



**MINUTES OF THE SPECIAL JOINT MEETING  
OF THE CITY COUNCIL/REDEVELOPMENT  
AGENCY OF THE CITY OF HAYWARD**  
City Council Chambers, 777 B Street, Hayward, CA  
94541 Tuesday, February 2, 1999, 8:00 p.m.

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**MEETING**

The Special Joint Meeting of the City Council/Redevelopment Agency was called to order by Mayor/Chair Cooper at 8:00 p.m., followed by the Pledge of Allegiance led by Council/RA Member Jimenez.

Boy Scout Troops #832, 807, 722 accompanied Council Member Jimenez in the flag salute. Mayor Cooper asked that they introduce themselves along with their leader, Don Barreau, who was responsible for bringing them to this meeting.

**ROLL CALL**

Present: COUNCIL/RA MEMBERS Jimenez, Hilson,  
Rodriquez, Ward, Dowling, Henson  
MAYOR/CHAIR Cooper  
Absent: None

**PUBLIC COMMENTS**

Jason Moreno, 25200 Carlos Bee Boulevard, read a statement regarding the comments made at a special meeting held on October 24, 1998. He expressed concerns regarding the City's budget.

John Gilbertson, 22907 Nevada Road, was concerned that he and his neighbors could not meet with the City Manager when it was requested. He insisted that he view a copy of the City Manager's contract.

City Attorney O'Toole informed him that the City Manager's contract is a public document and available in the Office of the City Clerk.

City Manager Armas indicated that this is the first request he has received regarding meeting with the Longwood neighbors and would investigate the matter.

Francisco Abrantes, 22815 Alice Street commented against the Cable Company, TCI, and stated that he would never use this service.

**CONSENT**

Item 6 was removed for further consideration.

1. Approval of Minutes of the Special Joint Meeting of the City Council/Redevelopment Agency of January 19, 1998.

**DRAFT**

It was moved by Council/RA Member Ward, seconded by Council/RA Member Henson, and unanimously carried to approve the Minutes of the Special Joint Meeting of the City Council/Redevelopment Agency of January 19, 1999.

2. Authorization for Execution of an Agreement with Caltrans to Acquire Excess Lands for the Walpert Pump Station

Staff report submitted by Deputy Director of Public Works Ameri, dated February 2, 1999, was filed.

It was moved by Council Member Ward, seconded by Council Member Henson, and unanimously carried to adopt the following:

Resolution 99-015, "Resolution Authorizing the City Manager to Negotiate and Execute an Agreement with Caltrans to Acquire Excess Lands for the Walpert Pump Station"

3. Tennyson Road Lift Station Improvement and Underwood Sewer Interconnection Project: Rejection of the Low Bid, Appropriation of Funds, and Award of Contract to Lowest Responsible Bidder

Staff report submitted by Deputy Director of Public Works Ameri, dated February 2, 1999, was filed.

It was moved by Council Member Ward, seconded by Council Member Henson, and unanimously carried to adopt the following:

Res 99-016, "Resolution Rejecting the Low Bid and Awarding Contract to John Clay Engineering Contractor for the Tennyson Road Lift Station Improvement and Underwood Sewer Interconnection Project, Project No. 7502"

Res 99-017 "Resolution Amending Resolution 98-110, as Amended, the Budget Resolution for Capital Projects for Fiscal Year 1998-99, Relating to an Appropriation of Funds for the Tennyson Road Lift Station Improvement and Underwood Sewer Interconnection Project, Project No. 7502"

4. Ruus Road Sanitary Sewer Replacement and Tennyson Road Interceptor Improvement - Approval of Plans and Specifications and Call for Bids

Staff report submitted by Deputy Director of Public Works Ameri, dated February 2, 1999, was filed.



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It was moved by Council Member Ward, seconded by Council Member Henson, and unanimously carried to adopt the following:

Res 99-018, "Resolution Approving Plans and Specifications for the Ruus Road Sanitary Sewer Line Replacement and Tennyson Road Sewer Interceptor Improvement Project, Project 7604 and 7588, and Call for Bids"

5. Agreement for Campus Safety and Security Director Services Between the City of Hayward Police Department and the Chabot-Las Positas Community College District Police Services

Staff report submitted by Administrative Analyst Blohm, dated February 2, 1999, was filed.

