

The family of plans

How do the many plans in the City of Hayward relate to one another? One way to understand their relationship is to think of them as the "Family of Plans," with the General Plan as the head of the family. The general plan and its maps, diagrams, and development policies form the basis for the City's zoning, subdivision, and public works actions. Under California law every specific plan, area plan, community plan, zoning, subdivision map, and public works project must be consistent with the adopted general plan.



...LOOKING FORWARD
2040
HAYWARD GENERAL PLAN



The Hayward 2040 General Plan also functions as a climate action plan and community risk reduction plan. A climate action plan is a comprehensive strategy to reduce greenhouse gas emissions. The 2040 General Plan integrates the new and modified actions within its overall policy framework. This integrated approach allows the 2040 General Plan to be recognized as a "Plan for the Reduction of Greenhouse Gas Emissions" (as allowed for in section 15183.5 of the California Environmental Quality Act Guidelines) and as a "Qualified Greenhouse Gas Reduction Strategy" by the Bay Area Air Quality Management District. As a result, the elements of what would otherwise be a "stand-alone" climate action plan have been incorporated into the Hayward 2040 General Plan.

A community risk reduction plan is a comprehensive strategy to minimize community health risks associated with toxic air contaminants (TACs) and fine particulate matter (PM_{2.5}) in both existing and new development. Similar to the Climate Action Plan integration, the 2040 General Plan integrates the typical elements of a community risk reduction plan into the policy framework of the General Plan. The policy framework includes specific long-term goals, policies, and implementation programs to reduce communitywide exposure to TACs and PM_{2.5}. This integrated approach allows the City to incorporate the analysis and components of a "stand-alone" community risk reduction plan into appropriate section of the General Plan.

Implementing the Plan

What separates the Draft Hayward 2040 General Plan from many others is its focus on implementation. If the General Plan is to serve its purpose effectively, its policies must be reviewed, maintained, and implemented in a systematic and consistent manner. The General Plan clearly identifies eight types of actions and tools the City will use to carry out the policies, including: regulation and development review; City master plans, studies, and programs; financing and budgeting; planning studies and reports; City services and operations; inter-governmental coordination; joint partnerships with the private sector; and public information. Each policy and implementation program within the General Plan refers to the type of tools or actions the City will use.

Table GPA	GENERAL PLAN IMPLEMENTATION	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019
1.	General Plan Annual Report. The City shall prepare and submit an annual report to the City Council that summarizes the implementation of the General Plan, including the status of implementation programs. The report shall also be submitted to the Office of Planning and Research. (Source: New Program: City Staff (JPM))					
	Implementation Which Policy(ies): N/A					
	Responsible Department(s): Development Services					
	Supporting Department(s)/Partners(s): Public Works - Engineering and Transportation, Public Works - Utilities and Environmental Services, City Manager, Police, Maintenance Services, Library and Community Services, City Attorney, Information Technology					
	Funding Source(s): General Fund					
2.	General Plan Update. The City shall review and update (as necessary) the General Plan every five years. (Source: New Program: City Staff)					
	Implementation Which Policy(ies): N/A					
	Responsible Department(s): Development Services					
	Supporting Department(s)/Partners(s): Public Works - Engineering and Transportation, Public Works - Utilities and Environmental Services, City Manager, Police, Maintenance Services, Library and Community Services, City Attorney, Information Technology					
	Funding Source(s): General Fund					
3.	Master Plan, Strategies, and Program Updates. As part of its process to develop the Biennial Operating Budget, the City shall review a list of its adopted master plans, strategies, and programs and identify those that will be reviewed and updated as necessary. The City shall develop and maintain a publicly available list of its adopted master plans, strategies, and programs. (Source: New Program: City Staff (MPT))					
	Implementation Which Policy(ies): N/A					
	Responsible Department(s): Development Services					
	Supporting Department(s)/Partners(s): Public Works - Engineering and Transportation, Public Works - Utilities and Environmental Services, City Manager, Police, Maintenance Services, Library and Community Services, City Attorney, Information Technology					
	Funding Source(s): General Fund					



**City of Hayward
2040 General Plan**

In January 2014 the City of Hayward published the Draft 2040 General Plan as a proposed guide for future growth and change within the city. The General Plan is the City's overarching planning document and provides a blueprint for growth and development by setting land use policy citywide. California State law requires each city and county to prepare and adopt a comprehensive and long-range general plan (California Government Code Section 65300). A general plan is a comprehensive planning document that provides a city or county with a policy framework to guide decision-making related to land use, growth and development, safety, and open space conservation.

