

CITY OF HAYWARD

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



Revised Agenda

Thursday, October 8, 2020

3:00 PM

Remote Participation

Hayward Area Shoreline Planning Agency

SPECIAL HASPA MEETING

A Joint Powers Authority Comprised of the East Bay Regional Park District, the
Hayward Area Recreation and Park District, and the City of Hayward.

COVID-19 Notice: Consistent with State of California Executive Order No. 29-20 dated March 17, 2020, and Alameda County Health Officer Order No. 20-10 dated April 29, 2020, the HASPA will be participating in public meetings via phone/video conferencing.

Please note that we are now using the Zoom Webinar platform to conduct meetings and receive live public comment.

How to submit written Public Comment:

Send an email to Planning.Division@hayward-ca.gov by 12:00 p.m. the day of the meeting. Please identify the Agenda Item Number in the subject line of your email. Emails will be compiled into one file, distributed to the HASPA Board of Trustees and Technical Advisory Committee (TAC) staff, and published on the City's Meeting & Agenda Center under Documents Received After Published Agenda. Written comments received after 12:00 p.m. that address an item on the agenda will still be included as part of the record.

How to provide live Public Comment during the meeting:

Click the link below to join the webinar:

<https://hayward.zoom.us/j/91966663641?pwd=UDhYNGowaC9Cb0hnMjR2MUh5dGdTZz09>

Password: H@1#7zp=

Or Telephone:

Dial:

*US: +1 669 900 6833 or +1 346 248 7799 or +1 253 215 8782 or +1 301 715 8592 or +1 312 626 6799
or +1 929 205 6099*

Meeting ID: 919 6666 3641

Participant ID: Enter “#”

Password: 25246944

A Guide to attend virtual meetings is provided at this link: <https://bit.ly/3jmaUxa>

CALL TO ORDER

ROLL CALL

APPROVAL OF HASPA MINUTES OF OCTOBER 8, 2020

1. [MIN 20-102](#) Approval of the HASPA Minutes of July 9, 2020

Attachments: [Attachment I Draft Minutes of July 9 2020](#)

REPORTS: Technical Advisory Committee (TAC)

2. 2695-2893 W. Winton Application Update
3. 4150 Point Eden Way Application Update
4. 25800 Clawiter Road Application Update
5. Hayward Shoreline Adaptation Master Plan Update

WORK SESSION ITEMS

6. [WS 20-040](#) Implementation of Shoreline Adaptation Master Plan

Attachments: [Attachment I Memo Re: Implementation of Shoreline Adaptation Master Plan](#)
 [Attachment II Short-Term Project Matrix](#)

REPORTS: Board Members (Trustees)

REPORTS: Setting of Agenda for Next Meeting (Trustees/TAC)

ADJOURNMENT

NEXT MEETING, JANUARY 14, 2021, 3:00PM

Assistance will be provided to those requiring accommodations for disabilities in compliance with the Americans Disabilities Act of 1990. Interested persons must request the accommodation at least 48 hours in advance of the meeting by contacting the City Manager at (510) 583-4300 or TDD (510) 247-3340.



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777 B Street
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File #: MIN 20-102

DATE: October 8, 2020

TO: Hayward Area Shoreline Planning Agency

FROM: Technical Advisory Committee for HASPA

SUBJECT

Approval of the HASPA Minutes of July 9, 2020

RECOMMENDATION

That the HASPA Trustees approve the HASPA minutes of July 9, 2020

SUMMARY

There was a HASPA meeting on July 9, 2020

ATTACHMENTS

Attachment I Draft Minutes of July 9, 2020



HAYWARD AREA SHORELINE PLANNING AGENCY

City of Hayward
East Bay Regional Park District
Hayward Area Recreation and Park District



Meeting of Board of Trustees
Special Virtual Meeting Held Remotely via
Zoom Webinar

July 9, 2020

DRAFT ACTION MINUTES

HASPA TRUSTEES PRESENT:

Al Mendall, City of Hayward, HASPA Chair
Dennis Waespi, East Bay Regional Park District
Minane Jameson, Hayward Area Recreation and Park District
Rick Hatcher, Hayward Area Recreation and Park District

HASTAC MEMBERS PRESENT:

