

CASTRO VALLEY FORUM

A COMMUNITY NEWSPAPER SERVING CASTRO VALLEY SINCE 1989

YEAR 32

WEDNESDAY, AUGUST 5, 2020

NO. 32

INSIDE YOUR
FORUM

NEWS



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Energy launches home
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OUR TOWN



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NEWS



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MARCHING FOR PEACE



PHOTOS BY FRED ZEHNDER



COVID-19 is not going to take a break just because we are celebrating the holidays. That's the message from local and state officials warning people not to let their guard down against the spread of COVID-19 is not going to take a break just because we are celebrating the holidays. That's the message from local and state officials warning people not to let their guard down against the spread of the novel coronavirus.

Be Prepared for a
COVID-Infected
Holiday Season

By Michael Singer
CASTRO VALLEY FORUM

COVID-19 is not going to take a break just because we are celebrating the holidays. That's the message from local and state officials warning people not to let their guard down against the spread of the novel coronavirus.

In his weekly update, California Governor Gavin Newsom outlined the state's trends in the fight against the pandemic. While the numbers of infections, admissions to hospitals, and deaths have stabilized in some counties, Newsom was quick to point out that health officials anticipate a second wave will develop this fall and that it will likely overlap with flu season later this year.

"This virus is not going away," Newsom said in his weekly briefing. "It's not just going to take Labor Day off. It's not going to take Halloween off. Or the holidays off."

Newsom also noted that progress against COVID is not even. Central Valley cities in Tulare and Stanislaus counties are seeing a rise by as much as 17 percent in those testing positive for every 100,000 residents—the highest in the state.

"Until we have quality therapeutics, until we have a vaccine, we are going to be living with this virus," Newsom added.

Closer to home, Alameda County is still under state health watch. Health data on testing including percentage positive and tests per 1,000 persons dropped to just over 5 percent this week. Patients being admitted to the hospital and intensive care units have also declined slightly since last week.

Alameda County's COVID tracker shows the hotspots in the East Bay continue to be in the Fruitvale district, the area around Lake Merritt, East Livermore, Hayward, and the unincorporated areas including Ashland, Cherryland, San Lorenzo, and Fairview.

The Alameda County Board of Supervisors last week approved the appointment of Dr. Nicholas Moss as Interim County Health Officer. Moss replaces Dr. Erica Pan who took a job as California's disease control expert last month.

During his appointment, Dr. *see COVID on page 6*

Castro Valley
Confirmed Cases = 333

Alameda County
Confirmed Cases = 11,846
Deaths = 189

California
Confirmed Cases = 514,901
Deaths = 9,388

as of August 3, 2020

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PHONE: (510) 614-1560

Entries Invited to Document 'Pandemic Moment' in CV

We are living in a historic time. The social and economic aspects of the COVID-19 pandemic have changed our lives dramatically. Jobs have been lost. People have become sick.

Many have lost direct contact with their friends and co-workers. We are practicing social distancing, eating takeout rather than visiting restaurants, letting our hair grow longer, and wearing masks.

The Rotary Club of Castro Valley and A.R.T. Inc. have joined forces to capture these unprec-

edented events for history and are sponsoring an online show of photographs, artworks, and poetry to document the coronavirus pandemic in the Castro Valley area.

Through this show, they hope to illustrate the medical, economic, and social effects of the pandemic in our community.

Entries, which will not be juried or judged, may be submitted Aug. 24 through Sept. 6. The show will be posted online from Sept. 21 to Nov. 1. For additional info, contact CVRotary@iCloud.com.



Castro Valley Weather Aug 5-9, 2020



Wednesday
Partly Sunny
High 66° Low 58°



Thursday
Mostly Cloudy
High 73° Low 59°



Friday
Mostly Sunny
High 76° Low 56°



Saturday
Mostly Sunny
High 79° Low 56°



Sunday
Mostly Sunny
High 82° Low 57°

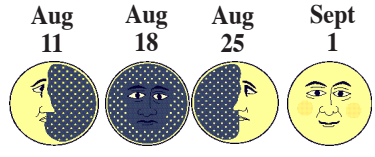
Almanac



Sun sets at 8:14 p.m. today, rises at 6:14 a.m. Thursday.

Past Week's Rain: 00.00
Season To Date: 08.54
Normal To Date: 21.22
Season Average: 21.22

Moon Phases



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CVSAN REPAIR & REHAB PROJECT UPDATE



Castro Valley Sanitary District (CVSan) has released the Aerial Pipeline and Pump Station Rehabilitation Project out to bid! The project includes the rehabilitation of CVSan's eight pump station locations and four high-priority aerial pipeline locations. An aerial pipeline is a pipe that is installed above ground and usually passes over certain geographical features, such as creeks or streams.

The current bid opening date for this project is scheduled for Tuesday, August 18, 2020 at 2:00 p.m. and will be conducted virtually through Zoom. The project construction is anticipated to start in early October and has an Engineer's estimate at over \$2,000,000 for repair and rehabilitation work

For more information about CVSan's ongoing and future projects, visit www.cvsan.org/ConstructionProjects.

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This ad was funded by WW Outreach



EBCCE Launches First-of-its-kind Home Battery Backup Program

Wildfire season has arrived in the East Bay along with the threat of Public Safety Power Shutoff (PSPS) events.

In 2019, more than 30,000 East Bay Community Energy (EBCE) customers throughout Alameda County had their power knocked out due to preemptive Pacific Gas & Electric blackouts.

"Last fall's power shut-offs were not just an inconvenience or financial hit to residents due to losing perishable groceries in the fridge," said EBCE CEO Nick Chaset. "They were devastating to vulnerable residents among us who depend on electricity for their well-being."

EBCE has now launched "Resilient Home," a residential battery-backup program that reduces the cost and complexity of installing energy storage systems.

The limited-time offer allows residents to prepare for the impacts of grid outages caused by extreme weather, earthquakes, and other unpredictable events when they happen, enabling its customers to keep the lights on by using Tesla batteries, that will be installed by a partnering company, Sunrun.



PHOTO COURTESY OF SUNRUN

A typical home installation of the Tesla Powerwall that provides electricity during a power failure.

The Powerwall acts like a generator that kicks on seamlessly during outages to provide whole home backup without using fossil fuels. Sunrun will also offer battery solutions that enable residents to partially backup essential needs in their homes like refrigerators and lights.

Customers can charge their new battery backup system off the grid or with their own home solar system.

