

CITY COUNCIL

PRESENTATIONS

JUNE 25, 2024

Item#16

WS 24-019

**Supportive
Housing
Programs**

2023-2031 Hayward Element Implementation

Supportive Housing Zoning Amendment Recommendations

Work Session with the City Council
June 25, 2024
Taylor Richard, Associate Planner



✓ California Housing & Shelter Crisis

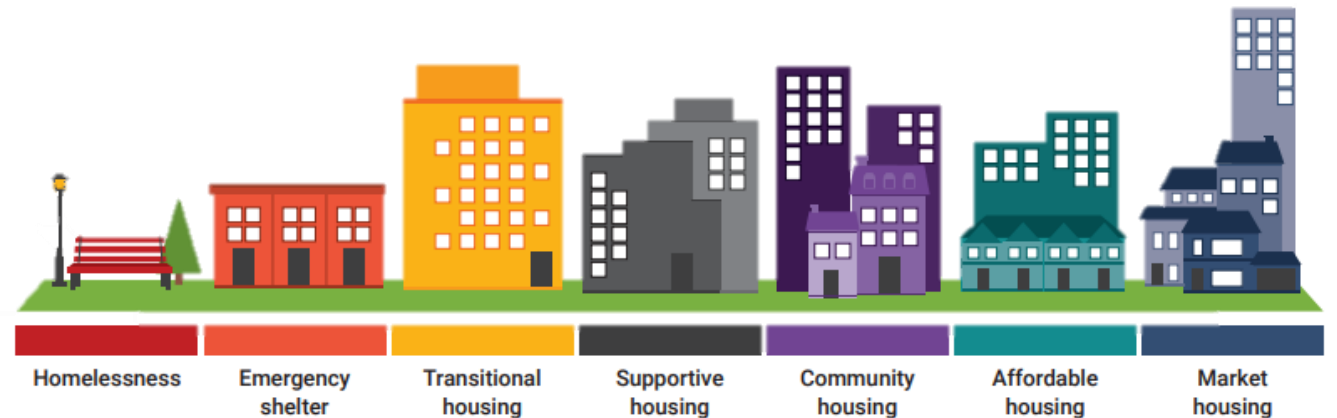
- Approx. 512 people experiencing homelessness in Hayward

✓ City Council Emergency Resolutions

- Declaration of Shelter Crisis
- Suspension of Local Zoning Regulations

✓ Address Hayward 2023-2031 Housing Element Actions

✓ Allow for a Housing Continuum to address all community members housing needs



Project Background & Scope



- ✓ Need for a Wide Range Of Supportive & Transitional Housing
- ✓ Need for Small Independent Living Facilities
- ✓ Expand License Group Home allowances
- ✓ Locate Supportive Housing near community and commercial resources
- ✓ Require Supportive Housing have wrap around services, staff, laundry, showers, cooking facilities, internet & locked storage

Initial Stakeholder Feedback



- ✓ Allow SROs in Some Commercial and High-Density Residential Districts with an AUP

- ✓ Draft Development & Management Standards for SROs



- ✓ Increase Residents Permitted by Right for Licensed Group homes

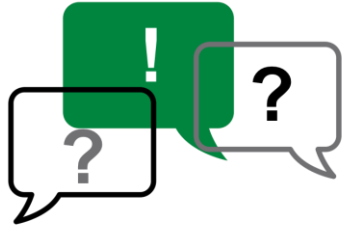
- ✓ Increase Residents for Unlicensed Group Homes with an AUP rather than a CUP

Single Residence Occupancy & Group Homes

- ✓ Allow Safe Parking on properties owned by a non-profit (i.e. faith-based organizations) in certain zoning district with an AUP
- ✓ Allow Shelters & Low Barrier Navigation Centers in additional Commercial and Mixed-Use Districts
- ✓ Draft Development & Performance Standards



Safe Parking, Shelters & Low Barrier Navigation Centers



Questions for Discussion

- 1 Does City Council support staff's recommendations?
- 2 Are there any other operational and/or performance standards that should be included or excluded from the housing types discussed today?
- 3 Are there any recommendations or regulations staff should consider while preparing the draft zoning amendments?

