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PAGE  
7

**WEEKEND WEATHER**  
**COOL** Fall weather starts  
to set in this weekend  
HIGHS: 60-65  
0 10 20 30 40 50 60 70 80 90 100 110  
LOWS: 47-52

**FRIDAY**

**SATURDAY**

**SUNDAY**

# San Leandro Times

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

VOL. 30 • NO. 45

THURSDAY, NOVEMBER 5, 2020

SAN LEANDRO • CALIFORNIA



PHOTO BY JIM KNOWLES

## The Voters Decide

Nick Lucas of San Leandro delivers his ballot to the voting center at the Veterans Building on Bancroft Avenue on Tuesday where poll workers Nicholas Corrie and Carly Valencia helped voters. A record number of voters turned out for this year's election. Alameda County had an all-time high of 966,000 registered voters.

## Azevedo, Simon Win Council Seats

Azevedo upsets Hernandez as two new members join City Council

By Michael Singer  
San Leandro Times

San Leandro has two new faces in the City Council following a long night of voting and an extensive campaign season. Bryan Azevedo and Fred Simon won in their respective districts and will join the City Council.

Votes will still need to be officially certified by the Alameda County Registrar of Voters, but all of San Leandro's 33 precincts have reported.

In District 2, challenger Bryan Azevedo received 8,575 votes or 54 percent. He replaces incumbent Ed Hernandez who received 7,283 votes or 46 percent. The two candidates essentially swapped places from the 2016 election where Hernandez received 54 percent of the vote. More than 16 thousand votes were counted in the District 2 race, more than any other City Council District vote in San Leandro.

Azevedo has been effectively campaigning since he last lost to Hernandez four years ago. He said he was humbled to be the next San Leandro District 2 City Council member.

"Thank you for putting your trust in me to be your voice," Azevedo said to the people of San Leandro. "I'm going to be looking to all the residents for perspectives on important issues. Together, there's nothing we can't

accomplish."

Azevedo said he's been canvassing and talking with San Leandro voters about his campaign since 2018.

"Our campaign offered an

see WIN, page 3

## Property Sales Tax Measure Passes

By Mike McGuire  
San Leandro Times

San Leandrans passed a property transfer tax, Measure VV, that was pushed to help ease the city's Covid-related financial emergency

City leaders had said Measure VV was needed because of a big budget deficit caused by Covid-19 reducing sales tax and other revenues. But opponents had said the city should have cut other areas of its budget to compensate.

With a simple majority needed to pass, Measure VV got 9,509 votes in favor (54 percent of the

see TAX, page 12

## State Guidelines to Encourage Housing

By Mike McGuire  
San Leandro Times

San Leandro is moving toward setting standards in advance of proposed multi-family housing projects, with an eye toward reducing delays and the number of public hearings after a specific project has been proposed.

The move is to comply with recent state laws to promote more

housing construction, according to Tom Liao, community development director for the City of San Leandro.

The new state laws affect apartments, town homes and multi-use developments that include housing in most of the state's communities. They are the Housing Accountability Act and its recent amendments, SB 35 and

The Housing Crisis Act, SB 330.

They limit public meetings to five after a project is proposed, including any public hearings held before the Planning Commission and City Council

Liao noted that housing is officially a "crisis" for the state, and is considered a top state priority up there with balancing the state budget.

Liao also said that San Leandro wasn't one of the several cities statewide that sparked outrage over not allowing any new housing to be built. Housing aimed at different income levels has always been part of the city's General Plan, Liao said.

San Leandro residents shared views online Oct. 21 with San

see HOUSING, page 10

## Prola Holds Seat on SL School Board

By Mike McGuire  
San Leandro Times

Incumbent trustee Diana Prola won re-election Tuesday to the San Leandro Unified School District board over challenger Richard Chennault by a wide margin.

Prola received 9,694 votes (73 percent of the total), while challenger Chennault got 3,608

votes (27 percent).

Prola had stressed her long experience both as a teacher and as a board member, while Chennault, a technologist and schools volunteer, said new perspectives were needed to meet unprecedented challenges for the schools.

