



City Manager's Weekly Update

Week ending May 11, 2012

UPCOMING MEETINGS

- 5/14** City Council Work Session - CANCELLED
- 5/17** CC/SLUSD Liaison Committee Meeting, 4:00 p.m., District Offices
- 5/21** City Council Meeting, 7:00 p.m., Council Chambers
- 5/22** Rules and Communications Meeting, 4:30 p.m., Sister Cities Gallery
- 5/28** **Memorial Day Holiday.** City Hall and libraries closed.
- 6/1** Finance Committee Meeting, 8:15 a.m., Sister Cities Gallery
- 6/4** City Council Meeting, 7:00 p.m., Council Chambers
- 6/13** Facilities Committee Meeting, 4:00 p.m., Sister Cities Gallery
- 6/19** Community Development Committee Meeting, 4:30 p.m., Sister Cities Gallery
- 6/26** Rules and Communications Committee Meeting, 4:30 p.m., Sister Cities Gallery

To: City Council
From: Chris Zapata, City Manager

Mark Your Calendar

Annual Neighborhood Cleanup Event

Saturday, May 19, 8:00 a.m. - 1:00 p.m.; Recycling Event – 10:00 a.m. - 4:00 p.m., Alameda County Industries, 610 Aladdin Avenue

- Mark your calendars for San Leandro's Annual Neighborhood Cleanup Day next Saturday, **May 19!** Host a Garage Sale from 8:00 a.m. to 1:00 p.m. The City will advertise participating households in the San Leandro Times (registration by May 10 is required). Later, drop-off items to be recycled at Alameda County Industries (ACI). [Click here](#) for more information.

East Bay Economic Outlook

Thursday, May 24, 8:00 a.m. – 11:00 a.m., California Center Pleasanton, 4400 Rosewood Drive, Pleasanton.

- Please mark your calendar for the release of East Bay EDA's Annual East Bay Economic Outlook report on **May 24**. This event will feature a keynote presentation by Dr. Christopher Thornberg of Beacon Economics followed by a panel discussion focused on the East Bay's workforce preparation system as a key element of the region's innovation economy.
- Please contact Yolanda Carrasco if you would like to attend this informative event.

Council Information

Street Improvements to East 14th Street (State Route 185) – Davis Street to Thornton Avenue

- Through a cooperative effort between the City and the California State Department of Transportation (Caltrans), Caltrans will be performing asphalt repairs to East 14th Street (State Highway 185) in the downtown area between Davis Street and Thornton Avenue this summer. Caltrans is in the process of hiring a contractor to remove and replace approximately two inches of the existing road surface and perform some structural repairs. Due to the impacts to traffic and local businesses, most of the work will be performed at night.
- To improve the quality of the paving work Caltrans plans to do, damaged curb and gutter sections within the project area need to be replaced. Unfortunately, the funding Caltrans has available for this project is limited to asphalt work and could not be used to repair concrete. Therefore, the City will be undertaking the curb and gutter work.
- The City agreed to replace damaged curb and gutter sections within the project limits to ensure a quality project. This work will consist of replacing approximately 435 feet of curb and gutter. Caltrans expeditiously issued an encroachment permit to allow the City to proceed with the work soon. The work will be performed by the contractor working on the City's Annual Sidewalk Program. The work will be

performed during the daytime beginning the week of May 14 and will be complete within two weeks. Some limited parking restrictions will be required, but minimal traffic impacts are expected.

- The curb and gutter replacement will cost \$57,000, and will be funded using monies appropriated from the Measure B Streets & Roads fund in the Annual Overlay/Rehabilitation project account.

Paperless Agenda Update and Timeline

- The technical infrastructure to support the deployment of the “Paperless Agenda” is nearing completion. As a result, the “Paperless Agenda” will be made available for use with the City Council Meeting scheduled for June 18. Here is the project timeline from a high level:
 - May 21 – Deliver iPads to City Council Members and Department Heads
 - May 30 – Training for City Trainers on using the Paperless Agenda and iAnnotate
 - May 31 – Go Live Date for the Civic Center wireless network
 - June TBD – Training for the City Council on using the Paperless Agenda and iAnnotate
 - June 18 – Paperless Agenda to be available for this City Council Meeting

City of San Leandro Public Works Department Staff Recognized by CWEA (picture attached)