Item#17, 18, 19

PH 24-031

PH 24-032

PH 24-033

**LLAD 96-1, MD-1,
MD-2**

City of Hayward LLAD/MD Public Hearing Reports – Assessment Districts

MAINTENANCE SERVICES DEPARTMENT

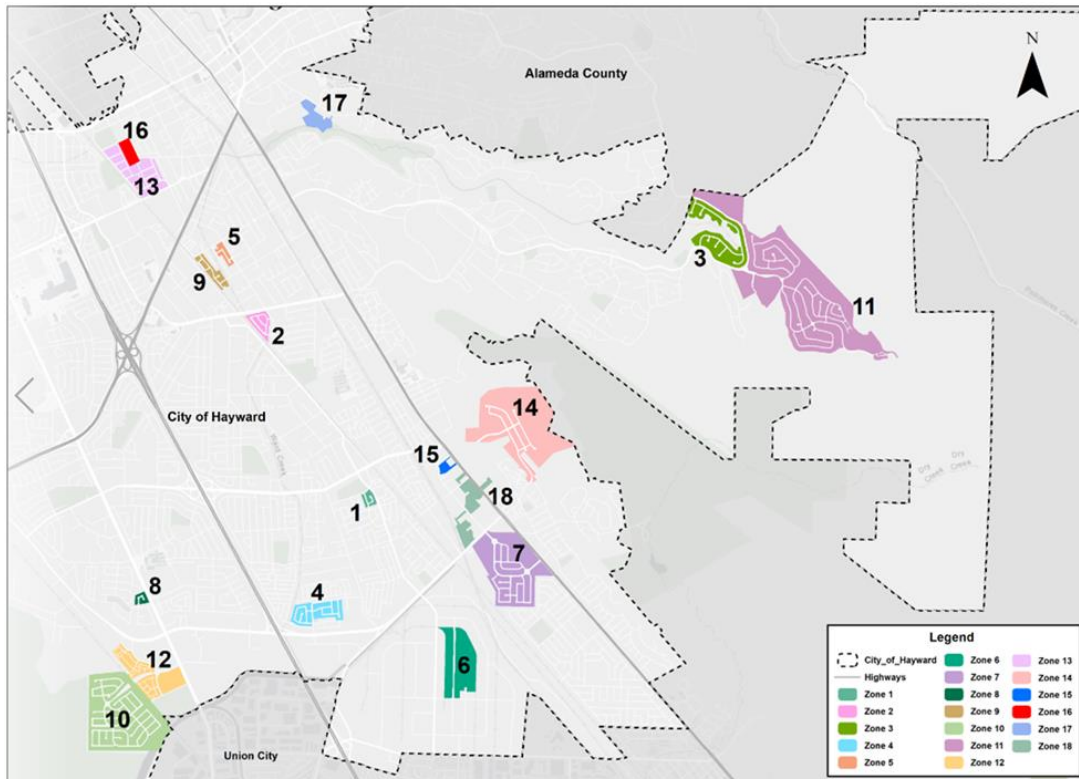
JUNE 25, 2024

Director: Todd Rullman

Management Analyst: Manny Grewal

Consultant: Kyle Tankard (SCI Consulting Group)

LLAD Overview



- 18 Separate Landscaping and Lighting Zones
- Annual Assessments on Tax Bills fund:
 - Maintenance and servicing of landscaping, lighting, parks, and other improvements within each Zone
 - Each Zone has a separate budget pertaining to its respective improvements being maintained

