INDUSTRIAL PKWY	Code Enforcement Case: 17-3367 RENTAL HOUSING: 340 INDUSTRIAL PKWY A101	\$ 4,214.70
35-	341680	YOUNG, DAVID K & MARGARITA M TRS	078C-0437-007-03	338 INDUSTRIAL PKWY	Code Enforcement Case: 17-3367 RENTAL HOUSING: 340 INDUSTRIAL PKWY	\$ 8,299.05
36-	342616	YOUNG, DAVID K & MARGARITA M TRS	453-0045-045-00	338 INDUSTRIAL PKWY	Code Enforcement Case: 18-1927 RENTAL HOUSING: 27086 MANON AVE 5-B	\$ 1,999.15
37-	342300	YOUNG, DAVID K & MARGARITA M TRS	453-0045-045-00	27086 MANON AVE	Code Enforcement Case: 18-1927 RENTAL HOUSING: 27086 MANON AVE 5-B	\$ 8,358.30
38-	340931	YOUNG, DAVID K & MARGARITA M TRS & DAVID	444-0036-018-00	795 SYCAMORE AVE	Code Enforcement Case: 17-0333 RENTAL HOUSING: 795 SYCAMORE AVE 18	\$ 2,128.20
39-	341679	YOUNG, DAVID K & MARGARITA M TRS & DAVID	444-0036-018-00	795 SYCAMORE AVE	Code Enforcement Case: 17-0333 RENTAL HOUSING: 795 SYCAMORE AVE	\$ 4,165.05

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

I	Invoice No.	Property Owner Name	Assessor's Parcel No.	Property Address	Invoice Description	Balance Due
40-	342821	ZHENG WEIWEI	453-0045-066-00	26897 HUNTWOOD AVE 11	Code Enforcement Case: 18-3071 RENTAL HOUSING: 26897 HUNTWOOD AVE #11	\$ 750.00
41-	342791	ZHONG ZEHUI & MA LEQUN	444-0036-064-00	24524 ONEIL AVE	Code Enforcement Case: 15-2925 RENTAL HOUSING: 24524 ONEIL AVE	\$ 1,950.00
<b>TOTAL RENTAL HOUSING INSPECTION INVOICES:</b>						<b>\$71,659.08</b>
42-	100426	23924 2ND STREET LLC	426-0200-011-00	23924 2ND ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 671.60
43-	100437	29SC HAYWARD BERRY LP	444-0054-050-02	550 BERRY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 982.68
44-	100470	ACOSTA ANTONIO H	428-0006-025-00	796 SUNSET BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
45-	100480	ADEEB IHSANULLAH	456-0037-071-00	27718 DEL NORTE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
46-	100505	ALAMEDA KIMBERLY	431-0052-042-01	22928 ALICE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
47-	100529	ALEXANDER REALTY LLC	427-0016-030-00	1245 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
48-	100562	ALLEN STEPHANIE L TR	427-0021-032-00	1223 D ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
49-	100559	ALLEN URIAH J	445-0050-007-00	24315 2ND ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
50-	100569	ALONSO DONNA J	078G-2782-016-00	50 GENEVA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
51-	100573	ALRIASHI FAWAZ N	444-0024-018-00	494 RAMOS AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
52-	100585	ALVARO LLC	427-0051-021-00	22814 KINGS CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
53-	100586	ALVARO LLC	455-0026-011-08	2037 ALDENGATE WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
54-	100592	ALVIAR ROBERT B & LUCIA L	078G-2714-011-00	322 NASSAU LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
55-	100624	ANDRADE ARNOLD & JOAN C	428-0021-045-00	1124 REX RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
56-	100626	ANDRE STEPHEN M & KATHLEEN D	444-0042-053-00	494 ORCHARD AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
57-	100670	ASHBY STEVE L	452-0068-092-00	27510 E 10TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
58-	100673	ASHOUR JAMIL	425-0390-036-00	25676 UNIVERSITY CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
59-	100695	AZARMEHR SHAHIN & NANAZARMEHR LIXIN	078C-0411-002-00	28344 COLE PL	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
60-	100709	BAI BO	431-0108-200-00	576 STALEY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
61-	100742	BARAKZOY MOSTAFA G	465-0071-022-00	521 SPALDING ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
62-	100751	BARRERA MOISES & GRISELDA L	428-0026-024-00	22240 MAIN ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
63-	100762	BASTO CARMINA A	432-0024-010-00	953 SUEIRRO ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
64-	100771	BAUTISTA GERTRUDE	453-0005-062-12	25960 GADING RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
65-	100775	BAY AREA EXECUTIVE RE & DEV GROUP INC	445-0120-002-00	1222 TIEGEN DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
66-	100791	BERA KIMBERLY TR	078C-0411-026-00	103 MAY CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
67-	100799	BERNSTEIN ELLIOTT L & CANG JIAN	427-0026-069-00	1389 C ST 2	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
68-	100832	BI YINGWEN	463-0005-009-00	28299 SPARROW RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
69-	100863	BLUNDELL SOLON F & ZHOU HUI	415-0252-357-00	21228 GARY DR 203	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
70-	100895	BOYD ELSIE	432-0064-025-00	937 LONGWOOD AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

I	Invoice No.	Property Owner Name	Assessor's Parcel No.	Property Address	Invoice Description	Balance Due
71-	100896	BOYD ELSIE	444-0051-128-04	25186 MUIR ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 160.54
72-	100894	BOYD HANSON Z	455-0026-011-03	2123 ALDENGATE WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
73-	100897	BOYKINS SHERYL L	442-0051-119-00	25000 COPA DEL ORO DR 204	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
74-	100920	BRISENO TOMAS G JR & GREGORIO E	452-0084-102-00	28457 E 13TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
75-	100938	BUENROSTRO SERVANDO & PAULA	444-0024-085-00	475 RAMOS AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
76-	100939	BUENROSTRO SERVANDO Z & PAULA	431-0008-027-00	393 SMALLEY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
77-	100947	BULLOCK SUKI TR	431-0076-012-00	22923 FULLER AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
78-	100948	BULLOCK SUKI TR	455-0060-012-00	27583 ORLANDO AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
79-	101020	CAO THERESA & THERESA	456-0046-116-00	2583 TAHOE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
80-	101021	CAO THERESA T & TRAN HANH H	456-0038-077-00	27741 HUMMINGBIRD CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
81-	101029	CARDOZE MICHAEL D TR	444-0066-007-00	363 BERRY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
82-	101039	CARRANCHO LINDA D & ANTONIO M	078C-0643-010-00	837 KELLOGG AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
83-	101040	CARRASCO GUADALUPE & GUADALUPE	431-0036-017-00	452 C ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
84-	101068	CEDAR JOSHUA C & ALVART S TRS	085A-6423-019-00	28827 BAY HEIGHTS RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
85-	101073	CEREMELLO MICHAEL J JR	427-0006-039-00	22863 2ND ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 227.20
86-	101088	CHAMPERY RENTAL REO LLC	427-0046-008-02	22811 5TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
87-	101097	CHAN WAI S & CHEUNG KWAI H	426-0080-098-00	1775 PANDA WAY 101	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
88-	101149	CHAVEZ LUIS E & ROSA V	455-0012-016-00	26660 CHIPLAY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
89-	101199	CHEN XINQIANG	444-0063-058-00	25231 WHITMAN ST 102	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
90-	101177	CHEN YINGYUAN	442-0065-145-00	25825 BELHAVEN ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
91-	101222	CHERESA WRIGHT	445-0010-026-00	1140 WALPERT ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
92-	101244	CHEUNG HOEY WINI	078G-2732-031-00	31011 EVERETT CT 11	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
93-	101255	CHHABRA MANINDER & CIPA	442-0071-308-00	1234 STANHOPE LN 163	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
94-	101256	CHHADDVA HANSA V & GOGRI MAHESH	428-0066-022-00	22642 MISSION BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
95-	101300	CHO YU K & AMY A & MUN C	444-0039-002-00	527 SYCAMORE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
96-	101301	CHOGA ANTONIO O & MARY F	432-0040-007-00	630 TEHAMA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
97-	101314	CHOPRA PRAVESH	442-0071-173-00	1280 STANHOPE LN 345	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
98-	101345	CHU RICHARD & CHEN YU B ETAL	428-0041-083-00	675 SUNSET BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
99-	101371	CLARK L P	453-0040-086-00	643 FOSTER CT 3	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
100-	101387	COLLIER DERRICK L	441-0098-084-00	1986 BARTON WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
101-	101442	COSTA SANDRA L	078G-2941-018-00	643 TINA WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
102-	101456	CRAYER BRUCE A & CHRISTINE TRS & CRAYER	444-0009-028-00	24159 MAGNA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
103-	101462	CROW LAURA M & RYAN C	428-0021-030-00	1115 OAKVIEW AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
104-	101463	CROWD FUND INVESTMENT GROUP LLC	456-0026-043-00	27479 BAHAMA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
105-	101509	DANG LINH & VU KIM	452-0008-055-00	26171 MOCINE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
106-	101518	DANIELS DWIGHT	078C-0434-006-04	249 VALLE VISTA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
107-	101540	DEANDA ANITA H & AUGUSTIN P	431-0056-031-01	389 MEEK AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
108-	101542	DEANDA MARIA M & RUBEN	453-0030-002-02	26714 PATRICK AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 182.76
109-	101567	DELACRUZ NATHANIEL	431-0112-080-00	157 BURBANK ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
110-	101572	DELEON VICTOR & IMELDA	078G-2784-017-00	32295 ITHACA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
111-	101581	DELVILLAR MARTHA A	456-0037-100-00	27747 DEL NORTE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
112-	101583	DEMIGUEL FRANK A & GRACE E	428-0051-087-00	722 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 404.96
113-	101591	DENG LILY	453-0040-078-00	630 FOSTER CT 4	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
114-	101595	DEOL JASPAL S & CHEEMA DILPREET K	454-0055-095-00	1232 HENDERSON LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
115-	101607	DEUTSCHE BANK TRUST CO AMERIC	456-0036-087-00	2459 OLIVER DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
116-	101611	DEVNANI MANOJ	453-0035-018-00	708 PARDEE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
117-	101615	DHA ONKAR & DOSANJH NARI	431-0052-067-00	320 WINTON AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
118-	101640	DIAZ NOE & ESMERALDA	431-0052-070-00	24056 DOTSON CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
119-	101650	DIL AHAD & KRISTIN	442-0051-132-00	25228 COPA DEL ORO DR 101	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
120-	101652	DILLARD RAY & SYBIL	431-0072-064-00	23665 FULLER AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
121-	101653	DILLING ELAINE A	432-0064-160-00	22760 CORKWOOD ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
122-	101719	DU WEI	431-0107-040-00	1012 OLD OAK LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
123-	101750	DUONG VINH & HUYNH NGAN K	452-0052-059-00	27036 WHITMAN ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
124-	101786	ELDRIDGE LORI J	445-0060-053-00	1462 HIGHLAND BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
125-	101814	ERTOZ LEVENT & GWENN TRS	432-0028-149-00	21824 THELMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
126-	101815	ERTOZ LEVENT & GWENN TRS	432-0028-150-00	21812 THELMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
127-	101816	ERTOZ LEVENT & GWENN TRS	432-0028-151-00	21800 THELMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
128-	101817	ERTOZ LEVENT & GWENN TRS	432-0028-152-00	21788 THELMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
129-	101824	ESPINOZA FRANCISCO G	416-0170-033-00	22808 UPLAND WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
130-	101837	EVANS JUANITA	083-0220-097-00	29983 VANDERBILT ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
131-	101844	FABIONAR JOSELITO C & JOCELYN V	083-0223-003-00	730 GLENEAGLE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
132-	101850	FAJARDO CYNTHIA A & EMIL T	442-0051-105-00	25090 COPA DEL ORO DR 204	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
133-	101851	████████████████████	427-0016-038-00	████████████████████	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
134-	101882	FERNANDES LOUISE M. TR	427-0026-028-00	22810 HIGH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
135-	101883	FERNANDEZ DANILO C HEIRS OF EST	456-0042-005-00	2525 TAHOE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
136-	101893	FERREIRA NICANDRA ETAL	453-0060-036-02	27410 TYRRELL AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
137-	101897	FIANDOR MICHAEL & THERESA TRS	444-0075-034-00	472 CUSTER RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
138-	101900	FIERRO CLAUDIO & MEMBRILA GUILLERMO F ET	453-0030-021-18	26875 TYRRELL AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
139-	101907	FIGUEROA SONIA E & WILMER J	464-0122-109-00	1511 WELFORD CIR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
140-	101965	FONG BENNY	078G-2940-007-01	31584 HUGH WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
141-	101975	FOREMAN SUSAN S TR	464-0020-072-00	27691 HAVANA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
142-	101978	FORTE FRANK & MCNEAL GAYNELL	416-0150-020-00	22770 TEMPLETON ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
143-	101979	FORTNER NOLEN JR & ANGELITA	078G-2757-005-00	472 MEDINAH CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
144-	101986	FOUST CECILIA & FOUST CECILIA TR	083-0251-099-00	596 GARIN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 138.32
145-	102036	FURMANOV YURY	445-0040-013-00	1164 TIEGEN DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
146-	102050	GAHAGAN GREGORY G	452-0084-030-01	28376 E 10TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
147-	102052	GALARSA SHARON L	463-0007-063-00	1768 OSAGE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
148-	102055	GALBREATH JAMES R TR	454-0060-155-00	26884 LAKEWOOD WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
149-	102072	GANGADI GOVINDA & VONTELA REKHA TRS	453-0045-059-00	26897 HUNTWOOD AVE 4	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
150-	102079	GAO DONGWEI & FAN XIAOQING	428-0082-075-00	22650 TOWN DR 3	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
151-	102083	GARCIA JUAN & MARIA D	432-0040-031-00	22723 HAPPYLAND AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
152-	102110	GARCIA ROBERT A	454-0030-067-00	26409 CASCADE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
153-	102088	GARCIA TRINIDAD C	415-0190-043-05	21942 ROCKFORD RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
154-	102089	GARCIA WILFREDO E & RIOS ERICKA M	441-0031-051-00	2623 CRYER ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
155-	102120	GAUBA DINESH & DOBEE SHEILA	453-0050-134-00	27162 TAMPA AVE 76	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
156-	102122	GAUDIOSO EMMANUEL & ARLENE	456-0037-124-00	27703 DEL NORTE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
157-	102141	GIANG HUNG V DU NGA A	456-0017-018-00	2398 BERMUDA LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
158-	102148	GIBSON WILLIAM SR & LENISE L	078C-0432-002-07	29017 DIXON ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
159-	102155	GILMETE JOSEPH J SR TR	444-0051-023-00	25023 MUIR ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
160-	102201	GONZALEZ GARY P & MARY E	463-0001-010-00	2309 CATALPA WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
161-	102194	GONZALEZ PEDRO & MARISOL	431-0092-006-00	22503 SONOMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
162-	102250	GRAND C LP	431-0040-067-00	22645 GRAND ST 2	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 1,338.20
163-	102255	GRAYS ALLANTE	445-0140-034-00	24477 LEONA DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
164-	102273	GRIFFITHS CRAIG S & ANNA L	428-0011-026-00	926 ROSE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
165-	102287	GUADALAJARA ENTERPRISES INC	431-0036-011-00	485 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 138.32
166-	102300	GUO CHENG L	464-0010-048-00	27959 POMPANO AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
167-	102313	GUTIERRES JOSEPH SR & LILLIAN	431-0008-044-00	442 A ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
168-	102329	GUZZETTI MARIE TRUST	453-0030-020-18	26775 TYRRELL AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
169-	102341	HABIB ASEF M & GULNAR TRS	465-0060-002-00	29265 VAGABOND LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
170-	102353	HAIDAIRI GRANA	083-0465-019-00	29599 VANDERBILT ST 104	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
171-	102355	HAIDER MOHAMMAD J	453-0040-009-04	478 SCHAFFER RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
172-	102360	HAMPTON KEVIN	428-0021-046-01	1118 REX RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
173-	102361	HAN HEUNG S & JOH SUNG J	445-0001-050-00	945 FLETCHER LN D326	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
174-	102401	HASSAN SHAHIDA P	441-0097-070-00	24453 CALAVERAS RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
175-	102411	HAYWARD VILLA	453-0075-001-04	27300 CREEK RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 738.26
176-	102412	HAYWARD VILLA	453-0075-004-06	27463 CREEK RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 1,004.90
177-	102421	HE WENBIN & LIN MIN	431-0108-167-00	600 STALEY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
178-	102422	HE ZHEE F & YEUNG WING Y	464-0050-024-00	27830 THACKERAY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
179-	102440	HERNANDEZ EDUARDO & JOSE U	452-0012-041-00	26094 EASTMAN CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
180-	102468	HILLCREST HOLDINGS LLC	081D-1640-010-03	26970 HAYWARD BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 3,071.36
181-	102533	HOWARD JOHN F	416-0140-047-00	22758 7TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
182-	102538	HSIAO YAOTSU J	453-0050-080-00	926 CHERYL ANN CIR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
183-	102558	HU NANFANG	445-0060-047-04	1358 HIGHLAND BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
184-	102568	HUANG WAYNE & KWOK KWAI F ETAL	456-0042-050-00	2528 TAHOE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
185-	102569	HUANG WEIKANG & SU HUOGUN	428-0051-089-00	704 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 160.54
186-	102629	HUTCHINS JESUSA P TR	456-0036-052-00	27460 PONDEROSA CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
187-	102633	HUYNH TANH & HUNG ETAL	463-0004-021-00	1728 EUGENIA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
188-	102650	ICASIANO YANNA H & JOSEPH	455-0026-017-00	2090 ALDENGATE WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
189-	102662	IGNACIO KEITH	452-0061-058-00	167 DOGWOOD CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
190-	102675	IQBAL & ASSOCIATES LLC	444-0048-056-02	25157 SOTO RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
191-	102679	IRA SERVICES TRUST CO	428-0077-020-00	608 ATHERTON PL	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
192-	102681	IRVIN GLENESTER	415-0252-365-00	21228 GARY DR 211	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
193-	102687	IVANOVIC SLAVOIJUB & SVETLANA	456-0042-049-00	2536 TAHOE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
194-	102702	JACKSON EDNA M	431-0080-093-00	23243 JORGENSEN LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
195-	102806	JOSEPH AND HOPKINS LLC	432-0032-023-02	22429 S GARDEN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
196-	102807	JOSEPHINE LUM LODGE LP	456-0035-010-36	2747 OLIVER DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 3,338.00
197-	102810	JPMORGAN CHASE BANK N A	453-0065-045-00	27418 SUSAN PL 2	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
198-	102858	KARIM SOHAIL	444-0057-033-00	692 BERRY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
199-	102862	KARTYCHAK AMY L TR	463-0006-064-00	1861 OSAGE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
200-	102877	KAUR HARMANJIT	465-0060-015-06	740 FOLSOM AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
201-	102883	KAWAKAMI ELAINE F	454-0065-042-00	1378 THAIS LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
202-	102929	KHALIL GLORIA J & MOSTAFA A	465-0035-088-00	29310 CHANCE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
203-	102938	KHAN ZULQARNAIN	432-0028-144-00	21825 THELMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 138.32
204-	102939	KHAN ZULQARNAIN	432-0036-034-00	22192 S GARDEN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 271.64
205-	102945	KHAN ZULQARNAIN	453-0095-007-06	27673 LEIDIG CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 316.08
206-	102955	KHORAMI REZA & NEZHAD FATEMEH H	431-0080-096-00	23357 JORGENSEN LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
207-	102971	KING JAMES B JR	428-0041-069-00	22242 WESTERN BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 182.76
208-	102972	KING TONY B & JANICE C TRS	452-0080-027-00	28069 E 12TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
209-	102974	KINOSHITA H & SHARON A TRS	454-0070-062-00	26967 UNDERWOOD AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
210-	102989	KLM EAST INVESTMENTS LLC	453-0090-012-02	27839 MANON AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
211-	103028	KRAMBULE GARY L & POON ALLEN W	456-0037-072-00	27722 DEL NORTE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
212-	103029	KRAMBULE GARY L & POON ALLEN W	455-0056-074-00	27537 LA PORTE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
213-	103035	KRUGER SILVANA R & SILVANA R	431-0004-013-00	22367 WESTERN BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
214-	103085	KYLE SVARDAL	445-0160-012-00	1130 HIGHLAND BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
215-	103100	LAI HOK C	417-0040-037-02	22729 BAYVIEW AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
216-	103101	LAI HOK C	431-0028-004-00	22738 FILBERT ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
217-	103102	LAI HOK M	453-0045-035-00	27133 BELVEDERE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
218-	103094	LAI HOK M & WONG LEI	427-0061-039-00	22685 7TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
219-	103108	LAI YUK L & CINDY Y	454-0060-012-00	1051 INGLEWOOD ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
220-	103116	LAL DINESHWAR & SUSAN	444-0075-060-00	25766 DONALD AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
221-	103170	LAUNCHBURY ANNABELLE TR	453-0050-109-00	1002 CHERYL ANN CIR 51	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
222-	103216	LEE DONG W	445-0220-063-00	960 TORRANO AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
223-	103223	LEE KYUNG	416-0160-014-00	2141 KELLY ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
224-	103257	LEE MICHELLE & MICHELLE	431-0104-026-00	661 CHASE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
225-	103269	LEE RYAN J	432-0028-131-00	797 MEMORIAL WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
226-	103289	LEMONS DONALD JR TR	428-0041-014-00	721 SUNSET BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
227-	103320	LEUNG JIMMY C	445-0220-090-00	1047 CENTRAL BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
228-	103338	LGN INVESTMENTS LLC	453-0045-001-08	26910 MANON AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 160.54
229-	103369	LI YING X & LIU KAI M	456-0037-195-00	2519 ARF AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
230-	103347	LI ZHEN & YE WEIJIE	431-0108-266-00	1214 M L KING DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
231-	103393	LIM MILTON W & SUEN SALINA TR	454-0020-061-06	25905 GADING RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 182.76
232-	103401	LIN MICHAEL H & YIN HSIULAN ETAL	083-0464-023-00	29949 BELLO VIEW PL	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
233-	103416	LIN XIAO	453-0040-049-00	451 RANKER PL	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
234-	103427	LIU CHRISTOPHER C TR	432-0032-019-02	22349 S GARDEN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
235-	103458	LIU KAI M & LI YING X TRS	456-0037-215-00	2425 ARF AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
236-	103551	LUCAS MARIA M & MAIA MANUEL	427-0006-008-00	1167 C ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
237-	103560	LUGO ROBERTSON & ROSADO	464-0001-057-00	27668 SEBASTIAN WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
238-	103561	LUGO ROBERTSON & ROSADO	453-0060-031-02	615 HARRIS RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
239-	103562	LUGO ROBERTSON & ROSADO	453-0060-031-03	611 HARRIS RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
240-	103588	LUO XIAOJIA & WANG YU	078C-0436-127-00	260 INDUSTRIAL PKWY 18	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
241-	103636	MACHADO JOHN & ELIZABETH	428-0046-028-00	22347 MONTGOMERY ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
242-	103639	MACIEL CARL & AIDA	427-0056-002-00	1627 D ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 338.30
243-	103661	MAGNESIUM 1031 LLC	431-0040-040-00	22814 ALICE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 227.20
244-	103668	MAHARAJ ANITA	441-0068-017-00	25080 MONTE VISTA DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
245-	103682	MALDONADO BENJAMIN	431-0092-050-02	22464 FULLER AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
246-	103681	MALDONADO KAREN J TR	427-0031-037-00	1353 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
247-	103725	MAR AMY TR	454-0025-071-00	26268 HICKORY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
248-	103726	MAR ANTONIO JR & MARIA C	427-0026-029-00	1263 D ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
249-	103734	MARAH MIERRA & PAUL REGINALD	445-0110-019-00	1470 HIGHLAND BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
250-	103735	MARCELLI EDWIN	463-0004-070-00	1723 TULIP AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
251-	103736	MARCELLI EDWIN	463-0006-055-00	28289 HESSE DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
252-	103756	MARINO SALVATORE J TRUST	428-0056-065-00	22564 MISSION BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
253-	103764	MARQUEZ ANASTACIO & ROSE	083-0220-080-00	662 AUDUBON CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
254-	103760	MARQUEZ JOSEPH M & RAYLIN TRS & MARQUEZ	432-0032-020-02	22357 S GARDEN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
255-	103761	MARQUEZ JOSEPH M & RAYLIN TRS & MARQUEZ	453-0045-031-07	26932 MANON AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 138.32
256-	103762	MARQUEZ ROSE TR ETAL	078G-2925-002-00	31912 CHICOINE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
257-	103774	MARTIN RAYMOND J JR	454-0055-023-00	26565 HICKORY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
258-	103807	MAUI & MOANA LLC	454-0020-061-10	25891 GADING RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 182.76
259-	103808	MAUI & MOANA LLC	454-0020-061-12	25897 GADING RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 182.76
260-	103822	MCCLELLAN RONALD E & GERALDIN	431-0084-005-00	23806 AMADOR ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
261-	103827	MCENTIRE ROBERT L & WREATHA A TRS	432-0040-039-00	22642 NEVADA RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
262-	103867	MENDES A M & GONSALVES E M & LOPES B M	432-0044-060-00	22420 THELMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
263-	103868	MENDES ROBERT L	431-0092-015-00	22695 SONOMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
264-	103911	MILANI VINCENT C & MARLENE E	078G-2743-021-00	31425 WHEELON AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
265-	103918	MILLER MARK P & REBECA M	455-0016-100-00	26718 PETERMAN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
266-	103928	MIRANDA EUGENE & MARIA	431-0008-071-00	454 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
267-	103931	MIRANDA MARIA A TR	444-0024-089-00	513 RAMOS AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
268-	103926	MIRANDA RACHEL & HENRY	425-0390-048-00	25676 UNIVERSITY CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
269-	103934	MIRBAGHERI ALIREZA	443-0091-037-00	25526 HUNTWOOD AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
270-	103940	MOBLEY JOANNE & GRAHAM MARY J	443-0075-021-00	25496 TARMAN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
271-	103943	MOGADDEDI AZIM / MAGADDEDI HOMA	083-0471-011-00	683 NEWBURY LN 275	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
272-	103947	MOHAMMAD MAYAR	445-0120-004-00	1240 TIEGEN DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
273-	103952	MOLINA HECTOR & LUCERO	432-0064-125-00	22640 HESPERIAN BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
274-	103977	MOREY MARIA & MOREY HIGH COUN	081D-1904-068-00	27953 HIGH COUNTRY DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
275-	104003	MT EDEN HOLDINGS LLC	461-0045-012-00	3590 BAUMBERG AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
276-	104010	MUJADADI JAHID	078C-0451-086-00	29627 DESERT OAK CT 26	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
277-	104012	MUNOZ BLANCA F	078G-2721-024-00	407 RIVERCREST LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
278-	104043	NAND ROHINI L	444-0072-020-02	25785 FRANKLIN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
279-	104058	NAVARRO MIGUEL A JR & NAVARRO MIGUEL A &	454-0065-119-00	27182 GADING RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
280-	104059	NAVARRO MIGUEL A JR & NAVARRO MIGUEL A &	465-0035-054-00	29387 STATES ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
281-	104074	NEGRILLO VANESSA	083-0472-010-00	669 DARTMOOR LN 250	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
282-	104214	NOWBAKHT FARIBORZ	442-0071-076-00	25930 KAY AVE 109	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
283-	104229	OEI ALEXANDER & LEE MARGARET	415-0252-084-00	21095 GARY DR 112	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
284-	104241	OKWUEGBE KENNETH	444-0051-128-02	25198 MUIR ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 160.54
285-	104252	OLSEN HOWARD M & AKIRA	427-0061-060-00	1600 D ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
286-	104258	OMER MARYAM	445-0170-038-04	1155 PALISADE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
287-	104292	OSMANY MUSTAFA & NADERY ZOHRA	081D-2084-014-00	2732 GAMBLE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
288-	104409	PEREZ ERIKA B	416-0150-012-00	22602 TEMPLETON ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
289-	104437	PHAM CATHLEEN & WILLIAMS DANIEL	445-0220-118-00	25685 SPRING DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
290-	104485	PINTO HEIDI G	453-0085-049-00	662 SHENANDOAH PL	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
291-	104494	PISTANTE JAY	432-0032-034-00	22194 VICTORY DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
292-	104541	PRASAD VIMIL C	428-0051-034-00	783 SMALLLEY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
293-	104543	PRATER ROBERT E & WILLA J	455-0060-020-00	27560 LA PORTE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
294-	104550	PROCTOR ANDREA A	425-0420-004-00	26168 PARKSIDE DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
295-	104557	PULAKHANDAM MANJULA & BANDAY VENKATA R	464-0080-031-00	1016 THIEL RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
296-	104574	QUACH HOA M & TRAN TRINH L	452-0004-066-00	25828 GUSHUE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
297-	104582	QUINTANA BEATRICE M TR	454-0010-068-00	784 BLAINE WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
298-	104615	RAMASAMY VENKAT	428-0041-051-00	22221 PERALTA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
299-	104623	RAMIREZ RAFAEL S & PATRICIA S	445-0160-015-00	1102 HIGHLAND BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
300-	104629	RANGEL JAVIER R & RAFAEL K ETAL	431-0056-014-00	22967 ALICE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
301-	104631	RAPP MELANIE A	431-0004-042-00	565 SMALLLEY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
302-	104652	REDFIRE LLC	428-0021-043-00	1142 REX RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
303-	104678	REVAK NANCY	442-0071-326-00	1234 STANHOPE LN 269	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
304-	104701	RICHWIN REALTY GROUP LLC	453-0060-010-02	464 SHEPHERD AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
305-	104719	RIVERA J M & PATRICIA E	442-0036-003-00	24779 MULBERRY ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
306-	104718	RIVERA ROSE M	431-0052-116-00	24052 ALICE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
307-	104729	ROBERTS DWIGHT E ETAL	431-0004-022-00	542 SMALLLEY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
308-	104730	ROBILLO RONILO U & NELLY U	452-0076-124-00	366 TENNYSON RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
309-	104737	ROBLES ANTONIO G & GARCIA MARCELINA I ET	453-0065-001-05	354 SHEPHERD AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
310-	104738	ROC III CA CREEKWOOD LLC	415-0250-015-07	22280 CITY CENTER DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 3,004.70
311-	104739	ROC III CA CREEKWOOD LLC	415-0250-018-11	22320 CITY CENTER DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 3,871.28
312-	104848	SABIN DON	464-0001-018-00	27625 MANDARIN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
313-	104861	SALAS CLAUDIA R & VICTOR M	464-0020-012-00	1305 MANTILLA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
314-	104869	SALGADO RENE S	445-0220-015-00	25507 BELMONT AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
315-	104871	SALINAS FERNANDO JR	081D-2082-029-00	28066 DOBBEL AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
316-	104877	SALVADOR RAY B	464-0121-022-00	29053 SEBRING CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
317-	104949	SAMA MURTHY S & GAYATHRI TRS & ANCHA KOT	445-0001-012-00	921 FLETCHER LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 316.08
318-	104950	SAMADY ATIQULLAH	465-0030-044-00	29029 SUNRISE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
319-	104956	SANCHEZ SEBASTIAN & PINA ZENAIDA	431-0012-064-00	394 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
320-	104979	SANDOVAL SOPHIE TR	431-0088-029-01	22865 MONO ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
321-	104983	SANJUAN ERIC A	444-0066-011-00	399 BERRY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
322-	105018	SARUP SURESH C & GILL INDERJIT K	445-0120-022-23	1307 HIGHLAND BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
323-	105062	SCHWIESOW THOMAS E & SUSAN E	445-0303-012-00	2497 CREEKSIDE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
324-	105078	SEGURA SYLVIA	465-0040-059-00	189 MEDITERRANEAN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
325-	105148	SHAUGHNESSY JOHN J	465-0025-064-00	47 RAINTREE CT 7	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
326-	105162	SHENG LEIMING	081D-1595-050-00	2253 PAPPAS PL	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
327-	105165	SHI HONGNIAN	078C-0451-089-00	29627 DESERT OAK CT 27	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
328-	105166	SHI HONGNIAN	453-0040-077-00	630 FOSTER CT 2	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
329-	105179	SHIMOGA VINAY J	445-0070-054-00	1875 MARCUS CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
330-	105254	SIMKONIS POVILAS	461-0103-005-00	2850 SEA HAVEN CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
331-	105293	SINGH ARUN & UPMA	453-0090-052-00	27807 BRUNO ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
332-	105261	SINGH BIKRAMJIT	416-0140-044-00	22782 7TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
333-	105295	SINGH BIKRAMJIT & BAKHTARI ZA	427-0041-020-00	22777 6TH ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
334-	105322	SINGH SHAVILA	444-0057-060-00	823 CHALLENGER WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
335-	105282	SINGH SUMAN & PAL VIRENDRA	453-0045-022-03	27150 MANON AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
336-	105344	SKANDARI HAFIZ H & RAFFIULLAH	415-0190-054-00	21938 FOOTHILL BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
337-	105362	SMITH PAUL & CAROL HINSHAW	428-0036-065-00	22240 PEARCE ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
338-	105366	SNYDER VANCE D & MICHELLE G TRS	432-0135-109-00	17988 SUNOL RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
339-	105368	SOARES JOSE D ETAL	431-0036-059-00	465 C ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
340-	105458	SUBIDA EVELYN D & MARCIANO R	455-0084-101-00	27786 ORLANDO AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
341-	105487	SURDEZ STEVEN P & CATHY L TRS	454-0060-018-01	26655 GADING RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 738.26
342-	105493	SWH 2017 1 BORROWER LP	444-0027-026-00	636 SYCAMORE AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
343-	105495	SY DIANA J & EDUARDO C ETAL	452-0061-068-00	27740 PISTACHIO CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
344-	105497	SYCAMORE SQUARE HOUSING CORPORATION	078C-0438-004-02	363 VALLE VISTA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 271.64
345-	105496	SYCAMORE SQUARE HOUSING CORPORATION	431-0040-016-00	502 C ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 316.08
346-	105516	TAKEUCHI JOHN M TR & GROWERS PROPERTIES	426-0200-013-00	23972 2ND ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 916.02