Brian Laczko, Hayward Area Recreation and Park District
Damon Golubics, City of Hayward
Erik Pearson, City of Hayward
Edgar Maravilla, City of Hayward
Mark Taylor, East Bay Regional Park District
Matthew Graul, East Bay Regional Park District
Chantal Alatorre, East Bay Regional Park District

STAFF:

Taylor Richard, Climate Corps Fellow
Debbie Hernandez, Hayward Area Recreation and Park District
Jacqui Diaz, Hayward Area Recreation and Park District
Robert Goldassio, City of Hayward
Marc Andres, City of Hayward

VISITORS:

Nans Voron, SCAPE
Gena Wirth, SCAPE
Nick Shannon, SCAPE
Joseph Marrone, Arcadis
Tim Hare, Arcadis
Richard Moore, Retired Civil Engineer
[Plus other Zoom Webinar guests unannounced]

Call to Order

A regular meeting of the Hayward Area Shoreline Planning Agency (HASPA) was called to order at 3:00 P.M. by Chair Mendall.

Introductions

Introductions of those present were made [listed on Page 1].

1. Approval of HASPA Minutes for January 9, 2020

Moved by Trustee Waespi and seconded by Trustee Jameson, without objection, to approve the minutes of the Hayward Area Shoreline Planning Agency meeting of January 9, 2020.

REPORTS

Reports from Technical Advisory Committee (TAC)

2. Shoreline Master Plan (SMP) Update

TAC Member Damon Golubics gave a brief introduction of SCAPE and Arcadis, the HASPA Shoreline Master Plan consultants. Present staff introduced a PowerPoint presentation on the Shoreline Master Plan.

SCAPE conducted a presentation with PowerPoint slides on the current draft Shoreline Master Plan and progress updates, allowing for comments and feedback throughout. The presentation included an overview of the project schedule, a summary of design alternatives, a summary of comments, the draft preferred alternative and next steps. [Presentation slides, agenda attachments, and complete video recording of Zoom webinar available at <https://hayward.legistar.com/Calendar.aspx>]

Chair Mendall asked about the alignment of the Bay Trail over time.

SCAPE responded that the current alignment will be maintained until no longer feasible at which point it will move inland. The phasing plan, a next step in the project, will detail this change in greater detail.

Chair Mendall asked about the motivation behind protecting the salt ponds.

SCAPE noted that the salt ponds replicate historic ecosystem functions by providing critical habitat for shoreline birds.

Trustee Hatcher sought clarification on the risks facing the San Lorenzo Community Center Park.

SCAPE and Arcadis explained that the park will be protected from four feet of sea level rise but may be susceptible to groundwater emergence. The impacts from groundwater emergence need to be further studied to assess the park's risk.

Trustee Jameson asked about the reliability and maintenance needed for the proposed pump stations and if there were any relevant case studies.

Arcadis responded that pump stations are reliable due to their backup power generators and pumps. The pump stations do require maintenance as machinery will need to be replaced over

time. Many cities including New Orleans rely on this technology to protect their built environment.

Trustee Jameson asked if climate change impacts other than sea level rise like extreme heat were considered.

SCAPE noted that the plan did not specifically analyze extreme heat. However, prior studies have shown that wetlands or other vegetated areas can mitigate against the urban heat island effect.

Richard Moore, identified as a retired civil engineer, asked about project's connection to the surrounding communities.

SCAPE responded that the implementation of this project will definitely include coordination with neighboring communities. Chair Mendall added that the adjacent communities have been and will continue to be included in the process.

Richard Moore, a retired civil engineer, asked about the consulting team's qualifications, the Hayward wastewater treatment staff involvement in this project and level of protection provided by this plan.

SCAPE noted that the project team includes talented planners, landscape architects and engineers from Arcadis, a world-renowned coastal engineering firm. SCAPE noted that the City of Hayward staff have been continuously involved in this project, providing insight on their assets. Furthermore, SCAPE noted the preferred alternative can begin to address two to four feet of sea level rise however the plan will provide recommendations to protect against greater levels.

Chair Mendall expressed support for the plan and appreciated how it balanced the different stakeholder needs.

Trustee Waespi thanked the team for a good job, expressing support for the plan. Trustee Waespi understood that the Bay Trail will adapt over time but appreciated that it and other recreational experiences will be maintained.