The Draft Hayward 2040 General Plan is a new kind of plan designed to make Hayward a healthier, more livable community. It addresses key issues identified by community members, including: improving school performance; reducing crime and vandalism; enhancing neighborhoods; improving the economy and job opportunities; reducing blight; improving Hayward's image and reputation; reducing traffic; increasing walking, bicycling, and transit ridership; improving infrastructure; and addressing homelessness.

It also builds upon the unique features and characteristics of the city, as defined by its residents, including Hayward's: central Bay Area location; higher education programs (Chabot College, CSU East Bay); access to regional transit (BART, Amtrak); downtown; historic buildings and homes; access to parks and recreational centers; climate and weather; economy and access to local jobs; dining and entertainment options; and housing affordability.

Coming Soon: Web-based General Plan!

Upon adoption, the City will convert the General Plan into a web-based version. The web-based format of the General Plan will allow users to search key words to quickly find topics of interest and to identify and review all related goals, policies, and implementation measures. This feature will provide a high-level of convenience for users.

CONTACT CITY STAFF WITH COMMENTS OR QUESTIONS

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...LOOKING FORWARD
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HAYWARD GENERAL PLAN



How will Hayward Change?

The Draft Hayward 2040 General Plan establishes clear direction for how the community will change and evolve in the future. The Plan establishes a community-based vision for the future of Hayward over the next 25 years.

2040 General Plan Vision

Hayward will be a distinct and desirable community known for its central Bay Area location, vibrant Downtown, sustainable neighborhoods, excellent schools, robust economy, and its growing reputation as a great college town. With a variety of clean, safe, and green neighborhoods, and an accessible network of parks and natural open space, Hayward will be home to one of the most diverse, inclusive, educated, and healthy populations in the Bay Area. It will be a destination for life-long learning, entertainment, arts and culture, recreation, and commerce. It will be a community that values diversity, social equity, transparent and responsive governance, civic engagement, and volunteerism. Hayward will be a thriving and promising community that individuals, families, students, and businesses proudly call home.

2040 General Plan Guiding Principles

The Draft Hayward 2040 General Plan defines a roadmap to achieving the Vision. Underlying the Vision are a set of Guiding Principles that thread throughout the General Plan.

- #1: Hayward should value, challenge, and support youth by providing **excellent public schools** and youth enrichment activities and programs.
- #2: Hayward should have **safe and clean neighborhoods with an expanded network of parks and thriving commercial centers** that incorporate attractive design, provide easy access to jobs, support a diverse population, encourage long-term residency, and inspire all residents to live active, healthy, and green lifestyles.
- #3: Hayward should **develop and enhance its utility, communications, and technology infrastructure**; and **provide exceptional police, fire, and emergency services**.
- #4: Hayward should be a **business-friendly community** that has a **robust and diversified economy** based in innovation, creativity, and local entrepreneurship.
- #5: Hayward should have a **safe, walkable, vibrant, and prosperous Downtown** that serves as an attractive area for businesses and a destination for shopping and dining, arts and entertainment, and college-town culture.
- #6: Hayward should have a reputation as a **great college town** and a community that offers a range of **opportunities for life-long learning**.
- #7: Hayward residents, workers, and students should have access to an interconnected network of **safe, affordable, dependable, and convenient transportation options**.
- #8: Hayward should **preserve, enhance, increase, and connect its baylands, hillsides, greenway trails, and regional parks** to protect environmental resources, mitigate the impacts of rising sea levels, and provide opportunities to live an active outdoor lifestyle.