"It was a nice birthday present," said Prola, who found out the results when she awoke on



Diana Prola

her birthday Wednesday.

The most immediate concern for herself and the board, Prola said, is to tackle distance learning and the reopening of the schools once it is safe.

"We need to reopen and get kids back into the schools," Prola said. "I wish this virus would go away."

see SCHOOL BOARD, page 12

### INSIDE YOUR TIMES

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Boys & Girls Club CEO  
to retire. **Page 2**

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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.



## PETS OF THE WEEK



Nimbus



Cirrus

The Pets of the Week at the Hayward Animal Shelter are Nimbus the bunny and Cirrus the bunny.

**Nimbus** is a sweet male bunny who is laid back and quiet. He will come greet you if you sit quietly with him. He loves timothy hay and parsley.

**Cirrus** is a sweet female

bunny with a beautiful tri-color coat. She is dainty and shy, but will let you handle her if you are quiet and gentle with her. She enjoys timothy hay and treats of fresh greens.

For adopt or for more information on Nimbus or Cirrus, call the Hayward Animal Shelter at 510-293-7200.



BOYS & GIRLS CLUB PHOTO

Bob Glotch will hand over the reins at the San Leandro Boys & Girls Club to Kim Pace later this month.

## San Leandro Boys & Girls Club CEO Bob Glotch to Retire Later this Month

The Boys & Girls Clubs of San Leandro's Chief Executive Officer Bob Glotch announced he will retire on Nov. 21.

Glotch will close out a 49-year career in youth develop-

ment, 42 of those years with the Boys & Girls Clubs youth movement.

Kim Pace, the current chief operating officer for the club, will replace Glotch as CEO.

Glotch began his career at the San Pablo Recreation and Parks Dept. from 1971 through 1978, working in many capacities. Upon graduating with a BA in Recreation Management, Glotch became the program director for the Alameda Boys Club in 1979 and became that club's executive director in 1984.

In 1998, Bob became the executive director and now chief executive officer for the Boys & Girls Clubs of San Leandro.

During Glotch's 23 years in San Leandro, the club has grown to 12 sites with over 90 employees, serving over 1,300 children daily. Now the club is undergoing a \$10 million renovation of the site at 401 Marina Boulevard.

"I am extremely proud of the accomplishments we have achieved over the last 23 years and I could not be more excited about the future of the Boys & Girls Club in San Leandro. The

club will have a new facility, a new CEO and a new vision and commitment to serving the kids and families of this community," Glotch said.

Pace, who will become the new CEO, will complete the renovation of the Marina Blvd. club site by the end of January. She brings over 16 years in youth development experience, both as paid staff and volunteer.

Pace served as Youth and Teen Program Director for the Y.M.C.A. of San Francisco, managing a staff of 60 and serving up to 200 teens daily, overseeing development and programs for families and youth. She is the past president and youth chair for the San Leandro Rotary Club serving over 250 high school youth, and is a current board member of Compete Youth, San Francisco and the Vice President of the San Leandro Improvement Association. Pace was born and raised in San Leandro and resides in San Leandro with her husband and son.

For more information about Boys & Girls Clubs of San Leandro visit [www.bgcscl.org](http://www.bgcscl.org).

## San Leandro Times

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

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## Join the Library's Virtual Book Club

Join the San Leandro Public Library tonight (Thursday) from 6 to 7 p.m. for a new monthly virtual adult book club focused on #Ownvoices books, a hashtag that started in 2015 to promote diverse authors and books. Adults

18 and over can join this Zoom meeting by going to the library website ([www.sanleandrolibrary.org](http://www.sanleandrolibrary.org)) and registering at the Latest Library News Item. Bring your own book and/or get good reading inspiration for the fall.

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# Win: Simon elected to City Council with 70 percent of the vote

continued from front page  
opportunity to make a statement about politics that dismisses the voice of the community in favor of special interests that have too long held sway over council member's votes," Azevedo said. "I've made myself available and accessible to voters and will continue to do so as their council member. We offered a refreshing vision for how we can work together with a community-focused, action-oriented approach

“Our campaign made a statement about politics that dismisses the voice of the community in favor of special interest.