Trustee Jameson echoed appreciation for the plan. Trustee Jameson expressed concern over cost but understands that sea level rise is a priority issue.

Trustee Hatcher asked about outreach to the industrial businesses near the Shoreline.

SCAPE responded that businesses did participate in an initial survey and have recently been invited to comment on the plan through the project's webpage.

A question was made by "Davido," via the Zoom webinar chat, asking which aspects of the construction phases are the most expensive.

SCAPE and Arcadis responded that the levees and pump stations are the most expensive.

SCAPE's presentation and the concurrent discussion ended at 4:47 P.M.

3. 4150 Point Eden Way Application Update

An illustration of a rendering of the proposed development was displayed. TAC Member Damon Golubics stated that the applicant is preparing to provide a fourth-round application resubmittal to the City of Hayward to resolve correctional items identified by staff. The project would serve as the regional headquarters for U-Haul, consisting of office space and a warehouse, a segment of glass-lined building frontage, and truck bays hidden in the rear of the building away from HWY 92. The project would realign the Bay Trail at the western edge, allowing for greater blue water experience. The project would also include a focused Environmental Impact Report (EIR) that considers the project's impacts to cultural and biological resources. It is estimated that the EIR may take about nine months to prepare.

Trustee Jameson expressed concern that the glass on the building façade may create reflection that could adversely impact wildlife.

TAC Golubics responded that he will relay her feedback to the project's staff Planner, Leigha Schmidt, City of Hayward Senior Planner, who may have the option to request that the glass be addressed in the EIR.

Trustee Hatcher liked that the project considered the future alignment of the Bay Trail as it is a great recreational asset in Hayward.

4. 2695-2893 W. Winton Application Update

TAC Member Damon Golubics stated that the applicant resubmitted for a Zoning Text Amendment to the Industrial District Zoning Regulations. The delivery center will also require a Conditional Use Permit. An addendum to the Mitigated Negative Declaration and an updated traffic study are also being prepared.

Staff is planning to take present the project to the Hayward Planning Commission, tentatively scheduled for late September or early October.

Trustee Jameson requested clarification if one tenant would occupy the entire building.

TAC Member Damon Golubics clarified that the proposed tenant would occupy the entirety of the building.

5. Continuance of HASPA for Another 5-Year Period

TAC Member Damon Golubics requested a one-year extension of the HASPA joint powers agreement with the City of Hayward (COH) to continue as the host agency. TAC Golubics mentioned that the host of HASPA was scheduled to change on January 1, 2021, however due to the current shoreline master plan grant management and coordination with the consultants to fulfill milestones of the scope of work, it will serve HASPA's best interest if the COH continue as host agency for an extra year. TAC Member Damon Golubics recommended, after the one-year extension with COH as the host agency, East Bay Regional Parks District take over as next host to continue the agreed upon five-year period, to begin on January 1, 2022.

Chair Mendall announced that his term with City Council is coming to an end, and the next HASPA meeting (scheduled for October 8, 2020) will be his last as a HASPA Trustee. Chair Mendall commended the City of Hayward for their work thus far in being the host agency during the development of the shoreline master plan. Chair Mendall also encouraged the next host agency to

focus heavily on applying for grants towards implementable projects identified in the Shoreline Adaptation Master Plan once completed.

TAC Member Golubics advised that, if approved, each respective agency will then return to their own approving body [boards/councils] to approve a resolution authorizing this agreement.

Moved by Trustee Waespi and seconded by Trustee Jameson, without objection, to approve the continuance of the Hayward Area Shoreline Planning Agency Joint Powers Authority for another year with the City of Hayward to remain as the host agency.

REPORTS: Board Members (Trustees)

There were no reports.

REPORTS: Setting of Agenda for Next Meeting (Trustees/TAC)

Tentative Agenda for Next Meeting, Thursday, October 8, 2020, at 3:00 P.M.

