



CITY OF HAYWARD

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

Agenda City Council

Tuesday, December 12, 2017

7:00 PM

Council Chambers

SPECIAL CITY COUNCIL MEETING

CALL TO ORDER Pledge of Allegiance: Council Member Mendall

ROLL CALL

CLOSED SESSION ANNOUNCEMENT

PUBLIC COMMENTS

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

ACTION ITEMS

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

CONSENT

- 1.** [MIN 17-169](#) Minutes of the City Council Meeting on November 28, 2017
Attachments: [Attachment I Draft Minutes of 11/28/2017](#)
- 2.** [CONS 17-746](#) Transmittal of the Annual Mitigation Fee Act Report (AB 1600)
Attachments: [Attachment I Staff Report](#)
 [Attachment II Resolution](#)
 [Attachment III AB 1600 Connection Fees](#)

3. [CONS 17-755](#) Adoption of a Resolution Authorizing the City Manager to Negotiate and Execute an Agreement with Worley's Home Design Center for Carpet Installation in City Hall
- Attachments:** [Attachment I Staff Report](#)
 [Attachment II Resolution](#)
4. [CONS 17-757](#) Water Pollution Control Facility Digester Improvement Project: Approval of Contract Amendment to Include Administrative Change Order Budget in Total Contract Amount
- Attachments:** [Attachment I Staff Report](#)
 [Attachment II Draft Resolution](#)
5. [CONS 17-758](#) Recycled Water Storage and Distribution System Project, Project No. 07507: Approval of Plans and Specifications and Call for Bids for the 1) Storage Tank and Pump Station and 2) Distribution Pipelines System
- Attachments:** [Attachment I Staff Report](#)
 [Attachment II Resolution](#)
6. [CONS 17-759](#) Recycled Water Facility Treatment and Disinfection - Phase I: Authorization to Execute a Professional Services Agreement for Design of a Recycled Water Package Membrane Treatment System
- Attachments:** [Attachment I Staff Report](#)
 [Attachment II Resolution](#)
7. [CONS 17-761](#) West Winton Landfill Leachate Conveyance System Replacement Project: Approval of Addendum No. 1, Award of Contract, and Appropriation of Funds
- Attachments:** [Attachment I Staff Report](#)
 [Attachment II Resolution](#)
 [Attachment III Resolution Appropriating Funds](#)
 [Attachment IV Bid Summary](#)

8. [CONS 17-762](#) Adoption of Two Resolutions: 1) Authorizing the City Manager to Execute Agreements with West Coast Consultants (WC3); 4Leaf, Inc.; CEL Consulting, Inc.; and CSG, Consultants, to Provide Plan Check Services, Inspection Services, and Permit Technician Services; and 2) Increase the FY2018 Budget Appropriation for Consulting Services by an Additional \$450,000

Attachments: [Attachment I Staff Report](#)
[Attachment II Resolution Authorizing Agreements](#)
[Attachment III Resolution Appropriating Funds](#)

9. [CONS 17-783](#) Adoption of Resolution Approving Multifamily Housing Bond Policies Pursuant to Section 5031(c) of the California Debt Limit Allocation Committee Regulations

Attachments: [Attachment I Staff Report](#)
[Attachment II Resolution](#)
[Attachment III Multifamily Housing Bond Policies](#)

WORK SESSION

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

10. [WS 17-055](#) Review of Alameda County Measure A1 Affordable Housing Bond Timeline and Process (Report from Assistant City Manager Hurtado)

Attachments: [Attachment I Staff Report](#)
[Attachment II Rental Housing Development Policies](#)
[Attachment III Homeowner Housing Development Policies](#)
[Attachment IV Description of Potential A1-Funded Projects](#)

PUBLIC HEARING

11. [PH 17-102](#) Mission Seniors Residential Development. Proposed Vesting Tentative Map No. 8394, Site Plan Review with Grading Permit, Warrants and an Exception of the South Hayward BART/Mission Boulevard Form Based Code, Environmental Review, and Zoning Text Map Amendment of the South Hayward BART/Mission Boulevard Form Based Code Application No. 201700782 to Allow 200 Market-Rate, Senior Condominium Units and Three (3) Single-Family Detached Residences (Report from Interim Development Services Director Bristow)

Attachments: [Attachment I Staff Report](#)
[Attachment II Resolution](#)
[Attachment III Ordinance with Exhibit](#)
[Attachment IV CEQA Infill Checklist](#)
[Attachment V Project Plans](#)
[Attachment VI Parkland In Lieu Credit Exhibit](#)
[Attachment VII PC Minutes of 11/9/17](#)

CITY MANAGER'S COMMENTS

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

COUNCIL REPORTS, REFERRALS, AND FUTURE AGENDA ITEMS

Oral reports from Council Members on their activities, referrals to staff, and suggestions for future agenda items.

ADJOURNMENT

NEXT REGULAR MEETING, January 16, 2018, 7:00 PM

PUBLIC COMMENT RULES

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

PLEASE TAKE NOTICE

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

PLEASE TAKE FURTHER NOTICE

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

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

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

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