— City Councilman-elect  
Bryan Azevedo

that spoke to the voters of San Leandro.”

Hernandez conceded his candidacy on Wednesday morning and thanked his supporters in a message posted to his Twitter account.



TIMES FILE PHOTO

Fred Simon, who was on the Oro Loma Sanitary District board, won his City Council race.

“I want to thank my colleagues on the City Council, my family, and the community for your support and collaboration over the last four years,” Hernandez said in his Twitter post. “Last night, I contacted Bryan Azevedo to congratulate him on a successful campaign. All of our elected leaders deserve our support as they prepare to lead our City forward during these challenging times. Thank you again for the privilege of serving your needs.”

District 4 saw a more lopsided victory. Former Oro Loma

“At 90,000 residents strong, together we can do great things for our city.

— City Councilman-elect  
Fred Simon



TIMES FILE PHOTO

Bryan Azevedo won a seat on the City Council after campaigning for the past two years, messaging on social media and holding food drives and campaign events.

Sanitary District Board member Fred Simon received 10,458 votes (70 percent) compared to Christopher Bammer's 4,301 votes or 29 percent of the total.

Simon replaces outgoing District 4 City Council member Benny Lee who was termed out after two terms on the City Council. Lee ran for the Oro Loma Sanitary District board and won the seat left open by Simon.

“Thank you San Leandro for electing me to City Council District 4,” Simon told the San Leandro Times. “I look forward to uniting our community to improve our quality of life and economic opportunities. At nearly 90,000 residents strong, together we can do great things for our city.”

City Councilman Pete Ballew ran unopposed in District 6. He received 12,969 votes or 98 percent with the remainder going to write-in candidates.

Ballew thanked the voters for their continued support and said in the short term that he would

be helping residents recover from the negative effects of the Covid-19 pandemic. His longer goals include getting the development started at the Marina, continuing to work on a sustainable budget, and continued focus on public safety, public health, and public accountability.

“Over the next four years, I hope to stay true to my platform of ‘Common Sense in Govern-

ment,’ and representing all San Leandrans, including the silent majority, and not just those on the margins of any issues we face,” Ballew said. “Of the close to 90,000 people in San Leandro, I believe less than 500 pay close attention to what we do as a City Council. That’s about .5-.6% of our constituents. I’d like to work on garnering more public involvement and interaction.”

## Naval Reservist Called Up In Pandemic Mobilization

Petty Officer 2nd Class Liang Zhang is a 2020 San Francisco State University graduate and native of Oakland, California.

Liang is serving at Pearl Harbor Naval Shipyard and Intermediate Maintenance Facility as part of the largest mobilization of reservists in Naval Sea Systems Command (NAVSEA) history. The mobilization is tied directly to the Covid-19 pandemic.

Zhang is one of the reserve sailors deployed to the Navy's four public shipyards as part of the Surge Maintenance (SurgeMain) program.

SurgeMain was established in

2005 to augment the Navy's organic civilian shipyard workforce in times of need.

It has 2,200 enlisted reserve sailors and 240 reserve officers across 75 units.

“I always strive to do the best for my country,” Zhang said.



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## SENIORS

## Special Planning for Incapacitated Spouse

*Q: My wife suffers from dementia and has been in a nursing home for some time. About a year ago, we put everything in my name so she could qualify for a Medi-Cal subsidy to help pay for her care. We currently have only simple wills which leave everything to the survivor of us, and then to our two children. Is this the best plan?*

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

A: Probably not, and here's why: if for some reason you predeceased her, then all of your assets would go to her. These assets would then put her over the \$2,000 Medi-Cal resource ceiling for an unmarried individual, and she would be terminated from the program and lose her subsidy.

She would then have to use these very assets to pay for her care, potentially depleting a lifetime of savings and leaving little or nothing as an inheritance for your children.

