



COVID-19 RESOURCES

7

WEEKEND WEATHER
MILD Possible shower on Friday night
HIGHS: 60-65
0 10 20 30 40 50 60 70 80 90 100 110
LOWS: 40-45

FRIDAY

SATURDAY

SUNDAY

San Leandro Times

AN INDEPENDENT HOMETOWN NEWSPAPER SERVING SAN LEANDRO, ASHLAND, SAN LORENZO AND SHEFFIELD VILLAGE

VOL. 31 • NO. 9

THURSDAY, MARCH 4, 2021

SAN LEANDRO • CALIFORNIA

Council Narrows Down Search for City Manager

Public will have time to ask questions, Mayor Cutter says

By Mike McGuire
San Leandro Times

San Leandro's search for the next city manager is down to a "single-digit" number of candidates and interviews will begin soon, according to Mayor Pauline Cutter.

Some 50 people applied for the position, a field of candidates that City Councilwoman Corina Lopez characterized as "highly competitive."

Cutter said she would like to see public involvement in the choice once the City Council had narrowed the field. She said the public will be able to submit questions for the prospective city managers to answer.

Interim City Manager Fran Robustelli has filled in since Dec. 21, following former City Manager Jeff Kay's departure to become city manager of Healdsburg in Sonoma County. Robustelli is one of the candidates applying for the permanent position.

A city manager needs knowledge of the job and good people skills, for interacting with city staff as well as with the public, Cutter said.

"Communications has always been a top issue," she said.

The new city manager won't necessarily be someone from San Leandro, Cutter said.

"I think we're looking at shared values a little more than geography this time," Cutter said.

Cutter said that a willingness to pursue racial equity, and all forms of equity, was important.

Councilwoman Corina Lopez named several of the same qual-

see **SEARCH**, page 16

J&J Vaccine Adds to Fight Against COVID-19

By Michael Singer
San Leandro Times

There's a new COVID-19 vaccine in town and it's expected to help protect the more than 400,000 people in Alameda County next in line for their vaccine.

Starting this week, as many as 20 million doses of Johnson & Johnson COVID-19 vaccine will be distributed this month across the United States, according to the company's website. The company said it is on track to distribute 100 million doses by the end of June. Alameda County Public Health has not yet released information

see **VACCINE**, page 3



PHOTO BY JIM KNOWLES

Elizabeth Stump and Kelly Marquez Johnson of Castro Valley collected signatures Saturday for the recall of Governor Gavin Newsom at the corner of Castro Valley Boulevard and Redwood Road.

Residents Work on Newsom Recall

By Jim Knowles
San Leandro Times

A group of Castro Valley residents have been out collecting signatures for the recall of Governor Gavin Newsom to help put the initiative over the top.

"This has been a 100 percent grassroots effort," said Castro Valley resident Elizabeth Stump, who's been collecting signatures on weekends. "People think it's Super PACs

and it's a Republican thing, but it's not. We're all volunteers and we have Republicans, Independents, Libertarians, Green Party and a lot of Democrats have signed the recall, too."

The recall needs about 1.5 million signatures of registered California voters, and the total is now around 1.8 million, according to recall organizers. But as a rule of thumb, initiatives need at least a 15 percent cushion

to outweigh signatures that turn out to be invalid.

The recall effort has until March 17 to collect enough valid signatures to cause a recall election, which would be held 60 to 80 days after the signatures are certified.

The group in Castro Valley sets up shop on weekends between 11:30 a.m. and 3 p.m. at the corner of Castro Valley Boulevard

see **RECALL**, page 6

No More Overdue Fines At San Leandro Library

The San Leandro City Council voted Monday to approve the library's proposal to permanently eliminate overdue fines, as well as allowing the library to do a one-time overdue fine amnesty and waive outstanding fines.

Adoption of the City Council policy is effective immediately. By eliminating overdue

fines, the library will remove financial barriers and restrictions, making the San Leandro Public Library a more equitable place for all of its members.

Eliminating overdue fines has become a nationwide trend for libraries, and the San Leandro Public Library joins all its neighboring library sys-

see **FINES**, page 14

Castro Valley Schools Prepare to Reopen

By Michael Singer
San Leandro Times

Castro Valley schools are completely ready to reopen as soon as Alameda County remains in the Red Tier for two weeks, according to Superintendent Parvin Ahmadi.

"Elementary schools will reopen first," Ahmadi said. "Elementary school principals have been sending information and

providing training to staff, families, and students for reopening."

In preparation, Ahmadi says all campuses have been adjusting their air filtration systems, stocking up on personal protective equipment (PPE) for students, staff, and teachers, and they have been using money set aside from the 2008 voter-approved Measure G funding to repair and improve

see **SCHOOLS**, page 14

INSIDE YOUR TIMES

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Join the SL Library's community read. **Page 2**

FOOD

Read this if you don't know beans. **Page 5**

NEWS

Woman makes eco-friendly pencils. **Page 14**

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MEETING SCHEDULES

CITY COUNCIL

Council meets on the first and third Monday of each month at 7 p.m. in City Council Chambers, City Hall, 835 E. 14th St., San Leandro. For more information, call the City Clerk at 577-3367.

SAN LEANDRO SCHOOL BOARD

Board meets on the second Tuesday of each month at 7 p.m. in the City Council Chambers, City Hall, 835 E. 14th St., San Leandro. For more information, call Michelle Mayfield at 667-3522.



San Leandro Times

An independent hometown newspaper serving San Leandro, Ashland, San Lorenzo and Sheffield Village

EDITORIAL

Fred Zehnder

Editor and Publisher

Jim Knowles

Managing Editor
jimk@ebpublishing.com

Mike McGuire

City Editor

Steve Schaefer

Auto Editor

Contributing Writers

Buzz Bertolero

Carl Medford

Linda Sandmark

PRODUCTION

Howard Morrison

Manager

Kayla Steinorth

Art Director

Moxie Morrison

Assistant

OPERATIONS

Claudette Morrison

Business Manager

ADVERTISING

Display Advertising

Claudette Morrison

Classified Advertising

Patrick Vadnais

HOW TO REACH US

San Leandro Times
2060 Washington Ave.
San Leandro, California 94577

Office hours: Weekdays, 9 a.m. to 5 p.m.

Main Office: (510) 614-1555

Newsroom: (510) 614-1557

Sports: (510) 614-1561

Advertising: (510) 614-1555

Classified: (510) 614-1558

Fax: (510) 483-4209

Email: jimk@ebpublishing.com

www.ebpublishing.com



California Newspaper Publishers Association member

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PETS OF THE WEEK



Radagast



Tiger

The Pets of the Week at the Hayward Animal Shelter are both bunnies, Radagast and Tiger.

Radagast is a friendly and curious bunny. Like his namesake, he has an affinity for herbs (mainly snacking on them) and other animals.

He is also quite active and would like enough space to stretch his legs.

Tiger is a confident male bunny who is microchipped, neutered, and vaccinated. He enjoys exploring his room and snacking on fresh greens, playing with his chew toys, and rearranging his bedding.

For more information on Radagast or Tiger, call the Hayward Animal Shelter at 510-293-7200.

Find Tax Forms at the SL Main Library

The San Leandro Main Library, 300 Estudillo Ave., will have state and federal tax forms in front of the library daily from 10 a.m. to 4:30 p.m.

The tax materials include:
• State 540 Forms and Instructions In English and Spanish
• State 540 2EZ Forms and In-

structions

• Non-Resident State 540 Forms and Instructions
• Federal 1040 and 1040 SR Instructions and Forms

For more information, see the library's website at www.sanleandrolibrary.org or call the Information Desk at 510-577-3971.

On this Day in History – March 4

1880 - Halftone engraving was used for the first time when the *Daily Graphic* was published in New York City.

1902 - The American Automobile Association was founded in Chicago.

1908 - The New York board

of education banned the act of whipping students in school.

1933 - Labor Secretary Frances Perkins became the first woman to serve in a presidential administrative cabinet.

1974 - *People* magazine was available for the first time.

Library Kicks Off Book to Action Program – Go Green, San Leandro

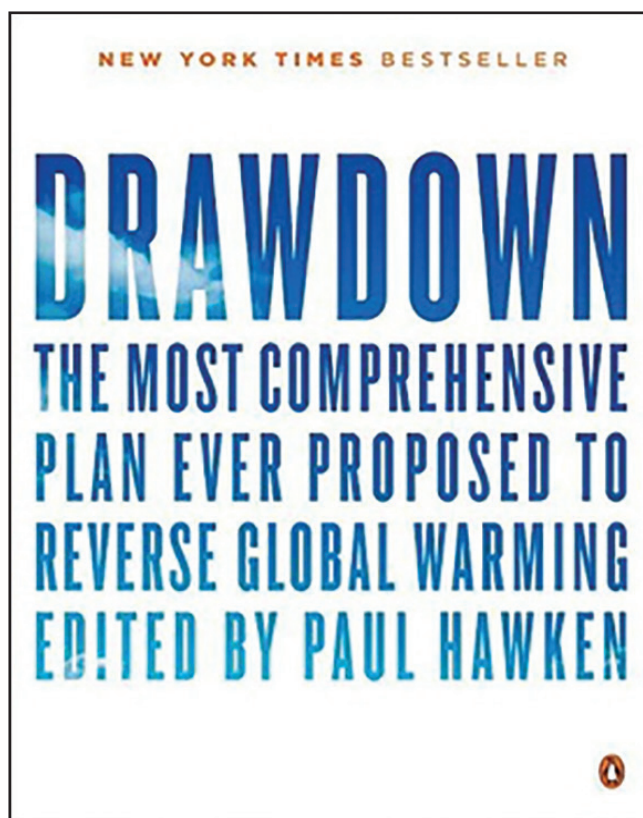
The San Leandro Public Library, in partnership with San Leandro Public Works Office of Sustainability, invites everyone to a community read of Paul Hawken's non-fiction book, *Drawdown: The Most Comprehensive Plan Ever Proposed to Reverse Global Warming*.

The library received its second Book to Action initiative in Winter 2020 from The California Center for the Book and is set to kick off its series of events in March and April. Book to Action is a framework that elevates the book club model into impactful community partnerships and thoughtful intergenerational engagement.

The library is distributing free copies of *Drawdown* to the public beginning Wednesday March 3 at its Main Branch, 300 Estudillo Ave. Curbside pickup service is available while supplies last. Participants must register for at least one of the free related events to receive a copy (one per person, please).

Additionally, the library will circulate a limited number of downloadable library eBooks and audiobooks.

The Library and Office of Sustainability have designed and coordinated a number of community programs to complement the community read, including a kickoff book talk on Tuesday,



March 9 at 6 p.m. with California State University East Bay Professor Enrique Salmón, followed by a sustainable cooking demonstration with local culinary institution Café Ohlone – mak' amham.

Other events include book discussions, a Fix-It Clinic, a BikeMobile Bike Talk, a volunteer gardening opportunity with

Dig Deep Farms, and a California wide virtual event with Joshua Tickell, award-winning author and director of *Kiss the Ground* on April 22, just in time to celebrate Earth Day.