Standing TAC Report Items:

- Shoreline Master Plan Update/Action
- 4150 Point Eden Way Update
- 2695-2893 W. Winton Update
- Point Eden Way, Point Eden Landing Road, Trust Way, and Research Road (FYI)
- HASPA JPA 1- Year Extension, Progress Update

Potential Future Agenda Items:

- Streamlined Permitting Update
- Community Outreach Plan
- In-Depth Report on Outside Agencies
- Citizens' Climate Lobby (Potential Agenda Item from Trustee Jameson)
- Invite Vinnie Bacon to present and provide feedback to HASPA
- Visit and feedback from Assembly Member Bill Quirk

ADJOURNMENT

Chair Mendall adjourned the meeting at 5:02 PM.



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777 B Street
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File #: WS 20-040

DATE: October 8, 2020

TO: Hayward Area Shoreline Planning Agency

FROM: Edgar Maravilla, Technical Advisory Committee Chair to HASPA

SUBJECT

Implementation of Shoreline Adaptation Master Plan

RECOMMENDATION

The Technical Advisory Committee (TAC) recommends that the HASPA Board discuss and provide direction on the future of HASPA and the implementation of the Hayward Regional Shoreline Adaptation Master Plan. Particular attention is requested on the issues of governance, environmental review and project funding.

SUMMARY

In July of 2018, the Hayward City Council, on behalf of HASPA, authorized the receipt of SB 1 Climate Adaptation Planning grant funds from Caltrans to prepare the Hayward Regional Shoreline Adaptation Master Plan. Work began in early 2019 and is on track to be completed by February 2021.

ATTACHMENTS

Attachment I	Memo Re: Implementation of Shoreline Adaptation Master Plan
Attachment II	Short-Term Project Matrix



HAYWARD AREA SHORELINE PLANNING AGENCY

Memorandum

DATE: October 8, 2020

TO: Hayward Area Shoreline Planning Agency (HASPA) Board of Trustees

FROM: Edgar Maravilla, Technical Advisory Committee Chair

SUBJECT: Implementation of Shoreline Adaptation Master Plan

Background

In July of 2018, the Hayward City Council, on behalf of HASPA, authorized the receipt of SB 1 Climate Adaptation Planning grant funds from Caltrans to prepare the Hayward Regional Shoreline Adaptation Master Plan. Work began in early 2019 and is on track to be completed by February 2021.

Recommendation

The Technical Advisory Committee (TAC) recommends that the HASPA Board discuss and provide direction on the future of HASPA and the implementation of the Hayward Regional Shoreline Adaptation Master Plan. Particular attention is requested on the issues of governance, environmental review and project funding

Discussion

The Draft Hayward Regional Shoreline Adaptation Master Plan is now available on the project webpage (<https://www.hayward-ca.gov/shoreline-master-plan>). The draft Plan includes a Phasing Plan (beginning on page 177) that identifies short term, medium term and long term projects. The short term projects, targeted for implementation in the next 10 years, are listed on page 186 of the Plan and are also included as Attachment II to this memo. The table in Attachment II identifies the lead agencies that would play a significant role in the implementation of the fourteen projects.

Governance

The draft Plan includes a page about “Governance Considerations” (page 238), which includes the following points:

- Implementation of the proposed projects will rely on actions of multiple stakeholders.

- Some projects “will require leadership from other agencies, including the Alameda County Flood Control and Water Conservation District (ACFCWCD), East Bay Dischargers Authority (EBDA), CalTrans, and others”.
- To achieve the long-term vision of the Plan, additional forms on ongoing governance should be explored. Potential options, which are not mutually exclusive, include:
 - Dedicated staff at HASPA member agencies
 - Regional Coordination, which could include an expansion of HASPA.

The TAC is seeking the Board’s thoughts on the above points. The Plan also suggests that regional coordination could be the formation of a special district as was the case in San Mateo County where “San Mateo Flood and Sea Level Rise Resilience District” was formed, however, staff has not discussed this option with the ACFCWCD.

Determining a governance structure and lead roles for project implementation will help to inform the approach for completing an Environmental Impact Report (EIR) or another form of compliance with the California Environmental Quality Act (CEQA). Additionally, it will help to determine a mechanism for pursuing grants and other funding sources

Environmental Review

Before the development of the Plan began, the Board expressed a desire to have a plan and a CEQA document in place to better position HASPA to pursue grant funding to implement projects. When the scope of work and timeline for the current project were developed, staff included the preparation of an Environmental Impact Report that would extend beyond the completion of the grant-funded work in February 2021.

