



FAIRVIEW

MUNICIPAL
ADVISORY
COUNCIL

1221 Oak Street, Room 536, Oakland, Ca. 94612 (510) 272-3812 FAX (510) 208-5660

Summary Action Minutes Tuesday, October 2, 2018

Time: 6:00 p.m. (NOTE NEW START TIME)
Place: Hayward Area Recreation and Park District
District Administration Office - Boardroom
1099 E Street, Hayward, California

Call to Order - Meeting called to order by Chair Higgins

Pledge of Allegiance

Roll Call

Councilmembers present: April Chan, Richard Patenaude, Dale Silva, Jewell Spalding, and Chair Chris Higgins

Public Announcements/Open Forum

Frank Mellon, EBMUD Board of Director Member, introduced himself and requested to invite the Council to the Annual State of the District. Thanked the Board for their work and expressed how he looked forward to working with the board in the future and provide updates to the council.

Consent Calendar - there are no items on the Consent Calendar

Regular Calendar

1. Wilson, Rezoning, PLN2018-00001 – Action Item

Petition to modify an existing PD (Planned Development, 1656th Zoning Unit, allowing C-N uses plus a Type A Service Station) District to a new PD (Planned Development, PLN2018-00001st Zoning Unit, for a site of approximately 0.25 acres (11,000 square feet) in area, to allow mixed commercial and residential uses (bicycle shop within 1,500 square feet and one 1-bedroom attached unit of approximately 600 square feet) in a one-story building with seven on-site parking spaces, located at 2701 East Avenue, south side, directly east of Windfeldt Road, unincorporated Fairview area of Alameda County, designated Assessor's Parcel Number: 425-0170-001-01

[Attachment 1](#)

– Andrew Young, Staff Planner, Alameda County Public Works Agency

Andrew Young, Staff Planner of the Alameda County Public Works Agency provided an overview of the petition to modify an existing Planned Development that will be used for commercial and residential use for a bicycle shop located on 2701 East Avenue.

Members of the public expressed their support for this development and spoke on the character of the applicant.

Sandy Solerno commended the applicants for addressing the needs of community and expressed her opposition to the development and her concerns regarding shop signage and hours of operation.

Jane Sylvester concurred with Ms. Solerno and inquired on the type of products that will be sold and expressed concerns regarding traffic issues.

Nick Harvey spoke regarding traffic concerns due to the driveway and inquired if the applicant's investment may be used in relation to an EB-5 Visa.

Zhi Zhang, Planning Development applicant, spoke in support for the development and expressed his flexibility to be able to accommodate Fairview residents' needs.

Councilmember Spalding motioned to adopt the proposed the following conditions:

- Striking the provision on page 11 that stated "The final project design should be referred to AC Transit for review of any specific design features that may be required on Windfeldt Road, such as an 8-foot deep and 50-foot long bus loading zone"
- Signage shall be limited to the building with shielded indirect lights;
- That there be no more than 5 required parking spaces;
- Property shall have gabled style residential roof; and
- Sale of electric bikes are allowable, but prohibiting the sale of combustion style or motorcycle bikes

–Approved as amended, motioned by Spalding, seconded by Chan, 4 ayes, 1 no (Silva)

2. East Bay Community Energy (EBCE) – Informational Item

EBCE is the new local electricity supplier in Alameda County; EBCE will provide cleaner, greener energy at lower rates to its customers

[Attachment 2](#)

– Mary Sutter, EBCE Community Advisory Committee Member

Mary Sutter, Community of East Bay Community Energy provided an overview of EBCE.

3. Citizens Report of Fairview Traffic Items – Informational Item

[Attachment 3](#)

– Cathy Langley

Cathy Langley provided an overview of the Fairview Traffic Calming Committee and reported on the committee's recent efforts

4. California Highway Patrol – Quarterly Fairview Area Activity Report – Informational Item

Steve Perreia, Commander of the California High Patrol and Gabe Walters, Public Information Officer, reported on the activity and statistics of the Fairview Area in the past year. The CHP Office of the Unincorporated Area issued 7,000 citations, 281 DUI arrests (17.8% increase from the prior year), collisions are up 17%, there were 4 property damage collisions (1 was a DUI), 5 minor injury collisions (1 was a DUI), no major injury collisions, 3 hit and run property damage collisions, 3 DUIs, 12

collisions, and 95 citations. DUI marijuana arrests were up 47%, collisions caused by marijuana up 31%, and there were 13 injuries where marijuana was a factor, which was up 174%.

5. Alameda County Sheriff's Office – Quarterly Fairview Area Activity Report – Informational Item

Sheriff Deputies Robinson and Borg reported on the Fairview Area Activity. Compared to other patrol areas, Fairview has relatively low crime statistics. He reported on various reports on different incidents from Redwood Convalescent Hospital and Woodroe Place. They reported that there was 1 arson, 3 aggravated assaults (domestic violence), 1 assault (restraining order violation). They also reported on simple assaults, such as a fight on East Avenue, a burglary on Fairview Avenue, and a vehicle theft on Second Avenue. The deputies encouraged residents to be vigilant towards crime in their community and to remain active on social media sites.

Karen reported on recent assault towards her on Windfeldt Ave.

Chair Higgins requested information on how to ensure code enforcement.

Chair's Report

Chair Higgins spoke regarding code enforcement for the situation on horse properties in Fairview and requested that code enforcement officials present a quarterly report at a future meeting. He also commented the need of having code enforcement present. Chair Higgins also spoke regarding adopting a Resolution for Charles Snipes in his memory. He reported that he was currently looking at options available in recognizing Charles and will work with Councilmember Spalding to create a resolution.

Council Announcements, Comments and Reports

Councilmember Chan, commented regarding the delay of the East Avenue sidewalk construction and will report back to the Council in the future.

Councilmember Silva concurred with the chair's report and expressed hope that the items move forward. He thanked those in attendance.

Councilmember Spalding requested a status for Fairview MAC funding being incorporated into general County budget. She concurred with the Chair's report to discuss code enforcement at a future meeting.

Staff Announcements, Comments and Reports

- November 6th Fairview MAC meeting will be canceled

Tona Henninger, Supervisor Miley's office, announced that the November 6th Fairview MAC meeting will be canceled due to Election Day. The next meeting will be on Tuesday, December 2nd.

Adjourned