Benefited Improvements

Landscaping, lighting, parks, and other improvements



TABLE 2: ASSESSMENT AMOUNTS BY BENEFIT ZONE

A	B	C	D	E	F	G	H	I	J
Zone	Name/Location	# Parcels	CPI Adj	FY 2025 Max Base Assessment	FY 2025 Rate	FY 2024 Assessment	Change from last year		
1	Huntwood Ave. and Panjon St.	30	No	295.83	235.94	224.70	Incr	11.24	5%
2	Harder Rd. and Mocine Ave.	85	No	193.39	135.45	129.00	Incr	6.45	5%
3	Prominence	155	Yes	1,144.88	1,069.29	1,008.76	Incr	60.53	6%
4	Stratford Village	174	No	180.00	126.93	123.23	Incr	3.70	3%
5	Soto Rd. and Plum Tree St.	38	No	258.67	258.67	258.67	None	-	0%
6	Pepper Tree Park	11	No	2.61	2.61	2.61	None	-	0%
7	Twin Bridges	348	Yes	1,197.48	664.83	627.20	Incr	37.63	6%
8	Capitola St.	24	Yes	856.44	205.68	195.89	Incr	9.79	5%
9	Orchard Ave.	74	Yes	228.66	38.41	36.24	Incr	2.17	6%
10	Eden Shores	534	Yes	1,363.60	344.49	316.05	Incr	28.44	9%
11a	Stonebrae (Developed)	617	Yes	1,934.08	408.18	374.48	Incr	33.70	9%
11b	Stonebrae (Undeveloped)	27	Yes	580.22	216.34	198.47	Incr	17.87	9%
12a	Eden Shores - East	261	Yes	256.28	104.16	98.26	Incr	5.90	6%
12b	Eden Shores East (Spindrift)	118	Yes	246.98	104.16	98.26	Incr	5.90	6%
13	Cannery Place	599	Yes	1,454.34	417.78	394.13	Incr	23.65	6%
14	La Vista	179	Yes	747.04	683.65	683.65	None	-	0%
15	Cadence	206	Yes	724.44	N/A	N/A	N/A	N/A	N/A
16a	Blackstone (Zone A)	133	Yes	516.66	516.66	501.60	Incr	15.06	3%
16b	Blackstone (Zone B)	24	Yes	542.48	542.48	526.68	Incr	15.80	3%
17	Parkside Heights	97	Yes	608.86	582.88	555.12	Incr	27.76	5%
18a	SoHay Zone A (Developed)	192	Yes	464.38	300.00	300.00	None	-	0%
18b	SoHay Zone A (Undeveloped)	69	Yes	139.31	90.00	90.00	None	-	0%
18c	SoHay Zone B (Developed)	79	Yes	441.16	285.00	285.00	None	-	0%
18d	SoHay Zone B (Undeveloped)	93	Yes	132.35	85.50	85.50	None	-	0%

Proposed FY 2025 Assessment Rates

- No FY 2025 Rate Increase:
 - Zones 5, 6, 14, 15, AND 18
- FY 2025 Rate Increases :
 - Zones 1, 2, 3, 4, 7, 8, 9, 10, 11, 12, 13, 16, and 17

Next Steps for LLAD, Zones 1-18

I. Hold Public Hearing

Staff recommends that Council then adopts two resolutions:

1. Approving FY 2025 Engineer's Report and ordering the Levy of FY 2025 Assessments
2. Appropriating FY 2025 Budget



Maintenance District No. 1 (Stratford Village)



City of Hayward
 Maintenance District No. 1 - Pacheco Wy., Stratford Rd., Russ Ln., & Ward Crk.
 Fund 270, Project 3745
 Established 1993, 174 Parcels

