

**Sara Buizer**

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**From:** Fairway Park Neighborhoods Association <fairwaypark94544@gmail.com>  
**Sent:** Wednesday, June 10, 2020 7:38 PM  
**To:** Sara Buizer; List-Mayor-Council; machetez@sbcglobal.net; Jameson, Minane; Miskic, Cecilia; Cormier, Evelyn  
**Subject:** Mission Village Project

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello,

I don't have the email addresses for the Planning Commission. Sara, please forward this to the Planning Commission.

It has come to my attention that a few people are trying to stop a project that was supported by the community; one that we had worked with the developer for over a year to get right. The Fairway Park Neighborhoods Association continues to be in full support of the Mission Village Project as approved several years ago.

It would be a travesty if the City went back and tried to change things after they approved the project. After the costs incurred by the developer to-date and all the effort the Fairway Park Community put towards making this a project we could all be proud, it would be a rejection of our community participation and a signal to other developers not to trust the city. What is being considered would be the same as when a few people who didn't like the results of the city's outreach for the new library they tried to have all that hard work and cooperation thrown out the door. They didn't get away with it and neither should the few people who are trying to circumvent the collaborative work that went into this project.

Best Regards,  
Mimi Bauer  
FWPNA, President

**Sara Buizer**

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**From:** Minane Jameson <m77jameson@gmail.com>  
**Sent:** Thursday, June 11, 2020 10:54 AM  
**To:** Sara Buizer  
**Cc:** Miriam Lens; Mimi; Cecilia Miskic; Evelyn Cormier  
**Subject:** Mission Village project

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*Sara and Miriam,  
Could one of you please forward my letter to the Planning Commission?  
Thank you,  
Minane  
P.S. Hope you and your families are staying well!*

Dear Planning Commission Members,

I am so frustrated to know that the Mission Village project to be located at the Holiday Bowl site is on hold until an extension to precede is granted.

Valley Oak Partners, the developer of this project, came to our community on several occasions for almost two years and listened to our concerns and desires. A couple of us even went to their office in Oakland to go over ideas. We asked that they include solar, electric charging stations, a public space/park, retail, lots of vegetation and ample parking, among other things, and they listened. A lot of their time (and ours!) and money was spent on making this project the best fit possible for our community at this very busy intersection of Industrial and Mission. The Fairway Park neighborhoods appreciated their efforts and supported this beautiful project which not only will supply 72 new homes to south Hayward (PLUS retail, PLUS a small public park), but will compliment the Mission Hills Golf Course next door and finally beautify a horrible eyesore that we've been living with for over 16 years! (If you've not seen this corner of Hayward for some time, please come by).

Please do not allow this project to be held up a second longer. This project is still a great one and it should be allowed to move forward once and for all.

Thank you for your consideration,

Minane Jameson  
FWPNA, Vice President

**Sara Buizer**

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**Subject:** FW: Mission Village project

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**From:** ev.cormier@comcast.net <ev.cormier@comcast.net>

**Sent:** Thursday, June 11, 2020 1:34 PM

**To:** Sara Buizer <Sara.Buizer@hayward-ca.gov>

**Subject:** RE: Mission Village project

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Dear Sara Buizer,

I agree with Minane, Mimi, and others that this is a project that needs a go-ahead. We have been looking at this empty weedy site for more years than I want to count. We all thought the plan was well designed and really fitted a project that would fit the needs of our area and be attractive besides. That project has been so long on hold it seems to me it should be put on fast track- not put on hold Pleadse give this a "green light" to go ahead.

Evelyn Cormier, FPNA

**Sara Buizer**

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**Subject:** FW: Mission Village project

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**From:** Cecilia Miskic <ceciliamiskic@gmail.com>

**Sent:** Friday, June 12, 2020 8:59 AM

**To:** Minane Jameson <m77jameson@gmail.com>

**Cc:** Sara Buizer <Sara.Buizer@hayward-ca.gov>; Miriam Lens <Miriam.Lens@hayward-ca.gov>; Mimi <CMBauer97@aol.com>; Evelyn Cormier <ev.cormier@comcast.net>

**Subject:** Re: Mission Village project

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Thank you Minane for expressing exactly what I feel.

I was appart of of all the meetings mentioned in Minane's email. We put in lots of hours and really relayed our desires. The plan is fantastic as is. With all the other projects currently going on in the very close proximity, the density of this project is already perfect.

Please do not hold it up any further.

Cecilia Miskic

**Sara Buizer**

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**From:** Jamie Heston <jheston@hestonsystems.com>  
**Sent:** Wednesday, June 17, 2020 11:27 AM  
**To:** Sara Buizer  
**Subject:** Bowling Alley Site - develop it NOW

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello Sara,

I am really upset that the bowling alley site has not been developed yet. When I heard of all of the hoops the developer has had to go through, the delays, and now someone is holding it up due to wanting to change the plan yet again, I was dismayed. I am in Fairway park at 31923 Chicoine Ave, Hayward and this eyesore needs to go away. I look forward to the rapid development and improvement of that corner, it is LONG overdue.

Jamie Heston

510-305-8878

**Sara Buizer**

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**From:** ev.cormier@comcast.net  
**Sent:** Wednesday, June 17, 2020 1:41 PM  
**To:** 'Fairway Park Neighborhoods Association'  
**Cc:** Sara Buizer  
**Subject:** RE: Mission Village Project in Jeopardy

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Dear Sara Bruizer,

There are already many projects constructed or being constructed and this project could serve as a refreshing project for the whole neighborhood with the amenities this project has. So I hope you will not deny this project going forward for the reason the opposer wants to stop it. This person has had a monumental task of cleaning up the old bowling alley and meeting the various codes involved in order to get his project built. This late in the game so to speak it seems very unreasonable to deny this project. I am sure that the person objecting could find another area of land where he could build 72 houses. And it is not fair to reject the project and let someone who has not gone to the expense required to clean it up and so getting the land without having put out all that time and money to do so. Please, at long last it is time to get the project approved and let him get on with it if for no other reason that we are getting very tired of the big old bowling alley sign.

I urge you to let this project go forward.

Evelyn Cormier  
 Fairway Park Neighborhoods Assocation

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**From:** Fairway Park Neighborhoods Association <fairwaypark94544@gmail.com>  
**Sent:** Wednesday, June 17, 2020 11:08 AM  
**To:** Fairway Park Neighborhoods Assoc. <fairwaypark94544@gmail.com>  
**Subject:** Mission Village Project in Jeopardy

Hello Everyone,

Remember several years ago when the developers for the property where the bowling alley is came to us numerous times? They altered their project in numerous ways to address our concerns. It took two years from when they first reached out to the community, but we got an excellent project that was going to start the change of derelict properties along Mission Blvd.

Many have asked what happened. Well, just after the project was approved and they started to take down some of the buildings on the site a county rule changed and they have been working with the county to remedy the environmental issues that came with the property to the county's new higher expectation. Time consuming and costly, but they still believe in the project and are moving forward now that the extra environmental issue is behind them.

However, with the time passing they have to go back to the city for renewal of the project and someone has decided to block the project because they/he/she want to see higher density there.

This company spent two years with us to get it to a point where we overwhelmingly supported the project. They have endured additional regulations and the costs that came with it to be able to continue the project with the understanding that the first thing they do is tear down the dangerous bowling alley building within a short window frame of time from when they get the renewal of the approval for the project from the city.

But this is now in grave jeopardy, due to someone (they/he/she) coming in at this late point to kill this project. The developer has already borne a crushing financial burden to get the project right for approval and then remedy a new environmental ruling. This will put the nail in the coffin for this project.

I still believe this is an excellent project with several parks and retail at the corner of Mission and Industrial that will have a Class A designated restaurant with outdoor seating around a fire pit looking out at the golf course. Additionally, how will it look to other developers if after all they went through to be able to build a project in Hayward they lose it for something like this? What if they then have to cut their losses and put it up for sale? How long would we have to wait for another company to come along and try to take on a project there after something like this? How long should the community have to put up with the property in such a derelict condition because someone (they/he/she) decided that they think there should be more than 72 townhomes on the site?

I have already sent an email supporting the current project and rejection of the to try to change the project to a higher density development. I have made it clear where I stand but, whichever way you feel about this, you need to make your voice heard by June 25 and/or attend the June 25 virtual meeting to speak on the issue. The staff person to contact is Sara Buizer at 510.583.4191 or [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov). And PLEASE share this message to everyone you know in the community.

Please see the attached.

Best Regards,  
Mimi Bauer  
FWPNA, President

**Sara Buizer**

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**From:** Alisa Curry <bodyphysics@yahoo.com>  
**Sent:** Wednesday, June 17, 2020 1:59 PM  
**To:** Sara Buizer  
**Subject:** Mission Village project

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

I am a resident of Fairway Park and I highly disagree with delays asking for increased townhomes for this area. There are at least 8-10 other housing projects all along Mission Blvd. and this will be costly to traffic flow and services. I am supporting the current project and rejection of the attempts to change the project to a higher density development.