The HASPA TAC has met internally several times to discuss the most appropriate approach for conducting environmental review of the Plan since the grant does not allocate funds or require a process for environmental review. Given there will be several agencies involved with project implementation, as indicated on Attachment II, staff is reconsidering the idea of preparing an EIR for the overall Plan.

It is possible that CEQA analysis may be prepared for individual projects as they are designed and scheduled. For example, the East Bay Regional Park District (EBRPD) is currently preparing a plan for the Hayward Marsh Restoration (project 1d) and an EIR will be prepared as part of the project. Another example is EBDA’s request for proposals¹ for Nature-Based Solutions Study and Design Services. This project will entail two studies: 1) the design and permitting of a full-scale (“First Mile”) horizontal levee south of the Oro Loma Wastewater Treatment Plant at the Oro Loma Marsh; and 2) developing a feasibility study for natural treatment at the Hayward Water Pollution Control Facility. It is likely that CEQA analysis will be prepared independently following the completion of these studies.

Funding

There are a wide variety of potential funding sources identified in the “Funding & Financing Recommendations” section of the Plan (Page 224-229). Different options are identified for each phase of the Plan’s implementation including federal, state and regional grants, possible stimulus funding in

¹ <https://ebda.org/wp-content/uploads/2020/09/Nature-Based-Solutions-Study-and-Design-Services-RFP.pdf>

response to COVID-19, public-private partnerships, and a possible coastal Geologic Hazard Abatement District (GHAD). Additionally, this section emphasizes these points:

- The level of detail in the Shoreline Master Plan offers a strong basis for applying for larger regional and federal grants (~\$10-\$30 million) for the next level of design development and implementation.
- Projects that are already funded or highly likely to move forward can help meet local funding “match” or cost-share requirements that can be up to 50% of the total award for some larger federal funding applications.

The TAC is seeking the Board’s thoughts on these points and asks the Board to consider these points when providing guidance on implementation of this Plan.

Next Steps

Upon direction from the Trustees, staff will further explore options for HASPA’s implementation and CEQA compliance for the Hayward Regional Shoreline Adaptation Master Plan.

Project Name	Project Description	Lead Agencies
Oro Loma Interim Levee	<p>This project is intended to protect the Oro Loma wastewater treatment plant and surrounding industrial district from flooding. It includes a flood protection levee designed with meet today's 1% annual chance flood with allowance for mid-range sea level rise, but with a foundation system that allows for the levee to be elevated in the future to accommodate a higher elevation with sea level rise.</p> <p>The project also includes a new Bay Trail spur extending inland from the shoreline and could provide a connection across the rail line to San Lorenzo Community Park.</p> <p>A new tide gate and pump station on Bockman Canal is also proposed, which would be planned in coordination with ACFCD pending the results of their stormwater study.</p>	ACFCD, HASPA, Bay Trail, Oro Loma WWTP, EBRPD
Line A Tide Gate Improvement	<p>This project is pending the results of the Alameda County Flood Control District's study of the combined impacts of sea level rise (up to 2 feet) and increased precipitation on water levels in the bay and inland waterways.</p> <p>This study will examine potential flood control infrastructure needs throughout the service area, including San Lorenzo Creek, Sulphur Creek, Bockman Canal, Line A, and Line F. Other improvements are proposed to be integrated into adjacent flood protection levee projects, but Line A should move forward independently. The Line A tide gate will be relocated to connect the high points of the two landfills. Potential strategies include tide gate improvements, raising of canal walls, or other features to protect the service area from flooding from stormwater, sea level rise, and storm surge.</p>	ACFCD, HASPA
Cogswell Marsh Pilot	<p>This pilot project includes sediment placement to augment the marsh and a gravel beach along the shoreline to reduce marsh erosion. This pilot is intended to test these strategies as a sustainable strategy for adapting the area marshes. The pilot will be monitored as part of the ecosystem adaptive management plan and inform mid and long term restoration projects.</p>	EBRPD, BCDC, USACE