A better plan would be to change your own will and trust so that if you predeceased her, your assets would go into a Spousal Special Needs Trust (S-SNT) for her benefit.

The S-SNT is a special trust which would hold these assets in the name of a "friendly" trustee, who would use them to pay for extra things for your wife not provided by Medi-Cal, such as a TV in her room, occasional outings, and perhaps companion visits.

Because the assets would be owned by the trustee, they would not count as hers and would thus not undermine her continued eligibility for Medi-Cal. One of your children could serve as trustee.

Upon her later demise, the balance remaining would go to your children or other designated beneficiaries.

This special S-SNT requires that your plan be structured in a very special way. Because of a quirk in the law, it must be created by Will, and not by trust. In this sense the S-SNT created for a

spouse is very different from the Special Needs Trust sometimes created for a child or grandchild on public benefits.

Your plan could still use a trust and companion will. They would be structured so that they worked together but contained a kind of "toggle switch": If your wife predeceased you, then upon your own later demise they would pass everything to your children by trust. But, if your wife survived you, the "switch" would trigger and trust assets would, instead, transfer to your Will to create the S-SNT for her.

Because the S-SNT for a spouse must be created by will, it requires some involvement by the probate court after your demise. Fortunately, this requirement does not necessarily mean that your estate would need to go through a full probate. It only requires that, after your demise, a petition be filed in the probate court seeking an order formally establishing the S-SNT and authorizing its funding from your probate estate. Once the order is granted, your estate assets would be so transferred, and the probate could then be closed.

This plan does require that it be in place before your demise and its design and implementation does require special skill by an attorney with specialized knowledge regarding Medi-Cal planning.

A variation of this plan would be suitable for a couple, presently in good health, who wish to plan for the possible future long term care needs of the survivor of them.

Gene L. Osofsky is an elder law and estate planning attorney in the East Bay. Visit his website at [www.LawyerForSeniors.com](http://www.LawyerForSeniors.com).



## How to Save Money on Prescription Eyeglasses

By Jim Miller  
Special to the Times

Unfortunately, in 2020 it's still true that original Medicare does not cover vision services, which includes routine eye exams and prescription eyeglasses – unless you've just had cataract surgery.

While there's no one solution to this common need, here are a few tips that can help you save.

**Medicare Advantage**

While original Medicare doesn't cover vision services, there are Medicare Advantage plans that do. Medicare Advantage plans, which are sold through private insurance companies, cover all the same medical and hospital services that original Medicare does, but many of them also provide vision as well as dental, hearing and prescription drugs too.

To locate Advantage plans

in your area that provide vision coverage, go to [Medicare.gov/plan-compare](http://Medicare.gov/plan-compare) or call 800-633-4227. But before enrolling in a plan, check the benefit details to ensure the plan's vision coverage includes routine eye exams, eyeglass frames and lenses.

If you are currently enrolled in original Medicare you can switch to a Medicare Advantage plan each year during the open enrollment period, which is between Oct. 15 and Dec. 7. Or, if you already have an Advantage plan that doesn't provide adequate vision coverage, you can swap to another plan between Jan. 1 and March 31.

If, however, you don't want to change your Medicare plan, you can still get coverage by purchasing a vision insurance policy – see [eHealthInsurance.com](http://eHealthInsurance.com).

Vision policies typically start at around \$11 to \$13 per month for an individual, but before signing up make sure your savings potential is worth the cost of the monthly premiums and

required copays.

**Discount Stores**

Purchasing eyeglasses from discount retailers is another way to save. Costco Optical is one of the best discount stores for good eyewear and low prices. Eyeglasses cost an average of around \$184, but to shop there you have to pay a \$60 annual membership fee. Some other good retail options for low prices include Sam's Club Optical and Walmart Vision Centers.

You also need to find out if you are eligible for any discounts. Some retailers provide discounts to membership groups like AARP and AAA.