Thanks!  
Alisa Curry  
5103294586  
Bodyphysics@yahoo.com

**Sara Buizer**

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**From:** Diana Thornton <dt745kitty@yahoo.com>  
**Sent:** Wednesday, June 17, 2020 3:20 PM  
**To:** Sara Buizer  
**Subject:** Re: Project at Mission and Industrial

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Thank you for your response, Sara. After reading your recap of the situation, it does make sense to give them an extension, in my opinion. It would be great to see the buildings come down. Good call! We were/are happy with plans for the 72 units plus commercial originally approved.

Thank you

Diana Thornton

> On Jun 17, 2020, at 9:13 AM, Sara Buizer <Sara.Buizer@hayward-ca.gov> wrote:

>

> Diana,

>

> Thank you for your comments. The developer for the Mission Village  
 > project at the former Holiday Bowl site had an approved development  
 > for 72 townhomes and 8,000 sq. ft. of commercial space approved in  
 > January 2017 and that approval was good for three years. The  
 > following link is to the original approval documents:

> <https://hayward.legistar.com/LegislationDetail.aspx?ID=2924977&GUID=76>

> A9CE61-FEEE-4905-992F-C02C0ED2575D&Options=&Search=

>

> Since that time, they have been working with the Regional Water Quality Control Board (RWQCB) regarding the environmental clean-up of the site left from a former dry cleaning establishment on that site. The developer finally received a determination from the RWQCB to move forward with ongoing monitoring this past February 2020, but in order to continue moving forward toward obtaining their Building permits, they required an extension of their approval. They are not proposing any additional changes to their project, just simply a request to continue building the project for which they received approval in January 2017.

>

> As part of that extension, staff recommended some additional conditions of approval, requiring demolition of the buildings on-site within 60 days and requiring the commercial component of the project be constructed simultaneously with the residential units. Had that decision remained, the buildings on-site would have been demolished this past May 2020. However, an appeal was filed of that decision and the request will be brought before the Planning Commission on June 25 for their consideration. The report for the June 25 meeting will be available on the city's website on Friday of this week (June 19).

>

> I understand your concerns about the site being an eyesore. Please note that if the extension is granted, the developer is ready to move forward and will be required to demolish the buildings on site within 60 days. The developer is ready to move forward with construction and aside from the required demo in 60 days, you will likely see construction activity within the next 6-9 months. If the extension is ultimately denied, then the site will likely sit in its current condition for however long it takes for a new developer to enter into an agreement with the property owner, receive approvals for the new project, work with the RWQCB and ultimately pull building permits for construction. This endeavor would likely take a minimum of 3-5 years, given the process for the initial developer.

>  
> If you have additional questions or comments, please feel free to contact me. Thanks.  
>  
> Sara  
>  
>  
> Sara Buizer, AICP | Planning Manager  
> Development Services Department | 777 B Street, Hayward, CA 94541  
> (510) 583-4191 | sara.buizer@hayward-ca.gov  
>  
> PLEASE NOTE COVID-19 response:  
> In order to prevent the spread of the COVID-19 virus the City of Hayward has declared a State of Emergency. The Permit Center will be closed to the public.  
>  
> The Planning Division will continue to accept new planning  
> applications and resubmittals. For more information, please review  
> the submittal requirements on the City's website at:  
> <https://www.hayward-ca.gov/your-government/departments/planning-divisi>  
> on  
>  
> During this time building permits will be issued in accordance with the revised County Order issued on 4/29/2020; for assistance please contact Alexandra Sepulveda at 510-583-4136 [Alexandra.Sepulveda@hayward-ca.gov](mailto:Alexandra.Sepulveda@hayward-ca.gov). Building inspections will take place during this time frame provided that Social Distancing Requirements are met, including maintaining a minimum 6 feet from other individuals.  
>  
> Most other staff are working from home, so to reach other divisions, call the numbers below, or e-mail your staff contact directly.  
> For Building Division, 510-583-4005  
> For Fire Department, 510-583-4900  
> For Planning Division, 510-583-4216 or email:  
> [planning.division@hayward-ca.gov](mailto:planning.division@hayward-ca.gov) For Code Enforcement Division, please contact your code inspector directly or the telephone number shown on the letter you received.  
>  
> You may also be able to find general information on the City's web page at [www.hayward-ca.gov](http://www.hayward-ca.gov). For the latest COVID-19 data, please visit: [www.hayward-ca.gov/covid-19](http://www.hayward-ca.gov/covid-19).  
>  
> -----Original Message-----  
> From: Diana Thornton <[dt745kitty@yahoo.com](mailto:dt745kitty@yahoo.com)>  
> Sent: Tuesday, June 16, 2020 8:57 PM  
> To: Sara Buizer <[Sara.Buizer@hayward-ca.gov](mailto:Sara.Buizer@hayward-ca.gov)>  
> Cc: CityClerk <[CityClerk@hayward-ca.gov](mailto:CityClerk@hayward-ca.gov)>  
> Subject: Project at Mission and Industrial  
>  
> CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.  
>  
> I received a postcard today regarding a public hearing on this 72 unit townhouse development. I checked the city website to look at the document details. Either they are not posted, or I do not understand how to access the information.  
> As I understand the postcard, the developers are requesting a two-year extension of the townhouse/commercial development. I do not see where they are changing any other plans. Although that may be in some of the documents I cannot access.

> IF the meeting is being held solely to decide on a two-year extension, my vote is to deny that extension. The Holiday Bowl building is the biggest area of blight in Hayward. And I am sick and tired of looking at it, the trash, the cars, the fencing, the often overgrown vegetation. And who knows what is going on inside. I have heard it was becoming a homeless camp. It's an embarrassment.

> The builder spent years preparing the project proposal, and then three years after approval. Just how much time is needed?

> IF there are more requests from the builder, please tell me how to get that information.

>

> Otherwise, let's get on with this!

>

> Thank you,

> Diana Thornton

**Sara Buizer**

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**From:** Barnecut <barnecut@sbcglobal.net>  
**Sent:** Wednesday, June 17, 2020 3:54 PM  
**To:** Sara Buizer  
**Subject:** Industrial Blvd area project

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

To whom it concerns,

Please honor the work that has been done in the past years to upgrade and recover the land for neighbors living in the area over the past 50 years near the golf course in industrial Park Boulevard area. We are in need of the things that it will offer by way of parks and commercial.

The proposition of making it high density housing adds to all that has already been added in nearby Union City and Hayward. We have seen a great increase in traffic and people to the area not invested in a long time neighborhood.

Please go forward with the original plan, Pat Gowin Jeff and Cherie Barnecut

Sent from my iPhone

**Sara Buizer**

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**From:** Gil Russell <g8russ@pacbell.net>  
**Sent:** Thursday, June 18, 2020 5:39 AM  
**To:** Sara Buizer  
**Cc:** Mimi Bauer  
**Subject:** Mission Village Project in Jeopardy

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hi Sara,

Mimi Bauer, a neighbor, alerted us to the blocking of a previously agreed upon plan for the Mission Village Project. We as long term residents of Fairway Park are concerned with what on the surface appears to be one of "hidden agendas not shared" by the County and further, would like to understand why the plan was suddenly changed without it being communicated with the community.

Please include us in any further communications on this subject.

Please answer to this email address.

Gil Russell  
CTO  
WebFeet Research Inc.  
C: 1 (510) 589-9568  
[russell@webfeetresearch.com](mailto:russell@webfeetresearch.com)  
[www.webfeetresearch.com](http://www.webfeetresearch.com)



**Sara Buizer**

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**From:** Suzette Garrido <suzette.garrido@yahoo.com>  
**Sent:** Thursday, June 18, 2020 11:11 AM  
**To:** Sara Buizer  
**Cc:** suzette.garrido@yahoo.com  
**Subject:** Mission Village Project

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Hi Sara,

I've been informed that the project is on hold and might be rejected. We as residents have been very patient and hoping this project can move forward so we can get the 20+ years of the abandoned bowling alley demolished. It is such an eye sore and affects our neighborhood and property values. The proposed plan was approved and we are all excited to see it come to fruition.

Thank you for all you do!

Suzette Garrido  
Twin Bridges Resident

**Sara Buizer**

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**From:** Paige Bennett <paigeforce@aol.com>  
**Sent:** Thursday, June 18, 2020 12:58 PM  
**To:** Sara Buizer  
**Subject:** Mission Village Project

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hi Sara,

I was a resident of Twin Bridges from 1999 to 2020. I received notice from Mimi Bauer that the Mission Village Project is now in jeopardy of not happening and I wish to express my extreme displeasure at City of Hayward for not allowing this project to proceed forward. Having had to look at that ugly Holiday Bowl for over 20 years, let alone deal with vermin it created within Twin Bridges, was the main reason I chose to leave Hayward. I now live in Fremont. I was very active in Hayward working as a volunteer for HPD as a block captain and a volunteer for HAC. I attended the initial meetings at the Mission Hills Golf Course with the Developer on this project and I completely support their design and I sincerely hope the City will let this project move forward.