In the next six months EBCE and Sunrun aim to deploy over a thousand home batteries, or five megawatts of residential storage **see BATTERY on page 6**

Stolen U-Haul Van Found

By Michael Singer
CASTRO VALLEY FORUM

A U-Haul van packed with a Castro Valley family's belongings and priceless heirlooms was recovered Monday afternoon with the help of the community and Alameda County Sheriff's Office.

Luke and Tiffany Purcell had rented the van and were packed and ready to move to Utah with their two children on Saturday. The truck was packed with household items, but more importantly with heirloom items including handmade pottery from Tiffany's mother, handmade baby blankets, and Luke's military paperwork, awards, and uniforms.

The vehicle was reported stolen sometime between midnight and 8 a.m. last Saturday in front of a home on Cameron Road. The 20-foot trailer was recovered at an undisclosed address in Oakland on Monday afternoon.

"They ransacked everything. Dumped every item we owned onto the floor going through every box," Tiffany Purcell said.

Deputies reported the thieves hotwired the ignition and attempted to remove the catalytic converter.

"When we found the van, it appeared pretty full, so we were hopeful all of their personal family belongings were still inside," Sgt. Kelly told the Castro Valley Forum. "We got a lot of calls from community members saying they had seen a U-Haul. Deputies have been looking for it and stopping U-Haul vans all over the place."

The Purcell family says the community outreach and support have been amazing in their time of need.

"We are so fortunate," Purcell said. "People I don't even know have stepped up to help and I'm so overwhelmed with the outpouring love and support."

Witnesses reported last seeing the vehicle on Grove Way near Trader Joes after 2 a.m., Sgt. Kelly said.

Anyone with additional information about the theft is asked to call the Alameda County Sheriff's Office at 510-667-7721.

FILED
JUNE 24, 2020
MELISSA WILK
County Clerk
ALAMEDA COUNTY
By _____, Deputy
FILE NO. 570980

FICTITIOUS BUSINESS NAME STATEMENT

Pursuant to Business and
Professions Code
Sections 17900-17930

The name of the business(es):
Country Woods Stables located at 5833 Blue Bird Ct., Castro Valley, CA 94552, in Alameda County, is hereby registered by the following owner(s): (1) Courtney Orzen and (2) Chris Orzen, 5833 Blue Bird Ct., Castro Valley, CA 94552. This business is conducted by a married couple. This business commenced 6/1/2020.

/s/ Courtney Orzen, Chris Orzen

This statement was filed with the County Clerk of Alameda County on date indicated by file stamp above.

Expires JUNE 24, 2025

JULY 22, 29, AUG 05, 12, 2020
274-CVF

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The First Maps of Castro Valley

A New History of Castro Valley:

Editor's Note: Castro Valley resident Rick Kelly recently started a new project that examines the history of Castro Valley from a different perspective, "Mapping the Evolution of Castro Valley: From Rancho to Ranch Homes." The first excerpt was published in the Forum on July 15. Additional excerpts will be presented in coming weeks. The author is hoping readers who have stories, artifacts or photos will add to the history. He has set up a website at: tinyurl.com/y9uzwt0z that lists people in whom he is particularly interested. Here is Part 2.

By Rick Kelly
SPECIAL TO THE FORUM

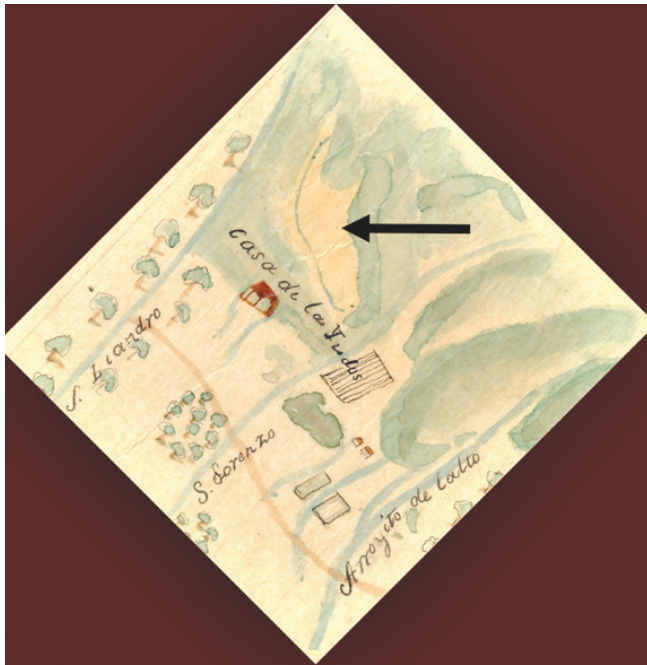
Alta California was first colonized by the Kingdom of Spain. Spanish priests and settlers supported by the military established 21 catholic missions, four towns called pueblos and four military forts called presidios along the coast.

In 1797, Father Fermín de Lasuén established the Mission San Jose in what is now Fremont, California. The mission had jurisdiction over the entire coastal region of Alameda County, including Castro Valley.

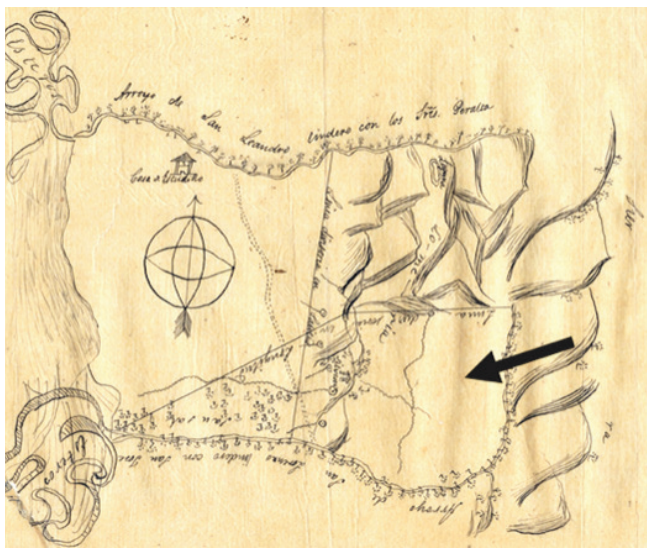
Their assignment was to turn the Native Americans into productive, free and loyal citizens of Spain — farmers, masons, merchants, soldiers. In practice, most of the natives were effectively coerced into a relationship close to slavery.