COMPREHENSIVE POLICIES

The Hayward 2040 General Plan is intended for use by a variety of individuals and organizations, including residents, businesses, developers, City staff, the City Council, and appointed boards and commissions. Users should understand that the goals and policies throughout the General Plan are interrelated and should be examined comprehensively. Doing otherwise would create the potential to interpret a narrow understanding of the full scope and breadth of the General Plan. All goals and policies must be considered together when making decisions related to land use, growth, and development.



Community Safety Element

The Community Safety Element improves public safety by enhancing the programs and services of the Hayward Police Department and Hayward Fire Department. The goals and policies focus on crime prevention, police protection services, fire prevention, fire and emergency medical services, and disaster preparedness, response, and recovery. The goals and policies recognize that the Police Department and Fire Department are not solely responsible for the safety of Hayward. Rather, the City recognizes that community safety is the responsibility of all members of the Hayward community and that partnerships and collaboration between the City, residents, businesses, and neighborhood and community organizations are key factors to improving the safety and well-being of the community.



Natural Resources Element

The Natural Resources Element protects and enhances the natural resources within the Hayward Planning Area. The goals and policies address topics related to Hayward's natural environment, including biological resources, air quality and greenhouse gas reduction, open space, energy resources and efficiency, mineral resources, hydrology and water quality, water conservation, paleontological resources, and scenic resources. A number of goals and policies also serve as Climate Action Plan actions, which are designed to reduce local greenhouse gas emissions.



Hazards Element

While it is impossible to completely avoid natural and man-made hazards, the Hazards Element's goal is to protect life and minimize property damage during future disasters and emergencies. The goals and policies address regional hazards mitigation, seismic and geologic hazards, flood hazards, rising sea levels, wildland fires, hazardous materials, airport hazards, and noise.



Education and Lifelong Learning Element

The Education and Lifelong Learning Element improves education and learning opportunities for all Hayward residents. The goals and policies address childcare and early childhood development, school performance and reputation, school facilities and amenities, the education-to-jobs bridge, lifelong learning, and library facilities.



Community Health and Quality of Life Element

The Community Health and Quality of Life Element fosters the health and well-being of all Hayward residents. The Element contains goals and policies related to a variety of topics, including active living, access to healthy food, health care access, safe and cohesive neighborhoods, aging in place, environmental health, and parks, recreation, and open space.



Public Facilities and Services Element

The Public Facilities and Services Element guides the overall provision of public facilities and services in Hayward. The goals and policies address general public facilities and services, efficient municipal operations, water distribution, wastewater collection and disposal, stormwater drainage, flood control infrastructure, solid waste and recycling, energy utilities, and telecommunications. A number of the goals and policies also serve as Climate Action Plan actions, which are designed to reduce local greenhouse gas emissions.

CONTEMPORARY DIRECTION

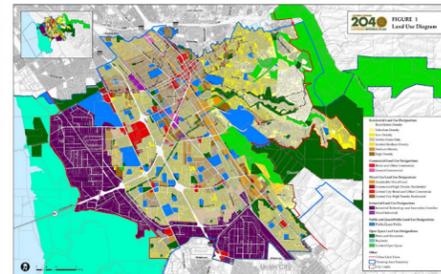
The Draft Hayward 2040 General Plan also reorganizes previous general plan content and direction. While some elements were retained and others refocused, the new General Plan organizes policy direction into 10 clearly defined topical elements and an implementation chapter. New elements have been added so that now the General Plan comprehensively addresses all issues and opportunities in the city.



Land Use and Community Character Element

The Land Use and Community Character Element strategically accommodates future growth and change while preserving and enhancing the qualities and characteristics that make Hayward a desirable place to live, work, learn, and play. The goals and policies are designed to enhance Hayward's neighborhoods and districts with an attractive mix of uses and amenities that expand the local economy, enhance social interaction, protect environmental resources, and improve the overall quality of life of residents.