Thank you

Paige Bennett  
formerly of  
313 Bridgecreek Way  
510-816-0954

**Sara Buizer**

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**From:** Robin Beck <krose2b@sbcglobal.net>  
**Sent:** Thursday, June 18, 2020 11:36 AM  
**To:** Sara Buizer  
**Subject:** Holiday Bowl

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Dear Sara,

It has come to my knowledge that the project at Holiday Bowl has been put on hold AGAIN. This is ridiculous. We have been to meetings and met with the developer who has jumped through hoops for you and the city. Now at the end they want to contest this. I say to little too late. Go forward with the project. This has been an eyesore in south Hayward for way to long now. We don't need anymore high density housing along the Mission Blvd corridor. The traffic is already horrendous. I don't understand why you can't get something done in a timely manner. Two years working with the city and now you want to change things. Come on, do the right thing and finish this project. I've lived here all my life and so little ever gets done especially is South Hayward. They stop short of coming all the way down Mission to the end of Hayward even though we still live in Hayward. Always some excuse for not getting the job done completely. I'd like to see you finish Mission Blvd all the way to UC. I don't care who owns what figure it out and take care of it. It's so frustrating as a person who lives here. No more high density housing along Mission Blvd pretty soon we won't be able to see the hills.

Please take into consideration our feelings on this matter.

Thank you,  
Robin Beck

**Sara Buizer**

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**From:** SONIA DAKOS <sotiria94537@icloud.com>  
**Sent:** Thursday, June 18, 2020 1:21 PM  
**To:** Sara Buizer  
**Subject:** Mission Village Project

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

As a resident of Twin Bridges, I approve the originally approved development plan for the Mission Village Project. To add more housing than originally planned now at the eleventh hour stalling this well thought out development proposal by a member of the City Council or another City agency is APPALLING!!! Residents of the area have patiently waited for this project to break ground and raise the area to from a dilapidated mess of dirt, weeds, transient and rodent heaven for far too long. The problem with Hayward is that there far too much housing in condensed plans. If you want more housing don't burden existing approved plans. Start a new project up in the hills and leave the rest of us alone to finally get the approved plan (we carefully assessed and worked with the developer to redesign) started and completed without further strange delay tactics...is someone getting a payoff or kick back to stall or finally derail this project? - this is what we all think is happening...

Best, Sonia

**Sara Buizer**

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**From:** Dr. Helen Shoemaker <helenjshoemaker@yahoo.com>  
**Sent:** Thursday, June 18, 2020 1:42 PM  
**To:** Sara Buizer  
**Subject:** Planning project at Industrial Parkway and Mission Blvd

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I live on Garin Avenue. I want the extension granted. I feel strongly that we have lots of high density projects/more traffic congestion along the Mission Blvd corridor and the plans for a commercial/low density housing project sounds like a positive improvement. Please do not allow the appeal.

Helen Shoemaker

Sent from my iPhone

**Sara Buizer**

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**From:** Sherry Revak <sherryannie@gmail.com>  
**Sent:** Thursday, June 18, 2020 4:08 PM  
**To:** Sara Buizer  
**Cc:** Matthew Revak  
**Subject:** Holiday Bowl development

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello,

I want to voice my support for the original Agreement for the current development. I live in Fairway Park and DO NOT want more high density housing. We need what was originally planned with the class A Retail. Stop changing it on the developer. It's not their fault so much time passed because of the new environmental ordinance in order to comply.

I am SICK of looking at that horrid area everytime I go home. We live in the richest area in the country. It should not look like that. It's a disgrace. Especially with all the work on Mission. What a joke!

Regards,  
Sherry Revak  
Brae Burn Ave

Sent from my iPhone

June 18, 2020

Dear Neighbors,

We are the appellants in the approval of the extension for the 72-unit townhouse development on the Bowling Alley site at Mission and Industrial. We live in Fairway Park and want the area around the South Hayward BART Station and our Fairway Park neighborhood to be economically sustainable, even vibrant. This property is a perfect site for higher density specifically because this property is less than a mile from South Hayward Bart Station, physically separated from the single-family residential neighborhood and in an URBAN General Zone designated *Sustainable Mixed Use* in the Hayward 2040 General Plan.

We are not trying to “kill the current project”. We do want to see it expanded to be inclusive, rather than exclusionary. All of the 72 units currently planned for this development will have a **minimum** of 3 bedrooms, catering to a wealthier market. If the density were increased from the current 18 units per acre to around 30 units per acre (Max allowed 35 units), a variety of housing could be offered including one- and two-bedroom condos, live-work units, as well as apartments on top of the 8000 sq. ft commercial building. The footprint could remain essentially the same (with the park and other amenities), the higher end townhouses could mostly remain intact, AND with affordable units added, a more diverse portion of Hayward’s residents will have an opportunity for economic stability.

While we acknowledge this may have been a difficult project for the developer, we believe the city’s primary responsibility is encouraging and providing housing that addresses the needs of all Hayward’s residents. Now the City and we as residents have been given a second chance to reimagine this development and increase its beneficial impact. The current developer could be given the choice to continue to work with the City on the higher density project, if they so desire.

In conclusion, we appealed this development because we have consistently lobbied in the past (with no previous Council support) that this BART area should provide housing for a spectrum of Hayward’s residents, that the housing crisis will continue to predominantly impact lower and moderate income workers, and that we want to be part of the solution to the question: “Where will our children and future generations live? If you would like to support this modest proposal, please let the City Council know.

Thank you,  
Ro Aguilar and Glenn Kirby

Cc: Hayward City Council

## Sara Buizer

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**From:** Isabel Welch <isawelch@yahoo.com>  
**Sent:** Thursday, June 18, 2020 4:24 PM  
**To:** Sara Buizer  
**Subject:** Mission Development (Bowling Alley)

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

I live in Fairway Park & been here for 35 years. I have seen many changes in my neighborhood & have been anticipating the development of the old bowling alley site on Mission. The planned development has been delayed for numerous years due to environmental cleanup requirements. Now I hear you want these already approved plans resubmitted by developer after they have spent years trying to get the site ready for development & are changing site to high density. What the heck are you doing to our South Hayward neighborhood? We already have numerous HIGH DENSITY condos built right off Industrial & Mission & all along Mission Blvd to Harder. These projects are hugh monstrosities of dense concrete buildings that will only add more traffic to area & tax occupancy of our schools. And now you want to add more high density on bowling site! I do not support this change. And I think it is unethical for Hayward to do this to the developer. Do you have any idea how many times I have been told by business owners that they hate doing business with the City of Hayward. Hayward does not have a good reputation for welcoming new business. Please do not change this site to high density.

Isabel Welch  
Hayward Fairway Park Resident

[Sent from Yahoo Mail on Android](#)

## Sara Buizer

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**From:** Nate Rizvi <naterizvi@hotmail.com>  
**Sent:** Thursday, June 18, 2020 4:31 PM  
**To:** Sara Buizer; Al Mendall for Hayward 2018  
**Subject:** Mission Village Development Project

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hi Sara,

We are very concerned about Mission Village Development project and all the proposed changes described below by Mimi.

A high density development project to replace original Townhouses plan will be disastrous for near by neighborhood specially Twin Bridges.

We already have too many parking problems from tenants living in two apartment complexes on Industrial Pkwy. We aren't able to park our own cars in-front of our homes which is very unfair.

I would like you and Al to please reject new proposals and to stick with original plans.

best

Nate Rizvi

[Mission Village \(Bowling Alley\) Development Project.](#)

Hello Everyone,

Remember several years ago when the developers for the property where the bowling alley is came to us numerous times? They altered their project in numerous ways to address our concerns. It took two years from when they first reached out to the community, but we got an excellent project that was going to start the change of derelict properties along Mission Blvd. Many have asked what happened. Well, just after the project was approved and they started to take down some of the buildings on the site a county rule changed and they have been working with the county to remedy the environmental issues that came with the property to the county's new higher expectation. Time consuming and costly, but they still believe in the project and are moving forward now that the extra environmental issue is behind them. However, with the time passing they have to go back to the city for renewal of the project and someone has decided to block the project because they/he/she want to see higher density there. This company spent two years with us to get it to a point where we overwhelmingly supported the project. They have endured additional regulations and the costs that came with it to be able to continue the project with the understanding that the first thing they do is tear down the dangerous bowling alley building within a short window frame of time from when they get the renewal of the approval for the project from the city. But this is now in grave jeopardy, due to someone (they/he/she) coming in at this late point to kill this project. The developer has already borne a crushing financial burden to get the project right for approval and then remedy a new environmental ruling. This will put the nail in the coffin for this project. I still believe this is an excellent project with several parks and retail at the corner of Mission and

Industrial that will have a Class A designated restaurant with outdoor seating around a fire pit looking out at the golf course. Additionally, how will it look to other developers if after all they went through to be able to build a project in Hayward they lose it for something like this? What if they then have to cut their losses and put it up for sale? How long would we have to wait for another company to come along and try to take on a project there after something like this? How long should the community have to put up with the property in such a derelict condition because someone (they/he/she) decided that they think there should be more than 72 townhomes on the site? I have already sent an email supporting the current project and rejection of the to try to change the project to a higher density development. I have made it clear where I stand but, whichever way you feel about this, you need to make your voice heard by June 25 and/or attend the June 25 virtual meeting to speak on the issue. The staff person to contact is Sara Buizer at 510.583.4191 or [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov).

