



**MINUTES OF THE REGULAR MEETING OF THE  
CITY OF HAYWARD PLANNING COMMISSION  
Council Chambers  
Thursday, March 14, 2019, 7:00 p.m.  
777 B Street, Hayward, CA 94541**

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## **MEETING**

A regular meeting of the Hayward Planning Commission was called to order at 7:00 p.m. by Chair Faria.

## **CALL TO ORDER Pledge of Allegiance**

Commissioner Patton led in the Pledge of Allegiance.

## **ROLL CALL**

Present: COMMISSIONERS: Andrews, Bonilla, Patton, McDermott, Goldstein  
CHAIRPERSON: Faria  
Absent: COMMISSIONER: Willis

Staff Members Present: Brick, Chan, Lochirco, Martinez

General Public Present: 4

## **PUBLIC COMMENT:**

There were none.

**PUBLIC HEARINGS:** For agenda item No. 1, the Planning Commission may make a recommendation to the City Council.

1. Proposed Single-Family Residence on a Vacant 0.32-Acre Hillside Lot Located at 2366 Rainbow Court, by Joyce and Robert Steinfeld (Applicant/Property Owners), Requiring Approval of a Site Plan Review and Grading Permit and the Adoption of a Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program (Application No. 201804682)

Assistant Planner Martinez provided a synopsis of the staff report and a PowerPoint presentation. Mr. Martinez noted the applicants were present to respond to questions.

In response to Commissioner Andrews' question about grading limitations, Assistant Planner Martinez shared that included in the Conditions of Approval, the Public Works Department has identified certain months during the rainy season from April until the beginning of summer when grading cannot be performed.



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Commissioner McDermott disclosed that she had visited the site and commented on the beauty of the site. During her visit to the site, Ms. McDermott noticed that there was a lot of tree damage due to the inclement weather the City has been experiencing. Assistant Planner Martinez said the property owners are responsible for taking care of any damaged trees that pose a problem to other structures. Ms. McDermott said she favors the project and noted that other Rainbow Court projects have come before the Planning Commission.

Chair Faria disclosed that she visited the site and that it is a very nice lot. Ms. Faria also noted that the Commission has seen other projects for Rainbow Court. Ms. Faria said based on the geotechnical reports and the mitigations the owners have set in place, there were no outstanding concerns for the proposed project.

Chair Faria open and closed the public hearing at 7:13 p.m.

Assistant Planner Martinez indicated there were typos in Attachment II Findings, and Attachment III Conditions of Approval-Site Plan Review, which identifies the Planning Commission as the deciding body when in fact the Planning Commission is the recommending body to the City Council. Mr. Martinez said staff will correct these typos for the reports that will be going to Council.

Commissioner Bonilla made a motion, seconded by Commissioner Patton to approve the staff recommendation. The motion passed with the following vote:

AYES:	Commissioners Andrews, Bonilla, Patton, McDermott, Goldstein Chair Faria
NOES:	None
ABSENT:	Willis
ABSTAIN:	None

## **APPROVAL OF MINUTES**

### **2. Approval of the Planning Commission Meeting Minutes of February 28, 2019**

Commissioner Andrews made a motion, seconded by Commissioner McDermott, to approve the Planning Commission Meeting Minutes of February 28, 2019.



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The motion passed with the following votes:

AYES:	Commissioners Andrews, Bonilla, Patton, McDermott Chair Faria
NOES:	None
ABSENT:	Willis
ABSTAIN:	Goldstein

**COMMISSION REPORTS**

Oral Report on Planning and Zoning Matters:

There were none.

Commissioners' Announcements, Referrals:

Commissioner Patton said, for single family homes, he would like staff to research whether the grading permit can be reviewed by the Planning Department staff rather than heard before the Planning Commission. Mr. Patton said this would help to expedite the process for applicants. Assistant City Attorney Brick said staff will take the referral to the Planning Department. Mr. Brick added that per the Hayward Municipal Code, the grading permit ordinance requires any grade over 20-25% needs to be brought before the Planning Commission and City Council.

Commissioner McDermott announced that the Hayward Education Foundation, of which she is a board member, will be holding a fund-raising event on March 29, 2019, here at City Hall in the Rotunda. Ms. McDermott asked everyone to support this event as the Foundation supports Hayward's classroom teachers.

Commissioner Goldstein supports the Hayward Educational Foundation and strongly encouraged his fellow Commissioners to support the event.

Commissioner Andrews announced the Keep Hayward Clean and Green Task Force event on Saturday, March 23, 2019, in the Mount Eden area.

Chair Faria announced the Eden Township Healthcare District's Let's Get Vegucated event on Tuesday, March 19, 2019 at St. Rose Hospital.

Commissioner Bonilla said he works with Everyone Home Alameda County and that they recently released their strategic plan for ending homelessness. Mr. Bonilla encouraged



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everyone to look at the updated strategic plan and encouraged the City to adopt and participate in this homelessness strategic plan.

**ADJOURNMENT**

Chair Faria adjourned the meeting at 7:23 p.m.

**APPROVED:**

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Ray Bonilla Jr., Secretary  
Planning Commission

**ATTEST:**

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Denise Chan, Senior Secretary  
Office of the City Clerk