Explore more details about this program series at www.sanleandrolibrary.org and <https://bit.ly/GoGreenSL>

Assistance Grants Program for Nonprofits

The Recreation & Human Services and Community Development Departments invite nonprofit organizations serving the San Leandro community to apply for the City of San Leandro's Community Assistance Grant Program (CAP) and Community Development Block Grant (CDBG).

These grants provide financial support to non-profits providing human services and programs

for individuals and families living in San Leandro. The minimum grant amount available is \$10,000 for interested organizations. Applications must be received by March 18 at 4 p.m.

The Request for Funding Applications (RFA) is for a two-year funding cycle covering fiscal years within 2021-2023. CAP is funded by the City of San Leandro general fund and CDBG from the U.S. Department of

Housing & Urban Development (HUD).

The city is interested in reviewing applications that address the unmet needs identified within the Human Services Gap Analysis. Priority will be given to the following areas: high-level or severe mental and behavioral health needs, development and coordination of food security programs or services, and domestic and intimate partner violence services.

Also, as a result of the Covid 19 public health crises, the city has added an additional priority of job development, income support, and employment services.

For more information and to obtain an application, visit the City of San Leandro's website (www.sanleandro.org) and view the "Latest News" section.

3-PIECE COUNTER HEIGHT DINING SET

Richly-hued faux marble tops the metal counter height table in this three-piece set. Vertical slat detailing provides stylish touch. Two black faux-leather covered bar stools complement while easily storing beneath the table - allowing for placement in the coziest of dining spaces.

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Community Calendar

SLAA to Host Free Lecture On the Creative Process

The San Leandro Art Association will host a Zoom presentation on creativity by Deborah Kennedy on Tuesday, March 9, at 11 a.m. The public is invited. Kennedy will introduce her conceptually based art practice to illustrate the creative processes she uses to create visual art from ideas.

The second half of the presentation will consist of playful experiential exercises to advance your own unique creative vision. These exercises will give you tools to generate your own personal concerns, themes, materials, and images to inform and inspire your artwork.

The demonstration will last about an hour and a half and a supply list is available if you'd like to work along with Kennedy. Contact Kathleen Kelly at kat@mkathleenkelly.com for the supply list, Zoom access or for more information.

Light a Candle for the Arc

The Arc of the East Bay, a nonprofit organization offering life skills education along with job training and placement services to some 350 adults with intellectual and developmental disabilities, is hosting a candle fundraiser.

The Arc's clients include individuals with such disabilities as autism, Down syndrome, cerebral palsy, and fetal alcohol syndrome. From now until March 31 help support the clients and families by purchasing amazing candles and diffusers by contacting Judy Vierra at judyvierra@arcamedia.org. For more information, visit abc.afsports.biz/order/F8T7XK.

Women's History Event: Library Hosts Discussion on Black Women Authors

The San Leandro Public Library invites you to celebrate Women's History Month on Saturday, March 13, from 2 to 3 p.m. for a discussion with Black Girls Write, a collective of local Black women authors.

Chat with local authors, Suzette D. Harrison, La Rhonda Crosby-Johnson, Sheryl Lister and Dera R. Williams about their experience as writers, their work and their love of books. Come learn about these impressive women, find some writing (or reading) inspiration and join the chat.

Registration is required for this free virtual event. Visit www.sanleandrolibrary.org for more information.

Black Girls Write was formed in 2019 with a desire to highlight the unique and often overlooked creative voices of Black women writers. Taking to heart the African Proverb, "If you want to go fast, go alone. If you want to go far, go together," BGW is an opportunity to share the love of writing and inspire a diverse community of readers and writers.

San Leandro Church of Christ Virtual Easter Children's Performance 2021

The San Leandro Church of Christ is inviting children to participate in a virtual Easter performance this year. Child performers needed, all ages and abilities welcome. Kids will be filmed by someone in their household performing pre-selected actions to a musical selection.

The clips of all the different kids will be put together into a seamless video and shown during the zoom worship service on Easter Sunday, April 4, starting at 10:15 a.m. Email Woody and Judy Square at woodysquare@sbcglobal.net by March 14 if you would like your child to participate. (You will be sent a video to practice the motions with your child.) Here is the link to the church's Christmas performance (slcofc.org/kids-christmas-2020) if you would like an idea of what it will be like.

Items for the calendar can be emailed to junk@ebpublishing.com or call 510-614-1557.



PHOTO BY JOEL DeWITT

Burning the Midnight Oil

San Leandro resident Joel DeWitt took a photo of the Main Library on Estudillo Avenue at night. DeWitt and other readers have been wondering why the lights are left on when the library is closed. Library director Bill Sherwood said that even though the Main Library is currently closed to the public, staff members are working in the building, and in the late evening, janitors are working onsite.

Vaccine: Any vaccine better than no vaccine

continued from front page

on their allocation of the new vaccine.

Johnson & Johnson vaccine initially reported a 72 percent efficacy in testing, lower than the 94 percent effectiveness of the Pfizer and Moderna vaccines. The Johnson & Johnson drug is also given as a single shot. Pfizer and Moderna require two shots.

"My advice is that you take whichever of these three vaccines

you are offered. It is way better than not being vaccinated," said vaccine scientist Shane Crotty, a professor at the nonprofit La Jolla Institute for Immunology.

Currently, people aged 65 and older as well as those working in education, childcare, food and agriculture, and emergency workers are eligible for a COVID-19 vaccine in Alameda County.

As of last week, county health officials report 102,750 doses

have been administered. Of that number, 14 percent of residents have received at least one dose and 49 percent of adults 65 and older receive at least one dose.

County health data reveals that the majority of COVID-19 vaccines were given to white or Asian residents. Women receiving a dose outnumbered the number of men getting their shot by nearly a third.

There are several locations

where vaccinations are being provided to eligible residents and essential workers in Alameda County. Large scale sites such as the Oakland Coliseum and Alameda County Fairgrounds estimate they administer 6,000 injections per day. Smaller community sites such as St. Rose Hospital in Hayward and the Castro Valley Library can vaccinate about 1,000 people.

see VACCINE, page 14

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AUTOMOTIVE

Kia Sorento Hybrid: More for Less

By Steve Schaefer
San Leandro Times

Kia arrived in the U.S. more than a quarter century ago, and ever since, the Korean brand has been successfully selling—and even building—cars here. The Sorento, a compact but roomy crossover, is the second largest of six SUVs in the Kia family. The fourth-generation model is debuting for 2021. I briefly sampled the hybrid model; a plug-in hybrid is coming next year.

In the U.S., we love our SUVs, so thoroughly upgrading the popular Sorento is a wise business decision. The new model receives more sharply defined lines outside and an all-new interior. The new face features a more imposing version of the tiger-nose grille, composed of a series of three-dimensional “mouths.” The headlamps are a series of sparkling boxes. The body sides are more folded, and the chunky, twin-bar taillamps evoke a more muscular view from behind. There’s a prominent spear-shaped garnish ahead of the front doors that implies forward motion. An odd-looking raised section pokes up aggressively in the rearmost side windows.

Inside, Kia moves further into a more luxurious look and feel. Kia calls the theme “Refined Boldness;” it offers quilted

metal trim, complex and elegant vertical dash vents, and fashionable embossed leather chairs. A little tune plays when you arrive and depart the vehicle, as Kias have done for a while. The turn signals make the tick-tock sound of a fine swiss clock, and you can hear it clearly since it’s so quiet inside while you’re driving.

My Runway Red test car was the EX model. There’s also an S model, but the EX gets a roster of extras, including a panoramic sunroof, a handy wireless charging pad, and more electronic safety features, including enhanced front collision avoidance for pedestrians and junctions.

The standard gasoline-only Sorento comes with either a 191-horsepower 2.5-liter four-cylinder engine or a turbo version that puts out 281 horsepower. The hybrid gets a smaller, but still turbocharged, 1.6-liter four with 227 horsepower and a 1.5-kWh battery for the 44-kW electric motor. This delivers U.S. EPA numbers of 39 mpg City, 35 Highway and 37 Combined. Compare the 37 with the 25 of the petrol-burning model to see how much driving the hybrid incrementally reduces your carbon footprint. EPA Green scores are a laudable 7 for Smog and 8 for Greenhouse Gas.

The six-speed automatic transmission provides paddle shifters if you’d like to select

gears yourself.

A new generation vehicle needs to do more than just look different. The new Sorento has a 1.4-inch longer wheelbase, which translates into more interior space. The car weighs 3.1 percent less, too. The new platform is set up to accommodate alternate drivetrains, enabling them to offer hybrid and plug-in hybrid models.

With only a two-day test during a pandemic, I can’t report a lot about the driving experience, except that you sit tall, the interior is quite comfortable, and that 227 horsepower seems to be enough. I found myself driving with pure electricity a few times when I was in town on level ground, and the switch to using the engine wasn’t too intrusive.

This may be a compact crossover, but it comes with three rows of seats. The second and third rows fold, so you can haul a lot of gear if you want to. The second row offers three-passenger bench seating or twin captain’s chairs—a class exclusive.

Today’s vehicles are showcases of safety technology, and the Sorento has plenty. I urge you to consult their website for details. As a family car, this one should protect you and your loved ones effectively. Kia’s UVO link telematics technology is an array of advanced vehicle features, including routing, weather, user



The new face features a more imposing version of the tiger-nose grille, composed of a series of three-dimensional “mouths.”

profiles, smart speaker integration, and much more. If you buy a new Sorento, it could keep you entertained for hours.

The Sorento S starts at \$29,390, but my EX tester, with \$445 extra for the red paint, came to \$37,035. Add \$1,170 to either model for transportation. This hybrid model is built in Hwasung, Korea, but there is also a plant producing Sorentos in West Point, Georgia. Perhaps only the hybrids are imported.

Driving a hybrid helps to put less harmful CO2 into the atmosphere and adds no extra tasks to your driving day. If you want to do more for the environment, next year the plug-in hybrid version arrives, with a 13.8 kWh battery that gives the car an estimated 30-mile all-electric range. Kia already markets the smaller



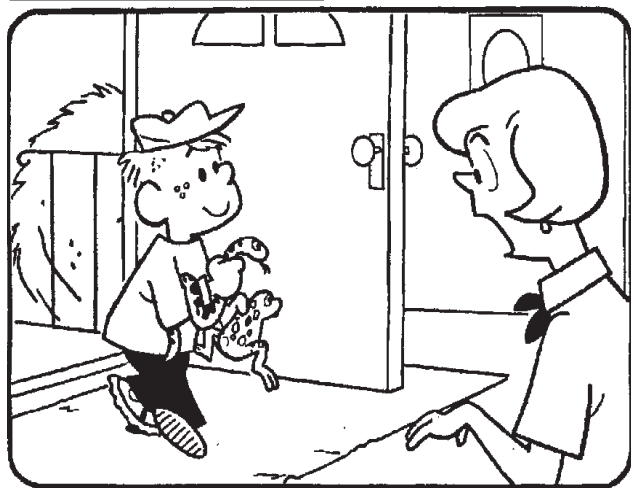
Kia’s UVO link telematics technology is an array of advanced vehicle features, including routing, weather, and user profiles.