It was moved by Council Member Ward, seconded by Council Member Henson, and unanimously carried to adopt the following:

Res 99-019, "Resolution Authorizing the City Manager to Execute an Agreement for Campus Safety and Security Director Services Between the City of Hayward Police Department and the Chabot-Las Positas Community College District"

Res 99-020, "Resolution Amending Resolution 98-107, as Amended, the Budget Resolution for Fiscal Year 1998-99, Relating to a Supplemental Appropriation of Funds for Campus Safety and Security Director Services"

6. Resolution Authorizing City Manager to Execute Agreement with Bernard Hodes Advertising, Inc., to Update the City's Home Page

Staff report submitted by Director of Finance and Internal Services Carter, dated February 2, 1999, was filed.

Jason Moreno, 25200 Carlos Bee Boulevard, asked Council Members to state whether they had received donations from this firm. No member responded.

It was moved by Council Member Ward, seconded by Council Member Rodriguez, and unanimously carried to adopt the following:

Resolution 99-021, "Resolution Authorizing the City Manager to Enter into an Agreement with Bernard Hodes Advertising, Inc. for Home Page Development Services"

**HEARINGS**

7. Vesting Tentative Map 7044 and Site Plan Review No. 98-130-10 - Passport Homes, Inc. (Applicant), Tom & Helga Barras et al (Owners) - Request to Subdivide Three Parcels Totaling 1.92 Acres into 13 Parcels, and Request Approval of Site and Architectural Plans for 13 Single-Family Dwellings - Property Located at 24912, 24918 and 24924 Mohr Drive (*Continued from 1/5/99*)

Staff report submitted by Senior Planner McClellan, for February 2, 1999, was filed.

Development Review Services Administrator Anderly made the staff report. She presented the applicant's configuration of Tract 7044, the staff recommended alternative, and three other alternatives in accordance with city standards and requirements. She responded to Council queries regarding issues as parking and the rear yard setbacks of lots in that area.

Mayor Cooper opened the public hearing at 8:35 p.m.

Maureen Bessette, 24881 Yoshida Drive, near the project, spoke in favor of the project.

Don Babbitt, 11626 Regio Court, Dublin, developer of the project, expressed his preferences and issues on the staff alternative as well as the conditions of approval that will be imposed on his project. He reported that the wall would be made of substantial material that would be lasting, landscaped and well maintained. He agreed that he would consider the 12 units if the conditions of approval were cost-efficient.

Council Member Hilson stated that the project seemed, "too much and too little." He could not favor the dead-end wall because it would eventually deteriorate and may not be maintained. He asked the applicant to comment on the staff alternative in relation to parking.

Al Reynolds, 2547 Erskine Lane, made comments in favor of the project and reported that he was concerned about the impact on local schools.

Development Review Services Administrator Anderly explained that the conditions are the standard conditions and the applicant is aware of the specific conditions pertaining to this project. He would need to provide a map for the 12-lot configuration and seek Council approval.

Council Member Henson asked Mr. Reynolds further whether he had a preference for any of the designs. He responded in the negative.

Mayor Cooper closed the public hearing at 8:48 p.m.



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It was moved by Council Member Hilson, seconded by Council Member Rodriquez, and carried by the following vote to approve the Negative Declaration, approve conceptually staff's alternative as vesting Tentative Map 7044 and approve the site plan as staff's alternative and direct staff to return next week with necessary documents to finalize this action.

AYES: Council Members Jimenez, Hilson, Rodriquez,  
Ward, Henson  
MAYOR Cooper  
NOES: Council Member Dowling  
ABSENT: None  
ABSTAINED: None

### **COUNCIL REPORTS**

Mayor Cooper offered congratulations as she reported that Council Member Henson has been appointed to the position of vice-chair of the Public Safety and Crime Prevention Policy Committee of the National League of Cities.

She also reported that she and Council Member Rodriquez attended the Mayor's Conference in Washington, D.C. where she met with the President. Major concerns were education and crime prevention.

Council Member Rodriquez commented on her role as an observer at the Conference and the high caliber of speakers. She noted that former Hayward Police Chief Joe Brann made a presentation on crime prevention. She commented that this is the time for discussion of education, particularly art and music as an important part of the system.

### **ADJOURNMENT**

Mayor Cooper adjourned at 9:03 p.m.

APPROVED:

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Roberta Cooper, Mayor, City of Hayward  
Chair, Redevelopment Agency

ATTEST:

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Angelina Reyes, City Clerk, City of Hayward  
Secretary, Redevelopment Agency

**DRAFT**