And PLEASE share this message to everyone you know in the community. Please see the attached.

Best Regards,

Mimi Bauer

FWPNA, President

## Sara Buizer

---

**From:** Gayle Facciola <gaylefacciola@gmail.com>  
**Sent:** Thursday, June 18, 2020 4:33 PM  
**To:** Sara Buizer  
**Subject:** Mission/Industrial

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

I am a resident of Fairway Park. That eyesore of a dilapidated bowling alley needs to go however I highly oppose high density housing going in. I do support retail with outdoor dining though.

There are MANY new high density housing developments that have been built or are in the process of being built along Mission. Traffic is bad enough. No more!

Gayle Facciola  
(510) 673-1981

Sent from my iPhone

## Sara Buizer

---

**From:** Irene Salazar <irene.salazar@rocketmail.com>  
**Sent:** Thursday, June 18, 2020 4:53 PM  
**To:** Sara Buizer  
**Subject:** Holiday Bowl

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello there Sara,

I would like to express my opinion regarding the future of Holiday Bowl. I feel like the 72 unit housing in addition to retail and park is what we need in our neighborhood. We already have enough housing projects on Mission. I'm afraid more housing is going to create even more traffic. I understand the need for affordable housing so maybe a compromise would be to make the 72 units more affordable? I'm not an expert in housing so I'm not even sure if that's possible or if would help, but I do know there is already lack of parking and a lot of traffic. I would much rather see a nice place we can visit in the evenings and weekends that provides retail.

Thank you for the opportunity to share my thoughts.

Best Regards,

Irene Salazar Najlis  
42 Geneva Avenue  
Hayward CA 94544  
(408) 390-1460

## Sara Buizer

---

**From:** Sylvia Pagan <pagansy@yahoo.com>  
**Sent:** Thursday, June 18, 2020 5:03 PM  
**To:** Sara Buizer  
**Subject:** Mission Village

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello,

A notice was posted on Nextdoor from the Twin Bridges neighborhood regarding the current state of the Mission Village project. I understand that the city is now thinking of moving in a different direction.

I am sending you this message to express my support of the original plans and that we move forward without additional delays. The corner of Industrial & Mission Blvd has been an eyesore for far too long. High density property is going up everywhere along Dixon, Industrial and Mission Blvd without the infrastructure to support it. We need retail in South Hayward equivalent to the downtown area. A decent restaurant near the golf course would do well. Please approve this project to move forward as originally planned.

Sincerely,

Sylvia Pagan  
510-449-9523

## Sara Buizer

---

**From:** Glen Lombardi <lumpy447@gmail.com>  
**Sent:** Thursday, June 18, 2020 5:15 PM  
**To:** Sara Buizer  
**Subject:** Holiday bowl

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

This site is a disgrace and I would like to know who in the hell I holding up this project to make it more dense with housing!! I've been here for a very long time and never seen anything like this, ok the damn project and get it done!

## Sara Buizer

---

**From:** Sohaila <sohailahasan@hotmail.com>  
**Sent:** Thursday, June 18, 2020 7:28 PM  
**To:** Sara Buizer  
**Subject:** Mission Village (Bowling Alley) Development Project.

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Dear Sara,

We have too many apartments in this part of Hayward. So we need a beautiful parking lot for these apartments. As residents of Twin Bridges we have no place to park our cars which sometimes is no big deal. However, when strangers park their cars any times of the night 2 or 3 we don't know if he/she breaking our houses/cars or parking. This has made our life miserable. I hope you guys feel us once. Maybe these people should buy these old apartments on the side of it then built houses with three Parking's at least.

Thank you,  
Sohaila

## Sara Buizer

---

**From:** Jeanne V Gopez <tjgopez@pacbell.net>  
**Sent:** Thursday, June 18, 2020 8:55 PM  
**To:** Sara Buizer  
**Cc:** St. Scho; fairwaypark94544@gmail.com  
**Subject:** Bowling alley @ industrial & Mission

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Ms. Sara Buizer,

We have been residents of Twin Bridges Village since its inception in 1999. We are writing to you in regards to the project that is supposed to ensue to raze the defunct bowling alley at the corner of Industrial Boulevard and Mission in Hayward.

We are privy to the current project that includes parks, a restaurant, outdoor seating with a view to the golf course—a project many of us have all been patiently waiting for. However, it appears the powers at be are pushing back ONCE AGAIN because there are “people” who are strongly killing this project to build 72 townhomes instead.

The thought of yet another higher density project will prove to be a pernicious nonsense. There are two lanes on mission boulevard and Industrial that cannot support the hundreds of vehicles that will traverse to and from this corner. These builders do not care what happens after they build and sell. It’s the residents who are left to carry the burden. There are already several townhomes being built in this area and there is another project that just started construction along Mission.

There has to be a line drawn to create balance. We are in dire need of recreational areas. We need some room to breathe—where we do not have to travel so far to feel some space. We are so close to attaining this. Please do not let us suffer any longer in staring at this defunct corner for over TWENTY YEARS! I thought this red tape is more prevalent in other countries yet it is happening right here in our backyards.

Please allow this current project to continue. You are not only penalizing them who have spent so much time and money to get this project going, you are also penalizing us—THE TAXPAYERS who are footing your salaries. By scratching this current project, you will be sending a bad message to other investors who will turn away from Hayward in fear of their project becoming stifled and highly politicized.

My son was 13 when we moved here. We used to enjoy going to the bowling alley for some family time. He is now over 30 with 2 kids and has yet to see that corner improve. IT CERTAINLY HAS BEEN A LIFETIME!

We are strongly urging you to allow this current project to commence. Please hear our voices. Enough is enough.

Sincerely,  
Tomas and Jeanne Gopez

## Sara Buizer

---

**From:** Marty Froomin <marty.froomin@gmail.com>  
**Sent:** Thursday, June 18, 2020 9:29 PM  
**To:** Sara Buizer  
**Subject:** Holiday bowling alley project

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Just wanted to drop a note that I support this project moving forward.

Marty

Sent from my iPhone

## Sara Buizer

---

**From:** slowhndb@aol.com  
**Sent:** Thursday, June 18, 2020 9:48 PM  
**To:** Sara Buizer  
**Subject:** Development at Industrial & Mission - Holiday Bowl

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello Sara,

I just caught wind of the development running into more delays. It is my understanding that this delay is because there was objection to the resident density not being high enough. Really?? Someone entertained this objection and may delay the project? Worse yet, have the developer say they have had enough and scrub the project??

With all of the new developments in progress, I am concerned about the inevitable traffic problems. We will be crawling on Mission Blvd from Industrial Blvd. to Jackson St.--- Higher density seems so incredibly absurd.

Hayward has struggled with an image problem for years. We are making progress with that image. Let's keep upgrading the image/perception ---- not add unconquerable traffic to the list.

Regards,

Bruce Richman  
315 Inwood Lane  
Hayward

Sent from [Mail](#) for Windows 10

## Sara Buizer

---

**From:** ed feria <edferia@gmail.com>  
**Sent:** Thursday, June 18, 2020 9:54 PM  
**To:** Sara Buizer  
**Cc:** St. Scho; fairwaypark94544@gmail.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

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Ms. Buizer,

I strongly agree with the sentiments expressed by Tomas and Jeanne Gopez. We too have lived at Twin Bridges since 1999.

Enough has been said. Thank you.

Ed and Nonette Feria

On Thu, Jun 18, 2020 at 8:54 PM Jeanne V Gopez [tjgopez@pacbell.net](mailto:tjgopez@pacbell.net) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

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Sincerely,  
Tomas and Jeanne Gopez

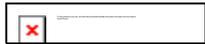
---

Posted by: Jeanne V Gopez <[tjgopez@pacbell.net](mailto:tjgopez@pacbell.net)>

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## Sara Buizer

---

**From:** Curtisjj02 <curtisjj02@aol.com>  
**Sent:** Thursday, June 18, 2020 10:56 PM  
**To:** Sara Buizer  
**Cc:** twin-bridges@yahoogroups.com; fairwaypark94544@gmail.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Ms Buizer,

I totally agree with my neighbors. I've been since 1999 as well. The City of Hayward need this as it strives to become an All American City.  
Please do what's right. The redevelopment on Mission Blvd looks good. This project would put us on the map.

Curtis & Dana Johnson

-----Original Message-----

From: ed feria edferia@gmail.com [twin-bridges] <twin-bridges@yahoogroups.com>  
To: sara.buizer@hayward-ca.gov  
Cc: St. Scho <twin-bridges@yahoogroups.com>; fairwaypark94544@gmail.com <fairwaypark94544@gmail.com>  
Sent: Thu, Jun 18, 2020 9:53 pm  
Subject: Re: [twin-bridges] Bowling alley @ industrial & Mission

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already several townhomes being built in this area and there is another project that just started construction along Mission.