Niro in hybrid, plug-in hybrid, and all-electric flavors, so you can expect the same award-winning level of quality in any model you choose. Kia has had the highest rated mainstream vehicles in initial quality from J.D. Power for six years running.

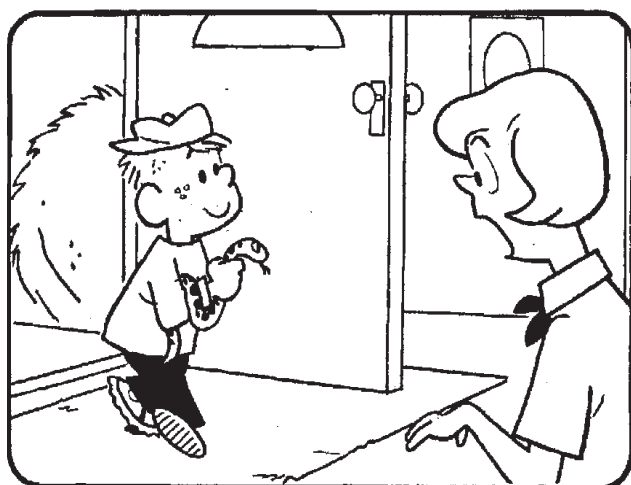
Kia sure has come a long way since the 1994 Sephia subcompact sedan I tested all those years ago.

Steve Schaefer lives in Castro Valley. He has been reviewing new cars in the Times for 29 years.

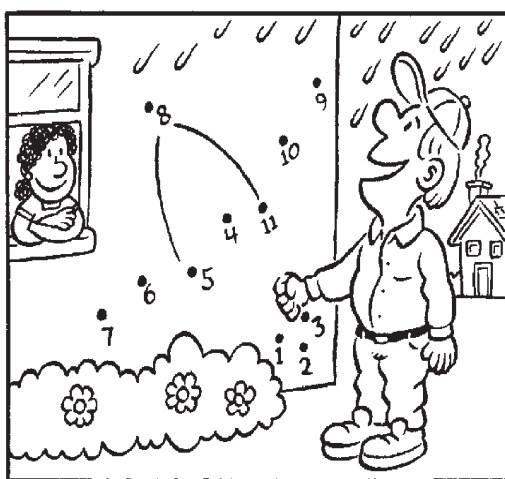
HOCUS-FOCUS

BY
HENRY BOLTIHOFF

Find at least six differences in details between panels.



Differences: 1. Window is different. 2. Frog is missing. 3. Uppercase 'K' is higher. 4. Railing is missing. 5. Cap is reversed. 6. Earring is missing.



RIDDLE-DOTS! “Hey, Mike! What can go up a chimney down but can’t go down a chimney up?” Connect the dots and solve the riddle.

SOMETHING IN COMMON: What do the following two sentences have in common? 1. No lemons, no melon. 2. Was it a car or a cat I saw?

Both can be read the same forwards or backwards.

FIND-A-WORD! On the top line is our mystery word. You need to fill in the missing letters. Clue words (smaller words contained in letter-by-letter order within the mystery word) are defined below.

1. Cost per unit.
2. In or near.
3. Spoiled --.
4. Long-tailed critter.

Junior Whirl

by Charles Barry Townsend

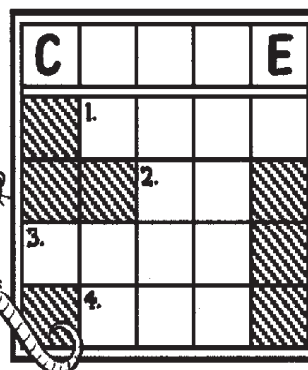


LADDER PUZZLES

LADDER puzzles have been around for over a hundred years. They were made famous by Lewis Carroll, the author of “Alice in Wonderland.” In this type of puzzle you are given a word that must be changed into another word in a series of moves. During each move you must change one letter in the previous word so as to form a new word. In our example we changed WARM into COLD in four moves. See if you can change the following four words:

1. BOAT to CASH.
2. MORE to LESS.
3. FISH to MEAT.
4. SICK to WELL.

1. BOAT, COAT, COST, CAST, CASH.
2. MORE, LORE, LOSE, LOSS, LESS.
3. FISH, FIST, FIAT, FEAT, MEAT.
4. SICK, SILK, SILL, SELL, WELL.



Illustrated by David Coulson

LIFESTYLE



If You Don't Know Beans...

Beans have been a food staple throughout the world for thousands of years. Once considered "peasant" food, they are one of today's super foods – rich in fiber, protein, calcium, phosphorus and iron – yet low in sodium and fat, and completely cholesterol-free.

When buying, inspect the package and look for firm, clean, whole beans of uniform size and color. Dried beans should be less than one year old – older beans take much longer to cook.

Pick over beans, removing any broken beans, stones, or other foreign matter, then rinse them in cold water.

There are two ways to soak beans: (1) In a large kettle, combine beans and enough water to cover (2 to 3 cups for each cup of beans). Bring to a boil, reduce heat and simmer for 2 minutes. Remove from heat, cover and let

stand for 1 hour or longer.

Or (2), soak beans overnight in a covered pan. In either case, discard the soak water and cover beans in at least 2 inches of fresh water, bring to a full boil, reduce heat and simmer gently.

You can add seasonings and spices, but do not add salt or acidic ingredients, like vinegar, tomatoes or juice, as they will slow the cooking process. Instead, add these ingredients when the beans are cooked.

The beans will take anywhere from an hour to two hours to cook. If water runs low, add more boiling water (not cold water).

Although dried beans are by far the best value, canned beans are acceptable for nearly all recipes, saving time for busy cooks.

BBQ BAKED BEANS

1/4 cup chopped onion

1/4 cup chopped green pepper
1 tablespoon butter
2 (28-ounce) cans baked beans
3 tablespoons dark brown sugar, packed
6 tablespoons molasses

Saute onion and green peppers in butter until onion is tender. Add to baked beans with sugar and molasses, mixing well. Simmer over low heat 25 minutes. Serves 8.

LIMA BEANS & HAM HOCKS

1 pound dried large lima beans
1 teaspoon salt
2 ham hocks
2 bay leaves
1 teaspoon freshly ground black pepper
5 or 6 sprigs of thyme

Wash the lima beans and put them in a large pot. Add water to cover them by 6 inches. Bring to a boil; boil for 2 minutes. Reduce

heat to low, add the remaining ingredients and simmer for about 2 hours, or until the beans are tender and the meat easily pulls away from the ham bone.

If needed, add more water during cooking. Mash some of the beans with the back of a wooden spoon to thicken the juices. Serve with corn bread. Serves 6.

VEGETARIAN BAKED BLACK BEANS

2 (15-ounce) cans black beans
1/2 cup water from beans
1/4 cup minced onion
1/4 cup ketchup
2 tablespoons molasses
1/2 teaspoon salt
1/2 teaspoon balsamic vinegar
1 teaspoon curry powder
1/4 teaspoon Worcestershire sauce
2 chili peppers (serrano or jalapeño) minced

Preheat oven to 350°F.

Drain the beans, reserving the water. Measure out 1/2 cup of bean water and save the rest in case it is needed during the cooking process.

In a medium-sized bowl, combine the beans, 1/2 cup bean water, onion, ketchup, molasses, salt, vinegar, curry powder, Worcestershire and minced chili peppers.

Mist a 7x9-inch baking pan with nonstick spray. Place bean mixture in pan and spread evenly. Cover dish with foil.

Place in preheated oven and bake for 30 minutes. Remove from oven, remove foil cover. If beans appear dry, mix in a bit more bean water. Return to oven. Continue baking, uncovered, for 30 minute more. Serve hot. Serves 6.

NAVY BEAN SOUP

3 cups (1-1/2 pounds) dried navy beans

1 (14-1/2 oz.) can diced tomatoes, undrained
1 large onion, chopped
1 meaty ham hock or 1 cup diced cooked ham
2 cups chicken broth
2-1/2 cups water
Salt and pepper to taste
Minced fresh parsley

Rinse and sort beans, then place them in a Dutch oven or soup kettle; add water to cover by 2 in. Bring to a boil; boil for 2 minutes. Remove from the heat; cover and let stand for 1 to 4 hours or until beans are softened.

Drain and rinse beans, discarding liquid. Place in a large Dutch oven or soup kettle. Add the onion, ham hock, broth, water, salt and pepper. Bring to a boil.

Reduce heat; cover and simmer until beans are tender, about 1-1/2 hours. Add more water if necessary. Add tomatoes with juice during final cooking minutes.

Remove ham hock and let stand until cool enough to handle. Remove meat from bone; discard bone. Cut meat into bite-size pieces; set aside. (For a thicker soup, cool slightly, then puree beans in a food processor or blender and returned to pan.) Return ham to soup and heat through. Garnish with parsley. Yield: 10 servings.

QUICK COWBOY BEANS

4 thick slices bacon, but into small pieces
2 garlic cloves, peeled and finely chopped
1 (15-ounce) can diced tomatoes in juice
2 (15-ounce) cans pinto beans (do not drain)
1 or 2 canned pickled jalapeños, or more to taste

Salt
1/2 cup chopped cilantro

In a 4-quart saucepan, cook bacon over medium heat until crisp, about 4 minutes. Add garlic and stir for a minute, then add half the tomatoes with juice (reserve rest of tomatoes for another use).

Cook, stirring, 3 to 4 minutes. Add beans with liquid and simmer over medium-low heat for about 15 minutes.

While beans simmer, stem jalapeños, cut in half lengthwise and scrape out seeds. Chop into small pieces and add to beans. Taste beans and season with salt, if necessary.

Ladle into small bowls, sprinkle with cilantro and serve. Yields 4 to 6 servings.

LEGAL NOTICE

FILED
MELISSA WILK
FEBRUARY 1, 2021
County Clerk
ALAMEDA COUNTY
By-----, Deputy
FILE NO. 576305

FICTITIOUS BUSINESS NAME STATEMENT

Pursuant to Business and Professions Code Sections 17900-17930

The name of the business(es): DOTJE located at 246 Arroya Avenue, San Leandro, CA 94577, in Alameda County, is hereby registered by the following owner(s): (1) Suzanne Emans, 246 Arroya Avenue, San Leandro, CA 94577 and (2) Pascale Jansen Abdelrahim, 660 King Street 354, San Francisco, CA 94107. This business is conducted by a general partnership. This business commenced N/A.