	FY 2022 Actual	FY 2023 Actual	FY 2024 Estimated	FY 2025 Proposed
Assessment				
a. <i>Maximum Base Assessment Amount</i>	243.92	243.92	243.92	243.92
b. Annual Per Parcel Assessment	243.92	243.92	243.92	243.92
c. <u># of Parcels</u>	174	174	174	174
d. Total Amount Assessed for the District:	42,442	42,442	42,442	42,442
Income				
a. Annual Assessment Revenue	42,910	42,369	42,442	42,442
b. <i>Minus County Tax Collection Fee (1.7%)</i>	(722)	(722)	(722)	(722)
c. <u>Other</u>	-	209	-	-
d. Total Revenue:	42,188	41,856	41,721	41,721
Services				
a. Utilities: PGE	2,390	2,657	2,737	3,010
b. Pump Station O&M - ACFCO	42,281			20,000
c. Proposition 218	27,500			23,000
d. Property Owner Noticing	-	7	7	7
e. Annual Reporting	1,012	480	494	509
f. <u>City Administration</u>	-	3,825	3,940	4,058
g. Total Expenditures:	73,183	6,969	7,178	50,585
Account Balance				
a. Beginning Account Balance	10,345	(20,649)	14,238	48,781
b. <u>Net Change (Revenue - Expenditures)</u>	(30,995)	34,888	34,543	(8,864)
c. Ending Account Balance:	(20,649)	14,238	48,781	39,917

Proposed FY 2025 Assessment Rate

- Maximum Base Assessment Rate:
 - \$243.92
- FY 2025 Assessment Rate:
 - \$243.92 (Same rate as last year)

Next Steps for MD No. 1

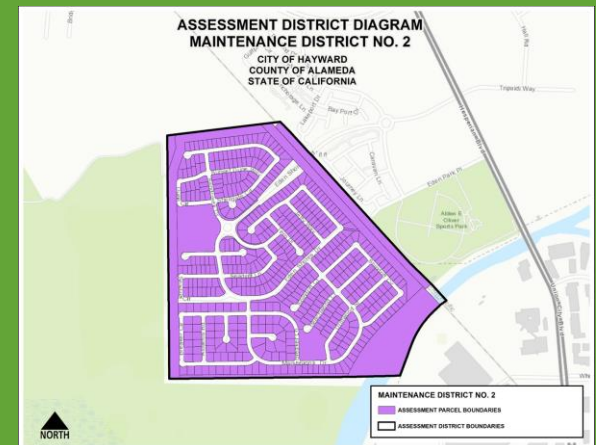
I. Hold Public Hearing

Staff recommends that Council then adopts two resolutions:

1. Approving FY 2025 Engineer's Report and ordering the Levy of FY 2025 Assessments
2. Appropriating FY 2025 Budget



Maintenance District No. 2 (Eden Shores)



City of Hayward
Maintenance District No. 2 - Eden Shores - Water Buffer
Fund 271, Project 3718
Established 2003, 534 Parcels

	FY 2022 Actual	FY 2023 Actual	FY 2024 Estimated	FY 2025 Proposed
Assessment				
a. Maximum Base Assessment Amount	1,016.39	1,069.14	1,125.80	1,152.44
b. Annual Per Parcel Assessment	228.79	240.22	264.24	272.17
c. <u># of Parcels</u>	<u>534</u>	<u>534</u>	<u>534</u>	<u>534</u>
d. Total Amount Assessed for the District:	122,175	128,277	141,105	145,339
Income				
a. Annual Assessment Revenue	122,605	128,468	141,105	145,339
b. <i>Minus County Tax Collection Fee (1.7%)</i>	(2,077)	(2,181)	(2,399)	(2,471)
c. <u>Other</u>	<u>(7,045)</u>	<u>2,973</u>	<u>3,600</u>	<u>3,700</u>
d. Total Revenue:	113,483	129,260	142,306	146,568
Services				
a. Utilities: Water	50,682	61,305	70,000	77,000
b. Utilities: PGE	16,138	20,104	18,000	21,600
c. Landscaping Maintenance	32,688	32,688	33,669	34,679
d. One-time Project/Maintenance	42,973	9,899	45,000	56,350
e. Fence Repair				75,000
f. Fire Hazard Mitigation (Goats)	-	-	7,700	7,931
g. Property Owner Noticing	218	21	22	23
h. Annual Reporting	1,012	480	494	509
i. <u>City Administration</u>	<u>4,202</u>	<u>4,328</u>	<u>4,458</u>	<u>4,592</u>
j. Total Expenditures:	147,912	128,825	179,343	277,683
Account Balance				
a. Beginning Account Balance	374,652	340,223	340,659	303,622
b. <u>Net Change (Revenue - Expenditures)</u>	<u>(34,429)</u>	<u>436</u>	<u>(37,037)</u>	<u>(131,115)</u>
c. Ending Account Balance:	340,223	340,659	303,622	172,507