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Tomas and Jeanne Gopez

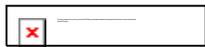
---

Posted by: ed feria <edferia@gmail.com>

---

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## Sara Buizer

---

**From:** Kim Williams <williamskim888@gmail.com>  
**Sent:** Friday, June 19, 2020 9:14 AM  
**To:** Homeowners  
**Cc:** Sara Buizer; fairwaypark94544@gmail.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

We also agree and have lived in this neighborhood for over 20 years. It's an eye sore and action on this property has taken way too long! Action needs to be taken with the current project and it's not their fault rules keep changing. We have enough dilapidated buildings in Hayward. You have someone who wants to better the area and has waited way too long. Please work with them to get closure on this now. We have been paying taxes to look at this eye sore for way too long.

Regards,  
Brad & Kim Williams

On Thu, Jun 18, 2020 at 10:56 PM Curtisjj02 [curtisjj02@aol.com](mailto:curtisjj02@aol.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

Ms Buizer,

I totally agree with my neighbors. I've been since 1999 as well. The City of Hayward need this as it strives to become an All American City.  
Please do what's right. The redevelopment on Mission Blvd looks good. This project would put us on the map.

Curtis & Dana Johnson

-----Original Message-----

From: ed feria [edferia@gmail.com](mailto:edferia@gmail.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>  
To: [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov)  
Cc: St. Scho <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>; [fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com) <[fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com)>  
Sent: Thu, Jun 18, 2020 9:53 pm  
Subject: Re: [twin-bridges] Bowling alley @ industrial & Mission

Ms. Buizer,

I strongly agree with the sentiments expressed by Tomas and Jeanne Gopez. We too have lived at Twin Bridges since 1999.  
Enough has been said. Thank you.

Ed and Nonette Feria

On Thu, Jun 18, 2020 at 8:54 PM Jeanne V Gopez [tjgopez@pacbell.net](mailto:tjgopez@pacbell.net) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

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There has to be a line drawn to create balance. We are in dire need of recreational areas. We need some room to breathe—where we do not have to travel so far to feel some space. We are so close to attaining this. Please do not let us suffer any longer in staring at this defunct corner for over TWENTY YEARS! I thought this red tape is more prevalent in other countries yet it is happening right here in our backyards.

Please allow this current project to continue. You are not only penalizing them who have spent so much time and money to get this project going, you are also penalizing us—THE TAXPAYERS who are footing your salaries. By scratching this current project, you will be sending a bad message to other investors who will turn away from Hayward in fear of their project becoming stifled and highly politicized.

My son was 13 when we moved here. We used to enjoy going to the bowling alley for some family time. He is now over 30 with 2 kids and has yet to see that corner improve. IT CERTAINLY HAS BEEN A LIFETIME!

We are strongly urging you to allow this current project to commence. Please hear our voices. Enough is enough.

Sincerely,  
Tomas and Jeanne Gopez

---

Posted by: Curtisjj02 <[curtisjj02@aol.com](mailto:curtisjj02@aol.com)>

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## Sara Buizer

---

**From:** Sumana Kasar <sumana\_kasar@yahoo.com>  
**Sent:** Friday, June 19, 2020 10:03 AM  
**To:** Sara Buizer  
**Cc:** fairwaypark94544@gmail.com; twin-bridges@yahoogroups.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Ms Buizer,

I agree with the sentiments expressed below. We moved to Twin Bridges in 1999 and our son was born there. Please allow the current project to continue with out further roadblocks.

On Jun 18, 2020, at 10:56 PM, Curtisjj02 [curtisjj02@aol.com](mailto:curtisjj02@aol.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

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Curtis & Dana Johnson

-----Original Message-----

From: ed feria [edferia@gmail.com](mailto:edferia@gmail.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>  
To: [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov)  
Cc: St. Scho <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>; [fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com) <[fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com)>  
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---

Posted by: Curtisjj02 <[curtisjj02@aol.com](mailto:curtisjj02@aol.com)>

---

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## Sara Buizer

---

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**Sent:** Friday, June 19, 2020 10:03 AM  
**To:** twin-bridges@yahoogroups.com; Homeowners  
**Cc:** Sara Buizer; fairwaypark94544@gmail.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

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Jeanne,

My family are the very first ones to move into the Masters complex back in 1998. I have the same concerns. Thanks for voicing out in hopes that no more housings are built in that location.

Regards, Edgar

On Fri, Jun 19, 2020 at 9:13 AM, Kim Williams [williamskim888@gmail.com](mailto:williamskim888@gmail.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

We also agree and have lived in this neighborhood for over 20 years. It's an eye sore and action on this property has taken way too long! Action needs to be taken with the current project and it's not their fault rules keep changing. We have enough dilapidated buildings in Hayward. You have someone who wants to better the area and has waited way too long. Please work with them to get closure on this now.. We have been paying taxes to look at this eye sore for way too long.

Regards,  
Brad & Kim Williams

On Thu, Jun 18, 2020 at 10:56 PM Curtisjj02 [curtisjj02@aol.com](mailto:curtisjj02@aol.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

Ms Buizer,

I totally agree with my neighbors. I've been since 1999 as well. The City of Hayward need this as it strives to become an All American City.  
Please do what's right. The redevelopment on Mission Blvd looks good. This project would put us on the map.

Curtis & Dana Johnson

-----Original Message-----

From: ed feria [edferia@gmail.com](mailto:edferia@gmail.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>  
To: [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov)  
Cc: St. Scho <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>; [fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com) <[fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com)>  
Sent: Thu, Jun 18, 2020 9:53 pm  
Subject: Re: [twin-bridges] Bowling alley @ industrial & Mission

Ms. Buizer,

I strongly agree with the sentiments expressed by Tomas and Jeanne Gopez. We too have lived at Twin Bridges since 1999.

Enough has been said. Thank you.

Ed and Nonette Feria

On Thu, Jun 18, 2020 at 8:54 PM Jeanne V Gopez [tjgopez@pacbell.net](mailto:tjgopez@pacbell.net) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

Ms. Sara Buizer,

We have been residents of Twin Bridges Village since its inception in 1999. We are writing to you in regards to the project that is supposed to ensue to raze the defunct bowling alley at the corner of Industrial Boulevard and Mission in Hayward.

We are privy to the current project that includes parks, a restaurant, outdoor seating with a view to the golf course—a project many of us have all been patiently waiting for. However, it appears the powers at be are pushing back ONCE AGAIN because there are “people” who are strongly killing this project to build 72 townhomes instead.

The thought of yet another higher density project will prove to be a pernicious nonsense. There are two lanes on mission boulevard and Industrial that cannot support the hundreds of vehicles that will traverse to and from this corner. These builders do not care what happens after they build and sell. It’s the residents who are left to carry the burden. There are already several townhomes being built in this area and there is another project that just started construction along Mission.

There has to be a line drawn to create balance. We are in dire need of recreational areas. We need some room to breathe—where we do not have to travel so far to feel some space. We are so close to attaining this. Please do not let us suffer any longer in staring at this defunct corner for over TWENTY YEARS! I thought this red tape is more prevalent in other countries yet it is happening right here in our backyards.

Please allow this current project to continue. You are not only penalizing them who have spent so much time and money to get this project going, you are also penalizing us—THE TAXPAYERS who are footing your salaries. By scratching this current project, you will be sending a bad message to other investors who will turn away from Hayward in fear of their project becoming stifled and highly politicized.

My son was 13 when we moved here. We used to enjoy going to the bowling alley for some family time. He is now over 30 with 2 kids and has yet to see that corner improve. IT CERTAINLY HAS BEEN A LIFETIME!

We are strongly urging you to allow this current project to commence. Please hear our voices. Enough is enough.

Sincerely,  
Tomas and Jeanne Gopez

---

Posted by: Kim Williams <[williamskim888@gmail.com](mailto:williamskim888@gmail.com)>

---

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## Sara Buizer

---

**From:** guz's MGB <guzsmgb@hotmail.com>  
**Sent:** Friday, June 19, 2020 10:20 AM  
**To:** Sara Buizer  
**Subject:** Mission Village (Bowling Alley) Development Project.  
**Attachments:** Bowling Alley.png

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

I want to make my voice heard on the disasters going on with the defunct bowling alley at Industrial Blvd and Mission Blvd.

**I am in FULL agreement with the current proposed plan for redevelopment of this property.**

I find it reprehensible that "someone" can come in and just bring this project to a screeching halt. I understand "this person" is unnamed and that I find to be a slap in the face. The City has an obligation to inform its Citizens of ALL proceedings attached to this project. I demand that this person, Company or whoever be made Public so we as Citizens know just what "interests" they have in this property.

I am sick and tired at looking at this horrible eye-sore every single day and it should have been torn down years ago. Graffiti, homeless people, fires, weeds, ugliness, a parking lot for big rigs, cars, etc., have all plagued this property.

