



CITY OF HAYWARD

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

Cover Memo

File #: PH 18-050, **Version:** 1

DATE: June 28, 2018

TO: Planning Commission

FROM: Planning Manager

SUBJECT

Proposal to Subdivide a 5.1-Acre Site into 45 Parcels to Allow the Construction of 41 Detached Single-Family Residences with Common Open Space Areas and Related Site Improvements at 22626 4th Street (APNs 427-0036-033-05, 427-0036-033-06, 427-0036-033-07, 427-0036-055-19, & 427-0036-085-01) by Applicant: Tony Dutra on Behalf of Owner: Dutra Enterprises, Requiring Approval of a Vesting Tentative Tract Map, Planned Development (PD) Rezone, Site Plan Review, and the Adoption of a Mitigated Negative Declaration with Mitigation Monitoring and Reporting Program (MMRP). Application No. 201704074.

RECOMMENDATION

That the Planning Commission recommend approval of Vesting Tentative Tract Map No. 8427, PD Rezone, Site Plan Review Application No. 201704074, and adoption of a Mitigated Negative Declaration (MND) with a Mitigation Monitoring and Reporting Program (MMRP) to the City Council, based on the analysis set forth in this report and the attached Findings (Attachment II) and subject to the Conditions of Approval (Attachment III).

ATTACHMENTS

Attachment I	Staff Report
Attachment II	Findings
Attachment III	Conditions of Approval
Attachment IV	Project Plans
Attachment V	General Plan Exhibit
Attachment VI	Public Correspondence
Attachment VII	Initial Study/Mitigated Negative Declaration and Appendices
Attachment VIII	Mitigation Monitoring and Reporting Program