



# CITY OF HAYWARD

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

## Action Minutes Planning Commission

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Thursday, September 28, 2023

7:00 PM

Council Chambers &  
Virtual Platform (Zoom)

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### PLANNING COMMISSION MEETING

#### ROLL CALL

**Present** 6 - Member Franco-Clausen, Member Goodbody, Member Lowe, Member Patterson, Member Stevens, and Member Ali-Sullivan

**Absent** 1 - Member Garg

#### PUBLIC COMMENTS

There were none.

#### PUBLIC HEARING

- [Proposed Subdivision of a 0.35-Acre Site into Eight Lots and the Development of Five Townhomes and Two Common Areas Located at 1434 Grove Way \(APN: 415-0170-027-00\) Requiring Approval of a Vesting Tentative Tract Map 8426 and Site Plan Review \(Application No. 201902285\), and a Class 32 Exemption, In-Fill Development Project, Pursuant to the California Environmental Quality Act \(CEQA\). Applicant: Vrinder Makol, East Bay Developers; Owner: Vrinder Makol and Mohinder Dhillon.](#)

A motion was made by Commissioner Lowe, seconded by Commissioner Patterson, to approve the staff recommendation. The motion carried by the following vote:

**Aye:** 5- Member Franco-Clausen, Member Goodbody, Member Lowe, Member Patterson, and Member Ali-Sullivan

**Nay:** 1 - Member Stevens

**Absent:** 1 - Member Garg

- 2 [Vesting Tentative Tract Map \(Tract 8104\) and Site Plan Review Application No. TM-23-0003 for a 12-lot, 10-unit, 100 percent affordable Townhouse-Style Residential Subdivision on a Vacant 0.74-acre Site Located at 123 A Street for which a Corresponding Planned Development District Rezoning Application \(PL-2013-0290\) and Now-Expired Vesting Tentative Tract Map Application \(PL-2013-0291\) were Previously Approved in 2015 \(APN 431-0016-088-03\). Applicant: Ben Grubb, Habitat for Humanity East Bay/Silicon Valley; Property Owner: City of Hayward.](#)

**A motion was made by Chair Ali-Sullivan, seconded by Commissioner Goodbody, to approve the staff recommendation. The motion carried by the following vote:**

**Aye:** 6 - Member Franco-Clausen, Member Goodbody, Member Lowe, Member Patterson, Member Stevens, and Member Ali-Sullivan

**Absent:** 1 - Member Garg

### APPROVAL OF MINUTES

- 3 [Minutes of the Planning Commission Meeting on August 24, 2023](#)

**A motion was made by Commissioner Lowe, seconded by Commissioner Goodbody, to approve the minutes of the Planning Commission meeting on August 24, 2023. The motion carried by the following vote:**

**Aye:** 5 - Member Goodbody, Member Lowe, Member Patterson, Member Stevens, and Member Ali-Sullivan

**Absent:** 1 - Member Garg

**Abstain:** 1 - Member Franco-Clausen

### ADJOURNMENT

Chair Ali-Sullivan adjourned the meeting at 8:38 p.m.