



CITY OF HAYWARD

Hayward City Hall
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Cover Memo

File #: CONS 23-350, **Version:** 1

DATE: June 27, 2023

TO: Mayor and City Council

FROM: Acting Development Services Director

SUBJECT

Adopt a Resolution Approving the Final Map of Tract 8614, a 10 Lot Subdivision for Condominium Purposes at 29212 Mission Boulevard, Hayward to Allow the Construction of 59 Condominium Units, Open Space Areas, and Related Site Improvements; Applicant/Owner: Hayward SoMi, LLC., Application No. 202201713

RECOMMENDATION

That the Council adopts a resolution (Attachment II) to approve the Final Map for Tract 8614 (Attachment III), find it in substantial conformance with the approved Vesting Tentative Tract Map (Attachment IV), and authorize the City Manager to execute the Subdivision Agreement, related other documents and take appropriate administrative actions to effectuate the improvements required by the Conditions of Approval.

SUMMARY

The Hayward SoMi development at 29212 Mission Boulevard was approved with Vesting Tentative Map 8502 by Council Resolution 19-202 on October 29, 2019. The subdivider has elected to file two Final Maps on the approved Vesting Tentative Map as allowed by the State Subdivision Map Act and City Ordinance. The Final Map for Tract 8614 is the second phase of the development and subdivides Parcel N of Tract 8502 into 10 lots for condominium purposes allowing the construction of 59 units, open space areas, and related site improvements as roughly outlined in Attachment V. The Council is also requested to authorize the City Manager to execute a Subdivision Improvement Agreement to complete all required improvements.

The City Engineer, in coordination with other potentially affected departments, has reviewed the proposed development phasing, the Final Map, and Improvement Plans and have determined these documents to be in substantial compliance with the City approved Vesting Tentative map, applicable City Standards, and addressing the City's conditions of map approval.

ATTACHMENTS

Attachment I	Staff Report
Attachment II	Resolution
Attachment III	Final Map Tract 8614
Attachment IV	Approved Tentative Map
Attachment V	Final Map Phasing