Like the Americans in 1776, the citizens of this European colony sought independence. Invigorated by fiery speeches given by Father Miguel Hidalgo they launched a long but ultimately successful war of independence. In 1821 the new independent state of Mexico was born.

In 1834-1835 Mexico effectively terminated the Mission system in a process called "desec-see **MAPS** on back page



IMAGES COURTESY OF THE BANCROFT LIBRARY, U.C. BERKELEY



ROTARY TO HEAR ABOUT NEW HISTORY OF CASTRO VALLEY

The Rotary Club of Castro Valley will hear from local historian Rick Kelly about his new book on the history of Castro Valley at the next meeting from noon to 1:30 p.m. on Tuesday, Aug. 4, via Zoom. Excerpts from the book will be appearing periodically in the Castro Valley Forum. For more information on the meeting and how to join Rotary, visit castrovalleyrotary.org.

SHERIFF'S REPORTS

COMPILED BY MICHAEL SINGER • CASTRO VALLEY FORUM



Attempted Petty Theft at BART
Sunday, August 2: at 11:37 a.m., Sheriff's deputies arrested a 30-year-old female from Castro Valley on suspicion of attempted petty theft. The woman was spotted trying to take property that did not belong to her. BART security detained the woman until deputies arrived. The woman was taken into custody.

Driving While Intoxicated
Thursday, July 30: at 5:05 p.m., a 29-year-old man from Castro Valley was arrested on suspicion of driving while intoxicated. Deputies pulled the man over in front of Eden Medical Center on Lake Chabot Road after observing him swerving in traffic. The man failed his field sobriety test and was taken into custody.

Arrested for Selling Drugs
Thursday, July 30: at 10:32 p.m., deputies pulled over and arrested a 43-year-old man with no permanent residence on suspicion of possession of methamphetamine drugs and attempt to sell them. The man was driving on Grove Way

near the Eastbound Interstate 580 onramp when deputies stopped him for a warrant arrest. The man was found with the drugs in bags to sell. Deputies took the man to Santa Rita Jail pending bail.

Caught with Counterfeit Checks at Grocery Store
Wednesday, July 29: at 1:44 p.m., a 29-year-old man from Castro Valley was arrested on suspicion of passing counterfeit checks. Deputies responded to a call from a manager at a grocery store on Castro Valley Boulevard near

Redwood Road. The man had been detained until deputies arrived and was taken into custody.

Assault and Battery
Wednesday, July 29: at 2:34 p.m., deputies arrested a 32-year-old woman from Castro Valley on suspicion of assault and battery. An emergency call about an altercation sent deputies to a parking lot near the intersection of Redwood Road and Heyer Avenue. There, they handcuffed the woman and took her into custody. The victim was treated at the scene.

Arrest in CV Cold Case

A Stanislaus County woman is expected to appear in an Alameda County courtroom today after she was arrested and charged with murder in the death of her newborn baby 32 years ago in Castro Valley.

Fifty-two-year-old Lesa Lopez, who was living in the Central Valley town of Salida, was booked into the Santa Rita Jail on \$2 million bail last week after

DNA evidence connected her with the baby this past June.

The infant's body was found inside a bag on a creek embankment near Madison and Seaview avenues by two youths on May 15, 1988.



Lesa Lopez

Poniatowski Named Rotarian of the Month

Castro Valley attorney Mark Poniatowski has been named July's Rotarian of the Month, announced by Rotary President Gary Howard.

Poniatowski has initiated an ongoing discussion between club members and the community on racial discrimination, a program co-chaired with Roland Williams, General Manager of the Castro Valley Sanitary District.

Poniatowski said he's been gratified by the positive feedback and enthusiasm he's received. "This is often a difficult topic for us, but it is absolutely critical that we do something," he said.

Poniatowski has been active in many Club events serving Castro Valley, including chairing Rotary's Christmas Party for children living in battered women's shelters and the homeless.

In addition to ongoing zoom meetings, the group recently recognized the work of the Castro Valley Science Olympiad with a donation to support its work. This group of dedicated parents has established an extraordinary record of bringing hands-on science to local students and recently expanded their support of students by sponsoring lectures by working scientists.



PHOTO BY MIKE KADY

Mark Poniatowski

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REAL ESTATE GALLERY

REAL ESTATE REALITY

By Carl Medford, CRS
Special to the Forum

GUEST COMMENTARY



COVID-19 Prompting New Round of Real Estate Questions

Growing up in a lower-income home, mealtimes were an adventure to see what cost-effective solutions hit the plate. Occasionally we'd splurge and visit a buffet: for us kids, it was a yearly highlight.

Not to waste the opportunity of all-we-could-eat food, we never went to simply eat a meal: we attacked the tables with the mentality of bears storing up for the winter.

Recently passing a buffet, I was startled to see a "Permanently Closed" notice. A Google search of buffets revealed a trend: due to COVID-19, national buffet chains are permanently shuttering locations and laying off thousands.

It is no surprise restaurants are suffering, along with hotels, sports and performing arts venues, home furnishing stores, movie and recording industries, dentists, laundry services, clothing stores, casinos, amusement parks, sightseeing tours and the travel industry.

With no end in sight, it is difficult to imagine what will be left once restrictions lift and harder yet to visualize what changes will be forced on businesses to allow re-engagement. Quoting one buffet executive, "Bans on restaurant self-serve operations may spell the permanent demise of buffets as we have known them."

While many segments of our economy are reeling and thousands have permanently lost jobs, the stock market has recorded its best comeback in over 80 years as values have rebounded into pre-collapse territory.

It is hard to imagine how this is possible, given the fact that our economy is reinventing itself on the fly. Some are predicting even larger gains as reopening begins.

Real estate is another conundrum with values soaring across the country. Propelled by inventory shortages that predate the pandemic, we saw a momentary Covid-related hiccup in housing values before grabbing their footing again and continuing upward. Multiple offers have again become commonplace as buyers duke it out for their piece of the American dream.

All of which prompts a few questions. What happens when job losses and the corresponding inability to make loan payments means thousands will be forced to sell their homes?

What about those unable to repay loan forbearances when banks demand?

What will happen to rental housing stock as tenants are increasingly unable to pay rents, local municipalities continue forbidding evictions and landlords consequently choose to liquidate assets?

What happens if companies allow employees to permanently work from home and they no longer need expensive housing within commute distance to their jobs?

Inquiring minds would like to know. 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.