/s/ Suzanne Emans, Pascale Jansen Abdelrahim
This statement was filed with the County Clerk of Alameda County on date indicated by file stamp above.
Expires FEBRUARY 1, 2026

FEB 11, 18, 25, MAR 4, 2021
327-SLT

FILED
MELISSA WILK
JANUARY 21, 2021
County Clerk
ALAMEDA COUNTY
By-----, Deputy
FILE NO. 575933

FICTITIOUS BUSINESS NAME STATEMENT

Pursuant to Business and Professions Code Sections 17900-17930

The name of the business(es): GOOD 2 GO PLUMBING located at 13885 Doolittle Dr. Apt 209, San Leandro, CA 94577, in Alameda County, is hereby registered by the following owner(s): Oliver Javier, 13885 Doolittle Dr. Apt 209, San Leandro, CA 94577. This business is conducted by an individual. This business commenced N/A.

/s/ Oliver Javier
This statement was filed with the County Clerk of Alameda County on date indicated by file stamp above.
Expires JANUARY 21, 2026

FEB 11, 18, 25, MAR 4, 2021
324-SLT

FILED
MELISSA WILK
JANUARY 20, 2021
County Clerk
ALAMEDA COUNTY
By-----, Deputy
FILE NO. 575890

FICTITIOUS BUSINESS NAME STATEMENT

Pursuant to Business and Professions Code Sections 17900-17930

The name of the business(es): M & M One Stop Shop located at 14393 Washington Avenue Suite F, San Leandro, CA 94578, in Alameda County, is hereby registered by the following owner(s): (1) Maged Al Khateeb, 606 Cozumel Drive, Bakersfield, CA 93307 and (2) Muad Al Maliki, 480 1st Street, Richmond, CA 94801. This business is conducted by a general partnership. This business commenced 10-01-2020.

/s/ Maged Al Khateeb, Muad Al Maliki
This statement was filed with the County Clerk of Alameda County on date indicated by file stamp above.

Expires JANUARY 20, 2026
FEB 18, 25, MAR 4, 11, 2021
328-SLT

FILED
MELISSA WILK
JANUARY 29, 2021
County Clerk
ALAMEDA COUNTY
By-----, Deputy
FILE NO. 576227

FICTITIOUS BUSINESS NAME STATEMENT

Pursuant to Business and Professions Code Sections 17900-17930

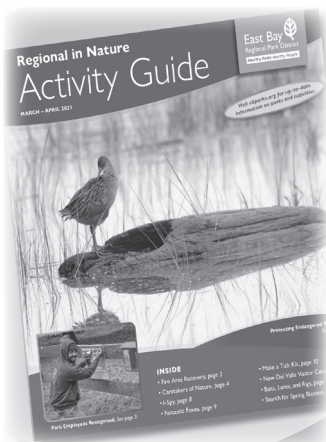
The name of the business(es): Colonial Acres Residential Care Home located at 18905 Standish Avenue, Hayward, CA 94541, in Alameda County, is hereby registered by the following owner(s): Celeste N. Olivarez, 1636 162 Avenue, San Leandro, CA 94578. This business is conducted by an individual. This business commenced 06/22/2018.

/s/ Celeste N. Olivarez
This statement was filed with the County Clerk of Alameda County on date indicated by file stamp above.

Expires JANUARY 29, 2026
FEB 11, 18, 25, MAR 4, 2021
325-SLT

This issue of the San Leandro Times contains the East Bay Regional Park District March-April 2021 Activity Guide.

If your copy of the Times does not include the EBRP Activity Guide, call 510-614-1555 or stop by the Times office (2060 Washington Avenue, San Leandro, CA 94577) between 9:00 a.m. and 5:00 p.m. Monday through Friday to obtain one.



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ARIES (March 21 - April 19): You might feel more encouraged about changes in your personal and/or professional life. However, it might be best not to rush things but rather work with them as they evolve.



TAURUS (April 20 - May 20): The Bovine's business sense is especially keen this week. But remember that it's always best to investigate before investing. Make sure there are no hidden factors that can rise up later on.



GEMINI (May 21 - June 20): Working on a family project could create tension between and among those concerned. Your good sense and your patience can help reduce bad attitudes and raise positive feelings.



CANCER (June 21 - July 22): You should be seeing more progress in the development of your plans and more supporters joining in. News from the past could help change someone's long-held position.



LEO (July 23 - August 22): With personal aspects strong this week, Leos and Leonas might want to spend more time with family and others who are especially close to them. Also expect news of a possible career change.



VIRGO (August 23 - Sept. 22): Taking a strong stand can be helpful this week. But be careful you don't cross the line into obstinacy. Best to take a position on facts as they are, not as you want them to be.



LIBRA (Sept. 23 - October 22): You have a strong sense of the needs of others. This week, turn some of that sensitivity into an honest self-appraisal, and let it find places where you can help yourself.



SCORPIO (October 23 - November 21): Creating an emotional comfort zone to handle a personal problem helps at first. But by midweek, you'll realize you need to deal with it directly or it could linger for too long.



SAGITTARIUS (Nov. 22 - Dec. 21): Turning the page on a mistake to start fresh might not be the thing to do. Better to go over each step that led up to the decision you made and see which one misled you.



CAPRICORN (Dec. 22 - Jan. 19): Goats enjoy a varied diet, but eating crow isn't on the menu -- at least not this week. An embarrassing situation might have gone wrong before you got into it. Check it out.



AQUARIUS (Jan. 20 - Feb. 18): Your sense of honesty might impel you to speak up about a situation you disapprove of. That's fine. But do so without sounding accusatory. You might not know all the facts behind it.



PISCES (Feb. 19 - March 20): Being asked to create a reassuring attitude in the middle of chaos isn't easy, but you can do it. Support for your efforts comes slowly, but it does come. Enjoy an arts-filled weekend.



PHOTO COURTESY OF RAY LEHNER

The Bishop O'Dowd rugby teams pitched in at the cleanup Saturday on Bancroft Avenue and East 14th Street.

O'Dowd Rugby Teams Join Bancroft Avenue Cleanup

The Bishop O'Dowd Varsity Rugby team joined San Leandro Councilman Bryan Azvedo for a city clean up day Saturday, Feb. 27.

The rugby teams joined other volunteers walking northbound on East 14th Street and Bancroft Avenue in San Leandro picking

up litter and removing junk.

"These kids have not been together as a program for a year, so it was a great way to connect with teammates amidst the Covid pandemic and of course serve our community," said coach Lehner. "This is an exceptional group of kids, the staff and

I are very proud of them. They always put the team's needs above their own."

O'Dowd Varsity Rugby completes a team community service project every year. Both the men and women's teams compete in the Northern California High School Rugby Competition.



PHOTO BY JIM KNOWLES

Elizabeth Stump and Kelly Marquez Johnson said they didn't mind having some counter recall demonstrators come by Saturday at Free Speech Corner.

Recall: Sufficient signatures likely

continued from front page

and Redwood Road, which has become known locally as Free Speech Corner.

Recall supporters say Newsom mishandled the coronavirus response, unnecessarily shut down businesses and schools, and hasn't addressed the state's housing and homeless problems.

Newsom counters that the recall was started by Trump supporters and would cost the state \$100 million and distract from the pandemic response. The recall campaign was started a year ago by Orrin Heatlie, a Republican and retired Yolo County sheriff's sergeant.

When recall supporters started in Castro Valley last summer, Stump says they would get an average of 35 signatures a day. But the number nearly doubled when Newsom gave the recall a boost by dining at the trendy Napa Valley restaurant French Laundry in violation of his own pandemic restrictions.

"Newsom did the French Laundry thing and it doubled," Stump said.

But reasons for the recall are a lot more numerous than that, said Stump who is the Vice Chair of the Libertarian Party of Alameda County.

"He's been taking tax dollars from gas tax meant to repair roads and bridges and sending it to his pet green projects," Stump said. "California is pro choice but he signed a mandatory vaccination

law. What about having control of your own body?"

AB5 put freelancers, independent contractors, out of work and decimated the performing arts community," Stump said.

She said it's hypocrisy that the State of California now hires out-of-state freelance sign language interpreters, making them exempt from state law, AB5.

“Newsom did the French Laundry thing and it doubled.”

— Elizabeth Stump

Small business owners across the state have been up in arms over the restrictions. One became national news when Angela Marsden, owner of a restaurant in Sherman Oaks, posted a video on Facebook of her outdoor tables empty due to the restrictions. She then panned the camera to the tables right next door, set up for the crew of a movie company, and allowed to be open under the state's rules.

That example rang a bell with small-business owners around the state who believe the pandemic restrictions are unfair.

There have been 55 attempts

to recall a governor in California since 1911. Only one succeeded when voters recalled Gray Davis in 2003 and replaced him with Arnold Schwarzenegger.

If there's a recall election, the ballot would have two questions. The first, asking whether Newsom be recalled, would require a majority vote. The second, asking who should replace him, would be won by the candidate with the most votes.

Polite Debate

A counter recall group, in support of Gov. Gavin Newsom, showed up on Saturday at the corner where Elizabeth Stump collects signatures for the recall, said Stump.

Both the Newsom supporters and the recall supporters displayed signs and got their message across in a polite manner.

Castro Valley resident Kelly Marquez Johnson joined Stump at her table last Saturday as people occasionally walked up to sign the petition.

Newsom's big dinner at the French Laundry was the thing that spurred her to action, Marquez Johnson said.

"I was a sommelier and he killed my job," Marquez Johnson said. "But then he went to the French Laundry for a wine dinner when it's supposed to be outside and 6 feet apart, and he was inside, elbow to elbow, and no masks. There's an elite thing going on in this country on both sides."