Proposed FY 2025 Assessment Rate

- Maximum Base Assessment Rate:
 - \$1,152.44 (2.36% CPI increase)
- FY 2025 Assessment Rate:
 - \$272.17 (3% increase from FY 24)

Next Steps for MD No. 2

I. Hold Public Hearing

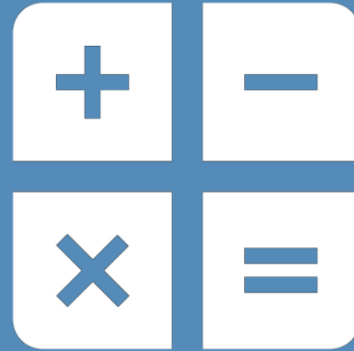
Staff recommends that Council then adopts two resolutions:

1. Approving FY 2025 Engineer's Report and ordering the Levy of FY 2025 Assessments
2. Appropriating FY 2025 Budget

Item#20

PH 24-030

**Master Fee
Schedule**



Master Fee Schedule

Fiscal Year 2025

Background & Requirements



- ▶ User Fee Study Update
- ▶ Master Fee Updates and Legislative Requirements:
 - ▶ Prop 26 – November 2010
 - ▶ Assures that taxes are not disguised as fees: taxes must be approved by voters whereas legislative bodies, such as a City Council, can approve fees.
 - ▶ Prop 218 – November 1996
 - ▶ Requires voter approval prior to imposition or increase of general taxes, assessments, and certain user fees.
- ▶ CEQA

Key Factors for Changes in FY 2025



A portion of the changes included in the master fee schedule for adoption have been previously approved by resolution.



Fee increases to achieve full cost recovery in services provided.



Fee increases or additions governed by outside agencies.

Proposed Fee Changes

City Clerk

- ▶ Certification of Documents - Fee increase to recover costs.
- ▶ Changes in Express Mail from City of Hayward mailed to US Department of State and Express Mail from US Department of State mailed to Customer - Fees set by the United States Postal Service and US Department of State respectively.

Development Services

- ▶ Create Mills Act Program fees
- ▶ Affordable Housing In-Lieu Fees
- ▶ Park Impact Fees

Proposed Fee Changes



Public Safety

- ▶ Fire Department – Establish rental fees for Fire Station 6 / Regional Fire Training Center
- ▶ Police Department - Concealed Carry Weapons Permit

Public Works & Utilities

- ▶ Traffic Impact Fees
- ▶ Sewer Connection Fees/Interest Rates on Sewer Connection Fee Payment Agreements
- ▶ Sanitary Sewer Service Charges and Fees Language
- ▶ Minimum Charges for Water Meter Hydrant Usage
- ▶ Monthly Meter Service Charges for Water Hydrant Meters

Recommendation



That the City Council...

Adopts a resolution approving the Fiscal Year 2025 Master Fee Schedule and finds the action exempt from CEQA review.

Discussion & Questions



Item#21

LB 24-018

**Military
Equipment Use**

Hayward Police Department:

2024 AB No. 481 Annual Report



Purpose

- Provide information regarding Assembly Bill No. 481.
- Present the Hayward Police Department's FY 2024 AB No. 481 Annual Report, including the funding, acquisition, and use of the equipment considered "Military equipment".
- Discuss future acquisitions needed to continue to provide vital public safety services to our community.