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
347-	105518	TALAMANTES RICHARD A	432-0036-023-00	609 TEHAMA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
348-	105583	TAYLOR KENNETH & PERKINS LORE	441-0035-008-00	2116 DEPOT RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
349-	105633	THIES RODNEY J & CHERYL S	427-0006-051-00	22828 1ST ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
350-	105652	TING CHAO W & KEH C TRS	432-0036-006-02	22222 S GARDEN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
351-	105654	TINGLEY FRANK B	445-0100-011-02	25388 MORSE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
352-	105666	TOM VINCENT	441-0071-078-00	2074 LAGUNA DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
353-	105756	TSAWYER 9 LP	431-0040-058-02	22815 GRAND ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 471.62
354-	105772	TUAVAO FAKATOUMAFI	442-0051-018-00	1535 SEAVER CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
355-	105782	TURNER REGINA	455-0008-010-00	1326 HOMESTEAD LN	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
356-	105783	TURNER TOMMIE	431-0012-066-00	380 B ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
357-	105834	VALVERDE OSCAR H TR	453-0055-006-02	27353 TYRRELL AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 116.10
358-	105835	VANCAMP MARGARET L & RAYMOND P	464-0090-007-02	1298 FOLSOM AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
359-	105843	VARGAS RODERICK	444-0024-051-00	24375 SILVA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
360-	105889	VILLA SPRINGS APARTMENTS LP	432-0036-012-02	22328 S GARDEN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 538.28
361-	105892	VILLA SPRINGS APARTMENTS LP	432-0036-014-03	22330 S GARDEN AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 938.24
362-	105893	VILLACORTA RICARDO E	431-0052-023-00	22945 GRAND ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
363-	105908	VILLIADOS LENNIE & GORDEAN W	454-0005-012-00	25767 BOOKER WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
364-	105929	VUONG JOHN	452-0085-151-00	294 EDWIN WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
365-	105944	WAMBLEKING SHARON	081D-1615-084-00	26953 HAYWARD BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
366-	105965	WANG DUFFY	456-0023-153-00	2703 OCALA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
367-	105974	WANG SIMON	453-0040-075-00	630 FOSTER CT 1	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
368-	105976	WANG YAN & YAXIN	431-0108-168-00	602 STALEY AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
369-	105989	WASHINGTON DEBBIE M TR	456-0047-001-00	28003 SANDLEWOOD DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
370-	105993	WEBBER ANDREW & EDNA	442-0071-281-00	1256 STANHOPE LN 248	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
371-	106008	WELLS FARGO BANK TR	425-0410-017-00	2537 CARISBROOK CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
372-	106034	WHEELER CHAD	081D-1905-051-00	3468 PINWOOD DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
373-	106037	WHITE CHRISTINE A	453-0050-107-00	1002 CHERYL ANN CIR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
374-	106063	WILLIAMSJOHNSON GLORIA	464-0030-037-00	27913 TAMPA AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
375-	106094	WONG JONATHAN S & LINDA S ETAL	441-0074-076-00	24906 YOSHIDA DR	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
376-	106100	WONG SAM C & BENGTSO WONG MARY J TRS	453-0065-022-14	353 HARRIS RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
377-	106140	WOO CHICHEONG & CHAN KATHERINE P ETAL	464-0065-080-00	795 ROCK ROSE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
378-	106157	WU ANDY C & CHI K TRS	078C-0636-023-01	841 DOUGLAS ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
379-	106159	WU HAIYAN	427-0031-099-00	1315 A ST 212	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
380-	106162	WU KELLY	432-0052-054-00	656 QUINCY WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
381-	106163	WU LINA	417-0040-040-00	22745 BAYVIEW AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
RENTAL HOUSING & ANNUAL FEE - RESIDENTIAL RENTAL INSPECTION PROGRAM**

	<b>Invoice No.</b>	<b>Property Owner Name</b>	<b>Assessor's Parcel No.</b>	<b>Property Address</b>	<b>Invoice Description</b>	<b>Balance Due</b>
382-	106236	YANG DANPING	431-0040-054-00	22797 GRAND ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
383-	106277	YEE JEFFREY S & JOYCE R	441-0097-071-00	24445 CALAVERAS RD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
384-	106300	YIP MELODY M & WONG PHILIP C	417-0040-029-00	2490 KELLY ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
385-	106323	YOUNG GARY S & HEIDI J	415-0250-075-00	22139 CASTILLE LN 70	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
386-	106340	YU JINGWEN & WEIWEN	081D-1660-016-00	2892 HILLCREST AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
387-	106374	ZAMORA SANTOS	456-0026-060-00	27654 PORTSMOUTH AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
388-	106377	ZARATE MARIA E	456-0038-121-00	27426 LEMON TREE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
389-	106378	ZARGOZAYOUNG CONSUELO	456-0023-081-00	2625 LEEWARD ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
390-	106390	ZEPEDA CONSUELO M HEIRS OF ES	444-0048-072-00	25082 PLEASANT WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
391-	106393	ZEROM ARAYA & SENAIT ETAL	431-0092-013-00	22651 SONOMA ST	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
392-	106416	ZHANG DONGXIAO & SUN YANG M	454-0060-117-00	26849 LAKEWOOD WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
393-	106419	ZHANG LING & LI WEIJIE	445-0060-048-00	1412 HIGHLAND BLVD	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
394-	106432	ZHAO CHARLES & WANG HUIBING	453-0065-024-06	27436 MANON AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 138.32
395-	106442	ZHENG DANDAN	415-0252-334-00	21117 GARY DR 306	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
396-	106453	ZHONG BEI & JOHN S	456-0037-123-00	27699 DEL NORTE CT	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
397-	106452	ZHONG ZEHUI & MA LEQUN	444-0036-064-00	24524 ONEIL AVE	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88
398-	106460	ZHOU JANET	441-0096-045-00	1384 YOSEMITE WAY	ANNUAL FEE - RRIP FOR 01/01/18-12/31/18	\$ 93.88

**TOTAL 2018 RESIDENTIAL RENTAL INSPECTION PROGRAM FEES: \$56,846.16**

**RENTAL GRAND TOTAL: \$128,505.24**



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** CONS 19-462

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Development Services

**SUBJECT**

Adopt a Resolution Confirming the Report and Assessment for Community Preservation Fees Past Due

**RECOMMENDATION**

That Council adopts a resolution (Attachment II) confirming the report and assessment for overdue community preservation and weed abatement charges (Attachment III) for the period from January 1, 2018 through May 4, 2019 and authorizing the assessments to become a special assessment against the properties if not paid on or before August 1, 2019.

**SUMMARY**

The purpose of the Special Assessment confirmation is to consider the proposed report and assessment list for unpaid community preservation fees and to determine whether a special assessment should be placed on these properties.

**ATTACHMENTS**

Attachment I Staff Report  
Attachment II Resolution  
Attachment III Community Preservation Unpaid Fees



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Director of Development Services

SUBJECT: Adopt a Resolution Confirming the Report and Assessment for Community Preservation Fees Past Due

#### RECOMMENDATION

That Council adopts a resolution (Attachment II) confirming the report and assessment for overdue community preservation and weed abatement charges (Attachment III) for the period from January 1, 2018 through May 4, 2019 and authorizing the assessments to become a special assessment against the properties if not paid on or before August 1, 2019.

#### SUMMARY

The purpose of the Special Assessment confirmation is to consider the proposed report and assessment list for unpaid community preservation fees and to determine whether a special assessment should be placed on these properties.

#### BACKGROUND

Article 7, Chapter 5 of the Hayward Municipal Code (HMC), otherwise known as the Community Preservation Ordinance, currently makes it unlawful for Hayward property owners to allow the condition of their property to deteriorate to the point that it becomes detrimental to the public health, safety, or general welfare of the community. This includes both inhabited properties and vacant properties, whether residential or commercial. Typical violations include debris, trash, vegetation, graffiti, signs, zoning issues, and abandoned and/or inoperable vehicles.

“Public nuisance” is defined in the Ordinance, as are the procedures for enforcing the Ordinance. The Ordinance provides due process protections that guarantee the property owners who are cited for violations of the Ordinance, notice and the opportunity to be heard.

Once a violation of the Ordinance has been established at a particular property and all appropriate notifications have been made, fines, fees, penalties and/or abatement of the violation can and will be imposed. Consequently, once the property owner has exhausted his or her administrative remedies, the property owner must then pay any and all costs related to

his/her property violations in the appropriate timeframe set forth in the Ordinance. If those costs are not paid in full prior to the July deadline each year, the unpaid charges are then scheduled for special assessment against the property once confirmed and authorized by Council resolution.

## DISCUSSION

The costs that make up the special assessment charges were calculated pursuant to the City's Master Fee Schedule. Fines and fees include: failed re-inspection(s) fees; abatement related costs; contractor fees; subsequent violation(s); liens; and past due fees.

As of the date of this writing, there are overdue bills (including contractor costs) affecting 119 properties amounting to \$429,053.50. The accounts receivable list is attached as Attachment III.

The unpaid charges, plus any administrative costs of the City and County, will become a special assessment against the property and will appear on the property owners' November tax bills. Notices sent by mail with proof of service, were mailed to each property owner, and tenant if applicable, in accordance with the Ordinance. Property owners were given an opportunity for an Administrative Hearing to dispute the factual findings and/or assessment of fees. Thirteen Administrative and/or Special Assessment Hearings were requested and conducted for the period from January 1, 2018 through May 4, 2019. As of the writing of this report, no requests have been recently filed. Additionally, after three past due invoices were mailed to the property owners, a Final Notice was sent by certified mail on June 14, 2019, advising the property owners of the impending assessment against their property pursuant to Government Code Section 38773.5.

## ECONOMIC IMPACT

The collection of un-paid fees supports the community preservation program in ensuring well maintained, safe, and sanitary neighborhoods and properties.

## FISCAL IMPACT

There is no fiscal impact to the City of Hayward associated with processing such overdue bills, as City costs are reimbursed through special assessment or other collection processes. All special assessment costs are collected along with lien amounts on individual tax bills. Collection of these fees also helps minimize the General Fund subsidy to this program and reduces unrecoverable costs of conducting inspections associated with the City's Community Preservation Program because they represent fees assessed for staff time related to enforcement actions. The City of Hayward annually receives two special assessment allocations from the County, one in December and one in April.

## STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities Strategic Initiative is to create and support structures, services, and

amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work, and play. This item supports the following goal and objectives:

- Goal 1: Improve quality of life for residents, business owners, and community members in all Hayward neighborhoods.
- Objective 2: Foster a sense of place and support neighborhood pride.
- Objective 4: Create resilient and sustainable neighborhoods.

#### SUSTAINABILITY FEATURES

The recommended action for this report will not directly result in physical development; the purchase of a product or service; new policy or legislation related to sustainability. However, enforcement of the City's ordinances related to Community Preservation / Rental Housing programs, supports Hayward's 2040 General Plan in the overall goal for safe and cohesive neighborhoods through healthy communities. General Plan guidelines related to this report include Community Health and Quality of Life Goal 5: Safe and Cohesive Neighborhoods; HQL – 5.6 Maintenance of Private Property.

#### PUBLIC CONTACT

Notice of City Council's confirmation of this report will be published in the Daily Review on July 5<sup>th</sup> & 12<sup>th</sup> 2019. In addition, all first invoices include specific language giving the property owner an opportunity for a Special Assessment Hearing to contest the fees and/or penalties and encouraging them to pay their bills to minimize additional fees and to avoid being placed on the proposed assessment list. As mentioned above, staff conducted thirteen administrative hearings regarding community preservation assessments. Property owners have until August 1, 2019 to pay all outstanding fees.

#### NEXT STEPS

A copy of the Special Assessment List will be forwarded by the City of Hayward's Revenue Division to the Alameda County Assessor's Office. Upon receipt, the Assessor's Office will attach the City of Hayward's fees past due as a special assessment against each parcel. That assessment will then appear on the property owners' November 2019 property tax bill for collection. When the County Assessor receives the tax payment, the City of Hayward will be reimbursed by the Assessor's Office typically after payment of the second installment in April of the following year.

Prepared by: Phillip Nichols, Code Enforcement Manager

Recommended by: Laura Simpson, Director of Development Services

Approved by:



---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-\_\_\_

RESOLUTION CONFIRMING THE REPORT AND SPECIAL ASSESSMENT LIST AND AUTHORIZING TRANSMITTAL OF ASSESSMENTS TO THE COUNTY AUDITOR FOR COLLECTION ASSOCIATED WITH OVERDUE COMMUNITY PRESERVATION CHARGES FOR CALENDAR YEAR JANUARY 1, 2018 THROUGH MAY 4, 2019

WHEREAS, in connection with the City of Hayward Community Preservation Program, the Code Enforcement Manager has rendered an itemized report herein referred to as an assessment list, specifying the date and nature of inspections performed, the amount of unpaid program and other fees and penalty charges imposed in calendar year 2018 and through May 4, 2019, and the names and addresses of owners of inspected rental units, including hotel and motel units, all as required by section 9-5.503 of the Municipal Code of the City of Hayward; and

WHEREAS, the hour of 7:00 p.m. on Tuesday, July 2, 2019, in the Council Chambers, City Hall, 777 B Street, Hayward, California, was fixed as the time and place for this Council to receive and consider the report, and a copy of the report has been posted and published in the manner required by section 9-5.504 of the Municipal Code; and

WHEREAS, the hearing was held at the time and place fixed, and the City Council has considered the report and assessment list and all comments with respect thereto.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Hayward that, except as amended by Council, the report of the Code Enforcement Manager of the Code Enforcement Division on the cost of causing the correction, repair, or abatement of violations on the properties therein described, a copy of which is attached hereto, is hereby confirmed.

