



Board of Directors Meeting - Minutes

Date: Monday Jul 24, 2023

Time: 5:00 PM – 6:37 PM

Location: Zoom Invite

1. Board of Directors Roll Call

Present

Natalie Forrest (Parkside)

John Vukasin (Chair/Tribune)

Margaret Warhurst (Home)

Charles Dalmon (Grandview)

Absent

Bob Carlson (V. Chair/Home)

2. OHHA Member and Guest Introductions and Comments

a. Members and Guests – Robert Stevens, Parkside; Linda Schmid, Parkside, Mike Balmuth, Home

3. General Announcements

a. None

4. Replacement Board Members

Have openings for 2 board Members

a. Nomination and election of new board member

- Nomination of Linda Schmid by Natalie; Vote 4/0/0, Welcome Linda!

b. If anyone is interested in joining the Board, please contact a board member or OHHAHayward@comcast.net

Meeting Minutes and Treasurer's Report

5. Approval of minutes for Board Meeting held [May 22, 2023](#), by consent.

6. Treasurer's Report (John) – No change

a. General Account Balance - \$4,770.20

b. 2023 Membership Dues – 12 of 322 (3.7%) OHHA Parcels paid dues

c. Membership Due History: 2022-21/6.5%; 2021-24/7.4%; 2020-43/13.4%; 2019-34/10.6%; 2018-26/8.1%; 2017-45/14.0%; 2016-33/10.2%; 2015-37/11.5%; 2014-33/10.2%; 2013-16/5.0%; 2012-34/10.5%

d. Payment of Dues – Use either Zelle (OHHAHayward@comcast.net) or drop off in (locked) mailbox – 2894 Tribune Ave

Current Business

7. Community Preservation Ordinance Presentation by City of Hayward (Bob) – No Update

a. Amber Green and Phillip Nichols presented a Community Preservation Ordinance update, workings of the department, and discussed an upcoming survey on enforcement at the Mar 27, 2023, Board meeting

- Compliance Group Tour - Bob provide update on tour
- Webpage and Survey - Amber to provide webpage and survey links for the community to provide additional feedback

8. Streets! (Bob/Yama Farouqi (CoH Paving Project Manager))

a. Cotati/Tribune Traffic Calming/Wrong way

1. Speed, One Way, Stop Sign Traffic Enforcement

- Bob to work with Hayward Police Department, Brian Mathews, to provide enforcement; Realistically, will be difficult to assign human resources

- Bob to reach out to Chief Matthews; No Update



Board of Directors Meeting - Minutes

2. Tribune/Hilcrest Chain Fence - Due to ongoing damage to street surface and speeding/not stopping, complete Chain Fencing at Hillcrest and Tribune - Yama advises to be accomplished later this year along with paving – No Change
 3. Convert Cotati to One Way
 - Safety concern meeting unexpected vehicles coming down Cotati
 - Process - Yama advises may need Council approval. Traffic team to determine process. Would require all Cotati residents to have a say.
 - Action – Yama reminded Traffic Team of request, still reviewing. Wait for results from Yama inquiries; If needed, discuss with Alex Ameri, Director of Public Works.
 4. Misc. Work on Tribune - John to work with Spooner and Sanchez property owners to send emails to Yama requesting repair/completion of curbing – No Change
- b. Grandview/Campus View/New Dobbel (2022)
1. Paving
 - Adjust drainage at Campus View and New Dobbel to reduce pooling of water during 2023 Paving Work – Yama advises to be resolved this summer. Current plan is pave low spot to drain water to the curb across the street
 - Clean out pipe drain up from collection pit that pipes water across Grandview – Yama to coordinate with Hayward Maintenance to clean out pipe - Met with CoH Maintenance Wed Jun 07 – Need to confirm complete
 - Hill sliding on New Dobbel - Yama to coordinate with Streets Department to determine what fix will be implemented and incorporate addition drainage where possible – Met with CoH Maintenance on Wed Jun 07 to discuss; Sufficient information provided to enhance drainage; CoH continuing to develop solution for slide
 2. Pavement Marking and Signage
 - West side line on Grandview and reflectors on Tribune - Yama advises to be completed after OHHA streets are paved, in the fall
 3. Grandview Illegal Parking Impediments

City and OHHA will work with CSUEB to renew/upgrade illegal parking impediments along its property on Grandview and add refreshed signage

 - CSUEB to procure and install new signage – Finally Yama received a response from CSUEB!!; currently procuring the signs and poles; No update
 - Meet with CSUEB Police to review policing protocols – Met Wed Jun 07, with Lieutenant, Member Griff O’Neill, and John
 - Enforcement responsibility
 - Method of contact
 - Possible vantage point
 - No change over month; Need to elevate with City, Report to CoH Code Enforcement?
 - Eucalyptus Tree - Large eucalyptus tree on CSUEB property requires attention. Will be included in discussions with school (Yama). If needed, John will discuss with CoH Compliance
 4. New Dobbel Nora Street Interface
 - Yama to address Nora driveway concerns during 2023 Paving