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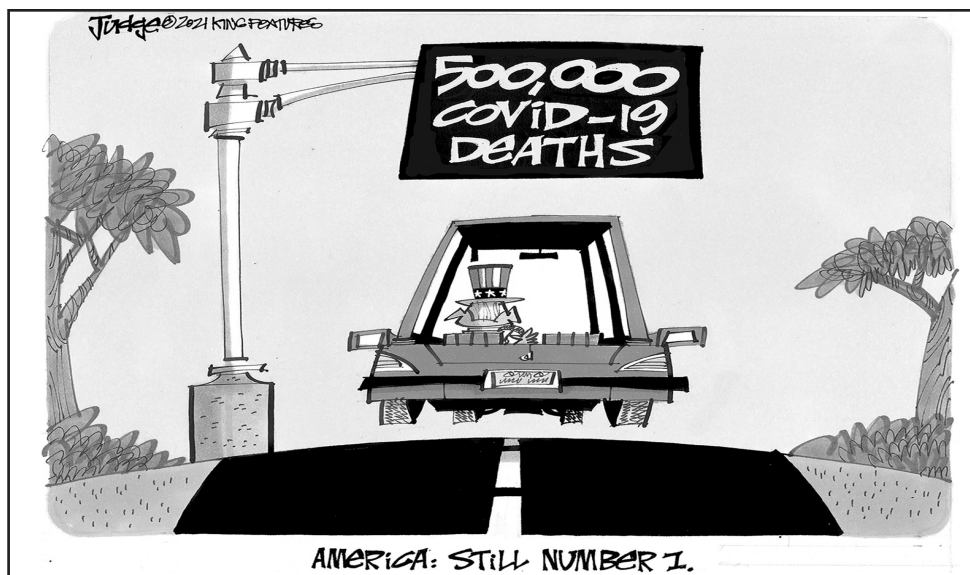
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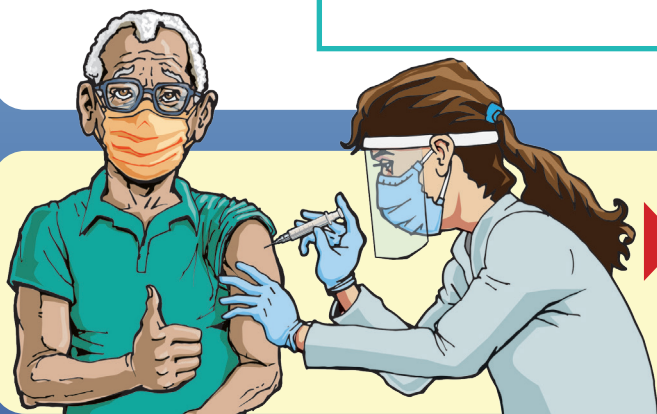
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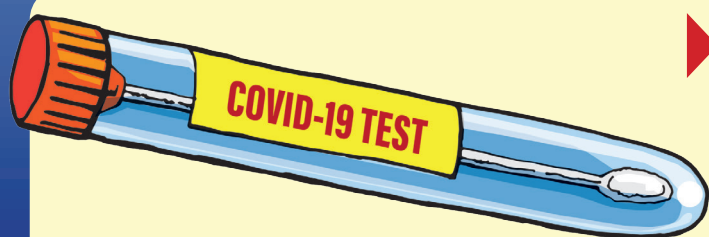
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▶ San Leandro Performing Arts Worker Relief Grant Fund

Application: www.theatrebayarea.org/page/COVID-19relief-fund

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▶ Business Updates

City of San Leandro

www.sanleandronext.com

▶ Public Library Curbside Services

City of San Leandro

www.sanleandro.org/depts/library

▶ Health and Human Services

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▶ County of Alameda

COVID-19 Updates

www.acphd.org/vaccines

▶ City of San Leandro Contact:

Paul Sanftner,

City Manager's Office

psanftner@sanleandro.org

510.577.3372

www.sanleandro.org/c19

SENIORS

Nursing Home Pressing Us to Take Father Home

Q: My father was discharged from the hospital into a nursing home, has been there only about 2 weeks under Medicare, and now they are pressing us to bring him home. But, he's not ready and still needs care. Is this right?

By Gene L. Osofsky, Esq.
Special to the Times

A: No, it is not. Unfortunately, many nursing homes are concerned about whether Medicare will continue to pay for care after the initial 20 days, and so often pressure the family to bring their loved one home, or move to another facility for further care.

This is not right and is not in compliance with either the federal Nursing Home Reform Act ("NHRA"), nor California State law.

Assuming the facility is licensed as a "Skilled Nursing Facility" (fancy name for nursing home, and often abbreviated as "SNF"), it cannot force your loved one out if he or she still needs care.

Under the NHRA and later Regulations, there are only six (6) reasons that a SNF may use to discharge patients. If none apply, it cannot discharge the patient so long as that continued stay is paid for, whether by Medicare, private pay, private insurance, or Medi-Cal. Those reasons are:

(1) The transfer or discharge is necessary for the resident's welfare and the resident's needs cannot be met in the facility;

(2) The transfer or discharge is appropriate because the resident's health has improved sufficiently so the resident no longer needs the services provided by the facility;

(3) The safety of individuals in the facility is endangered due to the clinical or behavioral status of the resident;

(4) The health of individuals in the facility would otherwise be endangered;

(5) The resident has failed, after reasonable and appropriate notice, to pay for (or to have paid under Medicare or Medicaid) a stay at the facility; or

(6) The facility ceases to operate.

Further, as part of any discharge, the SNF must make suitable arrangements in writing for care elsewhere.

If a resident has applied for a Medi-CAL subsidy, and that application is pending, the SNF may not transfer or discharge a resident while that application (or any appeal therefrom) is pending.

Still further, the resident has a right to appeal a Notice of Transfer or Discharge, and may request an actual hearing before a judicial officer, to be held at the SNF, itself, or another place convenient to the resident. At the hearing, the resident has the right to be represented by a family member or an attorney, the right to review documents ahead of time, the right to cross examine witnesses and/or to bring his own to the hearing.

If your loved one is not

ready to be discharged, or even transferred within the facility to another room, I would suggest the following:

1) Advise the Administrator that continued care is needed and that your loved one does not intend to leave. Confirm that advice by a follow up letter;

2) Request a formal hearing by contacting the "Transfer Discharge and Refusal to Re-admit Unit" of the Department of Health Care Services at 916-445-9775;

3) Arrange to review all of your loved one's medical records and any additional records that the SNF intends to offer at the hearing;

4) Contact the Long Term Care Ombudsman for assistance. The phone number should be conspicuously posted in the lobby of the SNF. If not, call 1-800-231-4024 or 510-638-6878 for Alameda, Contra Costa and Solano Counties;

5) Consider arranging for your loved one's doctor to write a letter affirming your father's continued need for care or, better yet, ask the doctor to appear at the hearing in person or by telephone;

6) Consider engaging an attorney for assistance.

Good wishes to you and your loved one.

Gene L. Osofsky is an Elder Law and Estate Planning attorney in the East Bay. Visit his website at www.LawyerForSeniors.com.



It's True, We Seniors Have Financial Clout

By Matilda Charles
SENIOR NEWS LINE

Have you given any thought to just how much financial clout we seniors have? Not because we necessarily have a lot of money, but because there are so many of us.

As a "silver block" we can make some changes. And with every day that passes, more and more people join our group.

Shopping locally has immediate benefits close to home. According to the Small Business Administration, for every \$100 spent locally, \$48 of it stays in the community. At a big-box chain store, only \$14 stays in town.

Consider that every local purchase you make might actually be the one that keeps a neighbor employed as small businesses struggle to stay open.

Foods that are made locally will be in your hands when they're fresher. And you're likely to get better service and free delivery from a local business that's grateful for your order.

Check a list of stores in your area to see if they have websites. If not, call and ask how orders are placed.

Look for local farmers who sell their products at farmers markets. Call local appliance dealers before your next big purchase. Contact bakeries, shoe stores, and toy, pet and furniture stores that are locally owned.

If shopping locally is too limiting, expand your view to goods made in the U.S.A. As a block, we have a lot of clout there as well. Finding those items, however, can be difficult. When it comes to products made in America, here are a few websites that list by category dozens or hundreds of items made here:

- I Buy American Store (www.ibuyamericanstore.com).
- Made in America Store (madeinamericastore.com).
- Clark Howard (clark.com).

Put "Made in America" in the search box and look for 100-plus brands made in the U.S.A.

Do your homework before you place an order. Call the individual manufacturer to verify that the items are indeed made in America.

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Covid Isolation Affects Seniors' Mental Health

By Matilda Charles
SENIOR NEWS LINE

Covid hits seniors hard. Many of us have underlying medical conditions that make a diagnosis of Covid very risky in terms of recovery. But the lockdown from the pandemic has another risky side: mental health disorders.

Whether we're living at home, in a retirement center or a care facility, our isolation has been very stressful.

A survey conducted in June concluded that seniors were less negatively affected than other age groups when it comes to mental health. They say we have better emotional regulation, which means we don't react as strongly to negative events.

But the study was done when

we were only a few months into this new way of living. (Even the study mentions that as a caveat.) Now eight more months have passed. Holidays without family. Missed doctor appointments.

We've had to take a crash course in online chat to be able to see and talk to friends and family. Our regular meetings and social outings are canceled. The news has been a daily onslaught of the increasing numbers of positive cases and deaths.

A more recent study from Portugal unearthed the truth, however. After reviewing 41 pieces of research from around the world, scientists concluded that "anxiety, depression, poor sleep quality and physical inactivity" have been prevalent among seniors during our lockdowns.

If you're struggling, ask for help. In some communities, hotlines have opened up to deal with this kind of stress. Look online for "mental health hotline." The Centers for Disease Control and Prevention set up a web page in December. Search online for "CDC Coping with Stress" and look at all the offerings on the page.

There is a national helpline at 1-800-662-HELP (4357). Or you can just dial 211. It's a referral for community services. Stay safe.

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SENIORS

Track Your Misplaced Items

Q: Can you recommend any good devices that help seniors with tracking down misplaced items? My wife misplaces everything including her car keys, eyeglasses, cell phone, purse and more.

By Jim Miller
Special to the Times

A: There's actually a wide variety of tracking devices that can help you and your wife find items that are commonly misplaced. Here are some top options to consider depending on how tech savvy you are.

Bluetooth Trackers

If you or your wife uses a smartphone or tablet, you can easily track down lost or misplaced items like keys, a purse or wallet, remote control, smartphone, tablet or even a laptop with a Bluetooth tracker.

While there are several different types of tracker products on the market today, the best is Tile (TheTileApp.com), which pairs with Apple and Android apps to help you locate missing items.

All you do is attach a small battery-powered Tile to the items you want to keep track of with an adhesive sticker, a key ring or you can just slip it inside the item.

Then, when a tagged item goes missing, you simply access the app on your smartphone or tablet to see how far away you are from the item or last known location on the map.

If you're within 150 to 200 feet, you can make the Tile ring so you can follow the sound to easily find it. Or, if your wife loses her phone, the Tile work in reverse, allowing her to double press the button on her Tile to make her phone ring (even if it's on silent) as long as it's nearby.

Tile also works with Google Assistant, Amazon Alexa or Siri to find misplaced items. All you have to do is ask.

Tile offers a variety of different sized trackers including the Tile Mate (\$25) that's ideal for



There's a wide variety of tracking devices that can help you find items that are commonly misplaced.

keeping track of keys, purses or backpacks; Tile Slim (\$25), which is the size of a credit card that can be put into a wallet or attached to a laptop; Tile Sticker (\$40 for a 2-pack), the smallest finder that can attach to things like remotes, bikes and more; and Tile Pro (\$35), which is the most durable tackler that has a 400-foot range and extra loud ringer.

Glasses Tracker

Since Tile doesn't offer a glasses tracker, a great product to help your wife keep tabs on her eyeglasses is Orbit Glasses (FindOrbit.com; \$40). This is a tiny rechargeable Bluetooth device that sticks to the inside arm of the glasses so it's not noticeable.

So, when your wife's glasses aren't on her head, but are nearby, she can use the free Orbit app to make them ring so she can find them quickly. Or, if she's out of Bluetooth range, she can check the last known location that will be shown on the map.

Radio Frequency Finders

If you or your wife don't have a smartphone or tablet, there are also radio frequency devices like the Esky Key Finders (EskyNow.com), sold through Amazon.com, that can help you find

misplaced items.