AARP members, for example, can get 30 percent off a pair of glasses (frames and lenses) at LensCrafters and Glasses.com, and you save an additional \$10 on a complete pair at Target Optical. AARP also offers \$55 comprehensive eye exams (dilation included) at participating eye doctors. See [AARPVision-see EYEGLASSES](http://AARPVision-see EYEGLASSES), page 5

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## LIFESTYLE

## Pot Pies: Suppertime Favorites

There are few foods that are as comforting as a traditional pot pie. Beneath a golden, flaky crust lies an explosion of flavor – piping hot chunks of meat and tasty vegetables wrapped in a savory sauce. Generations of hungry appetites have been satisfied with this delicious culinary staple.

**CHICKEN POT PIE**

- 1 pound skinless, boneless chicken breast halves, cubed
  - 1 cup sliced carrots
  - 1 cup frozen green peas
  - 1/2 cup sliced celery
  - 1/3 cup butter
  - 1/3 cup chopped onion
  - 1/3 cup all-purpose flour
  - 1/2 teaspoon salt
  - 1/4 teaspoon black pepper
  - 1/4 teaspoon celery seed
  - 1-3/4 cups chicken broth
  - 2/3 cup milk
  - 2 (9-inch) unbaked pie crusts
- Preheat oven to 425°F.

In a saucepan, combine chicken, carrots, peas, and celery. Add water to cover and boil for 15 minutes. Remove from heat, drain and set aside.

In the saucepan over medium heat, cook onions in butter until soft and translucent. Stir in flour, salt, pepper, and celery seed. Slowly stir in chicken broth and milk. Simmer over medium-low heat until thick. Remove from heat and set aside.

Place the chicken mixture in bottom pie crust. Pour hot liquid mixture over. Cover with top crust, seal edges, and cut away excess dough. Make several small slits in the top to allow steam to escape.

Bake in the preheated oven for 30 to 35 minutes, or until pastry is golden brown and filling is bubbly. Cool for 10 minutes before serving. Makes one 9-inch pie.

**HAMBURGER POT PIE**

- 1 pound lean ground beef

- 1-1/2 teaspoons onion powder
- 1/2 teaspoon salt
- 3/4 teaspoon pepper
- 1 (12-ounce) bag frozen mixed vegetables, thawed
- 1 (10-3/4 ounce) can condensed tomato soup
- 1 cup Bisquick (original)
- 1/2 cup milk
- 1 egg
- 1/2 cup shredded Cheddar

Heat oven to 375°F. In 12-inch skillet, cook beef, onion powder, salt and pepper over medium-high heat 5 to 7 minutes, stirring frequently, until beef is brown; drain.

Stir vegetables and soup into beef; heat to boiling. Spoon into ungreased 2-quart casserole.

In small bowl, stir Bisquick mix, milk, and egg with wire whisk or fork until blended. Pour over hot beef mixture.

Bake uncovered 25 to 30 minutes or until crust is golden brown. Top with cheese. Bake 3 to 5 minutes longer or until cheese is melted. Yields about 6 servings.



## Eyeglasses: Check websites for deals

*continued from page 4*  
mation.

Buying eyeglasses online can also offer huge savings. Stores like ZenniOptical.com, and EyeBuyDirect.com sell prescription eyeglasses for as little as \$6 and \$7. These sites let you upload a photo of your face, so you can see what you'd look like in different frames.

Or, for a snappier choice of frames see WarbyParker.com, which offers single-vision glasses starting at \$95. They even offer a free program where you can request up to five pairs to try on at home for five days.

To purchase glasses online, you'll need a valid prescription from an eye doctor (typically no more than a year old), plus your pupillary distance number, which is the distance, measured in millimeters, between the centers of your pupils in each eye.

**Low-Income Assistance**

If your income is low, depending on where you live,

there may be some local clinics that provide free or discounted eye exams and eyeglasses. See Directory.LionsClubs.org for contact information.

You may also be able to get free eyeglasses through New Eyes (New-Eyes.org, 973-376-4903), a nonprofit organization that provides free eyeglasses through a voucher program to people in financial need.

