



# CITY OF HAYWARD

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

## Agenda City Council

---

**Tuesday, May 14, 2019**

**7:00 PM**

**Council Chambers**

---

### **SPECIAL CITY COUNCIL MEETING**

**CALL TO ORDER Pledge of Allegiance: Council Member Salinas**

**ROLL CALL**

**CLOSED SESSION ANNOUNCEMENT**

**PRESENTATION**

Affordable Housing Week Proclamation

**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 19-064](#) Minutes of the Special City Council Meeting on April 27, 2019

**Attachments:** [Attachment I Draft Minutes of 04/27/2019](#)

2.     [CONS 19-235](#)     Authorize Amendment to Resolution 18-091 to Appropriate an Additional \$398,512 in Grant Funds to the 21st Century Library and Community Learning Center and Heritage Plaza Arboretum Project and Authorize the City Manager to Increase the T.B. Penick & Sons, Inc. Contract Amount to \$52,948,512

**Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Appropriation Resolution](#)  
                          [Attachment III Contract Increase Resolution](#)

3.     [CONS 19-268](#)     Authorize the City Manager to Establish a Police Trainee/Entry Level/Academy Graduate (TEAG) Hiring Bonus Program & Lateral Hiring Bonus Program and the Establishment of a Hiring Incentive Referral Program (HIRP)

**Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Resolution: Police Trainee](#)  
                          [Attachment III Resolution: Lateral Officer Hiring Bonus](#)  
                          [Attachment IV Resolution: Police Hiring Incentive Referral](#)  
                          [Attachment V TEAG Hiring Bonus Program Agreement](#)  
                          [Attachment VI Lateral Officer Hiring Agreement](#)  
                          [Attachment VII HIRP Referral Application](#)

4.     [CONS 19-329](#)     Adopt a Resolution of Intention to Preliminarily Approve the Engineer's Report and Assessments for Fiscal Year 2020; and set June 4, 2019 as the Public Hearing Date for Consolidated Landscaping and Lighting District No. 96-1, Zones 1 through 16

**Attachments:**     [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)  
                          [Attachment III Engineer's Report](#)  
                          [Attachment IV Cadence Maintenance Plan](#)  
                          [Attachment V Vicinity Map - Parkside Heights](#)  
                          [Attachment VI Vicinity Map - SoHay](#)

5.      [CONS 19-330](#)      Adopt a Resolution of Intention to Preliminarily Approve the Engineer's Report and Levy Assessments for Fiscal Year 2020 for Maintenance District No. 1 – Storm Drainage Pumping Station and Storm Drain Conduit Located at Pacheco Way, Stratford Road and Ruus Lane, and Set June 4, 2019 as the Public Hearing Date

**Attachments:**      [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)  
                          [Attachment III Engineer's Report](#)

6.      [CONS 19-331](#)      Adopt a Resolution of Intention to Preliminarily Approve the Engineer's Report and Levy Assessments for Fiscal Year 2020 for Maintenance District No. 2 - Eden Shores Storm Water Facilities and Water Buffer, and Set June 04, 2019 as the Public Hearing Date

**Attachments:**      [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)  
                          [Attachment III Engineer's Report](#)

7.      [CONS 19-360](#)      Transportation Development Act Article 3 Funds FY 2018/2019 and FY 2019/2020 - Authorization for the City Manager to Submit an Application to Secure Funding for Americans with Disabilities Act (ADA) Compliant Accessible Curb Ramps

**Attachments:**      [Attachment I Staff Report](#)  
                          [Attachment II Resolution](#)  
                          [Attachment III Draft Findings Resolution](#)  
                          [Attachment IV Application](#)  
                          [Attachment V Location Map](#)

## WORK SESSION

*Work Session items are non-action items. Although the Council may discuss or direct staff to follow up on these items, no formal action will be taken. Any formal action will be placed on the agenda at a subsequent meeting in the action sections of the agenda.*

8. [WS 19-027](#) Discussion on the FY 2020 Proposed Operating Budget, the City Issued Debt Annual Report, and Consideration of the Proposed Modifications to the City's "Use of One-Time Revenue for One-Time Expenses" Policy (Report from Finance Director Claussen)

**Attachments:** [Attachment I Staff Report](#)  
[Attachment II Debt Summary](#)

9. [WS 19-031](#) Recommended FY 2020 and FY 2021 Water and Sewer Rates and Connection Fees (Report from Public Works Director Ameri)

**Attachments:** [Attachment I Staff Report](#)  
[Attachment II Water Maintenance & Operations Fund](#)  
[Attachment III Wastewater Operating Fund](#)

10. [WS 19-035](#) Recommended FY 2020 and FY 2021 Recycled Water Rates and Connection Fees (Report from Public Works Director Ameri)

**Attachments:** [Attachment I Staff Report](#)  
[Attachment II Recycled Water Maintenance & Operation Fund](#)

#### PUBLIC HEARING

11. [PH 19-044](#) Approval of FY 2020 Community Agency Funding Recommendations and FY 2020 Community Development Block Grant Annual Action Plan (Report from Deputy City Manager Ott)

**Attachments:** [Attachment I Staff Report](#)  
[Attachment II CDBG and Social Services Final Funding](#)  
[Attachment III Resolution](#)

12.     [PH 19-045](#)     Application to Amend Chapter 10, Article 1 (Zoning Ordinance) and Article 2 (Off-Street Parking Regulations) related to the creation of new Industrial District Regulations within the Hayward Municipal Code and the Adoption of Industrial District Design Guidelines (Report from Development Services Director Simpson)

**Attachments:**

[Attachment I Staff Report](#)  
[Attachment II Industrial Regulations Ordinance](#)  
[Attachment II Exhibit A Industrial Districts Map](#)  
[Attachment II Exhibit B HMC Industrial Districts](#)  
[Attachment II Exhibit C HMC Definitions](#)  
[Attachment II Exhibit D HMC Small Recycling Facilities](#)  
[Attachment II Exhibit E HMC Air Terminal Districts](#)  
[Attachment II Exhibit F HMC Off Street Parking](#)  
[Attachment II Exhibit G HMC Major Site Plan Review](#)  
[Attachment II Exhibit H HMC Food Vendor Permit](#)  
[Attachment III Industrial Regulations Resolution](#)  
[Attachment IV Industrial Design Guidelines](#)  
[Attachment V Draft Planning Commission Meeting Minutes](#)

### **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 MEETING, May 21, 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.*