**Let this Project continue as proposed.**

Gary Guzman  
31214 Tepic Place #31  
Hayward 94544

## Sara Buizer

---

**From:** Nani Seele <naniseele@yahoo.com>  
**Sent:** Friday, June 19, 2020 10:39 AM  
**To:** twin-bridges@yahoogroups.com  
**Cc:** Sara Buizer; fairwaypark94544@gmail.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

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Ms. Buizer,

I agree with the sentiments expressed below. We also moved into Twin Bridges in 1998 and I too do not want to see another housing project there. Please ensure the current project to continue without any further roadblocks. We have waited too long.

Thank you,

Johanna Nani Seele

Sent from my iPhone

On Jun 19, 2020, at 10:22 AM, Sumana Kasar [sumana\\_kasar@yahoo.com](mailto:sumana_kasar@yahoo.com) [twin-bridges] <twin-bridges@yahoogroups.com> wrote:

Ms Buizer,

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On Jun 18, 2020, at 10:56 PM, Curtisjj02 [curtisjj02@aol.com](mailto:curtisjj02@aol.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

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Curtis & Dana Johnson

-----Original Message-----

From: ed feria [edferia@gmail.com](mailto:edferia@gmail.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>  
To: [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov)  
Cc: St. Scho <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>; [fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com)  
<[fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com)>  
Sent: Thu, Jun 18, 2020 9:53 pm  
Subject: Re: [twin-bridges] Bowling alley @ industrial & Mission

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The thought of yet another higher density project will prove to be a pernicious nonsense. There are two lanes on mission boulevard and Industrial that cannot support the hundreds of vehicles that will traverse to and from this corner. These builders do not care what happens after they build and sell. It's the residents who are left to carry the burden. There are already several townhomes being built in this area and there is another project that just started construction along Mission.

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Please allow this current project to continue. You are not only penalizing them who have spent so much time and money to get this project going, you are also penalizing us—THE TAXPAYERS who are footing your salaries. By scratching this current project, you will be sending a bad message to other investors who will turn away from Hayward in fear of their project becoming stifled and highly politicized.

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We are strongly urging you to allow this current project to commence. Please hear our voices. Enough is enough.

Sincerely,  
Tomas and Jeanne Gopez

---

Posted by: Sumana Kasar <sumana\_kasar@yahoo.com>

---

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## Sara Buizer

---

**From:** justmaris@aol.com  
**Sent:** Friday, June 19, 2020 11:01 AM  
**To:** twin-bridges@yahoogroups.com  
**Cc:** Sara Buizer; fairwaypark94544@gmail.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

All,

After ready through the emails, I am confused on what TB residents are agreeing to or not. Here is what my understanding of the current Holiday bowl project is supposed to be:

- 72 townhomes
- parks
- retail

Please refer to the link below:

<https://www.eastbaytimes.com/2017/01/19/hayward-board-oks-development-plans-for-former-holiday-bowl-site/>

It appears some of the residents think that there are NOT supposed to be any housing built but the current project defines that 72 townhomes will be built. That was the original proposal that was approved. I believe that the current opposition and appeal is to build more units.

Regardless, I, too agree that we should keep as is and move forward with this project as further changes may hinder the chances of this site ever being developed.

Thanks,

Jim

-----Original Message-----

From: Nani Seele naniseele@yahoo.com [twin-bridges] <twin-bridges@yahoogroups.com>  
To: twin-bridges@yahoogroups.com  
Cc: sara.buizer@hayward-ca.gov <sara.buizer@hayward-ca.gov>; fairwaypark94544@gmail.com <fairwaypark94544@gmail.com>  
Sent: Fri, Jun 19, 2020 10:38 am  
Subject: Re: [twin-bridges] Bowling alley @ industrial & Mission

Ms. Buizer,

I agree with the sentiments expressed below. We also moved into Twin Bridges in 1998 and I too do not want to see another housing project there. Please ensure the current project to continue without any further roadblocks. We have waited too long.

Thank you,

Johanna Nani Seele

Sent from my iPhone

On Jun 19, 2020, at 10:22 AM, Sumana Kasar [sumana\\_kasar@yahoo.com](mailto:sumana_kasar@yahoo.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

Ms Buizer,

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Curtis & Dana Johnson

-----Original Message-----

From: ed feria [edferia@gmail.com](mailto:edferia@gmail.com) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>

To: [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov)

Cc: St. Scho <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>; [fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com) <[fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com)>

Sent: Thu, Jun 18, 2020 9:53 pm

Subject: Re: [twin-bridges] Bowling alley @ industrial & Mission

Ms. Buizer,

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On Thu, Jun 18, 2020 at 8:54 PM Jeanne V Gopez [tjgopez@pacbell.net](mailto:tjgopez@pacbell.net) [twin-bridges] <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)> wrote:

Ms. Sara Buizer,

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Please allow this current project to continue. You are not only penalizing them who have spent so much time and money to get this project going, you are also penalizing us—THE TAXPAYERS who are footing your salaries. By scratching this current project, you will be sending a bad message to other investors who will turn away from Hayward in fear of their project becoming stifled and highly politicized.

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We are strongly urging you to allow this current project to commence. Please hear our voices. Enough is enough.

Sincerely,  
Tomas and Jeanne Gopez

---

Posted by: Nani Seele <naniseele@yahoo.com>

---

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## Sara Buizer

---

**From:** Pat Coghill <pcoghill@levita.com>  
**Sent:** Friday, June 19, 2020 11:21 AM  
**To:** Sara Buizer  
**Subject:** Redevelopment of Holiday Bowl site / appeal of extension

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

My opinion on the appeal.....

Redevelopment of the site is long overdue and it's time for the eyesore to be demolished! I commend the city on conditioning the extension approval on swift demolition of the existing structures that are a huge blight and safety hazard.

The site would already be redeveloped if government agencies had not caused delays outside the developers control.

I'm 100% in favor of upholding the administrative extension to move forward with the currently approved project that is compliant with applicable requirements.

Pat Coghill  
1056 Silver Maple Lane  
Hayward, CA 94544  
650-390-4390

## Sara Buizer

---

**From:** chris Stockinger <aretheseallyours@sbcglobal.net>  
**Sent:** Friday, June 19, 2020 12:13 PM  
**To:** Sara Buizer  
**Subject:** Bowling Alley Project

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hi,

I would like to voice my opinion to come ti us with the project at Industrial and Mission as intended. I strongly oppose more high density housing in this location, and would love to see the original plan move forward.

Thanks

Chris Stockinger

Hayward Resident

<https://peacewithgod.net/>

## Sara Buizer

---

**From:** kadijoan@aol.com  
**Sent:** Friday, June 19, 2020 3:23 PM  
**To:** Sara Buizer  
**Subject:** Regarding Holiday Bowl Project

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Dear Sara,

Regarding the project...time to take a vote if it come down to one "neighbor" objecting and wanting a higher density project.

It sounds so suspect...

Hayward and Mission Blvd already has enough, unfinished high density projects in the works.

That corner will be busy enough as is.

Vote to complete project as was once approved.

Seriously, what does Hayward think it is? Beverly Hills?

Long Time resident,

Joan Kayson

## Sara Buizer

---

**From:** fides rojo <mrsfaithred@aol.com>  
**Sent:** Friday, June 19, 2020 7:28 PM  
**To:** Sara Buizer  
**Cc:** #314 Fifi Vanderbilt  
**Subject:** Development Project

**Follow Up Flag:** Flag for follow up  
**Flag Status:** Flagged

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Dear Sara Buizer:

RE: Mission Village (Bowling Alley) Development Project

I am a Hayward homeowner, directly residing across the street from the old Holiday Bowl on Mission Blvd and Industrial Pkwy. This email is to highly support the current above referenced project and to strongly reject any changes of this project to a higher density development. Please hear my voice! Thank you.

Sincerely,  
Mrs Fides Rojo

Sent from my iPhone

## Sara Buizer

---

**From:** Jeanne Gopez <tjgopez@pacbell.net>  
**Sent:** Saturday, June 20, 2020 2:13 AM  
**To:** twin-bridges@yahoogroups.com  
**Cc:** Sara Buizer; fairwaypark94544@gmail.com  
**Subject:** Re: [twin-bridges] Bowling alley @ industrial & Mission

**Follow Up Flag:** Flag for follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

I read the letter of the appellants, Ro Aguilar and Glen Kirby. For specificity's sake, they are appealing to the Hayward city council to increase the number of units from the current 18 units per acre to 30 units per acre. That is the "higher density" being discussed here. They want to increase the number of units to almost double. Who benefits the most here? To realtors, they will get more money with more units sold.

No more! Our disposition remains intact and that is to end any change/upgrades to the current project. Enough discussion, let's get some action. Stick to the current plan and let's do this already.

Thank you,  
Tom & Jeanne Gopez

On Jun 19, 2020, at 1:44 PM, Nani Seele naniseele@yahoo.com [twin-bridges] <twin-bridges@yahoogroups.com> wrote:

Thank you for the clarification and link. Very helpful. My comment was due in large part to the email responses.

Based on your email Jim, I agree, we should keep project as is and move forward.