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

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OCTOBER 2, 2020  
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County Clerk  
ALAMEDA COUNTY  
By-----, Deputy  
FILE NO. 573422

**FICTITIOUS BUSINESS NAME STATEMENT**

Pursuant to Business and Professions Code Sections 17900-17930

The name of the business(es): MINASFCONCIERGE, located at 113 Rantoul Circle, San Leandro, CA 94577, in Alameda County, is hereby registered by the following owner(s): Minakshi Norman, 113 Rantoul Circle, San Leandro, CA 94577. This business is conducted by an individual. This business commenced N/A.

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

Expires OCTOBER 2, 2025  
**OCT 22, 29, NOV 5, 12, 2020**  
295-SLT

FILED  
OCTOBER 7, 2020  
MELISSA WILK  
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ALAMEDA COUNTY  
By-----, Deputy  
FILE NO. 573612

**FICTITIOUS BUSINESS NAME STATEMENT**

Pursuant to Business and Professions Code Sections 17900-17930

The name of the business(es): ACE AUTO CARE OF HAYWARD, located at 21135 Mission Blvd., Hayward, CA 94541, in Alameda County, is hereby registered by the following owner(s): Behzad Radjabi, 7661 Wells Ave., Newark, CA 94560. This business is conducted by an individual. This business commenced 10-01-20.

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

Expires OCTOBER 7, 2025  
**OCT 29, NOV 5, 12, 19 2020**  
298-SLT

FILED  
SEPTEMBER 29, 2020  
MELISSA WILK  
County Clerk  
ALAMEDA COUNTY  
By-----, Deputy  
FILE NO. 573307

**FICTITIOUS BUSINESS NAME STATEMENT**

Pursuant to Business and Professions Code Sections 17900-17930

The name of the business(es): AVJP Janitorial Services, located at 747 Lewelling Blvd., SPC #47, San Leandro, CA 94579, in Alameda County, is hereby registered by the following owner(s): Esperanza P. Hernandez, 747 Lewelling Blvd., SPC #47, San Leandro, CA 94579. This business is conducted by an individual. This business commenced N/A.

/s/ Esperanza P. Hernandez  
This statement was filed with the County Clerk of Alameda County on date indicated by file stamp above.

Expires SEPTEMBER 29, 2025  
**OCT 15, 22, 29, NOV 05, 2020**  
290-SLT

FILED  
SEPTEMBER 23, 2020  
MELISSA WILK  
County Clerk  
ALAMEDA COUNTY  
By-----, Deputy  
FILE NO. 573215

**FICTITIOUS BUSINESS NAME STATEMENT**

Pursuant to Business and Professions Code Sections 17900-17930

The name of the business(es): Silver Lane Antiques, located at 1280 Benedict Ct., San Leandro, CA 94577, in Alameda County, is hereby registered by the following owner(s): Mary Moore, 1280 Benedict Ct., San Leandro, CA 94577. This business is conducted by an individual. This business commenced 5-9-11.

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

Expires SEPTEMBER 23, 2025  
**OCT 15, 22, 29, NOV 05, 2020**  
294-SLT

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# REAL ESTATE GALLERY



## REAL ESTATE REALITY

By Carl Medford, CRS  
Special to the Times

GUEST COMMENTARY



## California Association of Realtors Takes a Stand on Discrimination

As racial tensions continue echoing across the nation, the National Association of Realtors (NAR), in conjunction with state Realtor Associations are working hard to uphold the national Fair Housing Laws instituted in 1968.

Recently, the California Association of Realtors (CAR) added a new form to listing agreements and purchase contracts.

Titled the "Fair Housing & Discrimination Advisory," it states, "NAR Code of Ethics Article 10 prohibits discrimination in employment practices or in rendering real estate license services against any person because of race, color, religion, sex, handicap, familial status, national origin, sexual orientation, or gender identity by Realtors." (1)

In effect, this means Realtors must provide full access to every property by everyone. Period.

Historically, real estate agents have been guilty of limiting access based upon local policies, personal preference and neighborhood-specific covenants, conditions and restrictions (CC&Rs) banning specific racial groups.