Hayward Marsh Restoration	This project aligns with the current Hayward Marsh Restoration Plan currently underway with East Bay Regional Park District. It is intended to promote the health and resilience of Hayward Marsh and incorporate new restoration projects for shoreline resilience. The design and management of Hayward Marsh will be informed by the pilot monitoring and the Ecosystem Adaptive Management Plan. This project includes the Least Tern Colony relocation, a gravel beach, tidal habitat restoration, and includes the diked bay lands east of the SMHM Preserve.	EBRPD, BCDC, USACE, ADFW, HASPA
Salt Marsh Harvest Mouse Preserve Interim Levee	<p>This project is an interim levee designed to preserve important endangered species habitat, as well as some of the critical infrastructure inland of the site such as the Calpine / Russel City Energy Center and the Hayward Waste Pollution Control Facility. It is intended to protect against today's 1% annual chance flood and in the future will remain as a buffer from more frequent storm events while the long-term Hayward Line of Protection project located further inland will provide greater protection to inland critical infrastructure.</p> <p>The project includes levee raising west of the SMHM preserve from the Solar Fields to the SE corner of the SMHM Preserve. It is planned to run along the current levee alignments from the Hayward Interpretive Center through HARD Marsh. A new spur of the Bay Trail would be provided on top of the levee.</p>	EBRPD, HASPA, HARD, ACFC
Oliver Salt Ponds Restoration	The timing of this project is dependent on the pilot monitoring of adjacent sites and the Adaptive Management Plan. Oliver Salt Ponds is vulnerable to sea level rise and its restoration can facilitate long-term resilience. Tidal habitat restoration is paired with new salt pond habitat that will provide similar shorebird habitat further inland, where it is less vulnerable to inundation. This project includes the Oliver Salt Ponds gravel beach, sediment placement, and the Salinas habitat north of Hayward Marsh and near West Winton Landfill.	EBRPD, BCDC, USACE, CDFW, HASPA

Landfill Vulnerability Assessment	The purpose of this project is to assess the existing conditions and resiliency issues of Alameda County and West Winton landfills. Both sites were closed in the 1970s but were not designed to experience inundation or wave action. The conditions of the cap and the contents of the landfill are largely unknown, and more data investigation and analysis are needed to understand how they may be impacted by erosion, coastal flooding, sea level rise, and groundwater emergence. Once this investigation has been done, design solutions and phasing for how to address these issues can be developed.	COH, ACFCF
Groundwater Management Plan	<p>The purpose of this project is to study the feasibility of various approaches for managing rising groundwater tables due to sea level rise. As the sea level rise maps demonstrate, portions of the industrial district and residential areas are vulnerable to potential groundwater emergence with 2 feet of sea level rise and with 4 or 7 feet of sea level rise greater portions of surrounding neighborhoods are also impacted.</p> <p>Rising groundwater cannot be mitigated through the approaches that address inundation from tides or coastal surge. Seepage barriers below seawalls or levees can mitigate temporary groundwater rise due to a coastal storm but are not effective at preventing elevated groundwater tables due to gradual sea level rise.</p>	COH, Property Owners
Stormwater Management Study	This project has already begun.	ACFCF
EBDA Study	The purpose of this study will be to gather information to inform the design of horizontal levee within the project area.	EBDA
Ecosystem Adaptive Management Plan & Monitoring	The purpose of this project is to develop an ecosystem management plan for the mosaic of existing and proposed wetland complexes in the Hayward Shoreline. This management plan will focus on identifying in greater detail the potential impacts of sea level rise on tidal wetlands and muted marshes through the development of an ongoing monitoring program. This will include monitoring of tide levels and sediment accretion, as well as tracking of changes in vegetation to identify potential triggers for restoration and to inform future restoration plans. This program can include opportunities for community stewardship and volunteering.	HASPA

Hayward Shoreline Interpretive Center Renovation	This project includes overall improvements to address structural and programmatic needs of the interpretive center including ADA access improvements and energy retrofits.	HARD
Sediment Pipeline	This project is to create a pipeline from the Don Castro Reservoir to the bay to provide a sediment source for restoration and adaptation projects. The Don Castro reservoir has filled with sediment, reducing its flood control capacity. This sediment has the potential to be piped in a slurry to the Hayward shoreline for reuse. Alameda County Flood Control District has studied the pipeline as a cost-effective piece of infrastructure that would increase flood capacity. There is great potential to utilize the sediment slurry in new restoration or adaptation projects to create a multi-benefit piece of infrastructure that can be utilized over time.	ACFCD, EBRPD, BCDC