4 Bedrooms / 2 Baths /
2 Kitchens / 2 Car Garage

Lovely home in great Castro Valley neighborhood features refinished hardwood floors, fresh interior paint and a view of Lake Chabot rolling hills. Downstairs possible 4th bedroom or ADU which has full bath, additional kitchen, large bonus room with closets, and separate entrance. Large 6500+ sq.ft. corner lot on cul-de-sac. Grapes and lemons grow in the nicely landscaped backyard. Enjoy nearby Lake Chabot Regional Park.

See a video of this home here: <https://3473BrookdaleBlvd94546.f8re.com>



3473 Brookdale Blvd., Castro Valley • \$939,000



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The Hot Take on Peppers

By Buzz Bertolero
Special to the Forum

What has happened to my hot peppers? They get about a foot tall and stop growing with no peppers. This happened last year, so I changed the location with the same results. What do I need to do to solve my dilemma?

This is not an uncommon problem here in the Bay Area with hot peppers and tomatoes. Both like warm days and nights to grow and produce. So they thrive inland more than they would next to the coast.

It's the nighttime temperatures that are the most critical. The plants stagnate or stop growing when the temperatures dip below 55°F for several days. Once the plants stop growing, they are very slow to recover when the temperatures warm up.

It's more likely to be a problem with plants set out in March and April than in those planted in May. Cool nights in July and

August affect production. The plant flowers, but there are no tomatoes or peppers.

My suggestion is to plant your peppers in mid-May next spring to avoid those early-season temperature changes. The most desirable location is the one with the warmest afternoon temperature.

Another option is to plant at your regular time and be prepared to replace any plants that begin to struggle. Peppers can be planted right through June, although the selection becomes limited. Bell or the sweet peppers don't require as much heat, so they will grow in a cooler location.

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.com or on Facebook at [Facebook.com/Buzz.Bertolero](https://www.facebook.com/Buzz.Bertolero)



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RECENT HOME SALES

Castro Valley

20026 Rawhide Way	94552: \$685,000 2 BD - 1,324 SF - 1986
2253 Star Avenue	94546: \$749,000 3 BD - 1,476 SF - 1947
3452 Samson Way	94546: \$810,000 3 BD - 1,080 SF - 1955
5083 Rahives Drive	94546: \$850,000 3 BD - 1,238 SF - 1953
22290 Princeton Place	94552: \$1,060,000 4 BD - 1,940 SF - 2000
3463 Seven Hills Road	94546: \$1,155,000 4 BD - 2,559 SF - 1956
22619 Canyon Ridge Pl	94552: \$1,270,000 5 BD - 2,522 SF - 1998
TOTAL SALES:	7
LOWEST AMOUNT:	\$685,000
HIGHEST AMOUNT:	\$1,270,000
MEDIAN AMOUNT:	\$850,000
AVERAGE AMOUNT:	\$939,857

San Leandro

1640 Clarke Street	94577: \$425,000 2 BD - 984 SF - 1914
894 Lewelling Blvd	94579: \$438,000 2 BD - 858 SF - 1987
14197 Doolittle Drive	94577: \$455,000 2 BD - 1,047 SF - 1973
14013 Seagate Drive	94577: \$535,000 2 BD - 1,033 SF - 1985
2259 Pomar Vista St	94578: \$625,000 2 BD - 888 SF - 1950
15221 Edgemoor St	94579: \$625,000 5 BD - 1,692 SF - 1950
1643 142nd Avenue	94578: \$637,000 2 BD - 1,100 SF - 1942
965 Arguello Drive	94578: \$680,000 3 BD - 1,114 SF - 1954
3744 Avansino Street	94578: \$730,000 3 BD - 1,517 SF - 1978
184 Oakes Boulevard	94577: \$750,000 3 BD - 1,974 SF - 1926
698 Broadmoor Blvd	94577: \$800,000 3 BD - 1,427 SF - 1926
397 Woodland Park	94577: \$990,000 2 BD - 1,735 SF - 1922
366 Oakes Boulevard	94577: \$1,000,000 2 BD - 1,700 SF - 1900
TOTAL SALES:	10
LOWEST AMOUNT:	\$425,000
HIGHEST AMOUNT:	\$1,000,000
MEDIAN AMOUNT:	\$637,000
AVERAGE AMOUNT:	\$668,461

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Thoughts on Butterfly Gardens; Moving Bougainvilleas Difficult, Not Impossible

By Buzz Bertolero
Special to the Forum

Q I'd like to plant a butterfly garden. I have a list of plants and am looking for some other suggestions as to what to include. Do you have any other thoughts?

A Here are some other things to consider with a Butterfly garden. Plants that attract Butterflies are divided between larval food varieties and adult nectar plants.

Butterflies go through four different stages or metamorphosis – egg, larvae, pupa, and adult. Both types of plants are crucial, so the garden must include each type.

The larvae are a type of caterpillar that eats foliage, so I'd arrange the larva plants in the center or towards the back, so the damaged foliage is somewhat hidden.

Also, include an eastern-facing flat rock or two, as butter-

flies will use the rocks to start their day. They will spread their wings like a solar panel to use the reflected heat to warm themselves. And finally, you visit a public demonstration garden like the Hummingbird and Butterfly Gardens at Coyote Point Museum, now called CuriOdyssey at www.curiodyyssey.org in San Mateo, Heather Farms at www.gardenshf.org/ in Walnut Creek, or the UC Botanical Gardens at botanicalgarden.berkeley.edu/ for additional ideas.

Q I need to move an established bougainvillea so we can enlarge our family room. Can it be transplanted at this time of the year? I really would like it to survive.

A Bougainvilleas can be successfully transplanted from containers, but this is not always the case with established plants.

They have a very fine root system that doesn't knit tightly to form a solid rootball. When they're moved, the root ball breaks apart, reducing the survival rate.

This is not an ideal time to move with the warm days and nights. You'd be better off if you waited until October, but that may not be an option. So, here is how I'd go about moving it now.

I'd try to do this during the early morning or evening, avoiding the heat of the day. The first thing to do is prune the canopy back severely. This reduces the demand on the roots.

Then dig around the plant to form the root ball and support it by lining it with cardboard secured with ties. I'd use several bungee cord ties available at any home improvement store and secure it tightly.

Next, carefully tip the root ball over, cutting the roots as you go. The rootball is then picked up or slid carefully to a new location and placed upright in the new hole.