The Land Use Diagram, along with a set of designations and policies that give direction for both land use and community design, are key aspects of the Land Use Element. The diagram lays out the locations and types of uses for each part of the city and provides guidance on the form new development should take to promote sustainable growth and change through orderly and well-planned development based on the needs of existing and future residents and businesses. It ensures the effective and equitable provision of public services through efficient use of land and infrastructure.



Mobility Element

The Mobility Element improves the mobility of people and goods within and through the city of Hayward. Rather than focusing solely on automobile transportation, the Mobility Element seeks to create a balanced transportation network that supports and encourages walking, bicycling, and transit ridership. The goals and policies address a variety of topics, including multimodal transportation, regional coordination, complete streets, local circulation, pedestrian facilities, bikeways, public transit, transportation demand management, parking, aviation, goods movement, and transportation funding. A number of goals and policies also serve as Climate Action Plan actions, which are designed to reduce local greenhouse gas emissions.

An accompanying Circulation Diagram shows Hayward's key transportation networks that are essential for the everyday mobility of Hayward residents. The diagram emphasizes the importance of transportation by highlighting key transit corridors, including existing and future rail and bus lines, clarifying the roadway network by categorizing streets according to function and type, and highlighting the city-wide bikeway network.

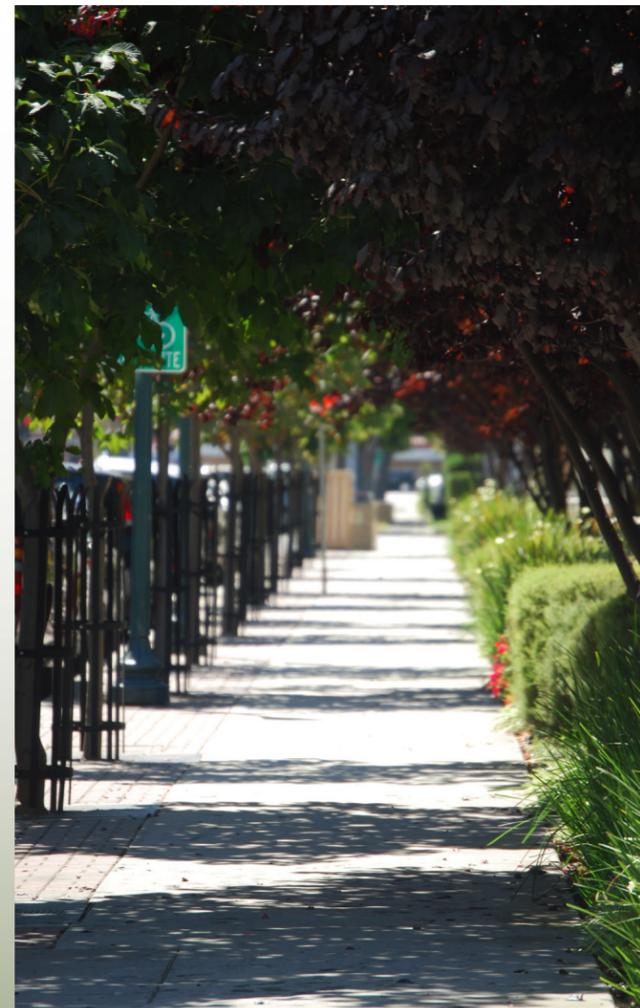


Economic Development Element

The Economic Development Element improves the local economy of Hayward by diversifying the economic base, supporting entrepreneurship and innovation, expanding employment opportunities through business retention and expansion programs, and collaborating with local colleges to develop a college-town economy and culture. The Economic Development Element also includes goals and policies to improve the image and reputation of Hayward so that it is recognized as the most desirable and business-friendly place to locate and conduct business in the East Bay.

2040 General Plan Vision and Guiding Principles

The Vision and Guiding Principles created the philosophical framework for the concepts, strategies, and policies presented in the Draft 2040 General Plan. The Plan includes goals, policies, and implementation programs for land use and community character, mobility, economic development, housing, community safety, natural resources, hazards, education and lifelong learning, community health and quality of life, and public facilities. Most importantly, the Plan is designed to meet the needs of the present community without compromising the needs of future generations.