Background

AB No. 481, which became effective on January 1, 2022, was created to address transparency issues in the funding, acquisition, and use of law enforcement equipment that lawmakers have designated as “military equipment.”

AB No. 481, codified in Government Code section(s) 7070 through 7075, **requires law enforcement agencies to obtain approval of the applicable governing body (City Council), by adoption of a written Military Equipment Use Policy, via ordinance**, at a public hearing, before law enforcement agencies may take certain actions relating to the funding, acquisition, or use of military equipment, as defined by the legislature.

Once approval is granted, AB No. 481 **requires law enforcement agencies to submit an annual Military Equipment Use Report to the City Council**, summarizing the use of each type of equipment, complaints received, internal audits and information about violations of the Military Equipment Use Policy, the cost of military equipment, and other similar information.

On an annual basis, **the City Council must review the Military Use Policy and ordinance as well as the Military Equipment Use Report and vote on whether to renew the ordinance.**

Use of “Military Equipment”

Below is a list of HPD’s “Military Equipment” and usage (April 2023 – March 2024):

1. Robot – 1
2. Command Vehicle – 2
3. UAS – 6
4. Armored Personnel Carrier – 19
5. Noise Flash Diversionary Device – 2
6. Chemical Agents “Tear Gas” – 2
7. Carbine Rifles – 2

The following listed “Military Equipment” was not utilized during this reporting period:

Breaching Apparatus/Shotgun Slugs, H&K MP5 and H&K PDW Entry Rifle, PWS MK216-LE Precision Rifle, Remington 700 Long Rifle, Pepper Powder Less Lethal Launcher, Specialty Impact Munitions Systems and Munitions, Specialty Ammunition.

