

ALAMEDA COUNTY BOARD OF SUPERVISORS' UNINCORPORATED SERVICES COMMITTEE

Wednesday, September 27, 2023
6:00 p.m.

Supervisor Nate Miley, Chair
Supervisor Lena Tam, excused

Location: San Lorenzo Library
395 Paseo Grande
San Lorenzo, CA 94580
Webinar: <https://zoom.us/j/84684430209>

Summary Minutes

I. INFORMATIONAL ITEM: Accessory Dwelling Unit (ADU) Resource Center and ADU Technical Assistance Program (HelloADU) update and outcomes

[Attachment](#)

Jennifer Pearce, Assistant Director, Housing & Community Development Department, Community Development Agency, presented a PowerPoint presentation on the Accessory Dwelling Unit (ADU) Resource Center and ADU Technical Assistance Program, HelloADU.

The ADU Resource Center, launched by the Community Development Agency/Housing & Community Development Agency, is to provide a one-stop shop and complete guide to those interested in developing ADU's.

The ADU Resource Center includes interactive activities, homeowner testimonials, and guidelines for local housing rules. The center was developed to address affordable housing needs and streamline the application process for residents. Key resources mentioned include a guidebook, checklists, an ADU calculator, a process handout, and homeowner exercises.

The ADU Technical Assistance Pilot Program offers one-on-one support to homeowners in unincorporated areas, to make the ADU development process more manageable and efficient for homeowners.

Speakers

Claudia Albano and Tuan N. commented on the Accessory Dwelling Unit (ADU) Resource Center and ADU Technical Assistance Program HelloADU.

This item was informational only and required no Committee action.

II. INFORMATIONAL ITEM: Update on the United States Postal Service (USPS) Place Names and Unincorporated Community Identity Project – change of mailing address place names for Ashland, Castro Valley, Cherryland, Fairview, Hayward Acres, and San Lorenzo to align with Planning Area Names

[Attachment](#)

Alison Abbors, Senior Planner, Planning Department, Community Development Agency, presented a PowerPoint presentation to provide an update on the United States Postal Service (USPS) Placement Community Identity Project.

The project intends to address the inconsistency between USPS policies and zip codes with urban unincorporated community names and boundaries. This inconsistency affects community identity, data collection, and resource allocation for unincorporated communities, potentially impacting 27,000 parcels and 75,000 addresses. The Board of Supervisors recently approved a resolution to request USPS to change mailing address placements to align with community boundaries, starting with unincorporated areas like Ashland, Castro Valley, Cherryland, Fairview, Hayward Acres, and San Lorenzo.

The project includes three options: 1) Changing USPS place names to match community names. The estimated cost is \$40,000, with an implementation timeline of six months; 2) Alternate Preferred Last Line place names – estimated cost \$30,000, implementation time of 1 month; 3) Full zip code boundary realignment; estimated cost \$140,000 implementation 1 year.

The project also involves extensive community outreach and will consider the potential impact on sales tax distribution, though initial findings suggest no significant effect. The next steps involve analyzing mailing address data, submitting the request to USPS, and designing an outreach campaign to inform the community of the changes.

Speakers

Rick Hatcher, Claudia Albano & Michael Freed commented on the United States Postal Service (USPS) Place Names and Unincorporated Community Identity Project.

This item was informational only and required no Committee action.

III. INFORMATIONAL ITEM: State of the Parks, *presentation by Hayward Area Recreation and Park District* [Attachment](#)

James Wheeler, General Manager, Hayward Area Recreation and Park District, presented a PowerPoint presentation on the State of the Parks.

The presentation included information on the district's governance by a five-member board and highlight its expansion and financial stability, including receiving a high credit rating and implementing long-term budgeting strategies. The district manages numerous parks and facilities, serving a large population, and has been improving accessibility and inclusivity through various programs. HARD has made significant investments in infrastructure, energy efficiency, and community services like free recreational swimming, youth programming, and health initiatives. HARD is committed to transparency, environmental sustainability, and improving the quality of life through recreational opportunities.

Speakers

Randy Waage, Claudia Albano, George, Tuan, Michael Freed.

PUBLIC COMMENT

George, a small housing provider, commented on his difficult situation regarding a rental property. Despite applying for assistance on behalf of his tenant, he did not receive help because the tenant did not cooperate. The tenant remains in his property without paying rent, while he continues to cover the mortgage, insurance, utilities, and property taxes. George requested that the County provide some financial assistance to small housing providers.

Tuan, an immigrant who works closely with the immigrant community, expressed concerns about the unintended consequences of the county's eviction moratorium. While the moratorium was intended to prevent homelessness, it has led to widespread abuse, with many tenants choosing not to pay rent even though they were able to.

Many small landlords, including seniors and minorities, have been left without income for years while still being required to pay mortgages and property taxes. He urged the county to compensate these landlords, many of whom are in dire financial and medical situations.

ADJOURN

The meeting was adjourned to December 6, 2023.

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