Hayward 2040.org

Hayward2040.org brought the General Plan Update process online. The website engaged residents and stakeholders, and helped keep everyone current and involved in the process.

PARTICIPATION

The Draft 2040 General Plan is the first comprehensive revision of the City's General Plan in over a decade. It is the result of more than 18 months of work by the 14-member General Plan Update Taskforce, City staff, consultants, Planning Commission, City Council, business-owners, and hundreds of residents. During the General Plan Update, public outreach and involvement played a tremendous role in all aspects of the process. From the initial issues identification effort to the visioning exercise, it was the public participants that decided on the guiding principles and goals of the General Plan.

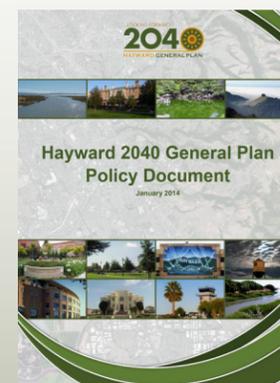
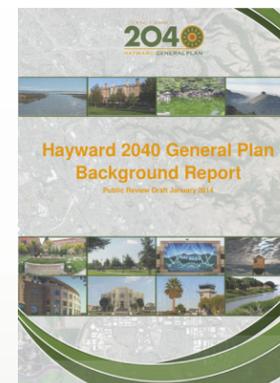
The General Plan Update Taskforce was particularly important in the process and played a key role. The 14-member committee was appointed by the City Council and served in an advisory role to City staff, the Planning Commission and City Council during the entire General Plan process.

A key emphasis of the public outreach process was to get as many people involved in the Update as possible. The City conducted community workshops, and open house, Taskforce meetings, and City Council and Planning Commission meetings and hearings. Special meetings focused on unique topics, such as community health. A Community Survey gained input on a variety of topics, including transportation, dining and entertainment, education, housing, parks and open space, sustainability, and emergency readiness. The City and Taskforce members also made individual presentations to neighborhood groups and community organizations. Finally, the City engaged residents and stakeholders online, using a web-based townhall forum: Hayward2040.org.

To keep everyone current and involved in the process, the City spread the word through a General Plan Update webpage and Hayward2040.org. The City provided additional print materials and advertisements in local newspapers and postings in key locations, prepared and distributed newsletters on the project, and translated information into Spanish.



General Plan Update Process



DRAFT 2040 GENERAL PLAN

General plans are most effective when they are accessible and easy to navigate by both the public and the people who use them every day. The Draft Hayward 2040 General Plan is easier to access and to understand, and this clear and usable format makes it easier to actually see where and how the city will grow. The City's General Plan is intended for use by all members of the community including residents, businesses, developers, and decision-makers. The organization of the Draft 2040 General Plan allows users to find topics or sections that interest them and to quickly review city policies. However, users should realize that the policies throughout all elements are interrelated. They should be examined comprehensively and must be considered together when making planning decisions. The Draft Hayward 2040 General Plan is organized into the following two documents:

Draft General Plan Background Report

The Background Report provides a "snapshot" in time of the city's existing conditions and trends, focusing primarily on the city limits and General Plan Area. This report presents the physical, social, and economic information that supports General Plan policy. The report is divided into ten topical chapters. Each chapter includes a brief introduction, major findings, existing conditions, regulatory context, key terms, and bibliography.

Draft General Plan Policy Document

The Policy Document is a legal document that serves as a community's constitution for land use, development, and environmental protection. The document is comprehensive and long-term, and outlines proposals for physical change within the city. The document is divided into four main parts:

- Part I – Introduction. Describes the nature and purpose of the General Plan, how the Plan is organized, how to use the Plan, and how the Plan was prepared.
- Part II - City Profile and Vision. Summarizes what Hayward is like today and presents the community's Vision for the future.
- Part III – General Plan Elements. Contains statements of goals, policies, and standards that, along with Part IV, constitute the formal policy of the City of Hayward.
- Part IV – Administration and Implementation. Contains all the implementation programs for the 2040 General Plan, and describes how the City will maintain the General Plan.