BE IT FURTHER RESOLVED that payments of assessments confirmed hereby may be received by the City of Hayward Finance Director up to the hour of 5:00 p.m. on August 1, 2019, and thereafter, the Finance Director shall transmit the unpaid assessments to the County Auditor for collection on the property tax roll.

IN COUNCIL, HAYWARD, CALIFORNIA, JULY 2, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES:           COUNCIL MEMBERS:  
                  MAYOR:

NOES:           COUNCIL MEMBERS:

ABSTAIN:       COUNCIL MEMBERS:

ABSENT:        COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
          City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward

CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
2018 COMMUNITY PRESERVATION & WEED ABATEMENT

	Invoice No.	Property Owner Name	Assessor's Parcel No.	Property Address	Invoice Description	Balance Due
1-	342180	727 INDUSTRIAL PKWY WEST LLC	465-0045-012-02	727 INDUSTRIAL PKWY W	Code Enforcement Case: 17-3297 BUILDING: 727 INDUSTRIAL PKWY UNIT T	\$ 7,126.42
2-	341110	727, INDUSTRIAL PARKWAY WEST LLC	465-0045-012-02	727 INDUSTRIAL PKWY W	Code Enforcement Case: 18-2042 COMMUNITY PRESERVATION: 727 INDUSTRIAL PKWY 4	\$ 1,118.61
3-	340701	ALLU SOMNADH	081D-1665-026-00	26620 CALL AVE	Code Enforcement Case: 18-0219 COMMUNITY PRESERVATION: CALL AVE	\$ 4,409.80
4-	341984	AMARAL TRUCKING, INC	464-0100-031-00	1571 INDUSTRIAL PKWY W	Code Enforcement Case: 17-0144 ZONING-COMMERCIAL CONSTRUCTION: 1593 INDUSTRIAL	\$ 10,041.00
5-	340802	ANGEL, JIM E TR	444-0033-014-02	24175 MISSION BLVD	Code Enforcement Case: 18-1508 GRAFFITI: 24175 MISSION BLVD	\$ 1,139.47
6-	340364	AZZOLINO, JOSEPH F	456-0066-001-01	INDUSTRIAL BLVD	Code Enforcement Case: 17-0205 COMMUNITY PRESERVATION RE: 26950 INDUSTRIAL BLVD	\$ 5,391.55
7-	340527	AZZOLINO, JOSEPH F	456-0066-001-01	INDUSTRIAL BLVD	Code Enforcement Case: 17-0205 COMMUNITY PRESERVATION RE: 26950 INDUSTRIAL BLVD	\$ 5,336.20
8-	340672	AZZOLINO, JOSEPH F	456-0066-001-01	INDUSTRIAL BLVD	Code Enforcement Case: 17-0205 COMMUNITY PRESERVATION RE: 26950 INDUSTRIAL BLVD	\$ 5,336.20
9-	340719	AZZOLINO, JOSEPH F	456-0066-001-01	INDUSTRIAL BLVD	Code Enforcement Case: 17-0205 COMMUNITY PRESERVATION RE: 26950 INDUSTRIAL BLVD	\$ 5,391.65
10-	342559	BAY AREA EXECUTIVE	445-0220-046-00	25350 DELMAR AVE	Code Enforcement Case: 18-0386 COMMUNITY PRESERVATION: 25350 DELMAR AVE	\$ 2,481.57
11-	340775	BAY AREA PROPERTY DEVELOPERS LLC	428-0061-061-04	22477 MAPLE CT	Code Enforcement Case: 18-0411 GRAFFITI: 22477 MAPLE CT	\$ 1,139.47
12-	340803	BAY AREA PROPERTY DEVELOPERS LLC	428-0061-061-04	22477 MAPLE CT	Code Enforcement Case: 18-1224 COMMUNITY PRESERVATION: 22491 MAPLE CT	\$ 1,646.65
13-	340804	BAY AREA PROPERTY DEVELOPERS LLC	428-0061-061-04	22477 MAPLE CT	Code Enforcement Case: 18-1962 COMMUNITY PRESERVATION: 22330 MAIN ST	\$ 1,646.65
14-	342486	BAY AREA PROPERTY DEVELOPERS LLC	428-0061-061-04	22477 MAPLE CT	Code Enforcement Case: 18-1962 COMMUNITY PRESERVATION: 22330 MAIN ST	\$ 40,125.72
15-	342612	BAY AREA PROPERTY DEVELOPERS LLC	428-0061-061-04	22477 MAPLE CT	Code Enforcement Case: 18-1961 COMMUNITY PRESERVATION: 22477 MAPLE CT	\$ 9,368.76
16-	342608	BAY AREA PROPERTY DEVELOPERS LLC	428-0061-061-04	22477 MAPLE CT	Code Enforcement Case: 18-1224 COMMUNITY PRESERVATION: 22491 MAPLE CT	\$ 21,700.86
17-	341664	BAZAN, MIGUEL & BAZAN FRANCISCA	078G-2780-014-00	32216 PAYNE ST	Code Enforcement Case: 17-2798 COMMUNITY PRESERVATION: 32216 PAYNE ST	\$ 6,489.00
18-	340776	BECK JOEL A & ULIANA DOMENIC	439-0036-109-00	23986 FOLEY ST	Code Enforcement Case: 17-1975 ZONING-ADMIN USE PERMIT: 23986 FOLEY ST	\$ 5,391.65
19-	341985	BONETE, JOSE A	455-0008-062-00	26318 PETERMAN AVE	Code Enforcement Case: 18-1746 COMMUNITY PRESERVATION: 26318 PETERMAN AVE	\$ 8,422.36

CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
2018 COMMUNITY PRESERVATION & WEED ABATEMENT

	Invoice No.	Property Owner Name	Assessor's Parcel No.	Property Address	Invoice Description	Balance Due
20-	340396	CARRANCHO LINDA D & ANTONIO M	081D-2088-003-00	28186 DOBBEL AVE	Code Enforcement Case: 18-0996 COMMUNITY PRESERVATION: 28186 DOBBEL AVE	\$ 783.56
21-	340495	CHURCH, DIANE E	456-0051-002-00	2956 BAUMBERG AVE	Code Enforcement Case: 17-1344 ZONING-ADMIN USE PERMIT: 2956 BAUMBERG AVE	\$ 5,336.20
22-	342605	CHURCH, DIANE E	456-0051-002-00	2956 BAUMBERG AVE	Code Enforcement Case: 17-1344 ZONING-ADMIN USE PERMIT: 2956 BAUMBERG AVE	\$ 15,155.05
23-	340801	CONNOLLY THOMAS & STEVEN	453-0045-041-00	203 SHEPHERD AVE	Code Enforcement Case: 18-1536 COMMUNITY PRESERVATION RE: 203 SHEPHERD AVE (4	\$ 1,139.47
24-	342182	COOPER, ADELINE G & STANTON ROBERT & JOY	428-0036-075-00	22259 PEARCE ST	Code Enforcement Case: 18-2803 COMMUNITY PRESERVATION: 22259 PEARCE ST	\$ 4,687.08
25-	340228	COSTALES BERNABE M JR & ELENITA G	456-0063-042-00	27410 CAPRI AVE	Code Enforcement Case: 17-3116 VEHICLE ABATEMENT: 27410 CAPRI AVE	\$ 5,099.19
26-	340493	DEPOT ROAD LLC	083-0455-001-08	29270 PACIFIC ST	Code Enforcement Case: 17-2569 ZONING-ADMIN USE PERMIT: 29270 PACIFIC ST	\$ 5,336.20
27-	340805	DEPOT ROAD LLC	083-0455-001-08	29270 PACIFIC ST	Code Enforcement Case: 17-2569 ZONING-ADMIN USE PERMIT: 29270 PACIFIC ST	\$ 5,391.65
28-	340704	DODD, D I	452-0064-083-00	350 CARSON DR	Code Enforcement Case: 17-2518 COMMUNITY PRESERVATION: 350 CARSON DR	\$ 3,988.35
29-	340773	DODGE CORPORATION	444-0024-045-00	571 JACKSON ST	Code Enforcement Case: 17-0107 ZONING-CONSTRUCTION: 571 JACKSON ST	\$ 5,391.65
30-	340951	DODGE CORPORATION	444-0024-045-00	571 JACKSON ST	Code Enforcement Case: 17-0107 ZONING-CONSTRUCTION: 571 JACKSON ST	\$ 5,336.30
31-	342607	DODGE CORPORATION	444-0024-045-00	571 JACKSON ST	Code Enforcement Case: 17-0107 ZONING-CONSTRUCTION: 571 JACKSON ST	\$ 15,155.05
32-	340524	ESCALANTE GABRIELA P & BISHOP CURLEE III	454-0055-038-00	26555 UNDERWOOD AVE	Code Enforcement Case: 18-1244 COMMUNITY PRESERVATION: 26555 UNDERWOOD AVE	\$ 1,626.20
33-	341832	ESPINOZA JUAN R & CARRANZA FIDEL ETAL	453-0005-041-00	134 HEWITT PL	Code Enforcement Case: 17-1272 ZONING: 134 HEWITT PL	\$ 6,189.00
34-	342556	GALARZA, JORGE	441-0095-028-10	SAKLAN RD	Code Enforcement Case: 19-0116 GRAFFITI: SAKLAN RD	\$ 1,041.31
35-	341106	GARCIA, MARIANO S & HELEN M	465-0035-061-00	29390 TAYLOR AVE	Code Enforcement Case: 18-2344 ZONING-CANNABIS: 29390 TAYLOR AVE	\$ 2,500.00
36-	341983	GENISERA LUISITO/GENISERA CAROLINA	441-0087-030-21	23606 SAKLAN RD	Code Enforcement Case: 17-2855 BUILDING: 23606 SAKLAN RD	\$ 8,715.00
37-	340514	GOGRI MAHESH & SHILPA	078G-2772-001-04	32681 MISSION BLVD	Code Enforcement Case: 17-0668 ZONING-ADMIN USE PERMIT: 32681 MISSION BLVD	\$ 5,336.20
38-	340774	GOGRI MAHESH & SHILPA	078G-2772-001-04	32681 MISSION BLVD	Code Enforcement Case: 17-0668 ZONING-ADMIN USE PERMIT: 32681 MISSION BLVD	\$ 5,391.65

CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
2018 COMMUNITY PRESERVATION & WEED ABATEMENT

	Invoice No.	Property Owner Name	Assessor's Parcel No.	Property Address	Invoice Description	Balance Due
39-	342614	GOGRI MAHESH & SHILPA	078G-2772-001-04	32681 MISSION BLVD	Code Enforcement Case: 17-0668 ZONING-ADMIN USE PERMIT: 32681 MISSION BLVD	\$ 10,105.05
40-	342662	GONZALEZ, ALBERTO R & RAMOS TERESA	464-0005-026-00	27770 MANDARIN AVE	Code Enforcement Case: 18-2225 ZONING: 27770 MANDARIN AVE	\$ 1,026.00
41-	340674	GUZMAN, ALICIA	428-0031-037-00	22165 MAIN ST	Code Enforcement Case: 17-3431 VEHICLE ABATEMENT: 22169 MAIN ST	\$ 2,635.32
42-	340534	HERMANS, BERNARD A	078G-2932-018-00	31668 TREVOR AVE	Code Enforcement Case: 18-0058 COMMUNITY PRESERVATION: 31668 TREVOR AVE	\$ 1,123.76
43-	340352	HOM HENRY H & MEI F TRS	441-0026-006-00	1972 DEPOT RD	Code Enforcement Case: 18-1012 COMMUNITY PRESERVATION: 1972 DEPOT RD	\$ 1,139.37
44-	341986	JUNG, MICHAEL W	441-0080-016-00	1516 DENTON AVE	Code Enforcement Case: 18-2083 COMMUNITY PRESERVATION: 1516 DENTON AVE	\$ 3,371.48
45-	341674	KHAZI PARWIZ	445-0170-017-19	1108 PALISADE ST	Code Enforcement Case: 16-3399 COMMUNITY PRESERVATION 1108 PALISADE ST 445-017	\$ 14,378.80
46-	341990	KMART EXPRESS LLC	452-0020-009-01	26231 MISSION BLVD	Code Enforcement Case: 18-2654 COMMUNITY PRESERVATION 26231 MISSION BLVD	\$ 5,845.54
47-	340353	MAHARAJ, ANITA	441-0068-017-00	25080 MONTE VISTA DR	Code Enforcement Case: 18-1111 COMMUNITY PRESERVATION: 25080 MONTE VISTA DR	\$ 1,139.37
48-	342053	MARINO SALVATORE J TR	428-0056-065-00	22564 MISSION BLVD	Code Enforcement Case: 18-2495 COMMUNITY PRESERVATION: 22564 MISSION BLVD	\$ 1,087.54
49-	340942	MATHEWS, TANNA R	078G-2744-030-00	65 GRESEL ST	Code Enforcement Case: 18-1498 ZONING: 65 GRESEL ST	\$ 2,635.42
50-	342044	MELGOZA, JOSE L & SONIA	454-0060-055-00	1174 RALEIGH PL	Code Enforcement Case: 16-4041 BUILDING: 1174 RALEIGH PL	\$ 8,830.00
51-	340358	MISSION PARADISE DEVELOPMENT LLC	078C-0626-009-01	28090 MISSION BLVD	Code Enforcement Case: 17-3457 COMMUNITY PRESERVATION: 28090 MISSION BLVD	\$ 3,093.19
52-	341982	MOLINA, GENARO & V. VALIENTE	445-0090-011-03	25289 CAMPUS DR	Code Enforcement Case: 17-2516 ZONING-CONSTRUCTION: 25273 CAMPUS DR	\$ 13,167.00
53-	340359	MORTIMER JOHN C	431-0052-111-00	350 WINTON AVE	Code Enforcement Case: 18-1373 COMMUNITY PRESERVATION RE: 346 WINTON AVE	\$ 1,646.55
54-	342661	MORTIMER JOHN C	431-0052-111-00	350 WINTON AVE	Code Enforcement Case: 18-1373 SIGN VIOLATION: 346 WINTON AVE	\$ 3,000.00
55-	341817	PALANCA, BENEDICT S & ELISSA E	078G-2654-092-00	30224 CEDARBROOK RD	Code Enforcement Case: 17-2520 ZONING: 30224 CEDARBROOK RD	\$ 6,489.00
56-	340536	PEAK FINANCIAL GROUP, LLC	456-0048-004-02	ARF AVE	Code Enforcement Case: 18-0476 COMMUNITY PRESERVATION: ARF AVE	\$ 3,141.02
57-	341991	PRADO, JOSEPH A JR & ELIZABETH K	078G-2781-010-00	141 GENEVA AVE	Code Enforcement Case: 17-0428 ZONING-CONSTRUCTION: 141 GENEVA AVE	\$ 6,289.00

CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
2018 COMMUNITY PRESERVATION & WEED ABATEMENT

	Invoice No.	Property Owner Name	Assessor's Parcel No.	Property Address	Invoice Description	Balance Due
58-	341975	PULIDO, MARCO A	432-0048-004-03	514 MARIN AVE	Code Enforcement Case: 15-3777 BUILDING: 514 MARIN AVE	\$ 10,941.00
59-	340947	QUINT, THERESA M	465-0015-007-02	871 FOLSOM AVE	Code Enforcement Case: 18-1193 COMMUNITY PRESERVATION: 871 FOLSOM AVE 465-0	\$ 2,766.66
60-	342610	S&A, INVESTMENT HOLDINGS	439-0020-002-03	24701 CLAWITER RD	Code Enforcement Case: 16-3604 ZONING-ADMIN USE PERMIT: 24701 CLAWITER RD	\$ 5,055.05
61-	341815	SANCHEZ CLAUDIA & VASQUEZ MARTIN	078G-2779-014-00	32354 SENECA ST	Code Enforcement Case: 17-3272 ZONING: 32354 SENECA ST	\$ 6,489.00
62-	342604	SCHINDLER HOWARD & GEVERTZ SAUL	428-0051-063-00	828 B ST	Code Enforcement Case: 17-2917 BUILDING: 828 B ST	\$ 1,041.31
63-	341675	SILVA, TERESA TR	464-0100-017-00	SIMS CT	Code Enforcement Case: 16-4004 COMMUNITY PRESERVATION 29263 SIMS CT	\$ 6,189.00
64-	342606	SIMMONS, ROBERT J	439-0020-002-04	24493 CLAWITER RD	Code Enforcement Case: 16-3207 ZONING-CONDTNL USE PERMIT: 24493 CLAWITER RD	\$ 2,178.57
65-	341824	SOAKAI APELE	453-0005-007-00	26045 COLEMAN AVE	Code Enforcement Case: 16-3177 COMMUNITY PRESERVATION: 26045 COLEMAN AVE	\$ 5,589.00
66-	341977	TAYLOR BENNIE W JR/TAYLOR ABBEY KARI	439-0004-004-00	1869 NATIONAL AVE	Code Enforcement Case: 16-3792 ZONING-CANNABIS: 1869 NATIONAL AVE	\$ 6,189.00
67-	340496	TRANG BEN & VAN H ETAL	475-0170-012-00	2436 WHIPPLE RD	Code Enforcement Case: 17-1285 ZONING-ADMIN USE PERMIT: 2436 WHIPPLE RD	\$ 5,336.20
68-	341676	TRUONG, PHONG	445-0120-035-19	1274 HIGHLAND BLVD	Code Enforcement Case: 17-1592 COMMUNITY PRESERVATION: 1274 HIGHLAND BLVD	\$ 4,489.00
69-	341820	TSENG WENDY & JOHNNY	078G-2652-142-00	258 BRIDGEWATER RD	Code Enforcement Case: 17-0525 ZONING: 258 BRIDGEWATER RD	\$ 6,489.00
70-	342603	USA SAI HOTEL INVESTMENT INC	463-0025-037-00	2294 INDUSTRIAL PKWY W	Code Enforcement Case: 16-2734 BUILDING: 2286 INDUSTRIAL PKWY	\$ 2,481.57
71-	341618	VALIENTE, DANIEL	432-0052-085-00	23628 NEVADA RD	Code Enforcement Case: 17-3313 COMMUNITY PRESERVATION: 23628 NEVADA RD	\$ 6,489.00
72-	341976	VNS HOTELS INC	445-0140-003-00	24400 MISSION BLVD	Code Enforcement Case: 16-2123 BUILDING: 24400 MISSION BLVD	\$ 6,183.54
73-	340952	VNS HOTELS INC	445-0220-016-00	25640 MISSION BLVD	Code Enforcement Case: 17-3011 COMMUNITY PRESERVATION RE: 25640 MISSION BLVD 44	\$ 1,671.88
74-	342609	YSPJ DYNASTY TRUST	083-0455-006-09	29350 PACIFIC ST	Code Enforcement Case: 17-2859 ZONING-CONDTNL USE PERMIT: 29350 PACIFIC ST	\$ 5,055.05
TOTAL COMMUNITY PRESERVATION INVOICES:						\$422,079.94

CITY OF HAYWARD SPECIAL ASSESSMENT INVOICE PARCEL INFORMATION  
2018 COMMUNITY PRESERVATION & WEED ABATEMENT

	Invoice No.	Property Owner Name	Assessor's Parcel No.	Property Address	Invoice Description	Balance Due
75-	340941	BHAKHRI ASHWANI K & SINGH KAMAL ETAL	078G-2764-002-00	31917 OLEAN ST	Code Enforcement Case: 18-1681 WEED ABATEMENT RE: 31917 OLEAN ST	\$ 1,123.86
76-	340673	SHAHEEN SABEEHA	456-0023-160-00	PORTSMOUTH AVE	Code Enforcement Case: 18-0649 WEED ABATEMENT RE: PORTSMOUTH AVE	\$ 3,214.28
77-	341093	AKBAR ASAD & SALAK NAZEERA	465-0010-162-00	532 PANJON ST	Code Enforcement Case: 18-1764 WEED ABATEMENT RE: 532 PANJON ST	\$ 2,635.42
TOTAL WEED ABATEMENT INVOICES:						\$6,973.56
COMMUNITY PRESERVATION & WEED ABATEMENT GRAND TOTAL:				\$429,053.50		



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** CONS 19-470

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Public Works

**SUBJECT**

Adopt a Resolution Authorizing the City Manager to Execute Professional Services Agreements with Consolidated Engineering Laboratories, Signet, and Applied Materials & Engineering for On-Call Material Testing and Special Inspection Services for a Term of Three-Years and a Not-to-Exceed Amount of \$200,000 per Firm

**RECOMMENDATION**

That Council adopts a resolution (Attachment II) authorizing the City Manager to execute three-year Professional Services Agreements (PSAs) with Consolidated Engineering Laboratories, Signet, and Applied Materials & Engineering for on-call material testing and special inspection services for a term of three-years and a not-to-exceed amount of \$200,000 per firm.

**SUMMARY**

Continuing with on-call material testing and special inspection services will allow the Department to continue providing timely required material testing and special inspections on all City-sponsored projects. There is no additional fiscal impact because these services will only be used on City projects with approved material testing and special inspection budgets. It is not the intention to use all allocated funding for each firm each year; rather, the budgeted amount will allow staff to utilize the firm most qualified for the specialized testing and inspection services. Although the PSA for each firm is for \$200,000 per year, the total amount expended between all three firms will likely not exceed \$300,000 per year. The total potential not-to-exceed amount for this item for three years, based on current project budget estimates, is \$900,000.

**ATTACHMENTS**

Attachment I	Staff Report
Attachment II	Resolution

---

**File #:** CONS 19-470

---



**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Public Works

**SUBJECT:** Adopt a Resolution Authorizing the City Manager to Execute Professional Services Agreements with Consolidated Engineering Laboratories, Signet, and Applied Materials & Engineering for On-Call Material Testing and Special Inspection Services for a Term of Three-Years and a Not-to-Exceed Amount of \$200,000 per Firm

### **RECOMMENDATION**

That Council adopts a resolution (Attachment II) authorizing the City Manager to execute three-year Professional Services Agreements (PSAs) with Consolidated Engineering Laboratories, Signet, and Applied Materials & Engineering for on-call material testing and special inspection services for a term of three-years and a not-to-exceed amount of \$200,000 per firm.

### **SUMMARY**

Continuing with on-call material testing and special inspection services will allow the Department to continue providing timely required material testing and special inspections on all City-sponsored projects. There is no additional fiscal impact because these services will only be used on City projects with approved material testing and special inspection budgets. It is not the intention to use all allocated funding for each firm each year; rather, the budgeted amount will allow staff to utilize the firm most qualified for the specialized testing and inspection services. Although the PSA for each firm is for \$200,000 per year, the total amount expended between all three firms will likely not exceed \$300,000 per year. The total potential not-to-exceed amount for this item for three years, based on current project budget estimates, is \$900,000.

### **BACKGROUND**

Public Works Construction Inspection staff is responsible for overseeing the construction of all Capital Improvement Projects (CIP). These projects include all City streets, sidewalks, streetlights and traffic signals, storm drains, sanitary sewers, domestic water, recycled water, the water pollution control facility, airport runways, and City owned building projects. Material testing and special inspections are required on these projects to ensure

that the materials used meet project specifications. Additionally, these projects often require specialty inspectors to observe some of the in-place materials and workmanship.

The City does not have material testing laboratories or personnel to perform this type of work, hence on July 5, 2016, Council approved and authorized the City Manager to enter into three, three-year PSAs with firms to perform these inspections. Those PSAs are due to expire on September 5, 2019.

## DISCUSSION

Material testing and specialty inspections will be performed only as required to deliver projects in compliance to codes and specifications. These services will be paid for from capital improvement project (CIP)t budgets. The current three-year material testing and special inspection agreements established in July 2016 are due to expire on September 5, 2019. A Request for Proposals (RFP) was developed and advertised. On May 10, 2019, eight firms submitted proposals in response to the RFP. Three firms - Consolidated Engineering Laboratories, Signet, and Allied Materials & Engineering - were determined by staff to be the most qualified for the services needed based on their laboratory credentials and staff experience in providing similar services to other public agencies along with competitive rates. Using three firms provides staff flexibility in using the firm with the best fit for each specific project.