Johanna Nani Seele

On Friday, June 19, 2020, 11:01:06 AM PDT, justmaris@aol.com [twin-bridges] <twin-bridges@yahoogroups.com> wrote:

All,

After ready through the emails, I am confused on what TB residents are agreeing to or not. Here is what my understanding of the current Holiday bowl project is supposed to be:

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- parks
- retail

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<https://www.eastbaytimes.com/2017/01/19/hayward-board-oks-development-plans-for-former-holiday-bowl-site/>

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-----Original Message-----

From: Nani Seele naniseele@yahoo.com [twin-bridges] <twin-bridges@yahoogroups.com>

To: twin-bridges@yahoogroups.com

Cc: sara.buizer@hayward-ca.gov <sara.buizer@hayward-ca.gov>; fairwaypark94544@gmail.com <fairwaypark94544@gmail.com>

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To: [sara.buizer@hayward-ca.gov](mailto:sara.buizer@hayward-ca.gov)  
Cc: St. Scho <[twin-bridges@yahoogroups.com](mailto:twin-bridges@yahoogroups.com)>; [fairwaypark94544@gmail.com](mailto:fairwaypark94544@gmail.com)  
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We are strongly urging you to allow this current project to commence. Please hear our voices. Enough is enough.

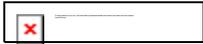
Sincerely,  
Tomas and Jeanne Gopez

---

Posted by: Nani Seele <naniseele@yahoo.com>

---

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## Sara Buizer

---

**From:** Sylvia Pagan <pagansy@yahoo.com>  
**Sent:** Thursday, June 18, 2020 5:03 PM  
**To:** Sara Buizer  
**Subject:** Mission Village

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello,

A notice was posted on Nextdoor from the Twin Bridges neighborhood regarding the current state of the Mission Village project. I understand that the city is now thinking of moving in a different direction.

I am sending you this message to express my support of the original plans and that we move forward without additional delays. The corner of Industrial & Mission Blvd has been an eyesore for far too long. High density property is going up everywhere along Dixon, Industrial and Mission Blvd without the infrastructure to support it. We need retail in South Hayward equivalent to the downtown area. A decent restaurant near the golf course would do well. Please approve this project to move forward as originally planned.

Sincerely,

Sylvia Pagan  
510-449-9523

## Sara Buizer

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**From:** Ellen Green <busyellen@yahoo.com>  
**Sent:** Monday, June 22, 2020 8:32 AM  
**To:** Sara Buizer  
**Subject:** Re: 201504677 Bowling Alley Property

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Dear Sara,

In regards to the bowling alley property:

I am in favor with the current plan of 72 townhomes.

I don't want any additional units (higher density) built.

Keep the current plan "as is" and let the developer move forward and get this project completed.

No more delays!

Sincerely,  
Ellen Green  
31263 Hershey Way  
Hayward CA 94544

## Sara Buizer

---

**From:** James McCrea <jamesmccrea@outlook.com>  
**Sent:** Monday, June 22, 2020 1:43 PM  
**To:** Sara Buizer  
**Subject:** Mission village development project

**Follow Up Flag:** Flag for follow up  
**Flag Status:** Flagged

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>  
> Ms Buizer  
>  
> I live at 659 Gleneagle Avenue Hayward. I am writing in support of renewal of this project as previously approved and in opposition to a higher density development project. The project as approved reflects the agreement of the community at the time and nothing has occurred to alter that agreement. Please forward this message to the appropriate authority.  
>  
> Thank you.  
> James McCrea  
>  
> The message above was dictated to Siri. Any typos you may see are likely caused by Siri's inability to overcome my poor elocution.

## Sara Buizer

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**From:** Allan Jones <allan.jones@sbcglobal.net>  
**Sent:** Monday, June 22, 2020 6:53 PM  
**To:** Sara Buizer  
**Subject:** Renewal of project application of former Holiday Bowl site at Mission and Industrial Nlvd

**Follow Up Flag:** Flag for follow up  
**Flag Status:** Flagged

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Sara Buizer , A I C P, Planning Manager

Ms Buizer, it has come to my attention that the applicant for the above noted project has finally managed to comply with all requirements imposed by city and county and is ready to proceed with razing existing on site buildings . I understand in order to do this a renewal of the project is required . I also understand an appeal has been filed by an appellant to require modifications to the approved plans . This project has encountered many delays and to further delay it by : hashing and rehashing : the density that has agreed to by the city and neighborhood is not acceptable . The developer spent considerable time and effort to design a project that the neighbors here in south Hayward are excited about. With the under grounding of utilities , landscaping and other improvements along Mission Blvd this project will serve to compliment that work . It is time to stop stonewalling and give this project the green light is deserves .

Thank You

Allan L Jones  
248 Lafayette Ave  
Hayward, Ca 94544

cc City Council  
City Planning Commission

**Sara Buizer**

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**From:** Kelly Sullivan <kellys1rr@gmail.com>  
**Sent:** Tuesday, June 23, 2020 1:58 PM  
**To:** Sara Buizer  
**Subject:** Regarding App NO: 201504677 VTM 8304

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello Sara,

As a resident living in the South Hayward community, I am in support of the currently approved project of 72 townhomes and 8,000 square feet of commercial space; and opposed the relook at the possibility of higher density living for this area.

Please forward this to the Planning Commission for their consideration for the June 25 meeting.

Thank you,  
Kelly Sullivan

Mission Village, from Minane Jameson

Minane Jameson <m77jameson@gmail.com>

Fri 7/10/2020 1:53 PM

To: Sara Buizer <Sara.Buizer@hayward-ca.gov>



Hi Sara,
Could you please make sure each PC member gets my letter ASAP?
Thank you for your troubles and hope all is well!
Minane

Dear Planning Commission Members,

I would like to once again share my concerns about the Mission Village project to be built on the Holiday Bowl property at the corner of Mission Blvd and Industrial Pk

Many developers planning to build in south Hayward have been encouraged by city staff to bring their proposed projects to the Fairway Park Neighborhood Associatio the city for these opportunities and understand that there is no guarantee that all our input will be included in the final project. Still, we take this task seriously, and dc developer, the city and our community. I should point out that the neighbors here oppose more residential development as they don't want more traffic and parked ca nice full service grocery store, sit down restaurants, and better stores. Convincing them that more housing will lead to these amenities coming to south Hayward is a cl this either, anymore).

Over the last 7-8 years we've met with numerous developers who we assume are working within the guidelines set by the city. We aren't picking the developers, or th we did 'shop' around for a developer to look at doing something at the Holiday Bowl site, with no luck. When Mimi Bauer and I got an invitation to go to Oakland to r were working on a project at this location, we were over the moon.

Valley Oak Partners presented us with their initial project and asked for our opinions. I cannot remember the details, but I do remember we were fairly impressed with include solar, make the park a public space, make sure the commercial spaces have quality tenants, and they have as much parking and vegetation as possible. Wheth can't say; but again, I assumed they were addressing whatever the city required. As for density, we can't imagine more people, more traffic and more cars in this alrea may have not actually crossed our minds to ask for more.

There have been a number of affordable/low income projects built in our community and there are several in the pipeline:

- 1. SoHay added affordable units to their project.
2. META is planning to build an affordable/low income high density project (140 units?) about a block north of Industrial on Mission. No market rate at this lo
3. A church about 3 blocks south of Industrial had to close and plans to build affordable/low income senior apartments. We met with their architect and sugg adjacent property (an abandoned dental office?) to expand and improve this project.
4. We enthusiastically supported the Sara Conner affordable/low income apartment project on the corner of Lafayette and Mission (across from Mexico Supe rate/affordable/low income apartment project near BART. Both high density.
5. Rumor has it that the property adjacent to the Sara Conner apartments (currently a restaurant that constantly changes hands) is slated to be a high density project which would be great for this site.
6. Union City just approved an affordable/low income high density project on vacant land also on Mission, not far from the Sara Conner project.

The permit for the Athashri high end senior condo project that the city approved several years ago will probably expire soon. This project will likely never get built and for a high density, affordable housing or mixed use project. True Life just received entitlements for a large project on the old skating rink property, and this permit mig the rights to build (I believe this project contains some affordable housing). Both these projects are very near the BART station.

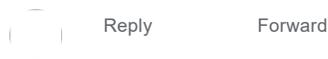
I bring all these projects to your attention in case you might have forgotten about them. I know there is an endless need for more housing of all kinds, especially afford Hayward. I applaud Hayward for having built so many affordable housing projects and for wanting to build so many more. However, I don't think that Hayward has to n every pocket book, nor be high density, even when it's close to BART; quality of life is important too. More importantly, I don't feel that Valley Oak Partners who has ac time and money to create a project that the community supports and that the city approved several years ago, should have to go back to the drawing board. I think it's aren't trying to 'kill' this project, they just want to add more units. This isn't a LEGO kit where you can just snap on more pieces! Requiring more units at this time will c developer a lot more money, and yes, this could basically kill the project (and scare off other developers who I'm sure know what's going on). And please don't suggest commercial portion as this would make the corner of the project 'top heavy', something the architect did their best to avoid.