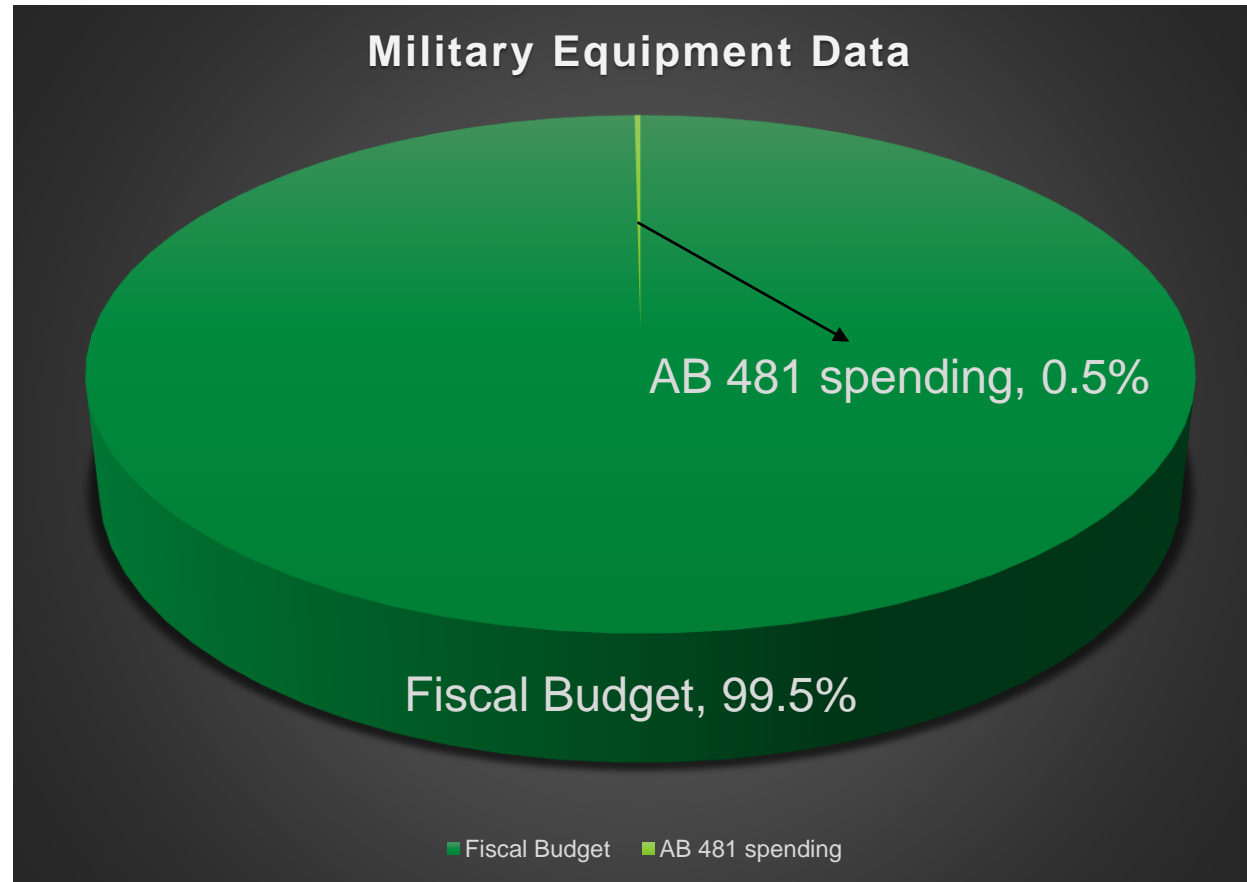
Costs

#	Equipment	Acquisition	Training	Maintenance
1	Robot	\$15,901	\$-0*	\$-0
2	UAS	\$74,642	\$-0*	\$3,335
3	Armored Personnel Carrier	\$-0	\$-0*	\$1,242
4	Command and Control Vehicle	\$-0	\$-0*	\$542
5	Breaching Apparatus/Shotgun Slugs	\$-0	\$-0*	\$-0
6	Carbine Rifles	\$18,020	\$-0*	\$-0
7	H&K MP5 and H&K PDW Entry Rifle	\$-0	\$-0*	\$-0
8	PWS MK216-LE Precision Rifle	\$-0	\$-0*	\$-0
9	Remington 700 Long Rifle	\$-0	\$-0*	\$-0
10	Noise Flash Diversionary Device	\$-0	\$-0*	\$-0
11	Chemical Agents "Tear Gas"	\$-0	\$-0*	\$-0
12	Pepper Powder Less Lethal Launcher	\$-0	\$-0*	\$-0
13	Specialty Impact Munitions Systems and Munitions	\$-0	\$-0*	\$-0
14	Ammunition	\$130,595	\$43,676	\$-0
	TOTAL	\$239,158	\$226,237	\$5,119

*Total personnel costs over this period were \$182,561. This total represents the personnel cost associated with training related to "Military equipment" denoted above with *.

**There were no Storage or Transportation costs associated with owning/possessing equipment defined as "Military equipment" per AB No. 481.

Fiscal Impact



Projected Acquisitions for FY 2024

- Some purchases and acquisitions can be anticipated
- Unanticipated replacement of existing AB No. 481 equipment may be necessary due to damage beyond that of repair, unanticipated usage, etc. (handled on a case-by-case basis depending on operational needs)
- Consumable equipment acquisitions in the next 12 months will remain consistent with current department replenishment schedules.

Consumables are as follows:

- Ammunition- all calibers
- Diversionary Devices
- Chemical Agents
- Specialty Munitions (40mm and Less Lethal Munitions)

Projected Acquisitions for FY 2025

Non-consumables are as follows:

- Robot - \$16,000
- UAS (6) - \$75,000
- Sniper Rifles (5) - \$10,000
- Specialty Ammunition - \$50,000
- Noise Flash Diversionary Device (12 cases) - \$12,205
- Specialty Impact Munitions Systems and Ammunition (4) - \$4,740

Recommendation

1. Renew the City Ordinance related to the Use of Military Equipment by the HPD **(No changes)**
2. Renew HPD Policy 706 **(No changes)**
3. Approval of equipment replacement/acquisition in FY 25

Questions