Staff recommends an agreement with each firm for a not-to-exceed amount of \$200,000 annually, for a three-year period, with an anticipated total yearly expense not-to-exceed \$300,000 between the three firms or a total three-year expense not-to-exceed \$900,000.

## ECONOMIC IMPACT

There is no economic impact associated with this item.

## FISCAL IMPACT

There will be no impact to the General Fund. The funding for these services, an anticipated total of \$900,000 over three years, will come from previously approved budgets allocated for material testing and special inspections for projects within the adopted CIP.

## STRATEGIC INITIATIVES

This is a routine operational item and does not relate to the Council's strategic initiatives.

## SUSTAINABILITY FEATURES

There are no sustainability features associated with this item.

## PUBLIC CONTACT

There is no public contact associated with this item.

## NEXT STEPS

If Council authorizes such contract services, the City Manager will finalize negotiations and execute a separate agreement with each firm.

Prepared by: Jason Whipple, Supervising Construction Inspector

Recommended by: Alex Ameri, Director of Public Works

Approved by:

A handwritten signature in black ink, appearing to read 'K. McAdoo', written in a cursive style.

---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-\_\_\_\_

Introduced by Council Member \_\_\_\_\_

RESOLUTION AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE AGREEMENTS FOR MATERIALS TESTING & SPECIAL INSPECTION SERVICES

WHEREAS, construction inspection workload covers projects from Engineering, Transportation, Utilities, the Executive Airport, and Environmental Services, and public improvement portions of other City-sponsored projects; and

WHEREAS, continuing to augment staff with on-call material testing will allow the Department to continue providing timely required material testing and special inspections on all City-sponsored projects.

WHEREAS, there is no additional fiscal impact because these services will only be used on City projects with approved budgets allocated for material testing and special inspection budgets for projects within the adopted CIP;

NOW, BE IT RESOLVED by the City Council of the City of Hayward that the City Manager is hereby authorized to negotiate and execute agreements for materials testing & special inspection services with each of the firms named below in the amount of \$200,000 per year, for a term of three years from September 5, 2019 through September 6, 2022, for all material testing & special inspection services authorized by this resolution, in a form to be approved by the City Attorney

Applied Materials & Engineering  
Consolidated Engineering Laboratories  
Signet Testing Labs, Inc.

BE IT FURTHER RESOLVED that the total amount expended by the City between all three firms shall not exceed \$300,000 annually for a total not-to-exceed amount of \$900,000 over three years.

IN COUNCIL, HAYWARD, CALIFORNIA \_\_\_\_\_, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES:           COUNCIL MEMBERS:  
                  MAYOR:

NOES:           COUNCIL MEMBERS:

ABSTAIN:       COUNCIL MEMBERS:

ABSENT:        COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
          City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** CONS 19-483

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Development Services

**SUBJECT**

Adoption of a Resolution Authorizing the City Manager to Execute an Amendment to the Agreement with Dutchover & Associates for Landscape Architect Services

**RECOMMENDATION**

That the City Council adopts a resolution (Attachment II) authorizing the City Manager to execute an amendment to the agreement with Dutchover & Associates for landscape architect services.

**SUMMARY**

Staff requests that Council authorizes the City Manager to execute an amendment to the agreement with Dutchover & Associates, to increase the compensation amount an additional \$50,000, for a total agreement amount not to exceed \$255,000, and to extend the term of the agreement to December 30, 2019.

**ATTACHMENTS**

Attachment I	Staff Report
Attachment II	Resolution



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Director of Development Services

SUBJECT: Adoption of a Resolution Authorizing the City Manager to Execute an Amendment to the Agreement with Dutchover & Associates for Landscape Architect Services

#### RECOMMENDATION

That the City Council adopts a resolution (Attachment II) authorizing the City Manager to execute an amendment to the agreement with Dutchover & Associates for landscape architect services.

#### SUMMARY

Staff requests that Council authorizes the City Manager to execute an amendment to the agreement with Dutchover & Associates, to increase the compensation amount an additional \$50,000, for a total agreement amount not to exceed \$255,000, and to extend the term of the agreement to December 30, 2019.

#### BACKGROUND

The Planning Division has one approved position for Landscape Architect. The Landscape Architect is responsible for the review of landscape plans for both public and private projects, coordinating projects, beautification, managing park dedication fees, and tree preservation activities. In addition, the City has received plan submittals on the following large and complex projects that require review:

- Lincoln Landing
- Maple & Main
- Mission Seniors
- SOHAY (South Hayward Bart)

It has been critical to contract with an outside firm for Landscape Architect services to maintain the day-to-day operations and plan review in the Planning Division and to allow the Landscape Architect to handle the responsibility of these additional projects. The City executed an agreement with Dutchover & Associates on September 1, 2017, to provide qualified temporary staffing to perform Landscape Architect services for an amount not to exceed \$50,000.

On April 3, 2018, Council approved Resolution #18-053 authorizing an amendment to the agreement with Dutchover & Associates, increasing the budget amount to \$115,000, and extending the term through September 30, 2018. Resolution #18-223 was approved on October 16, 2018 authorizing a third amendment to the agreement with Dutchover & Associates, increasing the compensation amount to \$155,000, and extending the term to March 31, 2019. Resolution #19-064 was approved on April 2, 2019 increasing the budget amount to \$205,000 and extending the term to June 20, 2019.

As part of the FY20 Operating Budget, Council authorized a new Junior Landscape Architect position. Development Services and Human Resources staff are working in coordination to complete the steps necessary to move forward with the recruitment process.

## DISCUSSION

Associated with the original agreement, Dutchover & Associates has provided a qualified professional, Brian Dutchover, who has been assisting with plan review, Permit Center counter inquires, and field inspections. Mr. Dutchover has been working on a part-time basis, two to three days per week to assist with the increased workload. Additional hours have been necessary due to an unexpected leave of the Landscape Architect. The additional assistance allows the city's Landscape Architect, who is currently on limited work duty, to focus on more complex projects, as well as handle the larger on-site inspections.

The current request to amend the agreement with Dutchover & Associates relates to retaining Mr. Dutchover to continue his assistance in the Planning Division on a part-time basis through December 30, 2019, for an amount not to exceed \$255,000, to allow staff to complete the recruitment process for the Junior Landscape Architect.

## FISCAL IMPACT

All costs for this professional services agreement will be paid for through a combination of funds included in the adopted in the FY 2020 Operating Budget and fees billed to the development projects as appropriate and as they relate to review of project plans or inspections. There is no additional impact to the General Fund.

## STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work and play for all. This item supports the following goal and objectives:

Goal 1: Improve quality of life for residents, business owners, and community members in all Hayward neighborhoods.

Objective 2: Foster a sense of place and support neighborhood pride

Objective 3: Increase collaboration with businesses, non-profits and neighborhood groups on placemaking projects

Objective 4: Create resilient and sustainable neighborhoods

#### SUSTAINABILITY FEATURES

The recommended action for this report will not directly result in physical development, purchase or service, new policy, or legislation related to sustainability. However, ensuring proper and efficient landscaping that follows the overall landscape goals and regulations of the City, and its beautification efforts are directly related to the General Plan. Staff, and consultants acting as agents of the City, encourage all applicants to adhere to the General Plan guidelines.

#### NEXT STEPS

If the Council approves the attached resolution, staff will prepare an amendment to the agreement between the City of Hayward and Dutchover & Associates for execution by the City Manager.

Prepared by: Jade Kim, Management Analyst II

Recommended by: Laura Simpson, Director of Development Services

Approved by:



---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-\_\_\_\_\_

Introduced by Council Member \_\_\_\_\_

RESOLUTION AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE AN AMENDMENT TO THE AGREEMENT WITH DUTCHOVER & ASSOCIATES, FOR LANDSCAPE ARCHITECT SERVICES

WHEREAS, an Agreement with Dutchover & Associates was executed on September 1, 2017, to provide Landscape Architect services to the City of Hayward for an amount not to exceed \$50,000; and

WHEREAS, on April 3, 2018, Council approved Resolution #18-053 authorizing an amendment to the Agreement with Dutchover & Associates, increasing the budget amount to \$115,000, and extending the term through September 30, 2018; and

WHEREAS, on October 16, 2018, Council approved Resolution #18-223 authorizing an amendment to the Agreement with Dutchover & Associates, increasing the budget amount to \$155,000, and extending the term through March 31, 2019; and

WHEREAS, on April 2, 2019, Council approved Resolution #19-064 authorizing an amendment to the Agreement with Dutchover & Associates, increasing the budget amount to \$205,000, and extending the term through June 30, 2019; and

WHEREAS, Dutchover & Associates has provided a qualified professional to assist with plan review, Permit Center counter inquiries, and field inspections; and

WHEREAS, amending the agreement with Dutchover & Associates will allow the City's Landscape Architect to focus on more complex projects, along with handling the larger on-site inspections; and

WHEREAS, the cost to amend the agreement with Dutchover & Associates will be paid for through a combination of approved funds within the Development Services Department FY 2020 Operating Budget and fees billed to development projects as appropriate and as they relate to review of project plans or inspections.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward, hereby authorizes the City Manager to negotiate and execute an amendment to the City's Agreement with Dutchover & Associates, increasing the not to exceed amount by an additional \$50,000 for a total amount not to exceed \$255,000 and extend the term through December 30, 2019.

IN COUNCIL, HAYWARD, CALIFORNIA \_\_\_\_\_, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES:           COUNCIL MEMBERS:  
                  MAYOR:

NOES:           COUNCIL MEMBERS:

ABSTAIN:       COUNCIL MEMBERS:

ABSENT:        COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
          City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** PH 19-060

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Development Services Director

**SUBJECT**

Introduction of an Ordinance of the City of Hayward Amending the Downtown Specific Plan and Development Code

**RECOMMENDATION**

That the City Council introduces an ordinance (Attachment II) containing minor amendments and clean up language to the Downtown Specific Plan and Code documents.

**SUMMARY**

The City Council adopted a resolution at their April 30<sup>th</sup> meeting recommending adoption of the Downtown Specific Plan and Development Code and Certification of the Final Environmental Impact Report (FEIR), per CEQA, with a Statement of Overriding Considerations and Mitigation Monitoring and Reporting Program. On May 7, 2019, Council formally adopted an ordinance amending the City's Zoning Map to incorporate all proposed Downtown Hayward regulating Plan Map Amendments contained in Figure 2.1.020.1 of the Downtown Specific Plan Code and officially adopting the Downtown Specific Plan and Code. The City Council is being asked to adopt minor amendments to the Downtown Specific Plan and Code that will bring clarity to the parking provisions contained in the Plan and Code. Staff has included these targeted revisions as Attachment III to the staff report.

**ATTACHMENTS**

Attachment I	Staff Report
Attachment II	Ordinance
Attachment III	Summary of Plan and Code Changes



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Development Services Director

SUBJECT: Introduction of an Ordinance of the City of Hayward Amending the Downtown Specific Plan and Development Code

#### RECOMMENDATION

That the City Council introduces an ordinance (Attachment II) containing minor amendments and clean up language to the Downtown Specific Plan and Code documents.

#### SUMMARY

The City Council adopted a resolution at their April 30<sup>th</sup> meeting recommending adoption of the Downtown Specific Plan and Development Code and Certification of the Final Environmental Impact Report (FEIR), per CEQA, with a Statement of Overriding Considerations and Mitigation Monitoring and Reporting Program. On May 7, 2019, Council formally adopted an ordinance amending the City's Zoning Map to incorporate all proposed Downtown Hayward regulating Plan Map Amendments contained in Figure 2.1.020.1 of the Downtown Specific Plan Code and officially adopting the Downtown Specific Plan and Code. The City Council is being asked to adopt minor amendments to the Downtown Specific Plan and Code that will bring clarity to the parking provisions contained in the Plan and Code. Staff has included these targeted revisions as Attachment III to the staff report.

#### BACKGROUND AND DISCUSSION

Lisa Wise Consulting began working on the Downtown Specific Plan project on September 13, 2016. The final Downtown Specific Plan and Code lays out a strategy, or guiding purpose, to achieve the community's vision of a resilient, safe, attractive, and vibrant historic Downtown. The Downtown Specific Plan and Code is a critical first step that outlines a "strategy" and "vision," which will eventually be realized through future private development projects that will come before the Council and/or the Planning Commission with more specificity. The goals outlined in the Plan are expected to be achieved through conditions of approval on development or future City-initiated Capital Improvement Program (CIP) projects where more detailed plans will be crafted and reviewed by Council.

The Plan area encompasses 320 acres bounded loosely to the west by Grand Street, south by E Street, east by 3rd Street, and north by Hazel Avenue. The Downtown Specific Plan was crafted to guide initiatives and investments that would capitalize on the City's unique assets, such as its central location in the Bay Area, its proximity to educational institutions,

the Downtown Hayward Bay Area Rapid Transit (BART) station, parks, creeks and public gardens, a compact street grid, historic buildings, and extensive public art.

In mid-2016, the City initiated development of the Specific Plan and Code, which includes the development of a programmatic EIR that was funded primarily by a grant from the Alameda County Transportation Commission (ACTC). The Downtown Specific Plan and Code aims to provide further clarity and implementation steps for the goals and policies put forth in the Hayward 2040 General Plan. This item contains minor amendments and clean up language to the recently adopted Downtown Specific Plan and will not result in any significant impacts not already analyzed under the FEIR. Thus, no additional environmental review is required.

#### STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work and plan for all. This item supports the following goal and objectives:

- Goal 1: Improve quality of life for residents, business owners, and community members in all Hayward neighborhoods.
- Objective 2: Foster a sense of place and support neighborhood pride, and
- Objective 3: Increase collaboration with businesses, non-profits and neighborhood groups on placemaking projects.

#### FISCAL IMPACT

There is no fiscal impact associated with this report.

#### PUBLIC CONTACT

The summary of the Ordinance was published in the East Bay Times on Friday, June 21, 2019. Adoption at this time is therefore appropriate.

#### NEXT STEPS

The Hayward Municipal Code and other related documents will be updated accordingly.

Prepared by: Damon Golubics, Senior Planner

Recommended by: Laura Simpson, AICP, Director of Development Services

Approved by:



---

Kelly McAdoo, City Manager

ORDINANCE NO. 19-

AN ORDINANCE OF THE COUNCIL OF THE CITY OF HAYWARD AMENDING THE CITY'S DOWNTOWN SPECIFIC PLAN AND CODE RELATED TO THE PARKING PROVISIONS IN THE ADOPTED PLAN AND CODE DOCUMENTS

WHEREAS, on April 30, 2019, the City Council held a public hearing and adopted findings of support for all proposed Downtown Specific Plan and Code amendments as set forth in the companion Resolution (No. 19-075);

WHEREAS, on July 2, 2019, the City Council held a public hearing and reviewed Downtown Specific Plan and Code clean-up amendments that were deemed to be consistent with the adopted findings of support for all proposed Downtown Specific Plan and Code amendments as set forth in the companion Resolution (No. 19-075);

WHEREAS, the Downtown Specific Plan and Code clean-up amendments will not result in any significant impacts not already analyzed under the FEIR;

NOW THEREFORE THE CITY COUNCIL OF THE CITY OF HAYWARD DOES ORDAIN AS FOLLOWS:

Section 1. Provisions. The City Council incorporates by reference the findings contained in Resolution No. 19-075 approving all proposed clean-up amendments of the Downtown Specific Plan and Zoning Code related to the "parking" provisions of Chapter 10, Planning, Zoning, and Subdivisions of the Hayward Municipal Code, which establishes minimum performances standards for all zoning districts within City boundaries, including the Downtown Specific Plan and Code.

Section 2. The City's Zoning Ordinance is hereby amended to change, delete or remove all changes as shown in the attached "Exhibit A," introduced and adopted herewith and as specifically shown in this Ordinance.

Section 3. Severance. Should any part of this Ordinance be declared by a final decision by a court or tribunal of competent jurisdiction to be unconstitutional, invalid, or beyond the authority of the City, such decision shall not affect the validity of the remainder of this Ordinance, which shall continue in full force and effect, provided that the remainder of the Ordinance, absent the unexcised portion, can be reasonably interpreted to give effect to the intentions of the City Council.

Section 4. Effective Date. In accordance with the provisions of Section 620 of the City Charter, the Ordinance shall become effective immediately upon adoption.

THE CITY COUNCIL OF HAYWARD DOES ENACT AS FOLLOWS:

Section 1. The Council finds, based on evidence and records presented, that:

A. All proposed Plan and Zoning Text Amendments related to parking are necessary to implement the Downtown Specific Plan and Code.

B. The Downtown Specific Plan and Code, along with all previously proposed Zoning Map amendments, will ensure that the definitive and precise vision of the Plan and Code is achieved.

C. There are six (6) separate land use documents that regulate development and establish land use policies/goals for areas within Downtown Hayward. This number of documents makes it difficult to implement a consistent vision for various projects in the City. One of the many reasons for the City to craft a new Downtown Specific Plan is to make it easier for everyone interested in doing business in Downtown to comply with the goal of creating a more dynamic shopping, entertainment and arts district. All proposed Zoning Text Amendments will help accomplish this important project goal.

D. The Downtown Specific Plan and Code provides a strategy to achieve the community's vision of a resilient, safe, attractive, and vibrant historic Downtown by clearly outlining an implementation plan, delineating an inclusive, multi-modal circulation system, integrating public open spaces, and establishing new regulations that clearly establish Downtown Hayward as the heart of the City and a destination for visitors and residents. The proposed Zoning Text changes will help implement this key Specific Plan and Code strategy.

E. The Plan will guide initiatives and investments that capitalize on the City's unique assets, such as its central location in the Bay Area, its proximity to educational institutions, the Downtown Hayward Bay Area Rapid Transit (BART) station, the beautiful parks, creek and public gardens, the compact street grid, the historic buildings, and the extensive public art. All proposed Zoning Text Amendments will enhance all future initiatives and investments within the Downtown Plan area boundaries.

Section 2. Amend the City's Zoning Map as shown in the attached "Exhibit A".

INTRODUCED at a regular meeting of the City Council of the City of Hayward, held the \_\_\_\_ day of \_\_\_\_, 2019, by Council Member \_\_\_\_\_.

ADOPTED at a regular meeting of the City Council of the City of Hayward, held the \_\_\_\_ day of \_\_\_\_, 2019, by the following votes of members of said City Council.

AYES: COUNCIL MEMBERS:

MAYOR:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

APPROVED:

\_\_\_\_\_  
Mayor of the City of Hayward

DATE: \_\_\_\_\_

ATTEST:

\_\_\_\_\_  
City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward

“EXHIBIT A”  
DOWNTOWN SPECIFIC PLAN & CODE CHANGES  
TO THE ADOPTED PLAN AND CODE APRIL 30, 2019

Page 2-10 (PLAN Document):

4. New buildings take advantage of the sloping topography to locate parking below street level by tucking into the hillside and avoiding exposed parking garages by lining them with buildings.

Revised Language:

New buildings take advantage of the sloping topography to locate parking ~~below street level~~ by tucking into the hillside and avoiding exposed parking spaces ~~garages~~ by lining them with buildings.

Page 2-14 (PLAN Document):

4. Surface parking lots are replaced with consolidated, space-efficient parking facilities and structures. Parking facilities are located in the interior of the block, so they are screened from street view.

Delete.

Page 2-18 (PLAN Document):

- Parking for new buildings is located at the rear of the lot so that garages do not dominate street-facing building facades.

Revised Language:

Replace “garages do” with “parking does.”

Page 2-33 (CODE Document):

Table 2.3.010.A Allowed Uses in Downtown Zones							
Land Use Type	Specific to Use Regulations	Permit Required by Zone					
		NE	NG	UN	UN-L	DT-MS	UC
<b>Auto Uses</b>							
Automobile Sales and Rental		-	-	CUP	-	CUP	-
Automobile Repair and Service Station		-	-	CUP	-	CUP	-
Parking Structure		-	-	CUP	-	AUP	AUP
Passenger Transportation		-	-	AUP	-	AUP	AUP
<b>Other Uses</b>							
Accessory Uses	3.5.030	P	P	P	P	P	P
Temporary Uses	3.5.060	TUP	TUP	TUP	TUP	TUP	TUP

Remove “Parking Structure” line (under “Auto Uses”) of “Allowed Uses” Table

Page 6-6 (CODE Document):

Parking Structure. Facilities for the temporary parking of motor vehicles within a privately or publicly owned off-street parking facility. This use includes commercial parking lots and garages.

Remove.

Summary of Downtown Specific Plan and Code Changes

References below are to both Plan and Code page numbers and to PDF page numbers in Hayward Downtown Specific Plan and Code, Adopted April 30, 2019:

Page 2-10; PDF Page Number 38 (PLAN):

- 4. New buildings take advantage of the sloping topography to locate parking below street level by tucking into the hillside and avoiding exposed parking garages by lining them with buildings.

Revised Language:

New buildings take advantage of the sloping topography to locate parking below street level by tucking into the hillside and avoiding exposed parking spaces garages by lining them with buildings.

Page 2-14; PDF Page Number 42 (PLAN):

- 4. Surface parking lots are replaced with consolidated, space-efficient parking facilities and structures. Parking facilities are located in the interior of the block so they are screened from street view.

Delete.

Page 2-18; PDF Page Number 46 (PLAN):

- Parking for new buildings is located at the rear of the lot so that garages do not dominate street-facing building facades.

Revised Language:

Replace "garages do" with "parking does."

Page 2-33; PDF Page Number 199 (CODE):

Table 2.3.010.A Allowed Uses in Downtown Zones							
Land Use Type	Specific to Use Regulations	Permit Required by Zone					
		NE	NG	UN	UN-L	DT-MS	UC
<b>Auto Uses</b>							
Automobile Sales and Rental		-	-	CUP	-	CUP	-
Automobile Repair and Service Station		-	-	CUP	-	CUP	-
Parking Structure		-	-	CUP	-	AUP	AUP
Passenger Transportation		-	-	AUP	-	AUP	AUP
<b>Other Uses</b>							
Accessory Uses	3.5.030	P	P	P	P	P	P
Temporary Uses	3.5.060	TUP	TUP	TUP	TUP	TUP	TUP

Remove "Parking Structure" line (under "Auto Uses") of "Allowed Uses" Table

Page 6-6; PDF Page Number 316 (under 6.1.020 Land Uses) (CODE):

Parking Structure. Facilities for the temporary parking of motor vehicles within a privately or publicly owned off-street parking facility. This use includes commercial parking lots and garages.



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** PH 19-066

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Deputy City Manager

**SUBJECT**

Amendment of the Fiscal Year 2020 Master Fee Schedule to Update the Fees Associated with Administration of the New Residential Rent Stabilization and Tenant Protection Ordinance and the Mobilehome Space Rent Stabilization Ordinance

**RECOMMENDATION**

That the City Council adopts a resolution (Attachment II) authorizing the amendment to Resolution 19-059, the resolution for the City of Hayward Fiscal Year 2020 Master Fee Schedule associated with the administration of the new Residential Rent Stabilization and Tenant Protection Ordinance and the Mobilehome Space Rent Stabilization Ordinance.

**SUMMARY**

On June 25, 2019, the City Council adopted an ordinance creating a new Residential Rent Stabilization and Tenant Protection Ordinance (RRSO) to mitigate displacement of Hayward residents. The Council also approved a resolution increasing the associated budget allocation by \$359,000 and updating the rent review fee to cover the costs associated with administration of the ordinance, with the exception of changing the fee associated with the Mobile Home Space Rent Stabilization ordinance until staff notifies mobile home stakeholders regarding the change. Staff is returning to City Council with this item because the resolution that updates the rent review fee in the master fee schedule should have been agendized as a public hearing, which requires publication of a public hearing notice, and to address City Council's concern regarding notification of mobile home park stakeholders of the proposed fee change.

Public notice was published in the Daily Review on June 21, 2019. Additionally, staff sent letters to mobile home park owners and mobile home park residents on June 26, 2019 regarding the proposed fee increase.