- Jorge Hernandez, a lead operator at the City’s Water Pollution Control Plant, was recently named the California Water Environment Association’s (CWEA) Operator of the Year!
- Established in 1929, CWEA’s awards program acknowledges outstanding achievement, honoring exceptional California water environment professionals. Those nominated are already winners having advanced through one of the 17 CWEA local section awards programs to be eligible to compete statewide.
- Jorge was recognized as a proven professional of distinction. Operator of the Year is one the most coveted awards presented and the list of past winners reads like a hall of fame in the industry. This is a first for the City of San Leandro and the Water Pollution Control Division.
- Jorge Hernandez holds the position of Plant Operator-Lead with the Water Pollution Control Division. He was nominated in part for his involvement with plant and CWEA safety programs. He is continually recognized by the Public Works Department as a “Sick Leave Star” for his excellent attendance. Jorge maintains Laboratory Analyst certification and his cross-discipline capabilities improve facility efficiency and flexibility. Jorge and his family live in San Leandro.
- The San Leandro Water Pollution Control Plant is entrusted with the job of protecting the environment, ensuring efficient operation and maintenance of the conveyance and treatment of sewerage, and ensuring compliance with discharge permit regulations. Operating 24 hours a day, seven days a week, 365 a year, over 1.9 billion gallons of water were treated last year (enough to fill 3,000 Olympic-size swimming pools), while 150 million gallons were reclaimed for use as golf course irrigation in San Leandro and Alameda.

San Leandro Crossings In the News (Contra Costa Times article attached)

- San Leandro’s Crossings project, newly revised to reflect OSISOFT’s expansion and BRIDGE Housing’s updated affordable rental housing development, has generated interest in the regional news. This rekindling of interest in the project reflects exciting changes to the “wicked smart growth” development.



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[Pictured L to R: Jody Allen, CWEA President; Jorge Hernandez; Cordell W. Samuels, President Elect, Water Environment Federation]

Contra Costa Times

Developer presents new version of San Leandro Crossings project

[By Eric Kurhi](#)

[Hayward Daily Review](#)

Posted: 05/06/2012 12:00:00 AM PDT

Updated: 05/07/2012 07:05:02 AM PDT

It was a proud day four years ago when the city approved the plan for San Leandro Crossings, its first large-scale venture into transit-oriented development, or "smart growth."

It involved an initial 300 apartment units going up adjacent to the downtown BART station and was the result of years of planning and community involvement that included a 25-member citizens advisory panel that set a model for inclusive brainstorming in the future, said Vice Mayor Michael Gregory.

It had its detractors -- particularly residents who didn't like the sound of the 100 affordable housing units included in the plan. Early public meetings had some attendees booing presenters, but supporters also came forward, and the project was eventually unanimously approved by the City Council.

"It was successful beyond anyone's dreams," said Gregory, who represents the district surrounding the project site. "Everybody involved did superb work."

But when the housing market tanked, San Leandro Crossings followed, and it was shelved in 2010.

Now it's back in play, and, according to Gregory, if the previous plan was smart growth, the new version is "wicked smart growth."

"This takes it to a whole new level," he said.

The project still includes workforce housing across from the BART station at the corner of San Leandro Boulevard and Juana Street, but while the old plan called for the eventual construction of 700 homes, the new one is capped at the 200-unit Cornerstone project by Bridge Housing.

It will provide homes for people making 30 to 60 percent of the area's median income, or an annual salary of \$19,650 to \$39,300 for a one-person household. Half the units will be reserved for the top end of that scale, 10 percent at the bottom end, the remainder falling in between.

But the new vision includes another aspect of development near a transit hub: A three-building, 260,000-square-foot campus for OSIsoft, the San Leandro-based company that's laying fiber-optic lines in a loop around town.

That would bring 1,300 employees to the area, and, according to Sunny Tong, managing director of one of the development partners, that translates to millions of dollars in sales each year to local shops.

Funding for the initial housing development comes in part from a \$24.5 million state grant and a \$9.1 million loan from the city's redevelopment agency, both secured in the earlier plan.

City planner Tom Liao said the rest of the funding for Cornerstone -- which he estimated at costing about \$60 million -- will come from federal and state tax credits related to low-income housing.

In all, it is estimated that \$130 million will be invested at the site, a large part of it being OSIsoft's complex.

The City Council is scheduled to review grants and agreements related to the project at its meetings on June 4 and June 18.

Mayor Stephen Cassidy has issued news releases praising the public-private partnership, and Councilman Jim Prola was at a community meeting last week to show his support.

"I liked version one, and it was supported by the whole City Council," he said. "What I'd like to see is a more European-style city, where people walk and bicycle a lot more, smart growth, so people don't have to commute two hours from suburbs to cities

"But I'm kind of happy that first version didn't work out," Prola said. "We came out with a much better project. And I'll tell you, the first time around, we got a lot more negative letters."

Contact Eric Kurhi at 510-293-2473. Follow him at [Twitter.com/erickurhi](https://twitter.com/erickurhi). Read his blog at IBAbuzz.com/hayword.