As the backfill is added, remove the ties but not the cardboard (it will decompose naturally). Cut off any cardboard that extends above the soil.

Proper planting techniques are employed by amending the backfill with soil amendments, and be sure not to bury the root ball too deep. Finally, take a few digital pictures of it for the refrigerator before you start. In this way, you avoid the last memory of your favorite plant, collapsing, turning brown, and then dying.

Buzz Bertolero is an Advance California Certified Nursery Professional. The Dirt Gardener's website is www.dirtgardener.com and questions can be sent by email to buzz@dirtgardener.com or on Facebook at Facebook.com/Buzz.Bertolero



Mortgage Rates Decline a Little

Long-term mortgage rates slipped back below 3 percent last week, according to Freddie Mac's weekly nationwide survey.

The 30-year fixed-rate mortgage averaged 2.99 percent for the week ending July 30, down from 3.01 percent a week earlier. A year ago at this time, the 30-year rate averaged 3.75 percent.

Fifteen-year mortgages averaged 2.51 percent and five-year hybrid adjustable-rate mortgages (ARMs) averaged

2.94 percent.

"It's Groundhog Day in the mortgage market as rates continue to remain near historic lows, driving purchase demand over 20 percent above a year ago," said Sam Khater, Freddie Mac's Chief Economist. "Real estate is one of the bright spots in the economy, with strong demand and modest slowdown in home prices heading into the late summer. Home sales should remain strong the next few months into the early fall."

The Garden Bug

Start in summer for fall harvest

Source: www.reneesgarden.com

- Brenda Weaver

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Carrots
Chard
Fennel
Kale
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Pak Choi
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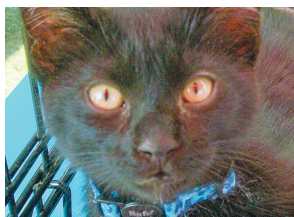
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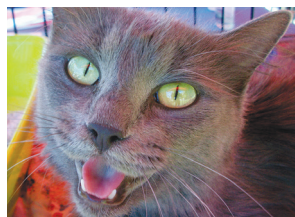
Jon and Leslie are local Castro Valley residents who have local market knowledge that is second to none. Call them today for a free consultation and market analysis of your home.

*Neighborhood average comparable sale price was \$1,142,300, we sold this home for \$1,236,000, almost 10% higher than the average value for the neighborhood.

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Battery: Homeowners Can Opt to Share Stored Power

continued from page 2

capacity, to provide backup power in customers' homes.

At least 20% of these projects will be sited in low-income homes, and the homes of customers on financial assistance programs.

Homeowners can also opt to share the power stored in their batteries with EBCE during times when there is high energy usage occurring throughout Alameda County. Through EBCE's Resilient Home program, Sunrun will pay homeowners \$1,000 for this partnership which in turn will help

to keep the electric grid operating smoothly during periods of peak electricity demand.

In addition to the pre-negotiated pricing available through Resil-

ient Home, and Sunrun's payment to homeowners for sharing their stored power with EBCE, residents can also leverage incentives from California's Self-Generation

Incentive Program to further reduce the cost of installing their battery backup systems.

For more information or to apply, visit ebce.org/resilience.

COVID: Could be Worse in Fall, Winter

continued from front page

Moss told supervisors that the pandemic could be worse in the fall and winter and apologized for any delays in advising the public to take safety precautions against the spread of COVID.

"As a health department, we have not done a good enough job to explain the benefits," Moss said of advocating for masks in public.

For Alameda County to revive its re-opening plans, County Health officials say they require a

significant decrease in the number of infections and related hospitalizations, increasing the County's investigation and contact-tracing staff, and supplying essential workers with a 30-day supply of personal protective equipment.

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8 Helpful Tips for First-Time Painters

By **Samantha Mazzotta**
Special to the Forum

First-timers often are daunted by the amount of paint and paint products to choose from, conflicting instructions from various sources, and sometimes a lack of helpful information from home-improvement store paint sections.

Others feel it's simple enough to just buy a bunch of paint and brushes and just go for it. The reality falls

somewhere in between.

Preparation is the most important rule to follow, however. You'll want to prepare the walls (and presumably trim) in your house or apartment for painting. You'll need to figure out not just what color paint to use, but how much of it to buy, and if the colors even work the way you think they will. Here are a few tips to get you started:

- Buy sample sizes of paint colors you're interested in, and paint a

stripe of each in an inconspicuous section of the wall. Paint looks different when wet and when dry.

- How much paint should you buy? A gallon of latex paint covers 350 square feet. Measure the length of each wall and add the figures together. Measure the height of the room from floor to ceiling. Multiply the first number by the height of the room and you'll have your square footage.

- Wash all surfaces to be paint-

ed with a damp sponge soaked in a soap and water solution and then squeezed to remove most of the water. Let the surfaces dry for about a half-day, longer if it's rainy or humid.

- Remove protruding nails and patch nail holes and small (less than 1/2 inch) dents and holes with spackling compound. Once it's dry, sand the compound lightly and wipe with a damp sponge to remove dust.

- Mask off areas you don't want to paint using blue painter's tape, which comes off more easily than masking tape.

- Covering a dark wall with a lighter paint? Prime the wall first with a primer that is close to or matches the color of the new paint.

- Ditto for covering one type of paint, such as an oil-based paint, with a different type, such as latex paint. A primer coat will keep your new paint from bubbling, cracking

or peeling.

- Make sure the area being painted is well ventilated; additionally, wear a filter mask (not a dust mask) to reduce inhalation of paint fumes.

Home Tip: Paint stores will pre-mix your paint after you purchase it, saving a lot of time, but you still should stir the paint for a few seconds immediately before beginning to paint with it.

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Letters to the Editor

Ruby Meadow – A Possible Solution

Editor:

A recent Forum article announced the approval of development on Ruby Meadow by the Castro Valley MAC, who said that if they did not approve it, "the County would overrule us anyway."

The mandate of the MAC is to represent the citizens to the County administration. They seem to wrongly believe that their role is to rubber-stamp County decisions.

The opposition of neighbors to low-income housing in Ruby Meadow has been unfairly characterized as NIMBYism. On the contrary, we recommend that the development occur on a site in Baywood that is closer to many of our homes.

Ruby Meadow borders the creek and is the only undeveloped site in Baywood. The alternative site is a larger and more conveniently located 238 Bypass

parcel along Grove Way, between Oak and Foothill. It was previously used for low-income housing, but buildings have been razed or boarded up.