The proposed legislation will set rent review fees for FY 2020 as follows:

- |                                       |         |
|---------------------------------------|---------|
| 1. Annual Fee per Mobilehome Space    | \$5.00  |
| 2. Annual Fee per Rental Unit         | \$19.00 |
| 3. Annual Fee per Covered Rental Unit | \$40.00 |

---

**File #:** PH 19-066

---

**ATTACHMENTS**

Attachment I      Staff Report  
Attachment II      Resolution



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Deputy City Manager

SUBJECT: Amendment of the Fiscal Year 2020 Master Fee Schedule to Update the Fees Associated with Administration of the New Residential Rent Stabilization and Tenant Protection Ordinance and the Mobilehome Space Rent Stabilization Ordinance

#### RECOMMENDATION

That the City Council adopts a resolution (Attachment II) authorizing the amendment to Resolution 19-059, the resolution for the City of Hayward Fiscal Year 2020 Master Fee Schedule associated with the administration of the new Residential Rent Stabilization and Tenant Protection Ordinance and the Mobile Home Space Rent Stabilization Ordinance.

#### SUMMARY

On June 18 and 25, 2019<sup>1</sup>, the City Council introduced and then adopted an ordinance creating a new Residential Rent Stabilization and Tenant Protection Ordinance (RRSO) to mitigate displacement of Hayward residents. The Council also approved a resolution increasing the associated budget allocation by \$359,000 and updating the rent review fee to cover the costs associated with administration of the ordinance, with the exception of changing the fee associated with the Mobile Home Space Rent Stabilization ordinance until staff notifies mobile home stakeholders regarding the change. Staff is returning to City Council with this item because the resolution that updates the rent review fee in the master fee schedule should have been agendized as a public hearing, which requires publication of a public hearing notice, and to address City Council's concern regarding notification of mobile home park stakeholders of the proposed fee change.

---

<sup>1</sup> June 18, 2019 Staff Report and Attachments

<https://hayward.legistar.com/LegislationDetail.aspx?ID=3985848&GUID=52D1B678-D6BB-401A-AB3C-8990885C0CDD&Options=&Search=>

June 25, 2019 Staff Report and Attachments

<https://hayward.legistar.com/LegislationDetail.aspx?ID=3993709&GUID=DD94A516-2054-4932-B6F6-443E0928C65B>

Public notice was published in the Daily Review on June 21, 2019. Additionally, staff sent letters to mobile home park owners and mobile home park residents on June 26, 2019 regarding the proposed fee increase.

The proposed legislation will set rent review fees for FY 2020 as follows:

1. Annual Fee per Mobilehome Space \$5.00
2. Annual Fee per Rental Unit \$19.00
3. Annual Fee per Covered Rental Unit \$40.00

## BACKGROUND

On June 18, 2019, the City Council introduced and then adopted an ordinance creating a new Residential Rent Stabilization and Tenant Protection Ordinance (RRSO) to mitigate displacement of Hayward residents. The Council also approved a resolution increasing the associated budget allocation by \$359,000 and updating the rent review fee to cover the costs associated with administration of the ordinance, with the exception of changing the fee associated with the Mobile Home Space Rent Stabilization ordinance until staff notifies mobile home stakeholders regarding the change. Staff is returning to City Council with this item because the resolution that updates the rent review fee in the master fee schedule should have been agendaized as a public hearing, which requires publication of a public hearing notice, and to address City Council's concern regarding notification of mobile home park stakeholders of the proposed fee change.

## DISCUSSION

Staff proposes updating the rent stabilization administration fees to cover the cost of administration of the RRSO and the Mobile Home Space Rent Stabilization Ordinances. Typically, these fees are updated annually in the master fee schedule as part of the budget process. Due to pending modification of the Residential Rent Stabilization Ordinance, the rent stabilization fees were not modified for fiscal year 2020.

Staff proposes that the rent stabilization administration fees be updated to invoice property owners in advance to recover the current fiscal year budgeted expenses. Historically, the rent stabilization administration fees were billed and collected two years in arrears (i.e. invoices sent out in November 2018 were to recover costs from calendar year 2017). Staff anticipates that revenue generated from the proposed fee for FY 2020 will fully offset the costs to administer the program.

### Mobile Home Space Fee

Proposed changes to the fee associated with the Mobile Home Space Rent Ordinance is based on actual expenditures from last year's program and a proportional share of personnel costs associated with administration of both rent stabilization ordinances. The fee covers the cost of administering the dispute resolution process, archiving in-place transfer forms, and responding to inquiries regarding the ordinance. As provided for in the Mobile Home Space

Rent Stabilization Ordinance, the fee is paid by the park owners and half of the fee can be passed through to the tenant.

### Residential Dwelling Unit Fee

Staff proposes that the residential dwelling unit fee be charged to all rental units in the City. This fee will vary based on the type of unit as defined under the new RRSO because the effort and services provided to administer the program for each unit type (Covered Rental Unit, Rental Unit) differs drastically. More specifically, the fee for a unit that will have access to mediation and binding arbitration services (Covered Rental Unit), as proposed in the new RRSO, will be higher than a unit that does not. The additional mediation and binding arbitration service results in higher administration costs, including staff time, professional services, and supplies. The remaining rental units, including single-family homes and condominium rentals, as well as all other rental units built after 1979 (Rental Unit), would have access to all services except mediation and binding arbitration, and therefore the cost for administering the RRSO for these units is significantly lower.

As provided for in the existing and new RRSO, the fee is paid by the landlord and half of the fee can be passed through to the tenant.

### Proposed Rent Stabilization Administration Fees

Table 1 below compares the FY 2019 fees and the proposed FY 2020 fees that will be necessary to recover expected expenses for both rent stabilization programs and to ensure that there is no adverse fiscal impact to the General Fund.

Table 1. Rent Stabilization Administration Fee Comparison

FEE	MOBILE HOME	RENTAL UNIT	COVERED RENTAL UNIT
FY 2019	\$1.62	\$0.00	\$3.59
Proposed	\$5.00	\$19.00	\$40.00

For context, the following are examples of rent review fees charged for residential dwelling units in other neighboring jurisdictions:

- City of Richmond<sup>2</sup>: Charges a tiered rental housing fee. The fee for FY 18-19 was \$207 for Fully Covered Rental Units, \$100 for Partially Covered Rental Units (such as single-family homes, condominiums, and new construction), and \$50 for Governmentally Subsidized Rental Units (including units in the Section 8 Housing Choice Voucher Program).

---

<sup>2</sup> City of Richmond Residential Rental Housing Fee: <https://www.ci.richmond.ca.us/3679/Fees>

- City of Berkeley<sup>3</sup>: The fee for FY 18-19 was \$250 per unit and applies to all units subject to the City's Rent Stabilization Ordinance.
- City of Oakland<sup>4</sup>: The fee for FY18-19 was \$68 per unit and applies to all units subject to the City's Rent Adjustment Program.
- City of San Jose<sup>5</sup>: The fee for units covered under the Apartment Rent Ordinance (ARO) is \$77.30 per unit and \$6.20 per unit for units not covered under the ARO.
- City of Fremont<sup>6</sup>: The Rent Review Program Annual Fee is \$24 per unit and applies to all non-owner occupied residential rental properties in the City of Fremont<sup>7</sup>.

The fee increases proposed are based on staff estimates and will be reassessed after the City has data on actual fee revenues and program expenditures.

### Program Administration

Based on the proposed changes in the administration of the Residential Rent Review program, staff is anticipating an increased workload that current staffing levels cannot support. Staff anticipates an increase in public questions and inquiries related to the Rent Review Program, as well as mediation and binding arbitration petitions. Additionally, the implementation of the requirement that landlords file notices of all rent increases and evictions with the City and the maintenance of the City's rental housing database will require significant additional effort. To administer the program, staff is proposing the following items to augment the program's FY 2020 operating budget:

- Staffing - Addition of one Program Specialist (+ 1.0 FTE) at a total salary and benefit cost of \$154,394. This position will work solely on the Rent Review Program and ensure that the community's needs are addressed in a timely, responsive, and thorough manner.
- Consultant services – Increase of \$159,000 to previously budgeted amounts to cover the costs of additional professional services for increased tenant/landlord mediation and arbitration services, educational seminars, webinars and workshops on relevant housing topics, and translation services.
- Overhead Expenses - Increase of \$45,606 for expenses, such as supplies, printing and postage costs for mailers, public notices, correspondence, billing, etc.

Staff recommends approval of the resolution authorizing the amendment to Resolution 19-059, the resolution for the City of Hayward Fiscal Year 2020 Master Fee schedule associated with the administration of the new Residential Rent Stabilization and Tenant Protection Ordinance and the existing Mobile Home Space Rent Stabilization Ordinance.

---

<sup>3</sup> City of Berkeley Rent Stabilization Board Registration Information:

[https://www.cityofberkeley.info/Rent\\_Stabilization\\_Board/Home/FY\\_2018-2019\\_Registration\\_Information.aspx](https://www.cityofberkeley.info/Rent_Stabilization_Board/Home/FY_2018-2019_Registration_Information.aspx)

<sup>4</sup> City of Oakland Rent Adjustment Program Fee: <https://www.oaklandca.gov/services/rent-adjustment-program-fee>

<sup>5</sup> City of San Jose Rent Stabilization Program: fee information provided by San Jose City staff

<sup>6</sup> City of Fremont Master Fee Resolution No. 8672 (Fees as amended through March 20, 2019):

<https://www.fremont.gov/DocumentCenter/View/25240/MASTER-FEE-SCHEDULE-effective-03202019?bidId=>

<sup>7</sup> City of Fremont Rent Review Program Annual Fee – Frequently Asked Questions:

<https://fremont.gov/DocumentCenter/View/37993/Landlord-Letter---FAQ>

## FISCAL IMPACT

On June 18, 2019, the Council approved a total budget allocation to cover the cost of the Rent Review Program in an amount not to exceed \$633,668 in FY 2020. Staff anticipates that revenue generated from proposed fee changes will fully offset the costs of both the new Residential Rent Stabilization and Tenant Protection Ordinance and the existing Mobile Home Space Rent Stabilization Ordinance.

## STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities Initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work, and play for all. This item supports the following goal and objectives:

Goal 2: Provide a mix of housing stock for all Hayward residents and community members, including the expansion of affordable housing opportunities and resources.

Objective 1: Centralize and expand housing services.

Objective 3: Conserve and improve the existing housing stock.

## PUBLIC CONTACT

Public notice was published in the Daily Review on June 21, 2019. While it is not the typical practice for amending the master fee schedule, staff sent letters mobile home park owners and mobile home park residents on June 26, 2019 regarding the proposed fee increase and this public hearing. Increasing the fee for rental property owners has been included in discussion with stakeholders since February 19, 2019.

## NEXT STEPS

If the proposed resolution is adopted, staff will invoice the fee on August 1, 2019 and the fee will be due and payable by August 31, 2019.

Prepared by: Christina Morales, Housing Division Manager

Recommended by: Jennifer Ott, Deputy City Manager

Approved by:



---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-

Introduced by Council Member \_\_\_\_\_

RESOLUTION AUTHORIZING THE AMENDMENT TO RESOLUTION 19-059, THE RESOLUTION FOR THE CITY OF HAYWARD FISCAL YEAR 2020 MASTER FEE SCHEDULE ASSOCIATED WITH THE ADMINISTRATION OF CHAPTER 12, ARTICLE 1, OF THE HAYWARD MUNICIPAL CODE REGARDING THE NEW RESIDENTIAL RENT STABILIZATION AND TENANT PROTECTION ORDINANCE AND THE MOBILEHOME SPACE RENT STABILIZATION ORDINANCE

WHEREAS, Section 15273 of the California Environmental Quality Act (CEQA) Guidelines states that CEQA does not apply to the establishment, modification, structuring, restructuring, or approval of rates, tolls, fares, and other charges by public agencies which the public agency finds are for the purposes of:

1. Meeting operating expenses, including employee wage rates and fringe benefits;
2. Purchasing or leasing supplies, equipment, or materials;
3. Meeting financial reserve needs and requirements;
4. Obtaining funds necessary for capital projects necessary to maintain service within existing services areas; or
5. Obtaining funds necessary to maintain intra-city transfers as are authorized by city Charter; and

WHEREAS, the City Council finds and determines that this action is exempt from CEQA based on the foregoing provisions; and

WHEREAS, in November 2010, California voters approved Proposition 26, which amended Article XIII C of the State constitution regarding the adoption of fees and taxes. Proposition 26 seeks to assure that taxes, which much be approved by the voters, are not disguised as fees, which can be approved by legislative bodies, such as a city council. The proposed amendment to the Master Fee Schedule (MFS) is compliant.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward hereby adopts certain changes in the Master Fee Schedule relating to fees for administration of the Residential Rent Stabilization and Tenant Protection Ordinance and the Mobilehome Space Rent Stabilization Ordinance, as reflected in Exhibit A.

IN COUNCIL, HAYWARD, CALIFORNIA \_\_\_\_\_, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES:           COUNCIL MEMBERS:  
                  MAYOR:

NOES:           COUNCIL MEMBERS:

ABSTAIN:       COUNCIL MEMBERS:

ABSENT:        COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
          City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward

**Exhibit A**

RENT STABILIZATION ADMINISTRATION

1	Annual Fee per Rental Unit	\$	19.00
2	Annual Fee per Covered Rental Unit	\$	40.00
2	Annual Fee per Mobilehome Space	\$	5.00

The fees set forth herein shall be payable immediately and shall be delinquent if not received by the Housing Division on or before 5 p.m., August 31, 2019 for Residential and Mobilehome.



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** PH 19-064

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Public Works

**SUBJECT**

Adopt a Resolution Amending the Master Fee Schedule and Approving the Proposed Recycled Water Rates and Connection Fees

**RECOMMENDATION**

That Council adopts a resolution (Attachment II) amending the Master Fee Schedule and approving the proposed recycled water rates and connection fees.

**SUMMARY**

Staff has prepared a cost of service analysis for providing recycled water service to calculate appropriate rates and charges for FY 2020 and FY 2021. The recommended recycled water rate structure would include a uniform volume charge of \$5.16 per hundred cubic feet (CCF), which pays for the costs associated with recycled water production and deliveries, and a fixed bimonthly water service fee for recycled water, which is proposed to be the same rate as the water service fee for potable water. The recommended recycled water commodity rate at \$5.16 per CCF is 25.8% lower than the current potable water rate at \$6.95 per CCF for the first 200 CCF of usage. Staff is proposing the same commodity rate for FY 2020 and FY 2021.

Proposition 218 Compliance: Staff implemented notification requirements of Proposition 218 for this proposed rate, which mandates that written notice of proposed service rates be mailed to all affected property owners. While not legally required, notices were also mailed to bill payers of record. The notice, a copy of which is attached (Attachment VI), lists the proposed rates, and described the process for protesting the proposed rates. A total of 64 notices were mailed out.

The language in Proposition 218 specified that the Council may not take action on the proposed rates if a majority of property owners, or more than 15 owners, submit written protests. The City Clerk will tabulate the final number of protests at the end of the public hearing and certify the results. As of June 26, 2019, a total of zero (0) written protests had been received by the City Clerk's Office.

**ATTACHMENTS**

---

**File #:** PH 19-064

---

Attachment I	Staff Report
Attachment II	Resolution
Attachment III	Water Bill Comparison
Attachment IV	Notice of Proposed Water and Sewer Rate Changes



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Director of Public Works

SUBJECT: Adopt a Resolution Amending the Master Fee Schedule and Approving the Proposed Recycled Water Rates and Connection Fees

#### RECOMMENDATION

That Council adopts a resolution (Attachment II) amending the Master Fee Schedule and approving the proposed recycled water rates and connection fees.

#### SUMMARY

Staff has prepared a cost of service analysis for providing recycled water service to calculate appropriate rates and charges for FY 2020 and FY 2021. The recommended recycled water rate structure would include a uniform volume charge of \$5.16 per hundred cubic feet (CCF), which pays for the costs associated with recycled water production and deliveries, and a fixed bimonthly water service fee for recycled water, which is proposed to be the same rate as the water service fee for potable water. The recommended recycled water commodity rate at \$5.16 per CCF is 25.8% lower than the current potable water rate at \$6.95 per CCF for the first 200 CCF of usage. Staff is proposing the same commodity rate for FY 2020 and FY 2021.

Proposition 218 Compliance: Staff implemented notification requirements of Proposition 218 for this proposed rate, which mandates that written notice of proposed service rates be mailed to all affected property owners. While not legally required, notices were also mailed to bill payers of record. The notice, a copy of which is attached (Attachment VI), lists the proposed rates, and described the process for protesting the proposed rates. A total of 64 notices were mailed out.

The language in Proposition 218 specified that the Council may not take action on the proposed rates if a majority of property owners, or more than 15 owners, submit written protests. The City Clerk will tabulate the final number of protests at the end of the public hearing and certify the results. As of June 26, 2019, a total of zero (0) written protests had been received by the City Clerk's Office.

#### BACKGROUND

Recycled water deliveries to customers are anticipated to begin in March 2020. Therefore, a recycled water rate structure needs to be established and included in the Master Fee

Schedule for Fiscal Year 2020. Staff has prepared a cost of service analysis for providing recycled water service to calculate appropriate rates and charges for FY 2020 and FY 2021.

At the May 14, 2019 [work session](#)<sup>1</sup>, the City Council reviewed the proposed recycled water rates and connection fees for FY 2020 and FY 2021. The work session staff report provides an overview of cost of service issues, revenue requirements, and recommended FY 2020 and FY 2021 recycled water rates and connection fees in detail.

## DISCUSSION

### Proposed Recycled Water Rates

Staff recommends a rate structure that offers an incentive to recycled water customers while adequately recovering costs over the life of the project. Based on anticipated overall costs of providing service during the next two years, staff is recommending a uniform tier commodity rate at \$5.16 per CCF and the same fixed meter fees as potable water in FY 2020 and FY 2021. The recommended recycled water commodity rate is 25.8% lower than the current potable water rate for the first 200 CCF and 37.8% lower than the current potable water rate for over 200 CCF. In comparison to other nearby agencies, the proposed commodity rates would place Hayward in the mid to high range of reduction from non-residential potable usage rate. This proposed rate aims to entice existing water customers to consider connecting to recycled water for irrigation demand in the first year.

However, recycled water customer's overall savings is dependent on both meter size and consumption of recycled water. The proposed recycled water rate structure is anticipated to result in an annual cost savings for Phase I customers ranging between 17% to 36%, or an average savings of approximately 30%, based on their average irrigation demand.

### Recycled Water Connection Fees

At this time, the vast majority of recycled water customers are existing water customers who are being retrofitted to use recycled water at no connection fee. Recycled water connection fees are fees paid by new customers who will be required to connect to the recycled water system as required by the City's Recycled Water Use Ordinance. Staff proposes to use the same connection fee for potable water for new customers. Appropriate connection fees will be calculated after development of Recycled Water Master Plan.

## ECONOMIC IMPACT

The economic impact of the proposed recycled water rates and connection fees is discussed in detail in the work session report. The proposed recycled water rate structure is

---

<sup>1</sup> <https://hayward.legistar.com/LegislationDetail.aspx?ID=3945375&GUID=AE72507B-35F6-46D4-B43C-F51BFE5F3320&Options=&Search=>

anticipated to result in an annual cost savings for Phase I customers ranging from 17% to 36%, or an average savings of approximately 30%, based on their average irrigation demand.

#### FISCAL IMPACT

The fiscal impacts of the proposed rate adjustments were fully discussed during the work session held with Council on May 14, 2019 and are included in the staff report for that meeting. The Recycled Water Enterprise Fund would track all revenue and expenses for recycled water deliveries separately from water and sewer transactions.

#### STRATEGIC INITIATIVES

This agenda item does not relate to strategic initiatives.

#### SUSTAINABILITY FEATURES

The use of recycled water will reduce the demand for drinking water and improve the reliability and availability of drinking water, while providing a sustainable and drought-proof water supply for some irrigation uses. It will also reduce the volume of wastewater and associated nutrients and residual pollutants discharged to San Francisco Bay, which is required to meet increasingly stringent discharge regulations.

#### ENVIRONMENTAL REVIEW

The California Environmental Quality Act (CEQA), includes an exemption for revisions to rates and charges that are for 1) meeting operating expenses; 2) purchasing or leasing supplies, equipment, and materials; 3) meeting financial reserve requirements; or 4) obtaining funds for capital projects necessary to maintain services and system reliability within existing service areas. No additional CEQA review is required.

#### PUBLIC CONTACT

Since 2017, staff has been working closely with potential recycled water customers on the design of on-site improvements needed to connect the site to the new recycled water distribution system. Staff will continue to maintain regular communications with customers throughout project implementation so that questions and concerns are addressed in a timely way and site supervisors are properly trained on the use of recycled water. As noted in the discussion, staff mailed 64 written notices regarding the proposed recycled water rates to potential recycled water parcel owners and rate payers of record forty-five days before this public hearing. In addition to the written notices, the notice of public hearing was published in The East Bay Times on June 14 and June 21. The notice, as well as a summary of the proposed fees were also posted on the City's website.

#### NEXT STEPS

If approved, the rates would be effective on October 1, 2019 and October 1, 2020. Prior to billing recycled water customers, staff will notify affected customers. The City's website will also be updated to include the approved rates.

Prepared by: Elli Lo, Management Analyst

Recommended by: Alex Ameri, Director of Public Works

Approved by:

A handwritten signature in black ink, appearing to read 'Kelly McAdoo', written in a cursive style.

---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-

Introduced by Council Member \_\_\_\_\_

RESOLUTION AMENDING THE MASTER FEE SCHEDULE  
AND APPROVING RECYCLED WATER RATES AND CONNECTION FEES

WHEREAS, Section 15273 of the California Environmental Quality Act Guidelines states that CEQA does not apply to the establishment, modification, structuring, restructuring, or approval of rates, tolls, fares and other charges by public agencies which the public agency finds are for the purpose of:

1. Meeting operating expenses, including employee wage rates and fringe benefits,
2. Purchasing or leasing supplies, equipment or materials,
3. Meeting financial reserve needs and requirements, or
4. Obtaining funds for capital projects necessary to maintain service within existing service areas.

WHEREAS, the City Council finds and determines that this action is exempt from CEQA based on the foregoing provisions.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward hereby amends the Master Fee Schedule and approves the following recycled water rates and connection fees of the City of Hayward, a copy of which is on file in the Office of the City Clerk. The approved recycled water rates and connection fees shall be effective on October 1, 2019 and October 1, 2020, as shown.

Recycled Water Meter Service Charges

The bimonthly standard recycled water meter service charge for all recycled water meters inside the City, based on size of meter, shall be as follows:

	Oct 1, 2019	Oct 1, 2020
5/8" meter	\$28.00	\$32.00
3/4" meter	\$38.07	\$43.51
1" meter	\$57.67	\$65.91
1 1/2" meter	\$126.27	\$144.31
2" meter	\$222.25	\$254.00
3" meter	\$560.88	\$641.00
4" meter	\$1,111.08	\$1,269.80
6" meter	\$1,960.00	\$2,240.00
8" meter	\$2,713.38	\$3,101.00
10" meter	\$3,267.95	\$3,734.80

Recycled Water Usage Rate

	Rate/CCF Oct. 1, 2019	Rate/CCF Oct. 1, 2020
Uniform Tier	\$5.16	\$5.16

Recycled Water Connection Fees

The recycled water connection fees for all new recycled water customers, who are required to connect to the recycled water system as required by the City's Recycled Water Use Ordinance, shall use the same the connection fee for potable water.