These devices come with an item locator remote and four to six tags with prices ranging between \$20 and \$30. Attach a tag to the items you want to keep track of with a key ring or adhesive. Each tag is color-coded and corresponds to a colored button on the finder.

When an item goes missing, you simply press the colored button on the locator remote and the tag will flash and beep. The signal will go through walls and cushions and have a tracking range of around 100 feet.

Make sure you keep the finder fob in a safe spot, because if you misplace it, you won't be able to find the tagged items.

Send your senior questions to: Savvy Senior, P.O. Box 5443, Norman, OK 73070, or visit SavvySenior.org.

How to Find a Quality Nursing Home During Covid Pandemic

By Jim Miller
Special to the Times

The coronavirus has hit nursing homes hard over the past year, making it extremely difficult for people attempting to choose a nursing home.

While many eldercare experts suggest avoiding nursing homes during the pandemic if at all possible, some families find themselves in difficult situations needing long-term or rehabilitative care for their elder loved one now.

To help you find a good nursing home in the Covid era, and avoid a bad one, here are some steps to follow.

Make a list: There are several sources you can turn to for referrals to top nursing homes in your area including your mom's doctor or nearby hospital discharge planner; friends or neighbors who may have had a loved one in a nursing home; and online at Medicare's nursing home compare tool at Medicare.gov/care-compare.

This tool will not only help you locate nursing homes in your area, it also provides a 5-star rating system on recent health inspections, staffing, quality of care, and overall rating.

Also keep in mind that it's always best to choose a nursing home that's close to family members and friends who can check in often, because residents with frequent visitors usually get better care.

Do some research: To research the nursing homes on your list, put a call into your long-term care ombudsman. This is a government official who investigates nursing home complaints and advocates for residents and their families.

This person can tell you which nursing homes have had complaints or problems in the past. To find your local ombudsman, call your area aging agency (800-677-1116) or visit LTCombudsman.org.

You should also visit the Centers for Medicare and Medicaid Services website (data.cms.gov), which provides updated data on U.S. nursing home reported COVID-19 cases and deaths.

Contact the nursing homes: Once you've identified a few good nursing homes, call them to see if they have any vacancies, what they charge, and if they accept Medicaid.

Also, find out their staff-to-patient ratio and staff turnover rate; their Covid infection-control procedures; the percentage of residents and staff that have been vaccinated for Covid; and their facility visitation policy.

If visitor restrictions are in place, see if they offer smartphone, tablet or laptop technology assistance so you can have Facetime, Zoom or Skype video calls with your mom.

Tour your top choices: The best way to evaluate a nursing home is to visit it in person, but

because of Covid, some facilities may offer limited or virtual tours only. To help you evaluate and rate a facility, Medicare offers a terrific checklist of questions that you can print at Medicare.gov/NursingHomeCompare/Checklist.pdf.

Paying for Care: With nursing home costs now averaging \$255 per day nationally for a semi-private room and nearly \$290 for a private room, paying for care is another area you may have questions about or need assistance with.

Medicare only helps pay up to 100 days of rehabilitative nursing home care, which must occur after a hospital stay of at least three days.

Most nursing home residents pay for care from either personal savings, a long-term care insurance policy, or through Medicaid once their savings are depleted.

The National Clearinghouse for Long-Term Care Information website (LongTermCare.acl.gov) is a good resource that can help you understand and research your financial options.

You can also get help from your State Health Insurance Assistance Program (SHIP), which provides free counseling on all Medicare and Medicaid issues. To find a local SHIP counselor visit ShiptaCenter.org or call 877-839-2675.

Jim Miller is a contributor to the NBC Today show and author of "The Savvy Senior" book.

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REAL ESTATE GALLERY



REAL ESTATE REALITY

By Carl Medford, CRS
Special to the Times

GUEST COMMENTARY



Seller Beware of Fake Listing Prices

One of the most difficult tasks facing Realtors is helping sellers determine their home's list price.

Homeowners often have lofty ideals about their home's value and, in this overheated market, are hoping frenetic buyers will "shoot-the-moon" with overpriced offers. As a result, many seller's No. 1 criteria when shopping for an agent is to find one who "shares" their opinion of the home's value.

On a listing appointment recently, an agent was told, "We see your recommended price, but we were told by another agent they could get at least \$100,000 more." The listing agent, having heard this argument before, explained:

1. No agent can guarantee a sales price. When a home goes on the market, it is subject to all the normal market influ-

ences, including the number of competing homes available at the same time, current economic conditions, the actual buyers who are out looking for similar homes at that exact moment, the desperation level of any given buyer and so on.

As an example, a home might be priced perfectly, but if there are no buyers actually looking for that type of home when it goes live, then regardless of condition and price, it could end up languishing for days.

The only caveat would be if the agent was offering a fixed, guaranteed price through an iBuyer program; usually, however, iBuyer offer prices are lower than current market values.

2. The practice of promising a high price is called, "Buying a listing." Typically, agents who promise a specific price do so hoping it will sell at their proposed price, but also know they will come back and ask for a price reduction if it does not sell after a certain period of time.

This practice often does more harm than good with the result that sellers frequently end up with less than if they had listed lower from the beginning.

3. There is a difference between list and selling prices. When markets are increasing, it is reasonable to believe new prices will be higher than older ones.

Agents, however, when providing pricing recom-

mendations, need to rely on past sales, not future hopes or expectations. Thus, listing prices in a hot market should reflect current closed sales, but may be driven up by multiple offers.

Seller beware: avoid false promises or hype – in the end, it is buyers who provide the final prices, not the listing agent.

Carl Medford is a licensed Realtor with Keller Williams Realty and a licensed general contractor. This article is sponsored by the Central County Marketing Association.

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Come see this darling 2 story bungalow located at the top of Hillcrest Knolls. The home features 2 bedrooms and 2 full baths downstairs, and 2 dormer rooms upstairs, which could be used as home offices, gyms, Zoom rooms, or so many other possibilities. From the inviting front porch, you can enjoy the peaceful view of the hills. The home also boasts dual paned windows, hardwood floors, wood paneling and other period details, a newer furnace, and an updated back bathroom. The home also has a large detached storage room, which also serves as a laundry room and there is also a separate 1 bedroom cottage/in-law unit with a full bathroom and kitchen. Additionally, there is an extra long driveway with room for multiple cars, and those looking for an escape will love the lush backyard with lemon, orange, dragon fruit trees, and more.

For more information call The Lovewell Team, Re/Max Accord, at (510)351-5555.



(DRE #00689931, #01912817, #01947503)

Should You Buy or Sell a Home in 2021? Here's What to Know

While the roll-out of the COVID-19 vaccine has left a lot of question marks about the future of the U.S. economy at-large, analysts expect the housing market to remain strong and stable in the coming year.

"Despite the uncertainties of the pandemic, the housing market performed well in the second half of 2020," says Sam Khater, Freddie Mac's chief economist. "Low mortgage rates and the ability to work remotely continued to propel demand for housing, which is reflected in home sales reaching levels not seen in 15 years."

Whether you're a potential homebuyer, a current homeowner or considering selling, here are some of the biggest takeaways of Freddie Mac's Quarterly Forecast:

- Interest rates are likely to remain low. The average 30-year fixed-rate mortgage (FRM) hit a record low over a dozen times in 2020. The low interest rate environment is projected to continue through 2021, with the 30-year FRM expected to average below 3 percent. Low rates are good news for buyers looking to purchase a home, and homeowners looking to reduce their mortgage payment through refinancing.
- Home sales to remain high. The demand for housing is expected to remain strong in 2021, creating a favorable market for



sellers. Last year, low mortgage rates and the ability to work remotely drove up home sales (the measure of the number of homes sold every month). This year, home sales are expected to ride that wave, averaging 6.5 million for the year.

- House prices to grow moderately. In the second half of 2020, the high volume of home sales and low supply of housing drove up house prices. In 2021, house price growth is expected to moderate for the full year.

• Refinances to start declining. Low mortgage rates spurred refinance activity in 2020, boosting mortgage originations (the process in which borrowers apply for a home loan) to historic highs. As mortgage rates rise modestly in 2021, refinance activity should start to slow.

"While many homeowners took advantage of these low rates in last year, evidence suggests that many lower income homeowners still have the opportunity to strengthen their financial position by refinancing," says Khater.

For more insights on housing, visit freddiemac.com/research. For homebuying and homeownership resources, visit My Home by Freddie Mac.

—StatePoint



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San Leandro Market Update

There are 30 detached homes and 6 condos/townhouses currently for sale. Well presented properties are receiving multiple offers, many selling for more than 10% above the asking price.

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1235 View Drive	94577: \$273,000 3 BD - 2,382 SF - 1956
1224 Lucille Street	94577: \$500,000 2 BD - 1,082 SF - 1946
1510 Timothy Drive	94577: \$631,000 3 BD - 1,015 SF - 1944
307 Garcia Avenue	94577: \$662,000 2 BD - 984 SF - 1939
1495 Timothy Drive	94577: \$668,000 3 BD - 1,015 SF - 1944
15176 Andover Street	94579: \$680,000 3 BD - 1,020 SF - 1950
16054 Selborne Drive	94578: \$685,000 2 BD - 1,050 SF - 1949
15589 Wicks Blvd	94579: \$690,000 3 BD - 1,084 SF - 1958
251 Peralta Avenue	94577: \$700,000 2 BD - 1,225 SF - 1939
14781 Martell Avenue	94578: \$710,000 3 BD - 1,086 SF - 1953
452 Thornton Street	94577: \$725,000 2 BD - 1,047 SF - 1926
255 Cherrywood Ave	94577: \$750,000 4 BD - 1,956 SF - 1926
15160 Swenson Street	94579: \$750,000 3 BD - 1,076 SF - 1948
14978 Fjord Street	94578: \$810,000 3 BD - 1,608 SF - 1978
1095 Dutton Avenue	94577: \$865,000 3 BD - 1,400 SF - 1942
12960 Neptune Drive	94577: \$875,000 2 BD - 1,444 SF - 1946
880 Juana Avenue	94577: \$960,000 4 BD - 2,280 SF - 1925
TOTAL SALES:	18
LOWEST AMOUNT:	\$205,000
HIGHEST AMOUNT:	\$960,000
MEDIAN AMOUNT:	\$695,000
AVERAGE AMOUNT:	\$674,388

Mature Tree Rose; Brown Fountain Grass

By Buzz Bertolero
Special to the Times

Q I have an old tree rose in a wine barrel that's falling apart. I'd now like to plant it in the ground. The front of my house faces west, but there is a partially shady location in the backyard. Where would you suggest planting it?

A Either site would be okay, as both locations would receive at least six hours of direct sunlight per day. That said, I'd prefer the semi-shady location. This location, more than likely, is protected from the afternoon winds during the summer months.

Mature tree roses are susceptible to breakage, as they are top-heavy, especially the Hybrid Tea and Grandiflora types. They can get very top-heavy as the growing season progresses.

After each flush of blooms, reduce the height and remove some of the inner canes. This helps increase the airflow through the canopy.