Why destroy undeveloped land when we could replace urban blight with low-income homes and recreational space?

Here's a possible answer. The State requires each jurisdiction to build low-income housing. Ruby Meadow is south of 580, within the Hayward School District.

The MAC and County ignored the need for low-income housing when approving the luxury development recently built near Lake Chabot, but rediscovered it when a proposal was made for building low-income housing south of 580.

The Castro Valley School District (CVSD) has been gerrymandered, excluding parts of Castro Valley in exchange for high-income developments in the Hayward hills. Is pressure from real estate interests behind the imperviousness of the County and MAC to proposals for an alternate Baywood site? A

site change would cause delays, and they want to get this done quickly to fulfill State requirements, freeing them to approve more luxury housing north of 580 to further increase property values in the CVSD.

—Anita Wah, Baywood

Congressman's Inadequate Response

Editor:

Rep. Swalwell is such a big disappointment. Over and over he fails to do his job. Like a good taxpayer, I recently wrote the Congressman. I asked him why foreign students on F-1 visas, who have never earned money in the U.S. and who have never filed a tax return, are receiving stimulus checks for \$1,200. I asked him how they can return the money? Simple questions, right?

Not if you ask Congressman Swalwell.

This issue came up when a student friend of mine from India asked for my help to return the money to the Federal government which he knows he should not have received. He told me many of his student

friends also received money. When I researched it, I found out thousands of foreign students also received the money by mistake.

So what did Rep. Swalwell reply? He sent a form letter (which I requested him not to do) saying how great he was for voting for HR6201, HR 6800 and to go to the IRS website (which did not help). His letter said if I had questions to contact his office. So I tried and a recording directs you to write an email or leave a message, of which I have done both with no success. Congressman Swalwell, quit wasting our time and do your job.

—William Smyth, Castro Valley

LETTERS TO THE EDITOR must include writer's first and last names, phone number, city of residence, and must be under 300 words. Email to: fredz@ebpublishing.com, or mail to: The Forum, P.O. Box 2897, Alameda, CA 94501.

Obituaries

Ralph Dwayne Holcombe

March 20, 1930 – July 22, 2020

Ralph Dwayne Holcombe, a beloved husband, father, grandfather, and great-grandfather, passed away July 22, 2020, in his sleep at his Castro Valley home, after struggling with illness for several years. He was 90.

Mr. Holcombe was born March 20, 1930, in the Kansas farming hamlet of WaKeeney, the first child of the late Ralph E. and Stella Holcombe. Living through hardscrabble times of the Great Depression and World War II, he was greatly influenced by his loving stepfather Carl Samuelson and his kind uncle Ray Holcombe, who played pivotal roles in teaching him lessons of kindness, respect, and resolve, helping make a teenager a man.

He graduated in 1949 from North Kansas City High School and for a time was a clerk at an A and P Market in North Kansas City. He joined the U.S. Navy in 1949, serving with distinction during the Korean War in the Pacific as an aircraft carrier aviation mechanic, including aboard the U.S.S. Coral Sea. He was honorably discharged in March 1952 as a Petty Officer 3rd Class.

He would later enthrall his children and grandchildren with tales of high seas and port-of-call adventures, while always emphasizing hard work, service, and duty.

He joined Trans World Airlines in 1952 as a mechanic at its Kansas City headquarters, before transferring to TWA's San Francisco International Airport facility in 1957.

He acquired A and P mechanic licenses, became a master mechanic in 1960, an equipment mechanics lead in 1968, and had management roles before retiring in 1992 after 40 years with TWA. A fond memory was former TWA owner Howard Hughes flying in to settle labor disputes.

He lived in Union City, CA, for many years. After losing his first wife of 34 years, Catherine Holcombe, in 1985, he found love again, marrying Ardis Holcombe in 1987 and settling in Castro Valley.

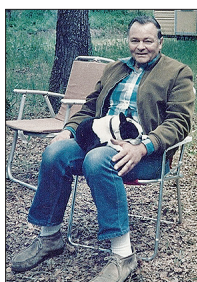
When younger, Mr. Holcombe enjoyed water skiing, classic cars, and building high-performance engines – leading to numerous lake races in his green-fire Cheetah boat and occasional stop-light challenges to unsuspecting motorists.

A great joy was traveling and cruises with Ardis throughout North America and Europe, and memorable summer trips with their beloved grandchildren across the American West and Canada.

Mr. Holcombe is survived by his wife of 33 years, Ardis, a half-sister, Ethyle Rae Vercruyssen, of Chico, CA, a son from his first marriage, Carl Holcombe, of Iowa City, IA, a step-daughter, Susan Hall, and a step-son, James Anderson (Kelly), of Castro Valley, four grandchildren, Trevor Hall (Morgan) of Portland, OR, Jordan Hall of Castro Valley, Alexis Azevedo (Tony) of Oakland, and Hayley Hall (Ryan), of Hayward, a great-grandson, Jayden Azevedo, of Oakland, and several nieces and nephews in Kansas, Texas, and Northern California.

He was preceded in death by his kid sister, Irene Decker, of Phoenix, in 1999, and a son-in-law, David Hall, in 2016.

He was a good, honest, and decent man, who will be forever missed by family, friends, and the lives he graced along his life's journey.



Manuel "Manny" Pontes

Manuel "Manny" Pontes of Castro Valley passed away on June 19, 2020.

In 1951, Manny and his wife Yvonne settled in Castro Valley and lived there for 50 years.

He repaired TV's in Castro Valley and he volunteered at the VFW Local 9601.

Visitation, Thursday, Aug. 13, 5 p.m. - 8 p.m., at Sorensen Chapel, 1140 B St., Hayward. Funeral Mass will be OUTDOORS shaded by trees on Friday, Aug. 14 at 10 a.m. at Holy Sepulchre Cemetery, 1051 Harder Road, Hayward. Funeral interment at Holy Sepulchre Cemetery, All Saints Mausoleum. Call 510-581-1234. Masks and Social Distancing are required.



William P. Savage

William P. Savage, age 94, passed away peacefully at home surrounded by his family on July 25, 2020.

Bill was born in Starkville, Colorado on October 31, 1925, and was raised with his five siblings in Trinidad, Colorado. At the age of 17, wanting to see the world, he joined the US Coast Guard during World War II. He was deployed to the European theater at Italy and Normandy as a motor machinist mate on an LST.