IN COUNCIL, HAYWARD, CALIFORNIA \_\_\_\_\_, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS:  
MAYOR:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

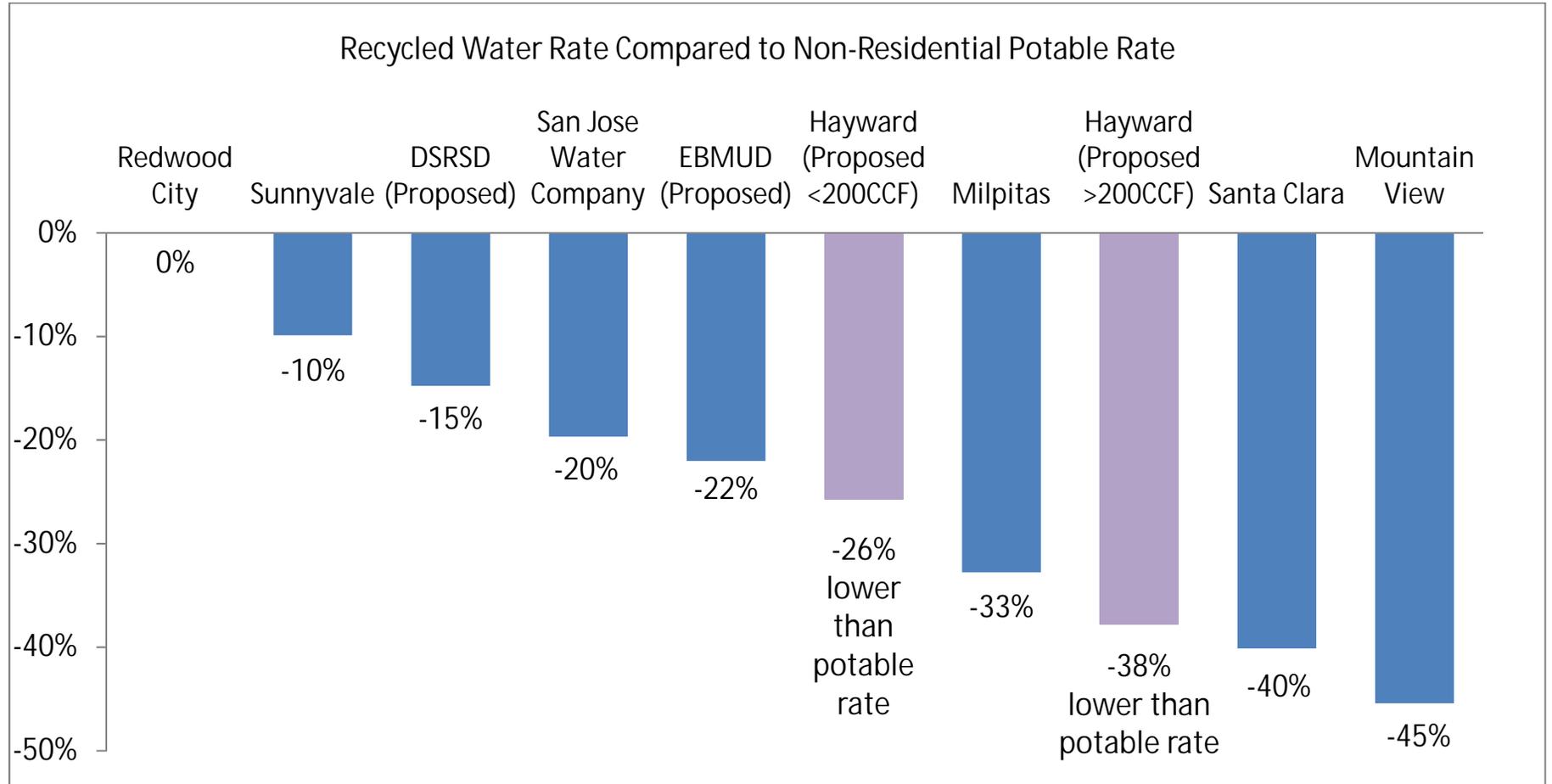
ABSENT: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
City Clerk of the City of Hayward

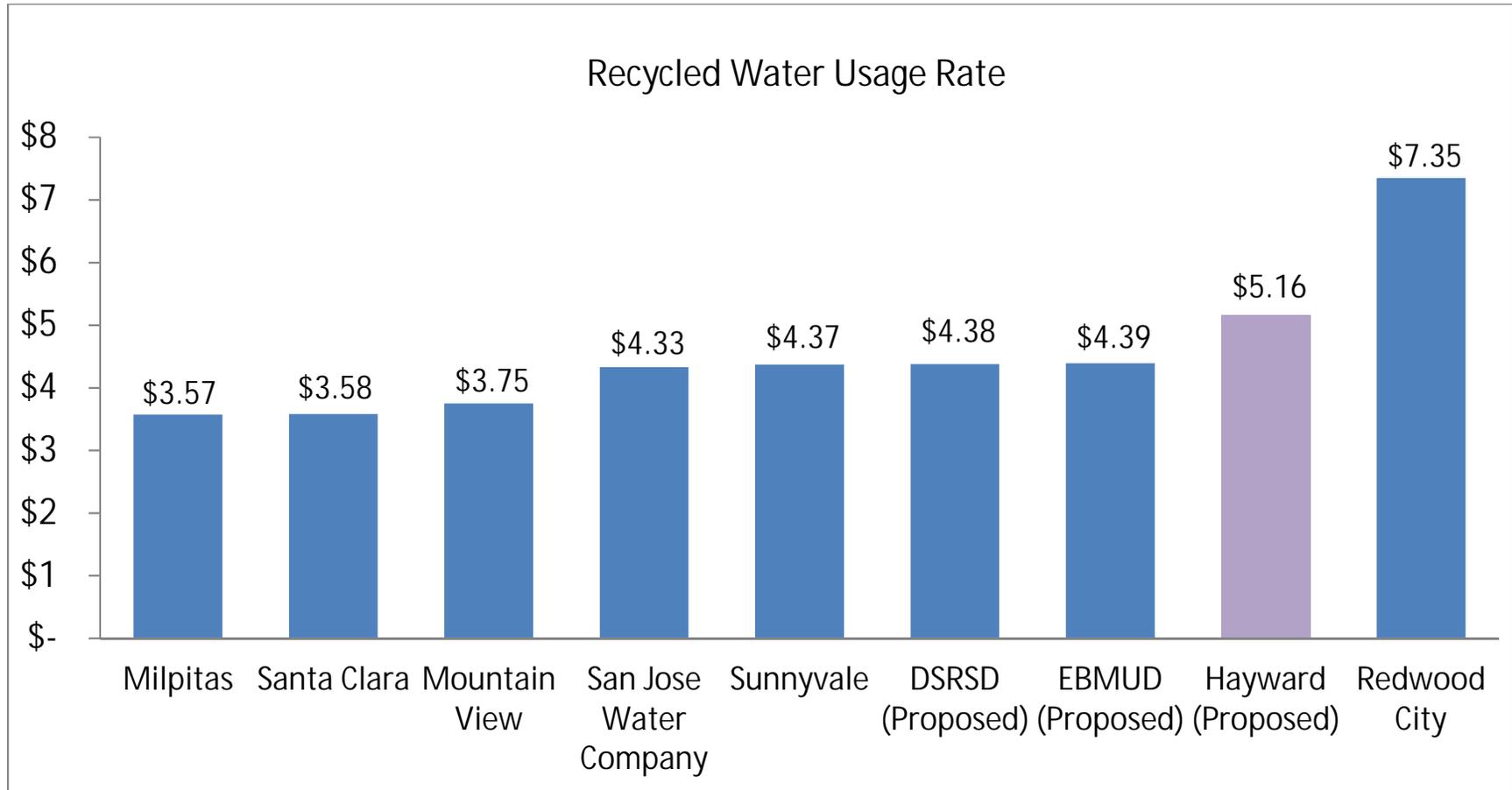
APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward

Recycled Water Usage Rate Comparison  
(Updated May 2019)



### Usage Rate Comparison (Updated May 2019)



**OFFICIAL NOTICE OF PUBLIC HEARING  
HAYWARD CITY COUNCIL**

**Date:** July 2, 2019  
**Time:** 7:00 p.m.  
**Place:** Hayward City Hall, Council Chambers  
777 B Street, 2<sup>nd</sup> Floor  
Hayward, CA 94541

On the above date and approximately at the hour noted, Hayward City Council will hold a public hearing to obtain citizen input and consider approval of the following matter:

**PROPOSED RECYCLED WATER RATES**

Recycled water rates are established to pay for the costs of treatment and delivery of recycled water to customers and are determined through an assessment of revenue requirements and anticipated recycled water purchase volumes. The proposed bimonthly recycled water bills would consist of two parts: 1) the fixed service fee, which pays for services that do not vary with the volume of recycled water purchased, such as meter maintenance; and 2) the recycled water usage fee, which pays for costs associated with water consumption, such as the pipeline maintenance and energy related expenses.

Proposed fees are listed in the Draft Resolution, shown below. Persons interested in the above are invited to attend the meeting to speak or offer written evidence for or against approval of the proposed action. For additional information, contact:

Alex Ameri  
City of Hayward - Department of Public Works & Utilities  
777 B Street, 4th Floor  
Hayward, CA 94541  
(510) 583-4720  
[alex.ameri@hayward-ca.gov](mailto:alex.ameri@hayward-ca.gov)

A copy of the staff report may be reviewed at the office of the City Clerk, 777 B Street, or at the Weekes Branch, 27300 Patrick Avenue, Hayward, or on the City's website at <https://hayward.legistar.com/Calendar.aspx>. Staff reports are available the Friday before the hearing.

**ASSISTANCE** will be provided to those requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Persons needing accommodation should contact the City Clerk's Office 48 hours in advance of the meeting at (510) 583-4400, or by using the TDD line for those with speech and hearing disabilities at (510) 247-3340.

**PLEASE TAKE NOTICE** that if you file a lawsuit challenging any final decision on the subject of this notice, the issues in the lawsuit may be limited to the issues which were raised at the City's public hearing or presented in writing to the City Clerk at or before the public hearing. By Resolution the City Council has imposed the 90-day time deadline set forth in C.C.P. Section 1094.6 for filing of any lawsuit challenging final action on an item which is subject to C.C.P. Section 1094.5.

Dated: June 14 and June 21, 2019  
 Miriam Lens  
 City Clerk of the City of Hayward

**PROPOSED RESOLUTION AMENDING THE MASTER FEE SCHEDULE  
 AND APPROVING RECYCLED WATER RATES AND CONNECTION FEES**

WHEREAS, Section 15273 of the California Environmental Quality Act Guidelines states that CEQA does not apply to the establishment, modification, structuring, restructuring, or approval of rates, tolls, fares and other charges by public agencies which the public agency finds are for the purpose of:

1. Meeting operating expenses, including employee wage rates and fringe benefits,
2. Purchasing or leasing supplies, equipment or materials,
3. Meeting financial reserve needs and requirements, or
4. Obtaining funds for capital projects necessary to maintain service within existing service areas.

WHEREAS, the City Council finds and determines that this action is exempt from CEQA based on the foregoing provisions.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward hereby amends the Master Fee Schedule and approves the following recycled water rates and connection fees of the City of Hayward, a copy of which is on file in the Office of the City Clerk. The approved recycled water rates and connection fees shall be effective on October 1, 2019 and October 1, 2020, as shown.

Recycled Water Meter Service Charges

The bimonthly standard recycled water meter service charge for all recycled meters inside the City (except temporary service for construction work), based on size of meter, shall be as follows:

	<u>Oct 1, 2019</u>	<u>Oct 1, 2020</u>
5/8" meter	\$28.00	\$32.00
3/4" meter	\$38.07	\$43.51
1" meter	\$57.67	\$65.91
1 1/2" meter	\$126.27	\$144.31
2" meter	\$222.25	\$254.00
3" meter	\$560.88	\$641.00
4" meter	\$1,111.08	\$1,269.80
6" meter	\$1,960.00	\$2,240.00
8" meter	\$2,713.38	\$3,101.00
10" meter	\$3,267.95	\$3,734.80

Recycled Water Usage Rate

	<u>Rate/CCF</u> <u>Oct. 1, 2019</u>	<u>Rate/CCF</u> <u>Oct. 1, 2020</u>
Uniform Tier	\$5.16	\$5.16

### Recycled Water Connection Fees

The recycled water connection fees for all new recycled water customers, who are required to connect to the recycled water system as required by the City's Recycled Water Use Ordinance, shall use the same the connection fee for potable water.



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** PH 19-065

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Public Works

**SUBJECT**

Adopt a Resolution Amending the Master Fee Schedule and Approving the Proposed Water and Sewer Service Rates and Connection Fees

**RECOMMENDATION**

That Council adopts a resolution (Attachment II) amending the Master Fee Schedule and approving the proposed water and sewer service rates.

**SUMMARY**

Staff has prepared cost of service analyses for providing water and sewer service to Hayward residents and businesses in order to calculate appropriate water and sewer rates and service charges for FY 2020 and FY 2021. The recommended water rate adjustments would include no change to the water usage fee that is based on consumption, and, for a typical single-family residential home with a 5/8" water meter, a \$2 per month increase in each year for the fixed bimonthly water service fee, which would result in about a 3.1% increase for a single family home with average water consumption. Similar percentage increases would apply to all other meter sizes. The recommended sewer rate adjustments would include an increase of 4.4%, or \$1.51 per month in standard residential rates in each of the two years and increases between 3.1% and 7.3% per year in non-residential rates. The recommended water and sewer rate adjustments would take effect on October 1, 2019 and October 1, 2020. No changes are recommended to the sewer and water connection fees. Furthermore, staff recommends a two-year extension of a temporary provision that reduces the sewer connection fee for some industrial and commercial businesses, which went into effect during the 2008 economic recession.

Proposition 218 Compliance: Staff implemented notification requirements of Proposition 218 for this rate increase, which mandates that written notice of proposed service rate increases be mailed to all affected property owners. While not legally required, in the interest of full transparency, notices were also mailed to bill payers of record and tenants who may be impacted by the increased rates. The notice, a copy of which is attached (Attachment VI), lists the current and proposed rates, and described the process for protesting the proposed rates. A total of over 61,000 notices were mailed out.

---

**File #:** PH 19-065

---

The language in Proposition 218 specified that the Council may not take action on the proposed rates if a majority of property owners, or about 19,000, submit written protests. The City Clerk will tabulate the final number of protests at the end of the public hearing and certify the results. As of June 26, 2019, a total of ninety-four (94) written protests had been received by the City Clerk's Office.

**ATTACHMENTS**

Attachment I	Staff Report
Attachment II	Resolution
Attachment III	Water Bill Comparison
Attachment IV	Notice of Proposed Water and Sewer Rate Changes



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Director of Public Works

SUBJECT: Adopt a Resolution Amending the Master Fee Schedule and Approving the Proposed Water and Sewer Service Rates and Connection Fees

#### RECOMMENDATION

That Council adopts a resolution (Attachment II) amending the Master Fee Schedule and approving the proposed water and sewer service rates.

#### SUMMARY

Staff has prepared cost of service analyses for providing water and sewer service to Hayward residents and businesses in order to calculate appropriate water and sewer rates and service charges for FY 2020 and FY 2021. The recommended water rate adjustments would include no change to the water usage fee that is based on consumption, and, for a typical single-family residential home with a 5/8" water meter, a \$2 per month increase in each year for the fixed bimonthly water service fee, which would result in about a 3.1% increase for a single family home with average water consumption. Similar percentage increases would apply to all other meter sizes. The recommended sewer rate adjustments would include an increase of 4.4%, or \$1.51 per month in standard residential rates in each of the two years and increases between 3.1% and 7.3% per year in non-residential rates. The recommended water and sewer rate adjustments would take effect on October 1, 2019 and October 1, 2020. No changes are recommended to the sewer and water connection fees. Furthermore, staff recommends a two-year extension of a temporary provision that reduces the sewer connection fee for some industrial and commercial businesses, which went into effect during the 2008 economic recession.

Proposition 218 Compliance: Staff implemented notification requirements of Proposition 218 for this rate increase, which mandates that written notice of proposed service rate increases be mailed to all affected property owners. While not legally required, in the interest of full transparency, notices were also mailed to bill payers of record and tenants who may be impacted by the increased rates. The notice, a copy of which is attached (Attachment VI), lists the current and proposed rates, and described the process for protesting the proposed rates. A total of over 61,000 notices were mailed out.

The language in Proposition 218 specified that the Council may not take action on the

proposed rates if a majority of property owners, or about 19,000, submit written protests. The City Clerk will tabulate the final number of protests at the end of the public hearing and certify the results. As of June 26, 2019, a total of ninety-four (94) written protests had been received by the City Clerk's Office.

## BACKGROUND

At the May 14, 2019 [work session](#)<sup>1</sup>, the City Council reviewed the proposed water and sewer service rates for FY 2020 and FY 2021. The work session staff report provides an overview of cost of service issues, revenue requirements, and recommended FY 2020 and FY 2021 water and sewer service rates in detail. Rate comparisons with other agencies have been updated to reflect more recent information and new comparison charts are included as separate attachments.

## DISCUSSION

### Water Rates

Based on anticipated overall costs of providing service during the next two years, staff is recommending water rate adjustments in FY 2019 and FY 2020 that will result in average increases for most customers of about 3% in each year. The adjustments are comprised of no increase to the water usage charges, which are based on the quantity of water delivered to the customer as measured by a water meter, and for typical single-family residential homes with a 5/8-inch water meter, a \$2 per month (\$4 per bimonthly billing period) increase to the fixed service fee, which is independent of consumption. Even with the proposed adjustments, Hayward's fixed fee is still very low when compared to nearby water agencies. Lower fixed costs provide customers with greater control over their water bills through adjustments to water consumption levels.

### Outside City Surcharge

Hayward has historically provided water service to a small number of customers outside of the City limits, typically at the outer reaches of the City water distribution system. Currently, just over 200 such properties receive Hayward water, the vast majority of which are located in what is known as the Castle Homes area. The City's Municipal Code places a surcharge of 15% on the total charges for water service supplied to these customers. The intent of the surcharge, which had for years been at 50% and was reduced to 15% after an engineering study in 2013, is to recover additional costs to the City for providing service to customers who reside outside of City limits.

The surcharge is based on an evaluation of the additional effort needed to ensure that water delivered to outside City customers continues to meet drinking water quality standards. Most of the Hayward Water System is "looped," that is, the pipelines are designed so that water moves

---

<sup>1</sup> <https://hayward.legistar.com/LegislationDetail.aspx?ID=3945375&GUID=AE72507B-35F6-46D4-B43C-F51BFE5F3320&Options=&Search=>

through a grid system and thereby remains fresh. Water service to the Castle Homes area, on the other hand, is mainly provided through excessively long dead-end pipelines, without the benefit of looping, and thus more effort is needed to maintain drinking water quality.

The City will perform analyses of the costs associated with pipeline flushing and refreshing of the reservoir storage. These costs include water usage charges for water flushed from fire hydrants or directly from a water tank, labor, and equipment charges. Based on the current information regarding these costs, staff expects the surcharge to at least remain at the current level.

### Sewer Service Rates

Staff is recommending 4.4% increases in standard single-family residential sewer rates in FY 2019 and FY 2020. The same percent increases are proposed for multi-family and mobile home community customers. Staff is also recommending a reduction of 4.3% in the Economy and Lifeline rate tiers. Non-residential customers would see increases over the two-year period of between 3.1% to 7.3% in each year, depending on the volume and strength of their wastewater discharge.

### Connection Fees

Water and sewer connection fees are fees paid by those customers needing to connect a new development to the public water and sewer system to pay for improvement and expansion of the water and sewer systems to accommodate the development and to defray the expenses paid by customers over the recent years for development and improvement of the systems. Staff proposes no change to water or sewer connection fees for FY 2020 and FY 2021.

While necessary and appropriate, non-residential sewer connection fees can represent a significant expense for some businesses with significant wastewater discharge. To continue encouraging the establishment of businesses in Hayward, staff recommends extending the temporary provision in the Master Fee Schedule that reduces the fee for some commercial and industrial businesses. Non-residential connection fees are calculated individually (as opposed to standard residential fees), based on anticipated volume of wastewater discharge, and waste strength in the form of suspended solids (SS) and carbonaceous biochemical oxygen demand (CBOD). The Master Fee Schedule currently includes a provision that lowers SS and CBOD by 70% to calculate non-residential sewer connection fees. This reduction especially affects businesses with high wastewater strength, such as food processing and restaurants. The volume component of the fee would continue to be charged at 100% because water usage can be better controlled, and the standard rate may encourage efficient water use.

Council approved the provision initially in 2009 and has since extended it periodically. The Wastewater System Improvement Fund, which is the recipient of sewer connection fees, can withstand the impact of the decreased revenue for a period of time. Staff recommends reviewing the reduced connection fee provision by October 1, 2021 to either retain, amend or repeal it.

## Proposition 218 Compliance

Staff implemented notification requirements of Proposition 218 for this rate increase, which mandates that written notice of proposed service rate increases be mailed to all affected property owners. While not legally required, in the interest of full transparency, notices were also mailed to bill payers of record and tenants who may be impacted by the increased rates. The notice, a copy of which is attached (Attachment VI), lists the current and proposed rates, and described the process for protesting the proposed rates. A total of over 61,000 notices were mailed out.

The language in Proposition 218 specified that the Council may not take action on the proposed rates if a majority of property owners, or about 19,000, submit written protests. The City Clerk will tabulate the final number of protests at the end of the public hearing and certify the results. As of June 26, 2019, a total of (94) written protests had been received by the City Clerk's Office. Of the 94 protest letters received, a notable amount being form letters.

## ECONOMIC IMPACT

The economic impact of the proposed water and sewer service rate adjustments is discussed in detail in the work session report. While staff recognizes that the rate adjustments will affect customers, it is critical that the City maintain reliable utilities systems in the interest of economic viability and quality of life for its residents and businesses, as well as protection of public health and the environment. A typical residential account will experience a \$2 per month increase in water cost and \$1.51 per month increase in sewer service cost. The proposed extension of the reduction in sewer connections fees for certain commercial and industrial businesses will continue to make establishment of businesses in Hayward more economically viable.

## FISCAL IMPACT

The fiscal impacts of the proposed rate adjustments were fully discussed during the work session held with Council on May 14, 2019 and are included in the staff report for that meeting. To summarize, the proposed rates will result in modest increases in the working capital balances of both the Water and Sewer Funds in FY 2020. Note that the Water Fund working capital goal is 50% of annual expenditures, while the working capital goal for the Sewer Fund is 100% of annual expenditures.

## ENVIRONMENTAL REVIEW

The California Environmental Quality Act (CEQA), includes an exemption for revisions to rates and charges that are for 1) meeting operating expenses; 2) purchasing or leasing supplies, equipment, and materials; 3) meeting financial reserve requirements; or 4) obtaining funds for capital projects necessary to maintain services and system reliability within existing service areas. No additional CEQA review is required.

## STRATEGIC INITIATIVES

This agenda item supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work and play for all. Setting water and wastewater service rates at reasonable levels to fund the necessary operations and maintenance allows the City to provide safe and reliable water and wastewater services to ensure communities thrive.

## SUSTAINABILITY FEATURES

Water conservation programs, such as the high efficiency fixture replacement and lawn replacement rebate programs, are funded through water rate revenue and provide customers with the tools to assist them in efficiently managing water usage. While, in light of the end of the drought, many water agencies have ended or curtailed their water conservation programs, these, and other programs will continue to be funded in FY 2020 and FY 2021.

The proposed sewer rates will allow the City to continue to operate and maintain the sewer collection system and WPCF in a manner to meet all legal and regulatory requirements to protect public health and the environment. It will also enable the City to continue the operation of the existing green and renewable energy generation systems in sewer utility and their expansion over time.

## PUBLIC CONTACT

As noted in the discussion, staff mailed over 61,000 written notices regarding the proposed water and sewer rates to all property owners and bill payers of record forty-five days before this public hearing. In addition to the written notices, the notice of the public hearing was published in The Daily Review on June 14 and June 21. The notice, as well as a summary of the proposed fees were also posted on the City's website.

## NEXT STEPS

If approved, the new rates would be effective on October 1, 2019 and October 1, 2020. Prior to these dates, staff will include notices in utility bills to inform customers about the rate adjustments. The City's website will also be updated to include the approved rates.