Afternoon shade prevents the exposed stem from sunburn during hot temperatures. This can cause the bark to crack and peel and can be an entry point for flat borers. They're also not adequately supported with a stake. Hence, the location that receives the lesser amount of wind is more desirable.

When you remove what's left of the barrel, you'll find little soil and a solid mass of roots. The roots will continue growing in this circular pattern unless you score the root ball. So you should trim the root ball by removing one to two inches off the sides and four to six inches off the bottom at planting.

The planting hole needs to be extra-large, and you should gen-

erously amend the backfill with organic matter. The original root ball should be one inch or more above the final grade to prevent it from sinking and being buried too deep.

The next step is to add a new stake, as the current one is too short. The stake has to anchor the rose in the ground. I'd select one that is two inches by two inches by five feet that would be driven six to eight inches past the root ball. The stake should be under the grafts, which are about thirty-six inches above the ground.

A six-inch high watering basin is then constructed around the rose. It should extend from the trunk to the drip line. The water basin ensures that all the roots get wet when you water. And finally, fertilize with rose food often.

Q My Fountain grass has turned brown. How far back can I prune it? Also, when will it be nice and full again?

A Fountain grass is pruned down to the ground. The new growth will appear at the clump base as the days get longer and warmer. After Memorial Day, the growth rate will accelerate, and the plant should reach full size by mid-July.

You can encourage the new growth with a hand full or two of an organic All-Purpose Fertilize in March. *Buzz Bertolero is an Advanced California Certified Nursery Professional. The Dirt Gardener's website is www.dirtgardener.com and questions can be sent by email to buzz@dirtgardener.*



Mortgage Rates Rise Again

Long-term fixed mortgage rates rose again last week, according to Freddie Mac's weekly nationwide survey.

The 30-year fixed-rate mortgage averaged 2.97 percent for the week ending Feb. 25, up from 2.81 percent the week before. A year ago at this time, the 30-year rate averaged 3.45 percent.

Fifteen-year fixed-rate mortgages averaged 2.34 percent, up from 2.21 percent. A year ago at this time, ent.

Five-year hybrid adjustable-rate mortgages (ARMs)

averaged 2.99 percent, up from last week when they averaged 2.77 percent.

"Optimism continues as the economy slowly regains its footing, thus affecting mortgage rates," said Sam Khater, Freddie Mac's Chief Economist. "Though rates continue to rise, they remain near historic lows. However, when combined with demand-fueled rising home prices and low inventory, these rising rates limit how competitive a potential homebuyer can be and how much house they are able to purchase."

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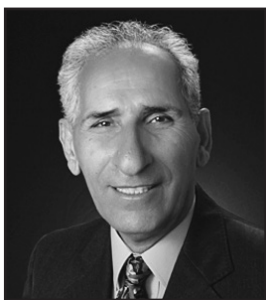
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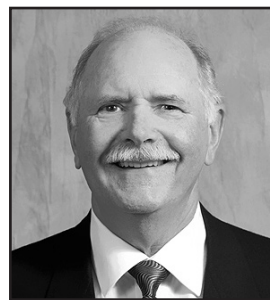
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CV Woman Launches Eco-Friendly Pencil Enterprise

By Linda Sandsmark
San Leandro Times

A new earth-friendly product has arrived in the form of "Terracils" — pencils whose shell is made completely from recycled, repurposed paper.

Castro Valley resident Aarthi Natarajan has launched a recent venture to introduce these zero-waste pencils to our area.

"My vision with Terracil is to make upcycled, recycled products mainstream," she says. "I would like to encourage friends and neighbors to make earth-conscious choices by offering products that are sustainably made and mindfully packed."

Pencils are such a ubiquitous product that the potential environmental impact could be huge. The entire product is designed to be zero waste.

No trees are cut down to

make Terracil pencils. Its shavings are compostable, and even its packaging is glue-free and recyclable. An inkless laser method is used to imprint the Terracil name on each pencil.

Terracils do not have erasers, to avoid metal ferrules (which hold the erasers to the pencils). They're sharpened with regular pencil sharpeners. They work well for writing, drawing, shading and sketching.

So far, folks who have used the Terracils have been pleased with them, according to Natarajan who says she came up with this idea during Covid home containment earlier in 2020.

She noticed that her fourth-grader, whose school was online, went through a lot of pencils and was constantly sharpening them. She started researching and came upon pencils



made from rolled recycled paper rather than wood.

They had a strong graphite core, but the paper itself came from discarded ends of paper rolls and newspaper. She teamed up with a manufacturing partner in India and hopes others will appreciate these sustainable products

as much as her family does.

"We aspire to be waste-conscious and practice sustainability in our personal lives," says Natarajan. "Some efforts we have made so far include a self-built greenhouse, solar panels on our roof, and gray water recycling."

She adds that she and her family have lived in Castro Valley for close to five years and love being part of this wonderful, diverse, and welcoming community.

More information about Terracils is available at: www.terracil.com, or www.facebook.com/terracil or by emailing aarthinat@gmail.com. Terracils are \$4.50 for a pack of 10.



PHOTOS COURTESY AARTHI NATARAJAN

Aarthi Natarajan hopes her Earth-friendly pencils will appeal to the public.

Schools: 'I believe we can do this safely'

continued from front page
classrooms and facilities.

"All of the pieces are in place," Ahmadi said. "I feel we are prepared to have our students back in a hybrid model with testing in place. We've learned a lot from the last year and we're so looking forward to seeing everyone again."

CVUSD's Reopening and Safety Plan has been in the works since the pandemic hit last March. Site specific plans are also posted on each school's website, Ahmadi said.

Alameda County is in the Purple Tier per the State's Blueprint for a Safer Economy. To reach the Red Tier status, the county must see fewer than 7 new cases of COVID-19 reported per

day per 100,000 residents, averaged over seven days. Currently, County Public Health data shows an average of 12.6 new cases.

Some in-person instruction has returned at private schools such as Redwood Christian Elementary and Our Lady of Grace. Since last year, Castro Valley Unified has also been offering some in-person learning at all its campuses on a case-by-case basis, Ahmadi said. These are rooms of as many as 14 students with different educational, financial, or personal situations. Teachers are virtual but the classrooms are staffed with adult supervisors.

The school district is also using the experience of distance learning to review and reimagine education, Ahmadi said.

"We are looking at how to incorporate new instructional practices," Ahmadi said. "Not just as a hybrid or an in-person class, but as a combination. Imagine as a senior, you have some in-person classes and some virtual classes, so you can manage your personal schedule and have a job. Offering this choice to students and families makes our district unique."

While the schools wait for two weeks of fewer cases of coronavirus, teachers and staff are also preparing. Earlier this month, Alameda County began administering the first dose of the COVID-19 vaccine to educators.

"I'm excited about reopening our schools," says Castro Valley High School English teacher, Tina Johansson. "With the CDC

guidelines put in place and with teachers vaccinated I believe we can do this safely. It won't be 'normal' school, but at least students will be able to get out of their houses and see their teachers."

Johansson is also a mother of a CVHS student who says she is not too concerned about how the pandemic disrupted student learning over the last year.

"Our kids are resilient," Johansson said. "As an English teacher I tell my students if they use their extra time to read more for fun, they could return to school better readers than before the pandemic. But it is probably inevitable there will be some catching up to do in math and world languages, for example."

Fines: Fees dropped

continued from front page

tems that have already made this change. Library members will still be expected to return library materials on time and will be billed for lost or damaged items.

In addition to going fine free, the City Council also approved the Library's proposal to remove its fee card policy which will allow San Leandro Public Library card memberships for all current California residents who apply for a card.

The fee card policy, which dates back to the 1940s, has been a consistent access barrier for residents of the neighboring town of Ashland, also known as unincorporated San Leandro, and the city's surrounding communities. Removing this policy will allow the library

to continue to strengthen its commitment to equitable access for all.

"The focus of all libraries is to provide free equitable access to its community which means free, fair, and impartial use of our resources and services," said Bill Sherwood, Acting Library Director. "Eliminating these two policies will allow our library system to provide more equitable access, and I hope you will join me in celebrating these historic changes and the library staff that made it happen."

For more information, visit the Library's website at www.sanleandrolibrary.org or email Circulation@sanleandro.org or call the Library Reference line at 510-577-3971 during Library business hours.

LOCAL DEATHS

TIMES OBITUARIES may be submitted online at ebpublishing.com, emailed to obits@ebpublishing.com or faxed to 510-483-4209. Please include your phone number. For assistance, call 510-614-1555.

Craig Dennis Vasconcellos

Craig Dennis Vasconcellos passed away on December 23, 2020 at Straub Hospital in Honolulu, Hawaii. Craig was born in San Leandro, CA on July 11, 1970.

He is survived by his Son Joshua Vasconcellos, Mother Gloria Vasconcellos, Dad Dennis Vasconcellos, Sister Tina Vasconcellos, Brother Jeff Vasconcellos, Uncle Donald Vasco, Nephew Zachary Vasconcellos-Johnson and many cousins. Craig loved and appreciated the beauty of Hawaii and moved there in 2013.

Craig was an artist, a spiritual healer, an amazing massage therapist, handyman extraordinaire and lover of animals. Craig was creative and talented and everything he touched he left his artful mark. He never met a stranger and when he walked into a room his energy lit it up. He loved a good laugh and spending time with friends and family.

A private celebration of his life will be held on Oahu.



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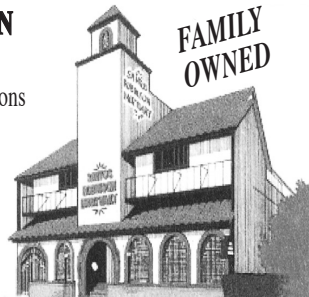
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OPINION

LETTERS to the EDITOR

Letters must include the writer's name, address and phone number, and must be under 300 words. We reserve the right to edit as necessary. E-mail letters to: letters@ebpublishing.com or fax to: 510-483-4209, or send by mail to: The Editor, San Leandro Times, 2060 Washington Ave., San Leandro, CA 94577.

City Council Off Base with Hazard Pay

Editor:

Regarding the Mandated Pay Raise, 120 days grocery workers paid \$5.00 extra per hour because of exposure to Covid? (*Grocers Group Sues, February 25, 2021*)

Councilman Aguilar says this mitigates exposure to workers because they will not have to work 2 to 3 jobs any more? Who would give up an extra job just because of a temporary \$5.00 extra on my paycheck? Not likely. The foolishness of this concept by Mr. Aguilar is beyond belief. Now San Leandrans are being sued to fight this mandate.

The inability of our elected leaders to grasp business economics is overwhelming. Grocers operate on a very thin profit margin and cannot afford just to pay an extra \$5.00 and hour. They will have to raise their prices in an already competitive environment.

The fact the City Council voted to approve this ordinance is of great concern to those of us who want reasonable leadership from our elected officials. Now San Leandro taxpayers have to pay to defend yet another ill-founded ordinance in court because our City Council is so off base.