Although practices have changed, and Bay Area communities are amongst the most ethnically diverse in the nation, some of the old CC&Rs still exist and are actually included in current real estate transactions. I recently received a call from a homebuyer reading the CC&Rs for his property.

"Have you read these?" he demanded, referring to paragraphs with ethnic restrictions. "Is this for real?"

I pointed out that while historical CC&Rs may not have been changed since their inception (In some cases 50-70 years ago), today's Fair Housing Laws take precedence and override any documentation that includes violations of the Fair Housing Act.

Today's Fair Housing Laws affect almost every area of the home buying process and can be unwillingly violated by those not current with the nuances of the legislation. As an example, buyers frequently ask real estate agents two questions: "What is the ethnic makeup of this neighborhood?" and "What is the crime rate in this area?" If the agent answers either of the questions, they would be in violation of the law and guilty of a practice called "Steering."

While agents cannot answer specific questions about any

given area, they can provide buyers with links to websites where the buyers can go, get the information they are looking for and make informed decisions on their own.

The Bay Area has worked long and hard to come out from underneath a history of discrimination. It is more important than ever that we continue making this a region where equal opportunity for housing is a fact, not a byword.

(1) Excerpt from California Association of Realtors Form FHDA, FAIR HOUSING & DISCRIMINATION ADVISORY, dated 10/20

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.

## Mortgage Rates Remain Flat

Long term mortgage rates remained nearly unchanged last week, according to Freddie Mac's weekly nationwide survey.

The 30-year fixed-rate mortgage averaged 2.81 percent for the week ending Oct. 29, up slightly from the previous week when it averaged 2.80 percent. A year ago at this time, the 30-year rate averaged 3.78 percent.

Fifteen-year fixed-rate mortgages averaged 2.32 percent down slightly from 2.33 percent. A

Five-year hybrid adjustable-rate mortgages (ARMs) averaged 2.88 percent, up slightly from 2.87 percent.

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HOME of the WEEK

## Out of Control Wisteria; Cherry Tree Woes

By Buzz Bertolero  
Special to the Times

*I have a wisteria climbing up the front of my porch. By the fall, it's always out of control. Can I trim it back now without jeopardizing next spring's blooms? Also, how might I help increase the flow-ers, as it doesn't tend to put out an abundance of blossoms?*

There is a reluctance of gardeners to prune plants, especially vines, fruit trees, and roses, once the primary pruning season is completed. When quizzed why not, the most common answers are "It may die" or it will stop blooming.

The reality is plants never die from such pruning practices; however, flowering issues may develop related to off-season pruning. These issues are easily overcome with some basic plant knowledge about the plants in question.

Wisteria vines are traditionally pruned the heaviest in the spring after flowering. This is the time to establish or re-establish the basic shape of the plant.

During the growing season, it's okay to prune off any of

the shoots that are growing in the wrong direction. Wisteria blooms on the second year and older growth.

You improve flowering by lowering the soil pH. The pH scale is from 1 to 14, with seven being neutral. Any soil reading above 8.0 is said to be alkaline, while soils below 7.0 are said to be acidic. Wisterias like a soil pH around 6.0 to 6.5. You determine your soil pH with a simple pH kit available at your favorite garden center.

The soil pH is modified or lowered by applying an acidifier such as Soil Sulphur, Aluminum Sulfate, or GreenAll pH Adjuster. The pH test determines the amount. With the beginning of the rainy season, now is an excellent time to apply these products to your soil. Besides wisterias, an acidifier is particularly beneficial to blueberries, azaleas, camellias, rhododendrons, gardenias, and other shade-loving plants.

*How do we get our Montmorency cherry tree to bear fruit? We had one for years that yielded about 10 pies each summer. It has since died, and the replacement tree now only yields six cherries each year.*



Montmorency Cherry is the most popular pie cherry in North America because of its tartness and bright red color. The primary reason cherries fail to fruit is poor pollination; however, Montmorency cherry is a self-fertile variety, so it doesn't need another cherry tree for pollination like a Bing cherry.