Upon completion, the results of the outside City surcharge analysis will be presented to the City Council for review in the fall.

Prepared by: Elli Lo, Management Analyst

Recommended by: Alex Ameri, Director of Public Works

Approved by:

A handwritten signature in black ink, appearing to read 'K. McAdoo', written in a cursive style.

---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-

Introduced by Council Member \_\_\_\_\_

RESOLUTION AMENDING THE MASTER FEE SCHEDULE AND APPROVING WATER AND SEWER RATES

WHEREAS, Section 15273 of the California Environmental Quality Act Guidelines states that CEQA does not apply to the establishment, modification, structuring, restructuring, or approval of rates, tolls, fares and other charges by public agencies which the public agency finds are for the purpose of:

1. Meeting operating expenses, including employee wage rates and fringe benefits,
2. Purchasing or leasing supplies, equipment or materials,
3. Meeting financial reserve needs and requirements, or
4. Obtaining funds for capital projects necessary to maintain service within existing service areas.

WHEREAS, the Council finds and determines that this action is exempt from CEQA based on the foregoing provisions.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward hereby amends the Master Fee Schedule and approves the following water and sewer rates of the City of Hayward, a copy of which is on file in the Office of the City Clerk. The approved water and sewer rates shall be effective on October 1, 2019 and October 1, 2020, as shown.

Meter Service Charges

The bimonthly standard meter service charge for all meters inside the City (except temporary service for construction work), based on size of meter, shall be as follows:

	Oct 1, 2019	Oct 1, 2020
5/8" meter	\$28.00	\$32.00
3/4" meter	\$38.07	\$43.51
1" meter	\$57.67	\$65.91
1 1/2" meter	\$126.27	\$144.31
2" meter	\$222.25	\$254.00
3" meter	\$560.88	\$641.00
4" meter	\$1,111.08	\$1,269.80
6" meter	\$1,960.00	\$2,240.00
8" meter	\$2,713.38	\$3,101.00
10" meter	\$3,267.95	\$3,734.80

The bimonthly standard meter service charge for all meters outside the City (except temporary service for construction work), based on size of meter, shall include a 15% surcharge and be as follows:

	Oct 1, 2019	Oct 1, 2020
5/8" meter	\$32.20	\$36.80
3/4" meter	\$43.78	\$50.04
1" meter	\$66.32	\$75.80
1 1/2" meter	\$145.21	\$165.96
2" meter	\$255.59	\$292.10
3" meter	\$645.01	\$737.15
4" meter	\$1,277.74	\$1,460.27
6" meter	\$2,254.00	\$2,576.00
8" meter	\$3,120.39	\$3,566.15
10" meter	\$3,758.14	\$4,295.02

Meter Service Charge for Low Income Customers

Notwithstanding any other provision of the Hayward Municipal Code, Chapter 11, Article 2, the bimonthly meter service charge for Low Income Customers shall be applied by this subsection to any customer that:

- (a) Meets the City income guidelines as defined in the All City Departments section of the Master Fee Schedule; and
- (b) Files with the Revenue Division of the Finance Department a discount application and adequate documentary evidence showing that the applicant meets the provision of subparagraph (a).

The bimonthly meter service charge for Low Income Customers with a standard service (5/8") shall be as follows:

	Oct 1, 2019	Oct 1, 2020
5/8" meter, low income (inside city)	\$9.80	\$11.20
5/8" meter, low income (outside city)	\$11.27	\$12.96

Sewer Service Charges

Residential Service	Monthly Charge	Monthly Charge
	Oct. 1, 2019	Oct. 1, 2020
Standard Residential Unit	\$34.30	\$35.81
Duplex, Triplex, Fourplex (per unit)	\$34.30	\$35.81
Multi-Family (per unit)	\$30.53	\$31.87
Mobile Home (per unit)	\$24.00	\$25.06
Economy (5 to 8 units of metered water usage)	\$17.54	\$16.78
Lifeline (0 to 4 units of metered water usage)	\$8.77	\$8.39

Non-Residential Service – Critical Users		
Constituent/Unit	Sewer Service Charge Oct. 1, 2019	Sewer Service Charge Oct. 1, 2020
Flow – Cost per 100 cubic feet (ccf)	\$2.88165	\$3.08518
Biochemical Oxygen Demand – Cost per pound	\$0.71887	\$0.72029
Suspended Solids - Cost per pound	\$0.89564	\$0.96338

Non-Residential Service – Coded Users				
Customer Classification	Sewer Service Charge Per ccf (with irrigation meter)		Sewer Service Charge Per ccf (without irrigation meter)	
	Oct. 1, 2019	Oct. 1, 2020	Oct. 1, 2019	Oct. 1, 2020
Other/Commercial/Government	\$6.04	\$6.47	\$5.44	\$5.83
Restaurant (w/grease interceptor)	\$8.27	\$8.64	\$7.44	\$7.78
Restaurant (w/o grease interceptor)	\$10.74	\$11.20	\$9.67	\$10.08
Commercial Laundries	\$6.25	\$6.55	\$5.63	\$5.90
Industrial Laundries	\$9.70	\$10.19	\$8.73	\$9.17
Bakeries	\$10.74	\$11.20	\$9.67	\$10.08
Beverage Bottling	\$6.37	\$6.63	\$5.73	\$5.97
Food Manufacturing	\$23.98	\$24.74	\$21.58	\$22.27
Meat Products	\$12.14	\$12.53	\$10.93	\$11.27
Slaughterhouse	\$13.60	\$14.39	\$12.24	\$12.95
Dairy Product Processors	\$9.96	\$10.33	\$8.96	\$9.30
Canning and Packing	\$7.01	\$7.34	\$6.31	\$6.61
Grain Mills	\$9.15	\$9.68	\$8.24	\$8.71
Fats and Oils	\$6.61	\$6.96	\$5.95	\$6.26
Pulp and Paper Manufacturing	\$8.02	\$8.49	\$7.22	\$7.64
Inorganic Chemicals	\$11.01	\$11.80	\$9.91	\$10.62
Paint Manufacturing	\$17.63	\$18.42	\$15.87	\$16.58
Leather Tanning	\$23.35	\$24.27	\$21.02	\$21.85
Fabricated Metal	\$3.28	\$3.49	\$2.95	\$3.14

BE IT FURTHER RESOLVED THAT For the purposes of calculating non-residential sewer connection fees, carbonaceous biochemical oxygen demand (CBOD) and suspended solids (SS) will be reduced by 70% of the estimated actual concentrations in discharge, but not lower than the CBOD and SS for domestic wastewater, that is, 307 milligrams per liter and 258 milligrams per liter respectively. The property will be entitled to discharge CBOD and SS commensurate with the actual estimated concentrations. The volume component will not be reduced and will be charged at 100% of the estimated actual daily discharge. The CBOD and SS reduction is applicable only to an estimated daily discharge of 50,000 gallons or less. Discharge in excess of 50,000 gallons per day from a facility will be subject to a sewer connection fee based on full CBOD and SS concentrations. This provision will be in effect through September 30, 2021.

IN COUNCIL, HAYWARD, CALIFORNIA \_\_\_\_\_, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS:  
MAYOR:

NOES: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

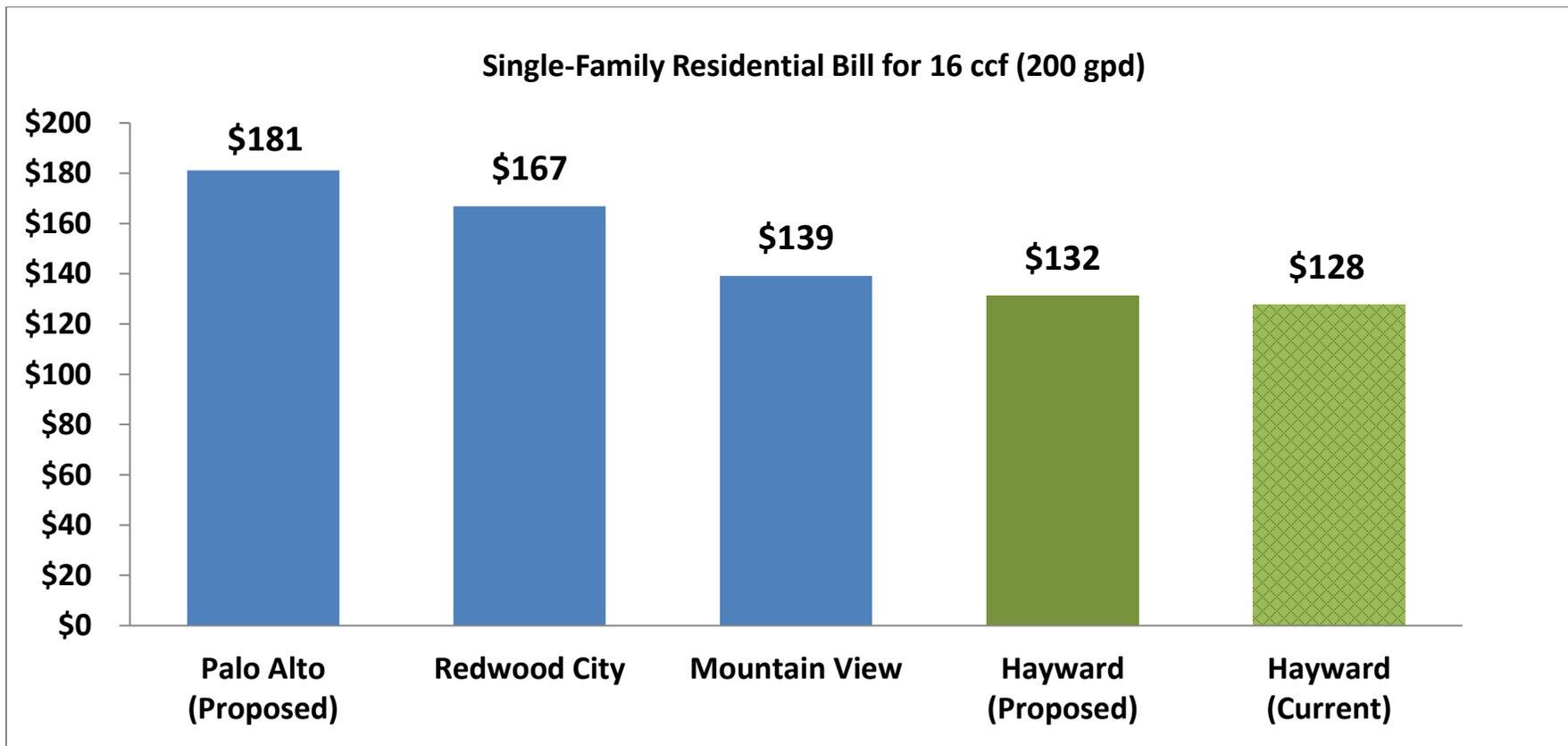
ABSENT: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
City Clerk of the City of Hayward

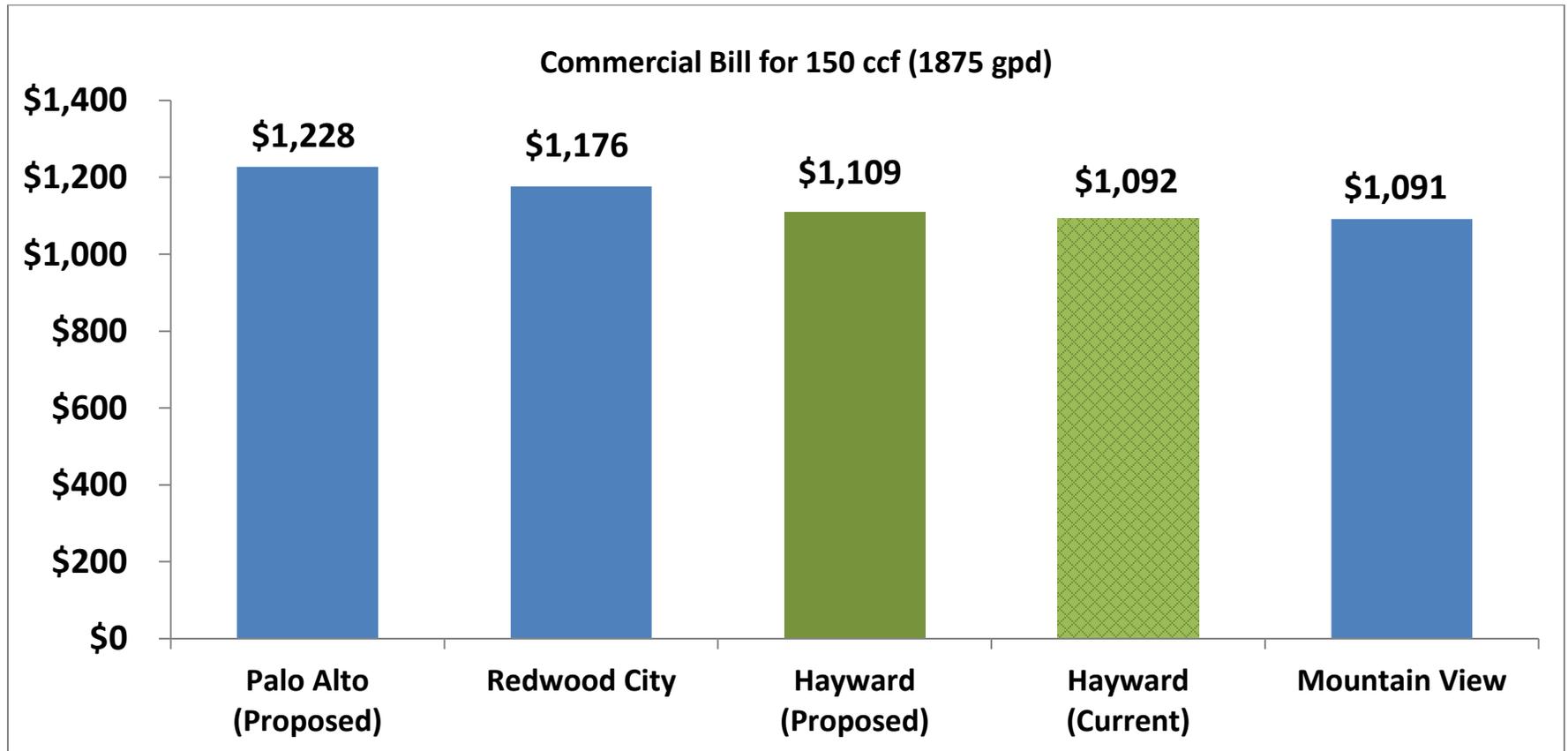
APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward

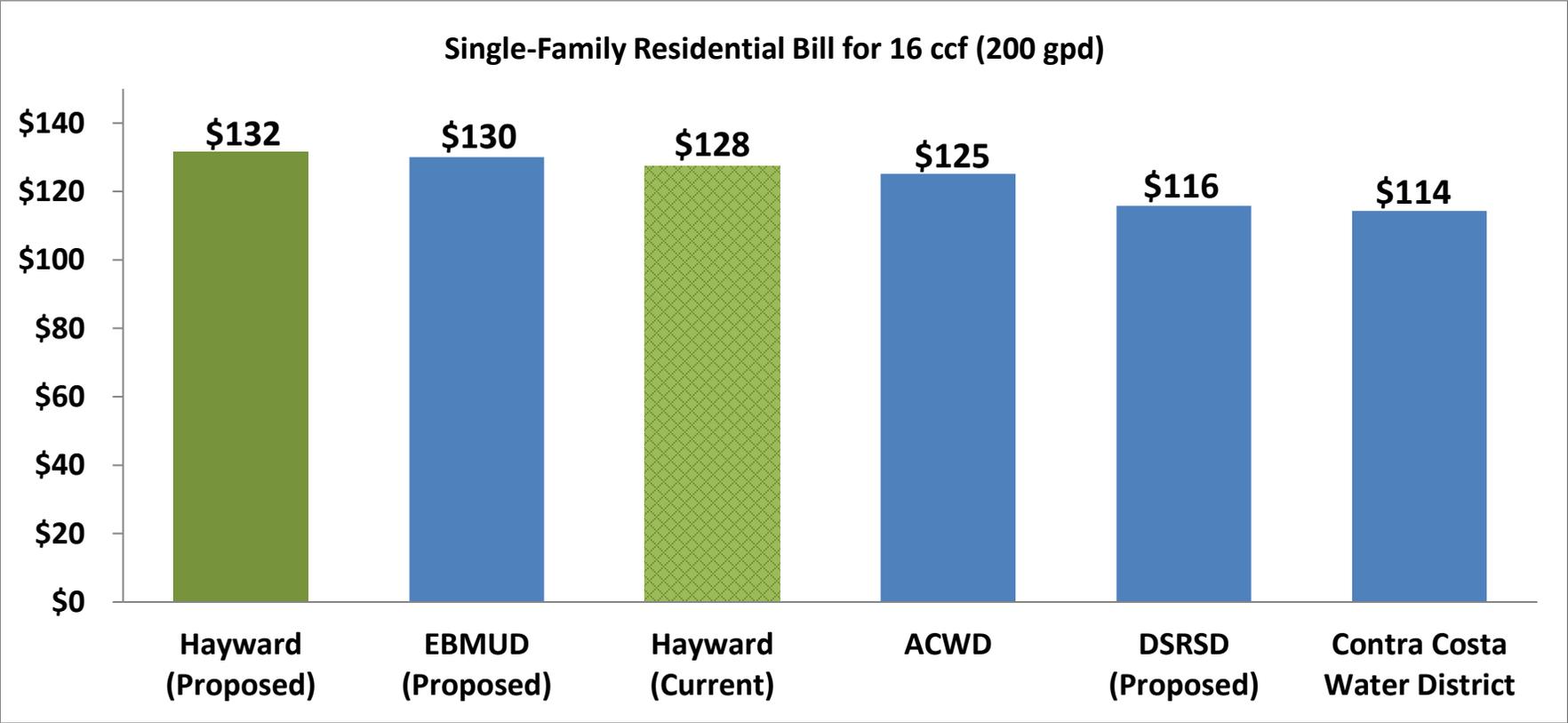
**100% SFPUC Wholesale Agencies – Bimonthly Water Bill Comparison  
(Updated May 2019)**



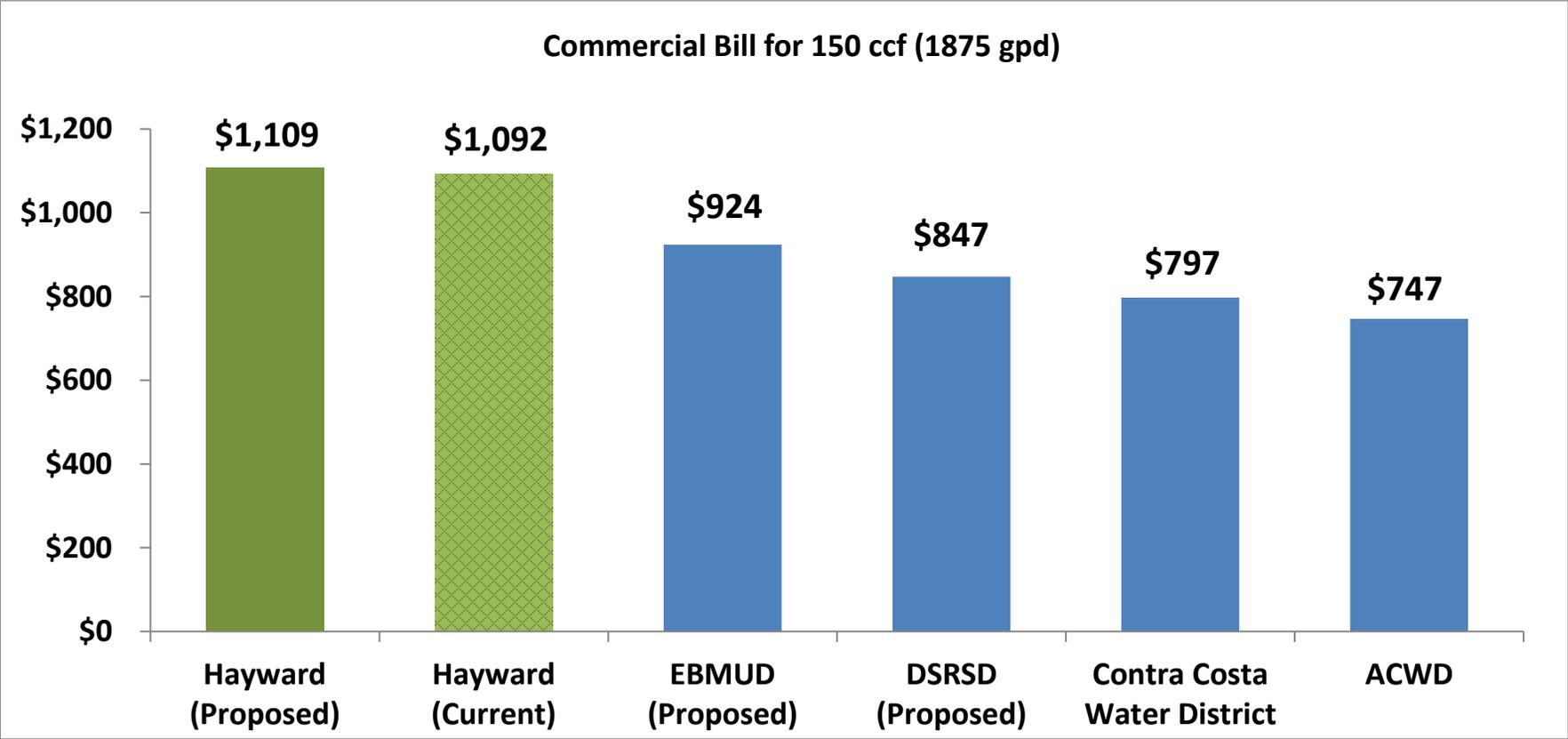
**100% SFPUC Wholesale Agencies – Bimonthly Water Bill Comparison  
(Updated May 2019)**



**Local Agencies - Bimonthly Water Bill Comparison  
(Updated May 2019)**



**Local Agencies - Bimonthly Water Bill Comparison  
(Updated May 2019)**





**NOTICE OF PROPOSED WATER AND SEWER RATE CHANGES**  
**May 17, 2019**

TO: Water and Sewer Parcel Owners and Ratepayers in the City of Hayward Service Area  
(Please forward this notice to the ratepayer)

The City of Hayward is proposing increases in water and sewer rates, effective October 1, 2019 and October 1, 2020. A public hearing will be held by the Hayward City Council regarding the proposed rate adjustments on **Tuesday, July 2, 2019, at 7:00 p.m.**, at the Hayward City Hall, 777 B Street. Rates and charges, which may be adopted at the public hearing, will not exceed the proposed rates presented in this notice.

Este aviso contiene información importante sobre el costo de servicio de agua y del sistema de alcantarilla de la Ciudad de Hayward. Para obtener esta información en español, por favor llame a la Ciudad de Hayward al (510) 583-4700.

**WATER RATES**

The City of Hayward relies entirely on water rate revenue to fund the costs of providing water service. Therefore water rates must be set at sufficient levels to recover the cost of purchasing wholesale water from the San Francisco Public Utilities Commission (SFPUC), Hayward's sole water supplier, and operating and maintaining the water distribution system. Water rates are comprised of two parts: water usage rates and water service fees.

**NO CHANGE TO WATER USAGE RATES**

Water usage revenues pay for the costs of purchasing and delivering water, and are based on the quantity of water used in your home or business as measured by your water meter. Hayward's water usage rates are comprised of tiered rate schedules for residential and non-residential customers in accordance with cost recovery calculations for each customer classification. **There is no change proposed to the water usage tiers or rates for Fiscal Years 2020 and 2021.** Pursuant to California Government Code 53756, Hayward may pass through any additional increases in SFPUC wholesale rates above the SFPUC projections upon notification to all customers at least 30 days in advance of implementation.