Hayward FINALLY got a developer to take on this contaminated, oddly shaped parcel of land next to an apartment complex that is pretty much everyone's nightmare. F the bowling alley building and clean up the site better, then PLEASE let them move forward with the project as originally approved.

This is my second letter to you regarding Mission Village. Please let me know that you received my letter and where you stand on this project.

Thank you in advance for your consideration,

Minane Jameson





## South Hayward Holiday Bowl Site

Julie Goebel <jtgoebel@gmail.com>

Fri 7/10/2020 10:43 AM

To: Sara Buizer <Sara.Buizer@hayward-ca.gov>

**CAUTION:** This is an external email. Do not click on links or open attachments unless you know the content is safe.

Greetings!

I am a long-time resident of South Hayward and am very concerned about the perpetual delays that seem to be happening with the former Holiday Bowl property. I understand there are a couple of individuals who have raised some objections to the planned development and those objections may cause even further delays.

Please let me know if there is anything I can do as a citizen to affirm that this development needs to start sooner rather than later. We have been waiting far too long for the transformation from dangerous blight to much needed retail and housing. Who do my neighbors and I need to appeal to...is it the City Council, the Planning Commission, the Developer? What needs to happen to finally move this project forward?

Thank you for your time and consideration,

Julie Goebel



Virus-free. [www.avast.com](http://www.avast.com)

## Holiday Bowl

Janice <jvarvell14@gmail.com>

Wed 7/8/2020 1:06 PM

To: Sara Buizer <Sara.Buizer@hayward-ca.gov>

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hi,

I as many other tax paying community members are frustrated with the continuous stalling of this Holiday Bowl project that began in 2014 with the developer and the community working together.

I would to request a response from each city member associated with this project as to what their position is regarding the progress (or lack of it) is on this project.

I would like to receive it in writing via email if possible from them as to their stand in support of this project.

It is only a matter of time with the terrible condition of the building and homeless living there that something devastating will result this jeopardizing the safety of the community.

That will effect our decision on whether to support them in the future.

I have been told by the community to send my email to you so you can forward it to the appropriate individuals within the City of Hayward.

Respectfully,  
Janice Varvell

## Holiday Bowl

Christopher Parker <chris.parker@me.com>

Wed 7/8/2020 11:49 AM

To: Sara Buizer <Sara.Buizer@hayward-ca.gov>

CAUTION:This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hi Sara,

I have been living in the Twin Bridges location for over twenty years. After the Holiday bowl closed, it has been an eyesore and a place for drug addicts and homeless people to gather. I have witnessed an increase in homeless people living in the Holiday Bowl and an increase in crime around the area. In the past three months, my car has been broken into twice, I had a homeless person attempt into my house, and I had to chase two people who were trying to steal mail out my mailbox.

No person should be forced to live in fear because the Mayor, the City Council, and the Planning commission refused to do their job. If they cannot do their job, it's time to vote for people ready to help fight crime and make Hayward a safe place to live. It's time to remove those whose personal agenda does not align with the residents of Hayward. Our community is tired of increased crime, homelessness, abandoned cars, and slow development over the years. My request is simple, get rid of the Holiday Bowl, which will help reduce crime and the homelessness population. Build something in that area and stop forcing us to live next to that eyesore because of two people and someone who has a personal agenda with the union. Help us, and we'll help you or be slow to do your job, and we'll replace you!

Regard's

Christopher Parker

## Mission Village Project Hindrance

Mimi <cmbauer97@aol.com>

Wed 7/8/2020 9:26 AM

To: Sara Buizer <Sara.Buizer@hayward-ca.gov>; Kelly McAdoo <Kelly.McAdoo@hayward-ca.gov>

 12 attachments (785 KB)

Mission Village Hindrance Andrews.docx; Mission Village Hindrance Bonilla.docx; Mission Village Hindrance Goldstein.docx; Mission Village Hindrance Halliday.docx; Mission Village Hindrance Lamnin.docx; Mission Village Hindrance Marquez.docx; Mission Village Hindrance Mendall.docx; Mission Village Hindrance Patton.docx; Mission Village Hindrance Roche.docx; Mission Village Hindrance Salinas.docx; Mission Village Hindrance Wahab.docx; Mission Village Hindrance Zermeno.docx;

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello Sara and Kelly,

I am very disturbed about the hindrance that is happening with the Mission Village project. So disturbed, that I have addressed my concern in the letters attached addressed ***individually*** to each member of the Planning Commission and City Council ***separately requesting an individual response from each***. I would appreciate you forwarding the individually addressed message to each commissioner and council member by printing out or emailing the appropriately addressed message to each. If you are not able to do so, please let me know so that I can find another way to do so.

Sincerely,

Mimi Bauer  
Fairway Park Neighborhoods Association, President

## Developing Hayward versus Infrastructure

Ian Carisi <iancarisi@yandex.ru>

Tue 7/7/2020 12:01 AM

To: Francisco C Zermeno <machetez@sbcglobal.net>; CityClerk <CityClerk@hayward-ca.gov>; Sara Buizer <Sara.Buizer@hayward-ca.gov>

**CAUTION:** This is an external email. Do not click on links or open attachments unless you know the content is safe.

Ian Carisi  
390 Industrial Parkway  
Apt. 8  
Hayward, Ca 94544

First off let me introduce myself. I live and work in Hayward. And I think this city is great.

In the 1940's after World War II the new American Dream had arrived. The dream shifted from the city life to the desire to have a house in the suburbs and a car. The Bay Area Rapid Transit District was formed in the 1950s to meet the demand of the 1950's and not much has been done since to meet the demands of today. Thirty years ago the average home in the East Bay had 1.5 automobiles. Today that number has increased to 2.5 automobiles per household in increasing. Today, that American Dream has become the American nightmare. Look around you what do you see? Massive development in Residential and Commercial development but absolutely no increase in infrastructure. This includes Transit and power. I estimate in the city of Hayward, in the next 5 years alone there will be 10,000 new automobiles. I look around and I see single family homes with garages and driveways with the capacity to park six automobiles off street. When I ask people why so many cars they say: (1) The expensive cost in using transit and/or (2) The lack of frequency of transit. Today in Hayward BART normally runs a train every 15 or 20 minutes. That is not good when the people are demanding that service interval not exceed five minutes per train.

Do you remember when the American car was the street car? Rail vehicles are the most efficient means to transport a large volume of people. They recently had simultaneous Infrastructure improvements on Hesperian and Mission Blvd. and both were nothing more than a waste of money that did absolutely nothing to increase capacity. So what is the solution? Light Rail. Rail is the future and it should be the present, not the personal automobile. And again, interval cannot exceed 5 minutes. If this is met we can eliminate 10,000 automobiles out of Hayward.

Added:

1. Metering Lights are not the solution
2. Express lanes are not the solution

Both just cause backups in the neighboring community.

I apologize if this message is fragmented, but I think you get the picture.

I recently received a post card regarding development of 411 Industrial Parkway and 29705, 29827, 29851, and 29875 Mission Blvd. I am 100% against future development due to the fact this corridor is already saturated. We need to develop our infrastructure before we develop more residential and commercial properties.

Regards,

Ian Carisi  
Chief Flight Instructor California Airways  
Hayward Executive Airport (KHWD)

## Regarding development on corner of Mission and Industrial

Kevin Chen <kecchen2@gmail.com>

Sun 6/28/2020 7:38 PM

To: Sara Buizer <Sara.Buizer@hayward-ca.gov>

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello,

I am writing this email regarding the Holiday Bowl site and the plan to change the current project to a high density development. I would like to voice my opinion and strongly decline the high density development plan. I live in the neighborhood that's literally a block away (Alquire Pkwy). I believe the sudden spike in population in that area will negatively affect my commute time. I would much prefer the original plan with the 72 townhomes, where there will be less families to cause any congestion with traffic and parking around the area.

Best Regards,  
Kevin

## I am supportive of the 72 townhome development for the holiday bowling site

Tai chen <twnor@gmail.com>

Sat 6/27/2020 11:57 AM

To: Sara Buizer <Sara.Buizer@hayward-ca.gov>

**CAUTION:**This is an external email. Do not click on links or open attachments unless you know the content is safe.

Hello,

My name is Tai Chen, I'm a resident of the Elms community across the street from the Holiday bowling establishment. In 2017, my family and I were overwhelmed with joy when we heard the development planning for that site. However, many years have gone by without any progress. Today, I was made aware of what's going on with the site from a post on the Nextdoor app. I would like to share my thoughts on the matter with you:

I don't believe we need a higher density housing community at this site. We need more retail stores to support the community that's already here.

Being a resident in Hayward, I often find myself going to Union City and Fremont to take care of my retail needs, simply because there is nothing to do or buy in Hayward. I also feel that the Hayward infrastructure is not built to support a much higher population, as some major streets are already experiencing bad traffic problems during rush hour before the Covid-19 pandemic.

I hope the city council can consider supporting the original plan to be executed, and disapprove the high density housing change.

Thank you,  
Tai and Sharon