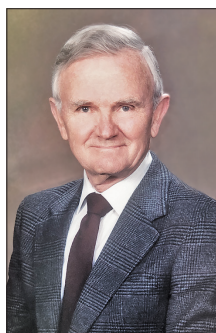
Upon his release, he used the GI Bill to attend Trinidad Junior College and went on to graduate with a Civil Engineering degree in 1951 from the University of Colorado in Boulder. It was at Trinidad Junior College where Bill met and married Joan Reagan in 1949. They had 2 sons, Steven in 1950 and Mark in 1954.

In 1954, when he accepted a job opportunity in California, the family moved to Fairway Park in Hayward where he lived until his death.

Bill's career included working as a Civil/Structural Engineer for Holly Sugar, Indenco Engineering Consultants and Stanford Linear Accelerator Center (SLAC) and retiring in 1987 after a 25-year career with Stanford. He continued independent consulting on various projects up to and past his 90th year. An amazing feat!

Bill is survived by his 2 sons and their wives: Steve and Pennie, Mark and Sandra as well as 4 grandchildren and spouses: Tyler and Alison Savage, Brett and Kensey Savage, Greg and Julianne Savage, Samantha and Eric Stephenson along with 4 great-grandchildren: Everett, Asher, Ella and Ethan. Bill was preceded in death by his wife, Joan, in 2011 after 62 wonderful years of marriage.

Bill lived a full life and will be greatly missed by his family. He was laid to rest on Tuesday, August 4, 2020, at the Chapel of the Chimes in Hayward. A Celebration of Life gathering will be planned at a later date.



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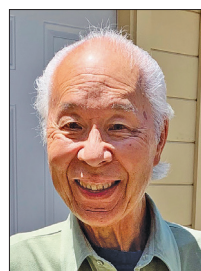
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L.W. "Rick" Quon

L.W. "Rick" Quon - Former owner of the Terrace Market in San Leandro passed away peacefully on July 29, 2020 at age of 88. Born in Canton, China in 1931, he immigrated to the United States in 1939 and grew up in Lemoore, CA. In 1950, he joined the U.S. Navy and served four years during the Korean war. In 1960, he bought the Terrace Market and retired in 1993.



Rick was a life member of the Wa Sung Chinese Service Club and a member of the Moose Club in Castro Valley. After retirement, he enjoyed traveling with the Gold Key Club of San Leandro, gardening, and being with his family.

Rick is survived by his loving wife, Tootsie of 62 years, beloved father of Julie Brandt (AJ) and David Quon (Ana), proud Papa to Nicole (Mike), Ali (Marlin), Stephanie and Sara, and Great Papa to Lincoln and Kelsey. He was well respected by his family and friends, and will be remembered by all who knew him for his kind and generous spirit. He had a smile for everyone and will be truly missed. We picture him now with a glass of Crown Royal toasting all of us! He had requested no services. In lieu of flowers, the family has requested any donations to go to the Disabled Veterans of America.

Wear Your Mask!

SENIORS

What Happens If I Die Without a Will?

Q: If I die without a will, do my assets go to the state?

By Gene L. Osofsky, Esq.
SPECIAL TO THE FORUM

A: Generally, no. The state would be the last potential recipient, and then only if your successors or next of kin could not be located.

Here is how your assets would be handled under California law:

Joint Tenancy Assets: Assets held in joint tenancy form, such as “John Jones and Mary Jones as Joint Tenants with Right of Survivorship” (sometimes abbreviated JTWROS, or merely as “joint tenants”) would go to the surviving joint tenant, and this would be the result even if you had a Will; in essence, the Joint Tenancy overrides a Will.

If you are the survivor, then they would go to you and, upon your later demise, would go as your separate property as noted below.

Beneficiary Assets: Assets titled in a manner which designates specific beneficiaries would go to those beneficiaries. Examples:



Financial accounts with “Pay on Death” or “Transfer on Death” designations, insurance and annuity policies, and retirement assets such as IRA’s and 401(k) accounts. Again, the named beneficiaries would take even if you had a Will.

Other Assets: other assets, including those held in your name, alone, would go to your next of kin under the California law of Intestate Succession. Dying intestate

means dying without a Will. In this situation, California law sets out a plan of distribution as follows:

• **Community Property:** all would go to your spouse or Registered Domestic Partner (“RDP”) if he/she survived you.

If you, yourself, were the survivor, the assets would go to you as your separate property, but subject to the special 15 year rule for a predeceased spouse, as noted below;

• **Separate Property:** assets would go to your surviving spouse/RDP and to your children. The allocation would depend upon the number of children you have: (1) if you are survived by a spouse/RDP and only one child, they would each split 50/50; (2) if you are survived by a spouse/RDP and two or more children, your surviving spouse/RDP would receive only one-third and the children would

divide the remaining two-thirds.

• **The 15 year rule:** if you had a former spouse/RDP who died less than 15 years before you, but left his/her own children surviving, then the portion of your estate attributable to your predeceased spouse would go to his/her surviving children.

If none of the above provisions direct distribution of your estate, then the law looks to your family tree: Ownership would first to your parents if alive, then to your brothers and sisters, then to your nieces and nephews, then to more remote family members in a prescribed order based upon consanguinity.

Only if no one in your extended tree can be located, would your assets escheat to the state.

However, this comment is not an invitation to forego making a Will or a Trust, because you would then give up some advantages that they offer, such as: the right to (1) designate your own beneficiaries, (2) name the overseer of your estate, (3) do tax planning, (4) protect the inheritance of children from former marriages, (5) create protective trusts for minors or persons on public benefits, (6) provide management in event of your own incapacity and long term care, (7) the option of avoiding probate by creating a Living Trust, and more.

So, do make that Will or Trust. Remember that a Will, unlike a Trust, generally requires a probate.

Gene L. Osofsky is an elder law and estate planning attorney in Hayward. Visit his website at www.LawyerForSeniors.com.



The bug-eyed beings from “Killers From Space”

What’s Up at Smalltown

● **Tonight! Wednesday, August 5:** Smalltown Takeover: Ryan Carr. Recent CVHS graduate, Chabot Theater staff member, and Magician Extraordinaire, will be performing magic tricks live from the Smalltown Society Instagram page. Tune in at 9 p.m. and prepare to be amazed! IG: @smalltownsociety

● **Thursday, August 6:** Smalltown Takeover: Clay Bassard — Join local songwriter, Clay Bassard, as he shares his heart through his music. Head to the Smalltown Society Instagram page: @smalltownsociety at 9 p.m. and be part of this evening of music.