How about in the future going the volunteer route? If we want to give extra money to grocery workers along with other frontline providers exposed to Covid, let's get a volunteer system going, say a hat at the front of the store, and those who want to contribute to these "frontline workers" can donate. This would not have the force of law, and would save much in lawyer fees defending this indefensible wrong-headed City Council ordinance.

Oh, right, but that doesn't tell voters of the big heart (and maybe dull mind) of Mr. Aguilar.

—Corey Anderson
San Leandro

Police Review Board Could Save Money on Lawsuits

Editor:

The interpersonal police oversight San Leandrans deserve: Within the next

six months San Leandro will join the ranks of Los Angeles, San Francisco, Oakland and many other progressive bastions of our nation. The San Leandro City Council has approved the creation of a civilian review board for police oversight.

While the model of what form police oversight will take is currently up for debate, what shouldn't be underestimated is the potential strength of the general public and their voices in the cultivation process of a civilian review board.

We as residents of a city with a modest population of 87,000+ have a unique opportunity that many residents of progressive metropolises do not. Emphasis on local interpersonal outreach can foster greater accountability and transparency within our police department that larger cities are simply unable to replicate.

Residents deserve a review board model that includes popular tenets such as the ability to subpoena records, conduct independent investigations, and having a legitimate say in police procedure, training and discipline. Limiting the spending of public money on police lawsuit settlements is unsurprisingly, incredibly popular with Bay Area residents.

Between 2000-2010, Oakland paid \$57 million to settle police lawsuits; these days, it's closer to \$3 million. Each dollar saved with the implementation of police oversight will represent a decrease in misconduct, and a solemn reminder that police are government officials that work for *you*, the tax paying residents of San Leandro.

Join us in the fight for meaningful police oversight by supporting our open letter at www.tinyurl.com/sloversight
—Jay Bartell
San Leandro

Sometimes Free Just Means Junk

Editor:

There is a dynamic running across this nation as well as our city of San Leandro. That being said, I am referring to being free! No not freedom of ex-

pression or speech. I am talking about that end table, desk, chair, etc. that no one in your family wants, nor any of your neighbors.

So what do you do about it? You donate it to the St. Vincent de Paul Society? Or you give Waste Management a call to pick it up? No, you put it out in front of your home, usually with a hand written sign stating free!

That is all well and nice of you to offer the community a piece of junk that no one in their right mind would want. So it sits on your lawn rotting from exposure and gathering moss. Weeks go by, and still no takers. You wonder to yourself, gee, why doesn't anybody want what everyone I know doesn't?

Why? Because it is a piece of junk! It only adds to the blight that San Leandro and neighboring cities are suffering from. If no one wants it within 48 hours, call Waste Management for the sake of the community, please.

—Victor Krevochesza
San Leandro

Thanks to All Who Helped with The Cleanup

Editor:

I want to thank all the sponsors who helped at our Community Clean up on Bancroft Avenue on Saturday – Coke, UPS Freight, ACI Garbage and Felix Martinez, Ruben including Teamsters No. 70.

We had over 125 volunteers, including our Acting Police Chief Luis Torres and the Bishop O'Dowd High rugby team. Thanks so much everyone for taking time out of your day to help clean Our Community!

To be continued next month at different location.

—Bryan Azevedo
City Council District 2

Applauds Rodeo Ban

Editor:

It was a big win for the animals. On February 23 the 15-member Los Angeles City Council voted unanimously to ban the use of flank straps, electric prods and other rodeo paraphernalia, in effect banning rodeos within the L.A. city limits, patterned after Pittsburgh, PA's 1992 model. Yee-haw!

Alameda County should follow suit. Every animal welfare organization in North America condemns rodeo due to its inherent cruelty. The United Kingdom outlawed rodeos back in 1934. Can the U.S. be far behind?

For the majority of these exploited and abused animals, the rodeo arena is merely a detour en route to the slaughterhouse.

Lest we forget, COVID-19 was human-caused, a direct result of our gross mistreatment and abuse of animals, both wild and domestic. There are lessons to be learned here, folks. Are we up to the task?

—Eric Mills, coordinator
Action for Animals, Oakland

Lost Sense of Humor After Jan. 6

Editor:

It is a mystery as to why Leo T. West has such a special place in your heart.

I found his letters somewhat humorous, much as one finds the cranky uncle Archie Bunker in the family laughable. However, I seem to have lost my sense of humor after the January 6th insurrection.

Mr. West's letter a couple weeks ago was a bridge too far. It's too bad for I am old school: I subscribe to 2 daily newspapers and 2 online weeklies. I now throw your newspaper away unread.

—Susan vonBergen
Sheffield Village

INQUIRING REPORTER

Have you gotten the COVID vaccine yet?

— Asked downtown

I'm waiting. It's still pretty fresh. When it's available for my age group I'm sure I'll get it.

Bernard Hyde
Oakland



Eventually I will. Right now I'm just waiting for the people more at risk and the essential workers to get it first.

Marcos Fourquat
Oakland



Not yet. Maybe after everybody gets the vaccine I can go back to school. I'm not going to school at Sacramento State now because of the pandemic. Distance learning doesn't work. You're not learning. It's better to be there in person. Then I'll go back.

James Poll
Oakland



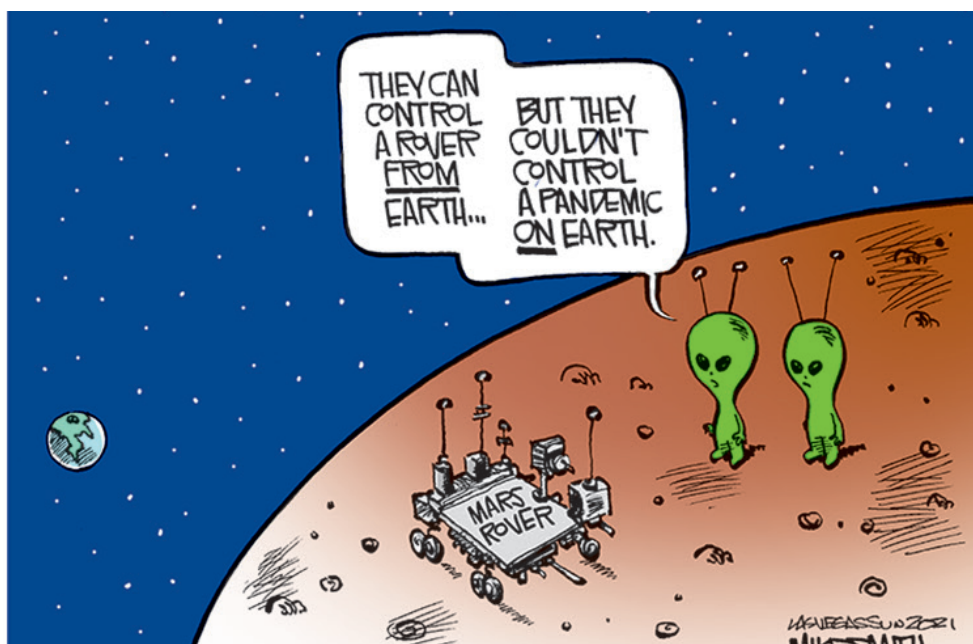
I'm waiting for my turn. I went to the Coliseum and they said there's no walk-ups today. I'm 69 and I'm trying to make an appointment online but the website is complicated for me. They said I'll get a text when an appointment is available.

Tyrone Baxter
Oakland



Yes, I got one shot. I go back on the 15th for the second one. I went to Kaiser. It was a piece of cake.

Larry Fambrini
San Leandro



Budget Task Force to Host Town Hall Meeting

Public comments welcome on topics related to the city's budget

The City of San Leandro's Community Advisory Budget Task Force invites the public to attend a virtual town hall meeting on Saturday, March 6, from 11 a.m. to 3 p.m.

For a link to the meeting, visit www.sanleandro.org and view the "Latest News" section or call 510-577-3372.

The virtual meeting will focus on receiving public comments on topics related to the city's budget and the task force's preliminary recommendations to the City Council on financial matters, City Hall announced this week.

In the fall of 2020, the City Council established the Community Advisory Budget Task Force, a diverse 28-member body consisting of local residents, business owners, and city personnel. The objectives of the Task Force include: developing an understanding of the City's budget and fiscal issues, providing

input on community priorities, and developing recommendations for the City Council on fiscal and program strategies that reflect those priorities.

The Task Force is also expected to provide recommendations for the reallocation of funding that was removed from the Police Department budget last summer, and offer recommendations to help achieve a long-term, sustainable budget that could include expenditure reductions and/or revenue enhancements, city officials announced.

"For many months, our task force has been deeply examining the city's budget, and we are currently discussing a number of significant recommendations that will be sent to the City Council," said Chair Rebecca Day-Rodriguez. "I encourage the community to participate in the town hall meeting to share their priorities which will be used to inform our final recommendations."



BART PHOTOS BY MARIA J. AVILA

HEAVY LIFTING: BART is installing interlocking track, which act like an intersection for cars, near the Richmond Station. The project is one of five key engineering projects underway by the transit system. BART is using down-time during the coronavirus pandemic to accelerate infrastructure projects.

Search: Council looking for best candidate

continued from front page
ities as Cutter. She added that understanding finance was vital, as the city faces both a structural

deficit and unfunded liabilities mostly involving pension costs.

Police Chief to Be Up to New City Manager

Lopez also wants someone with experience, who can navigate a very diverse community. Judging from the emails she's gotten, some of those opinions have grown even more intense during the pandemic, Lopez said.

The new city manager will be the one to hire a new permanent police chief.

Captain Luis Torres is serving as acting chief, following the recent retirement of Chief Jeff Tudor. Torres has confirmed he will be applying for the permanent position.

"I am grateful for the opportunity to lead this department for the next several months, and

hopefully further into the future," Torres said.

Cutter and Lopez listed some of the same desired qualities for a police chief as for a city manager, though both pointed out that the city manager hires for that position.

Cutter said that Captain Torres was a good choice for Interim Chief, and that she supports the current police fully. She said she thinks the city has "gotten good service" from the police department in the recent past.

But Cutter said she would be open to either an internal or external choice for the permanent position.

Cutter said she would like to see a permanent chief who is knowledgeable in their work with colleagues and who supports community-oriented policies. She would like to see a chief who is both open to change and also good at working with the people already working for the department.

"Statistically, police chiefs and city managers tend to change jobs fairly quickly," Cutter said. "But we'd like to get a chief who's committed to staying in San Leandro for a while."

Lopez said the search for a permanent police chief should include both internal and external candidates, and have substantial community involvement.

Greater transparency should be a commitment of the new permanent chief, Lopez said.

She added that while we need a chief who is experienced, the person should be open to change and open to listening to the public. They need to get out into the community, Lopez said.

"We also need to take care of ensuring police accountability before it gets tangled up in the politics of the next round of city elections," Lopez said. "Accountability is nothing to worry about if you're following best practices and doing a good job."

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