	Usage	Current Rate/ccf	Rate/ccf Oct 1, 2019	Rate/ccf Oct 1, 2020
<b>Single-Family Residential (SFR)</b>	1 – 8 ccf	\$5.80	\$5.80	\$5.80
	9 – 25 ccf	\$7.14	\$7.14	\$7.14
	Over 25 ccf	\$8.41	\$8.41	\$8.41
<b>Duplex, Triplex and Fourplex Residential</b> (Per dwelling unit, based on average usage)	1 – 8 ccf	\$6.43	\$6.43	\$6.43
	9 – 25 ccf	\$7.15	\$7.15	\$7.15
	Over 25 ccf	\$8.52	\$8.52	\$8.52
<b>Multifamily Residential (5+ units/account)</b> (Per dwelling unit, based on average usage)	1 – 8 ccf	\$6.97	\$6.97	\$6.97
	9 – 20 ccf	\$7.23	\$7.23	\$7.23
	Over 20 ccf	\$7.94	\$7.94	\$7.94
<b>Non-Residential</b>	1 – 200 ccf	\$6.95	\$6.95	\$6.95
	Over 200 ccf	\$8.29	\$8.29	\$8.29

Note: One ccf of water equals 748 gallons. A typical SFR customer currently uses an average of 200 gallons per day.

**PROPOSED WATER SERVICE FEES**

Water service fees, which are based on meter size, pay for fixed costs of providing service, such as billing, customer service, debt service obligations, and meter service and repairs, and do not vary with the quantity of water purchased.

**CURRENT AND PROPOSED BIMONTHLY WATER SERVICE FEES**

Meter Size	Current	Proposed (Oct 1, 2019)	Proposed (Oct 1, 2020)
Low income residential	\$8.40	\$9.80	\$11.20
5/8 inch	\$24.00	\$28.00	\$32.00
3/4 inch	\$32.63	\$38.07	\$43.51
1 inch	\$49.43	\$57.67	\$65.91
1 1/2 inch	\$108.23	\$126.27	\$144.31
2 inch	\$190.50	\$222.25	\$254.00
3 inch	\$480.75	\$560.88	\$641.00
4 inch	\$952.35	\$1,111.08	\$1,269.80
6 inch	\$1,680.00	\$1,960.00	\$2,240.00
8 inch	\$2,325.75	\$2,713.38	\$3,101.00

The proposed water rates and fees will result in overall increases averaging about 3.1% for most customers in each year. For example, a family that uses 16 ccf of water in a two-month billing period, or about 200 gallons per day, will see an average 3.14% increase in its bimonthly billing, from \$127.52 to \$131.52 the first year and a further 3.04% increase to \$135.52 in the second year. Customers who reside outside of the City limits continue to pay a 15% surcharge on water service and usage charges based on cost of service.

**SEWER SERVICE CHARGES**

Sewer service charges pay for the collection, treatment and disposal of wastewater from residences and businesses and are based on the type and volume of wastewater disposed. Increases in the costs of providing these services have resulted in the need for modest rate adjustments.

**PROPOSED MONTHLY RESIDENTIAL SEWER SERVICE CHARGES**

The standard residential rate is proposed to increase by 4.40% in each of the next two years. Economy and Lifeline rates, automatically applied to billings where metered water consumption is significantly lower than the standard usage, are proposed to decrease by 4.31% and 4.30% respectively per year based on the cost analysis for providing service.

The following table lists the current and proposed residential sewer service charges.

<b>CURRENT AND PROPOSED MONTHLY RESIDENTIAL SEWER SERVICE CHARGES</b>			
	Current	Proposed (Oct 1, 2019)	Proposed (Oct 1, 2020)
Standard Residential (single-family unit)	\$32.85	\$34.30	\$35.81
Duplex, Triplex, Fourplex (per unit)	\$32.85	\$34.30	\$35.81
Multi-Family (per unit)	\$29.24	\$30.53	\$31.87
Mobile Home (per unit)	\$22.99	\$24.00	\$25.06
Economy (5 to 8 units of metered water usage)	\$18.33	\$17.54	\$16.78
Lifeline (0 to 4 units of metered water usage)	\$9.16	\$8.77	\$8.39

**NON-RESIDENTIAL SEWER SERVICE CHARGES**

Most non-residential customers are classified by the type of businesses that most closely resembles the nature of wastewater generated. A small number of critical users are billed according to actual measured wastewater strength and volume. The following table lists non-residential sewer service charges for the most common businesses and for critical users. A complete list of charges can be found at [www.hayward-ca.gov](http://www.hayward-ca.gov) or you can call (510) 583-4700 to request a copy by mail.

**NON-RESIDENTIAL SEWER SERVICE CHARGES FOR CODED USERS\***  
(per ccf of metered water use)

	With Separate Irrigation Meter			Without Separate Irrigation Meter		
	Current	Proposed (Oct 1, 2019)	Proposed (Oct 1, 2020)	Current	Proposed (Oct 1, 2019)	Proposed (Oct 1, 2020)
Commercial/Government	\$5.63	\$6.04	\$6.47	\$5.07	\$5.44	\$5.83
Restaurant w/ Grease Interceptor	\$7.91	\$8.27	\$8.64	\$7.12	\$7.44	\$7.78
Restaurant w/o Grease Interceptor	\$10.30	\$10.74	\$11.20	\$9.27	\$9.67	\$10.08
Commercial Laundry	\$5.96	\$6.25	\$6.55	\$5.36	\$5.63	\$5.90
Bakery	\$10.30	\$10.74	\$11.20	\$9.27	\$9.67	\$10.08
Beverage Bottling	\$6.12	\$6.37	\$6.63	\$5.51	\$5.73	\$5.97

**NON-RESIDENTIAL SEWER SERVICE CHARGES FOR CRITICAL USERS\***

	Current	Proposed (Oct 1, 2019)	Proposed (Oct 1, 2020)
Flow – Cost per ccf of wastewater	\$2.692	\$2.882	\$3.085
Carbonaceous Biochemical Oxygen Demand – Cost per pound	\$0.718	\$0.719	\$0.720
Suspended Solids – Cost per pound	\$0.833	\$0.896	\$0.963

\*Calculated based on formula and not a straight 4.4% increase.

Non-residential sewer bills are generally expected to increase by between 3.1% and 7.3%. If you need assistance in calculating the impact of the proposed rate adjustments, please contact the Public Works & Utilities Department at (510) 583-4700 or by email at [utilities.administration@hayward-ca.gov](mailto:utilities.administration@hayward-ca.gov).

**SUBMITTING WRITTEN PROTESTS**

The proposed rate changes will not take effect if written protests are received from a majority of affected property owners and tenants responsible for paying utility bills. If you wish to protest the proposed service rate increases, the City must receive your written protest by mail or hand delivery before the close of the **public hearing on July 2, 2019**. Mail or deliver written protests to: City of Hayward, 777 B Street, Hayward, CA 94541, Attention: City Clerk. For your protest to be counted, it must indicate your name, and either the address(es) or water/sewer account number(s) of your property or properties.

Assistance will be provided to those requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Accommodations must be requested at least 48 hours in advance by calling (510) 583-4400 or TDD (510) 247-3340.



# CITY OF HAYWARD

Hayward City Hall  
777 B Street  
Hayward, CA 94541  
www.Hayward-CA.gov

---

**File #:** LB 19-037

---

**DATE:** July 2, 2019

**TO:** Mayor and City Council

**FROM:** Director of Public Works

**SUBJECT**

Adopt a Resolution to Appropriate \$30,000 Towards Public Heritage Art and Interpretive Signage and Receive an Update on Hayward Heritage Plaza Construction

**RECOMMENDATION**

That the Council adopts a resolution (Attachment II) to appropriate \$30,000 towards public heritage art and interpretive signage and receives an update on Hayward Heritage Plaza construction.

**SUMMARY**

The Heritage Plaza across from the Main Library is expected to be complete by September 2019. The contractor has completed deconstruction and is now working on underground utilities, sidewalk, and other park signs and amenities. The purpose of this report is to: 1) obtain approval for the appropriation of \$30,000 for public heritage features, art and interpretive signage on the Plaza; 2) seek Council confirmation on the name Hayward Heritage Plaza; and 3) seek Council feedback on a revised framework and process for creating heritage features in the Plaza based on community feedback.

**ATTACHMENTS**

Attachment I	Staff Report
Attachment II	Resolution
Attachment III	Design



DATE: July 2, 2019

TO: Mayor and City Council

FROM: Director of Public Works

SUBJECT: Adopt a Resolution to Appropriate \$30,000 Towards Public Heritage Art and Interpretive Signage and Receive an Update on Hayward Heritage Plaza Construction

#### RECOMMENDATION

That the Council adopts a resolution (Attachment II) to appropriate \$30,000 towards public heritage art and interpretive signage and receives an update on Hayward Heritage Plaza construction.

#### SUMMARY

The Heritage Plaza across from the Main Library is expected to be complete by September 2019. The contractor has completed deconstruction and is now working on underground utilities, sidewalk, and other park signs and amenities. The purpose of this report is to: 1) obtain approval for the appropriation of \$30,000 for public heritage features, art and interpretive signage on the Plaza; 2) seek Council confirmation on the name Hayward Heritage Plaza; and 3) seek Council feedback on a revised framework and process for creating heritage features in the Plaza based on community feedback.

#### BACKGROUND

On May 26, 2015, the Council approved the plans for the Measure C-funded 21st Century Library and Community Learning Center and Heritage Plaza project. On September 15, 2015, the City entered into an agreement with T.B. Penick & Sons, Inc., for construction for a not-to-exceed amount of \$52,550,000. Phase 1 of the project, construction of the new Main Library, began on January 4, 2016. On May 14, 2019, Council accepted a \$398,516 grant from the State to reimburse construction costs related to the Heritage Plaza.

Phase 2 of the project began in October 2018 and included deconstruction of the old main library and construction of the Heritage Plaza. The Heritage Plaza encompasses a full city block in downtown Hayward, which is approximately the size of San Francisco's Union Square. Staff presented concepts for the Plaza design to Council on November 9, 2010 and on July 16, 2013, and a more detailed design, on October 18, 2014.

Staff last updated Council on the design at a July 10, 2018 work session<sup>1</sup>. Several members of the public and Council provided comments, in particular, feedback related to the historic elements of the plaza.

The revised design for the Hayward Heritage Plaza will include the following features, which are shown in the attached design (Attachment III):

- Gathering & Event Spaces – The Plaza will include a 25,000-square foot central event lawn and an 11,000-square foot paved plaza along C Street. These two spaces will have a combined event capacity of nearly 4,000 people. An elevated platform and arbor at the edge of the event lawn will include electrical access for cultural events, musical performances and other civic gatherings.
- Arboretum - The Plaza is home to over forty species of rare and mature trees. The trees, some of which are over one-hundred years old, will be preserved in the plaza restoration. Placards identifying the notable trees will be installed along meandering “arboretum walk” paths on either side of the central event lawn.
- Children’s Garden – The Plaza will include a 2,150-square foot garden on the corner of C Street and Watkins Street, featuring nature-inspired exploration structures for young children.
- Rainwater Catchment System – The Plaza will function as a rainwater catchment and underground rainwater storage and filtration system. The system will collect and reuse up to 200,000 gallons of rainwater annually, which will be treated and reused for irrigation and graywater uses in the new library building and plaza.

## DISCUSSION

### Construction Update

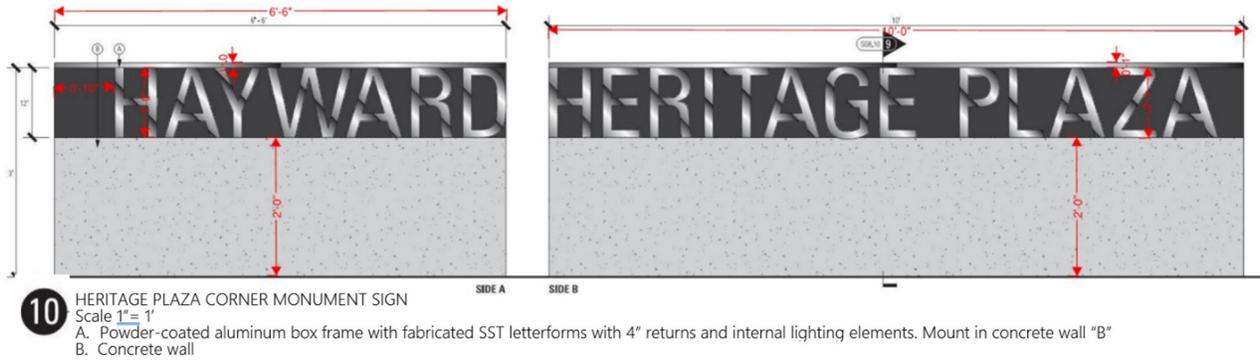
The contractor has completed all deconstruction activities at the plaza site. The contractor has also completed the rainwater catchment cistern construction and is now working on underground utilities, curb, gutter, sidewalk and foundations, for the bunya-bunya tree trellis and other park signs and amenities. Construction is expected to be complete by September 2019.

### Plaza Name

The plaza construction project plans include a sign with twelve-inch tall letters, similar to the signage at the new library as shown below. The sign identifies the site as the “HAYWARD HERITAGE PLAZA”. Staff is requesting Council confirmation of this name prior to fabrication and installation of the sign.

---

<sup>1</sup> <https://hayward.legistar.com/LegislationDetail.aspx?ID=3547621&GUID=9DC47016-8DA6-49FC-86E9-CC207FB2B618&Options=&Search=>



## Heritage Features

The July 2018 Council work session included a discussion of the Plaza’s planned heritage features. During that discussion, Council and community members expressed support for a few new elements and concerns with some of the existing elements. Over the past eight months staff worked with community groups to revisit the features. This section proposes a revised framework and process for creating the heritage features.

Staff held discussions with the Hayward Area Historical Society (HAHS), Library Commission, representatives from local Indigenous Groups, representatives of the Eden Area Japanese-American Citizens League, and the Hayward Arts Council. Based on these discussions, staff proposes and requests funding for three new heritage elements for the plaza. These are proposed within the recognition and context of the Library Building’s dedication to César Chávez.

1. A detailed memorial sign and interpretive art piece marking the location on Watkins Street where local Japanese-Americans boarded buses for detention centers in 1942. The specific location for this element has been identified and will be surrounded by Japanese-style plantings. Representatives of the Eden Area Japanese-American Citizens League have created draft content for the memorial sign. Staff’s goal is to include the memorial sign with the opening of the park and to work with the community group towards the creation of an interpretive art piece over the coming year.
2. An interpretive art piece and sign honoring the native Yrgin, an Ohlone tribelet, and other local Indigenous Peoples. Staff has been working with representatives from Indigenous Groups, as well as history faculty at Chabot Community College. The group has identified a potential Indigenous artist and is working towards the creation of an interpretive art piece and language for a sign over the coming year.
3. An interpretive art piece and sign to commemorative the history and cultural heritage of Russell City. This will be placed in a location that will be prominent during the annual Russell City Blues Festival. Staff has recently begun conversations with the HAHS to identify the appropriate group to oversee the creation of an art piece and sign.

In addition to the elements above, staff will continue to work with the HAHS to draft language and images for a potential historic sign that depicts the history of the downtown area, including Guillermo Castro's home. Staff will return to Council at a future date to review the proposed content and location of this sign.

Finally, staff has identified alternative locations for two historic pieces that were in the old library plaza, but that community members did not feel were a good fit for the vision and intent of the new plaza. The Charles Heyer Fountain will be donated to the HAHS for future display and the statue of Narciso Durán, a Franciscan Friar, will be donated to Mission San Jose via a long term loan agreement.

#### ECONOMIC IMPACT

The Heritage Plaza restoration project will be a significant asset for residents and visitors in downtown Hayward, a rapidly developing area for major new housing and other urban uses, where the need for outdoor community gathering spaces, recreation, and celebration activities is projected to grow significantly in the coming years.

#### FISCAL IMPACT

The proposed change to the project will require an additional \$30,000 in funding not included in the City's FY 2020 Operating or Capital budgets. Staff requests that Council appropriate \$30,000 from the General Fund Measure C fund to fund this appropriation.

#### STRATEGIC INITIATIVES

The Heritage Plaza restoration project supports the Complete Communities Strategic Initiative. The purpose of the Complete Communities initiative is to create and support structures, services, and amenities to provide inclusive and equitable access with the goal of becoming a thriving and promising place to live, work and play for all. This item supports the following goal and objective:

Goal 1: Improve quality of life for residents, business owners, and community members in all Hayward neighborhoods.

Objective 1: Foster a sense of place and support neighborhood pride.

#### SUSTAINABILITY FEATURES

As discussed above, the Heritage Plaza will feature a water catchment and storage system. This system is an important component of the new library's environmental sustainability plan and is required to enable the project to achieve LEED Platinum eligible status.

## NEXT STEPS

If Council adopts the attached resolution appropriating funding towards the art, heritage, and interpretive features discussed above, staff will continue to work with the community groups listed above to run public art selection processes to create public heritage art and to create and vet language for memorial signs.

Prepared by: Kevin Briggs, Senior Civil Engineer  
Mary Thomas, Management Analyst

Recommended by: Alex Ameri, Director of Public Works

Approved by:



---

Kelly McAdoo, City Manager

HAYWARD CITY COUNCIL

RESOLUTION NO. 19-

Introduced by Council Member \_\_\_\_\_

RESOLUTION APPROPRIATING \$30,000 FROM THE GENERAL FUND TO MEASURE C CAPITAL FOR DESIGN AND FABRICATION OF HERITAGE ART AND INTERPRETIVE SIGNAGE AT THE HERITAGE PLAZA, PROJECT NO. 06988

WHEREAS, on May 26, 2015, the City Council approved the plans for the Measure C-funded 21st Century Library and Heritage Plaza project; and

WHEREAS, construction on the Heritage Plaza began in October 2018 and is expected to be completed by the end of 2019; and

WHEREAS, the City Council and Hayward community members have expressed a desire to include heritage art and signage in the plaza.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Hayward appropriates \$30,000 from the General Fund to project 06988 for the design and fabrication of heritage art and interpretive signage at the Heritage Plaza.

IN COUNCIL, HAYWARD, CALIFORNIA \_\_\_\_\_, 2019

ADOPTED BY THE FOLLOWING VOTE:

AYES: COUNCIL MEMBERS:  
MAYOR:

NOES: COUNCIL MEMBERS:

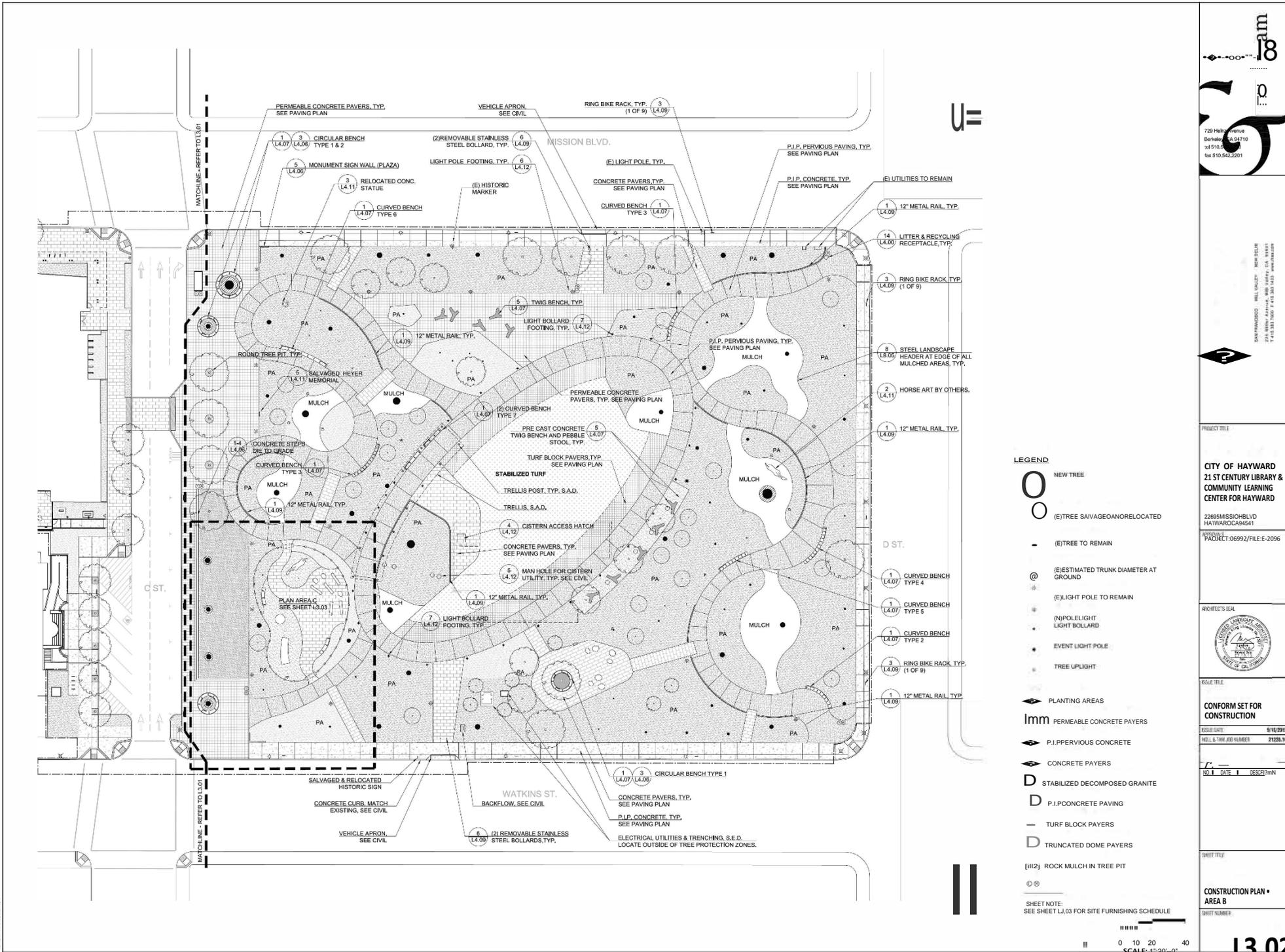
ABSTAIN: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ATTEST: \_\_\_\_\_  
City Clerk of the City of Hayward

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney of the City of Hayward



729 Hellen Avenue  
Berkeley, CA 94710  
916.510.1110  
fax 916.542.2251

DAN FRANCISCO - HILL VALLEY - NEW FELIX  
2289 MISSISSIPPI BLVD  
HAYWARD, CA 94541  
TEL 510.383.7600 FAX 510.383.7622



PROJECT TITLE  
**CITY OF HAYWARD  
21 ST CENTURY LIBRARY &  
COMMUNITY LEARNING  
CENTER FOR HAYWARD**  
2289 MISSISSIPPI BLVD  
HAYWARD CA 94541  
PROJECT: 06992/FILE E-2096



CONFORM SET FOR  
**CONSTRUCTION**

ISSUANCE DATE: 01/12/2015  
DWG. & T&M JOB NUMBER: 21258.10

SHEET TITLE  
**CONSTRUCTION PLAN •  
AREA B**

SHEET NUMBER

**LEGEND**

- NEW TREE
- (E) TREE SALVAGED AND/OR RELOCATED
- (E) TREE TO REMAIN
- (E) ESTIMATED TRUNK DIAMETER AT GROUND
- (E) LIGHT POLE TO REMAIN
- (N) POLE LIGHT
- LIGHT BOLLARD
- EVENT LIGHT POLE
- TREE UPLIGHT
- PLANTING AREAS
- PERMEABLE CONCRETE PAVERS
- P.I.P. PERVIOUS CONCRETE
- CONCRETE PAVERS
- STABILIZED DECOMPOSED GRANITE
- P.I.P. CONCRETE PAVING
- TURF BLOCK PAVERS
- TRUNCATED DOME PAVERS
- (H)2 ROCK MULCH IN TREE PIT
- 

SHEET NOTE:  
SEE SHEET L3.03 FOR SITE FURNISHING SCHEDULE



**L3.02**