● **Saturday, August 8:** Live Riff-Along of “Killers From Space” The Chabot is hosting its weekly Live Riff-along where you get the opportunity to watch a free movie, and also make fun of it in the comments! This week’s film is the 1954 Sci-Fi “classic,” “Killers From Space,” in which Bug-eyed aliens from Astron Delta bring a nuclear scientist back to life as a spy! Head to thechabot.com or to The Chabot’s Facebook page this Saturday at 8 p.m. to join in on the fun!

● **The Chabot Theater** has partnered with several independent film studios to release brand new movies online. Their library of movies includes heartwarming dramas such as “Driveways,” quirky comedies like “Extra Ordinary,” family movies, “One Small Step,” and documentaries such as “John Lewis: Good Trouble,” following the story of the late Congressman, John Lewis. All viewings help support The Chabot during their closure.

Support The Chabot Theater: Online Gift Cards and Merch available at TheChabot.com. Donations to The Chabot can be made via PayPal/Venmo: @thechabot. Donations to Smalltown Society can be made via PayPal/Venmo: @smalltownsociety

Getting Up Off the Floor

By Matilda Charles
SPECIAL TO THE FORUM

With aging, we lose muscle. With all the staying home we’re doing now, we’re losing more muscle. We have to fight against that.

One serious result of losing muscle at our age is the simple task of getting up off the floor. It can happen to anybody our age: You look for something at the back of the bottom shelf of the refrigerator, and suddenly there you are, sitting on the kitchen floor, unable to get up.

Even if you can reach the phone to call for help, think about what happens next. The EMT crew will show up, but they won’t come rushing in. Not nowadays. Now they want to determine whether or not you’re likely to have the COVID virus. If there’s any risk at all, they’re likely to suit up with all their biohazard gear before they even come in the house.

The best way to avoid all that drama is to not lose those muscles

and to know a few techniques for getting up again.

Ordinarily I’d say to ask your senior center to hold a few classes on muscle-building and how to get up off the floor. But it’s likely they’re closed. YouTube, however, never closes.

Put these search words into YouTube or even your browser: “seniors get off floor muscles.”

Some specific YouTube channels you can search through for helpful exercises and techniques are “Elder-gym Fitness for Seniors,” “Ernie Schramayr” and “Bob & Brad.” (These last two guys are physical therapists with a great sense of humor. In fact, click Videos and look through all their offerings.)

When you find something you like, bookmark it.

Then, when you have the muscles and the technique, test it once a week. Get down on the floor, get up. Even if you’re certain you’d have no problems, test it anyway. With aging you never know.

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Low-Cost Senior Lunches

Take-away low-cost lunches are available curbside for seniors 60 and over at United Methodist Church, 19806 Wisteria St. in Castro Valley on Tuesdays and Fridays from noon to 12:30 p.m. A donation of \$3.75 per meal is suggested. Participants must be registered for the program at www.SpectrumCS.org (or, pickup a registration form on-site). Please call 3 business days in advance to 510-881-6768 and leave a message with your name, phone number, the day(s) you want to reserve a meal and the location.

Friday, Aug. 7 Menu: Beef Stroganoff, Egg Noodles, Peas, Baby Carrots, Seasonal Fresh Fruit

Tuesday, Aug. 11 Menu: Salisbury Steak, Mashed Potatoes, Brussels Sprouts

Note that HARD’s meal distribution at the Hayward Senior Center ended on July 31 and began at Aitken Senior Center in Castro Valley this past Monday, Aug. 3.

Other distribution sites are listed at www.SpectrumCS.org.

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COMMUNITY SECURITY FRIENDSHIP

ATHLETE OF THE WEEK



Liam Griffith is our Athlete of the Week. The Castro Valley High School Senior played goalie for the Boy's Varsity Water Polo Team for the 2018 and 2019 Seasons. He set the school re-

cord for most saves in a season with 294 saves. He plans to play club Water Polo at the University of Washington, which he will be attending this year.

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Maps: A New History of Castro Valley

continued from page 3

tion." Tens of thousands of acres of productive range land that had been under the management of the priests of Mission San Jose suddenly became government property, and a constantly changing parade of governors greatly expanded the Spanish tradition of handing out large "ranchos" grants to well-connected men who had served the government.

Cow hides, horns and lard were the only items of trade the Californians could offer the Yankee merchant ships that serviced the state, the government sought to expand this trade with these large grants. Many would now label the grantees as "oligarchs."

One such grantee was Don Guillermo Castro. Castro came from a well-established family, he was a third-generation Californio, his grandfather having arrived on the first migration into the area with Juan Bautista de Anza in 1775. He was born in 1810 and married María Luisa Fermina Peralta, daughter of the only Spanish-era land grantee in the East Bay.

Castro worked as a military officer and surveyor. About 1838 he moved his family to an adobe home in what is now Hayward and started the process of acquiring a rancho grant.

Castro was not alone. Even before he arrived, Jose Joaquin Estudillo settled in the San Leandro area and Castro's brother-in-law Francisco Soto and wife Barbara took up the ranching life less than a mile down Mission Boulevard. They all wanted land, and their plans overlapped, it was left to the governor to sort out the division.

Castro received a small grant of about 60 acres in 1840 pending resolution of the conflicting re-

quests, followed by huge grant of about 27,000 acres including Castro Valley in 1843 called "Rancho San Lorenzo (Alta)."

Men seeking rancho lands were required to submit simple maps called "diseños." There are three preserved diseños that show Castro Valley, one has been regularly published, the other two have not. These less well known maps show Castro Valley (arrowed) in relation to the surround rancho lands.

The simple pen drawing map was annotated by an assistant to the governor offering two ways to divide the land between Estudillo and Castro — the governor chose the north-south line of division.

CVSan Announces Grants

The Castro Valley Sanitary District (CVSan) has announced the continuance of the Lateral Replacement Grant Program, scheduled to start at 7:30 a.m. on Monday, Aug. 17.

Fifty-thousand dollars in total funding has been allocated to the program which offers financial

assistance to qualified applicants to replace their entire defective private sewer lateral at 50% of the approved cost, up to a maximum reimbursement of \$2,000 per lateral.

For program information, call 510-606-1300 or visit www.cvsan.org/grants.

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