Board of Directors Meeting - Minutes

- c. Call, Chronicle, Parkside, Home, and Hillcrest
 1. Walkdowns and Preparation
 - Yama providing mark-up of drawings for 2nd (confirming) Phase Walkdowns - John/Bob walked down and confirmed plan on Jun 07-09; John provided Yama with markups; Yama to complete update and produce markups for one last walkdown; A few cosmetic updates remain
 - Walkdowns to include getting input from neighbors as appropriate
 - Chronicle Selma Drainage Concerns – John follow up with current plan
 - Hillcrest Kathy Drainage Concerns - Concerns to be incorporated in plan; Complete
 - 2023 Paving Contract Awarded Apr 25, mobilized early June
 - Paving in the OHHA area planned for Sep/Oct 2023 timeframe
 2. Easements
 - Only remaining streets that have easement needs are Call and Chronicle
 - Total 12 easement required (Yama) - 4 owners have responded, 5 yet to respond, and 3 to be issued – No progress by Surveyor; Yama remind need
 3. Traffic Control
 - Suggest traffic calming scheme provided by member Robert Stevens
 - Hayward Traffic Department doing evaluation, will advise
 - Robert Stevens advises he will perform a speed and vehicle count analysis on the Tribune/Hillcrest/Parkside area. Also provide suggested configuration.
 - d. Drainage
 1. Public Storm Drains - Yama to research existing public storm drain system; confirm functionality and outflow location – Met with CoH Maintenance on Wed Jun 07 to discuss – input provided
 2. Private Storm Drains - Yama to research 3 existing private storm drain systems; confirm functionality and outflow location – Met with CoH Maintenance on Wed Jun 07 to discuss – Input provided
 - e. DIA and Executed Easements

City to advise plan and timing of filing executed easements and release of DIAs with County.

 1. Yama working with City Surveyor and City Attorney to develop process
 - Process - Yama advises waiting on city surveyor to process - Impacts to property owners have been incurred - John and Bob follow up with Yama to ensure process in place and progressing; If required, letter be sent to City requesting action be taken and reference City meeting minutes; No change
 - f. Historical Report
 1. When all paving complete, work with Yama to determine total cost
9. Update to the City's Objective Design Standards/Hayward Residential Design Study (Bob)
 - a. Bob provide update – No update
 - b. Robert Stevens commented as to the importance of this issue and the need for OHHA to participate. John provided an update of past actions. Bob to investigate further actions.
 10. 26525 Parkside Drive Property Use and Backfill/Grading (John)
 - a. Concerns regarding property on corner of Tribune and Parkside. (1) Property being used for commercial purposes, (2) large quantities of fill being placed, (3) permits (grading) required, and (4) what is the origin and makeup of the fill material
 - John will contact Compliance to obtain information and appropriate next steps – Contacted, no response, will follow up



Board of Directors Meeting - Minutes

11. Proposed Residential Care Facility for the Elderly (RCFE) 25561 University Court (John)
 - a. Construction of a RCFE on vacant lot
 - b. Outreach by developer and City
 - c. Address concerns/comments to KJ Hsia at KJ@endliss.com
 - d. **No action needed by OHHA**
12. Comcast Backup Power Cabinets at 26530 Parkside Drive (Bob)
 - a. Comcast installed cabinets without proper notification of impacted residents
 - b. Site selection and installation notification process in Hayward is not consistent with other jurisdictions
 - a. No notice to OHHA subverts long standing agreement with City and OHHA – John sent email to Sara Buizer, Acting Director of CoH Development Services Department, awaiting response
 - b. Mayor/City Council Members and Council Meeting – Bob to discuss with Mayor and Council Member as available and will attend Council Meeting
 - c. **Resolution, Current Status, and any Next Steps –**
 - Robert Stevens provided revised location of boxes**
 - Productive meetings were held with Comcast/subs**
 - Robert to work with neighbors to confirm location and configuration of boxes**
 - Robert to Contact city re: utility box art program**
 - All three unneeded utility poles to be removed**
 - Robert to provide City with example specs for modifications in public right of way**
13. Communication (John) - No Change

Find alternative to the use of Nextdoor as platform for OHHA community communication.

 - a. Website - Bob and John to continue to update website
 - b. Welcome Package - Natalie to develop Welcoming Package to distribute to new (and) existing neighbors
 - c. OHHA Signs - Add reference to website on existing neighborhood signs (Bob and John)
14. Communication Deux (Information)

Contacts

 - a. Hayward Police Depart non-emergency - (510) 293-7000, #1 and #3
 - b. CSUEB Police Depart non-emergency - (510) 885-3791 (Alameda County Sheriff dispatch)
 - c. Access Hayward -
 - d. Community Preservation - 510. 583. 4143 or email, community.preservation@hayward-ca.gov
15. Mailbox Thefts
 - a. Neighbors reported uptick in mailbox theft including repeat hits to community mailboxes, and robbing of mail carriers; **Last week chased off 2 women that were opening central box with key at 7:00 PM**
 - b. **As a reminder**
 - **Install a locking mailbox!**
 - **Empty your mailbox every evening!**
 - **Watch out for you and your neighbor's property!**
 - **See something, say something!**

New Business

1. **Old Highlands School Bus Service – From member Rosamaria Peralta request, John working with HUSD to understand why Old Highlands no longer is included in HUSD student bus service**



Board of Directors Meeting - Minutes

2. 27310 Grandview – Vegetation overgrowth reported by Board Member Charles Dalmon; elevate for action if needed

Next Board Meetings (4th Monday of every Month; All welcome)

3. Board Meeting – [Mon Aug 28, 2023, 6:30 pm via Zoom](#)