Honey bees are the primary pollinator for cherries as well as all other fruit trees. With the native beehives being destroyed by a predator mite, there is a shortage of honey bees.

Weather is another factor that influences the fruit set during the flowering period. Honey Bees are not active when the daytime temperatures are below fifty-five degrees or when it's wet, damp, or rainy.

Last year, it was dry during flowering, so the weather should not have impacted pollination. Thus, your problem is a lack of Bees, and unfortunately, there is much you can do to improve things.

Buzz Bertolero is an Advanced California Certified Nursery Professional. The Dirt Gardener's website is [www.dirtgardener.com](http://www.dirtgardener.com) and questions can be sent by email to [buzz@dirtgardener.com](mailto:buzz@dirtgardener.com).



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# Bring Personalized Expression into Kitchen Design

**P**ersonalizing a kitchen's design is an opportunity to showcase true individuality. The space will feel like a true reflection of self when finished with handpicked details. Adding special touches throughout a space, from unique materials to striking statement pieces, can work together to form that cohesive, yet individualized feel.

## Merged aesthetic

Merge classic and modern design elements, such as wood cabinetry or richly veined marble, with smaller personalized touches that help to bring the room together. To unite varying design elements, consider adding a mixed stone backsplash to complement a central color scheme. By rooting the color palette in opulent shades of white, the space will evoke a sense of comfort. Warmer

shades add polished neutrality, allowing striking details to shine against casement windows for a flood of natural light.

## Streamlined synergy

Select integrated appliances that seamlessly blend into the kitchen, rather than distract. Adding a stove-side niche places all essential seasonings within reach, while a mounted pot rack above the range keeps cookware in close proximity. Refresh existing storage options with brass and marble shelves to elevate traditional kitchen shelving.

## Customized expression

Embrace elements that bring individuality into the space by opting for customizable, functional statement pieces. The Odin Kitchen Collection by Brizo provides expansive options for versatility, with seven warm-to-cool finishes, each

creating a distinctively different expression. Additionally, maintain the clean, simple and functional Scandinavian design of the Odin Kitchen Collection by integrating personalized touches. A variety of handle options, from all-metal - matching finish or split finish - to wood, offer the ability to tailor the look.

## Contemporary nuances

Choosing impactful lighting, such as oversized, contemporary golden pendants, helps to guide the eye and create a primary focal point. Complete the kitchen with chic counter stools that create a sleek, sophisticated edge. The kitchen should reflect just the right amount of expression with accent pieces, letting the space tell a personalized story through sophisticated touches that speak for themselves.

- Brandpoint



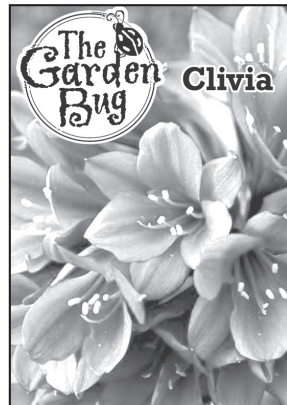
## Transition of Seasons

November is a time of transition for your gardens. As one growing season comes to a close, another will begin in just a few months. Now is the time to clear out exhausted summer plants, to prepare for frosty nights and to plan and plant for spring.

## Flowers

Perennials for next spring and summer can be planted from nursery stock now. Look for seedlings of candytuft, columbine, cineraria and Sweet William. Take care of chrysanthemums by dusting for pests and staking for support. Stop pinching them out at the tips. There is still time to plant bulbs for a brilliant display of spring flowers.

# WEAR YOUR MASK



In autumn, stop fertilizing your clivia plant, and place it in a cool room for about 6-8 weeks; this is essential for flower bud formation. Water very sparingly until flower buds appear. Just as winter enters its bleakest stage, you will be rewarded with a bouquet of lovely bright-colored flowers. When the flowers fade, cut the stalk at its base to prevent seeding. - Brenda Weaver

Sources: www.chicagobotanic.org, worldfloweringplants.com

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**PENDING** 2377 Hillside! Last week's Home of the Week!



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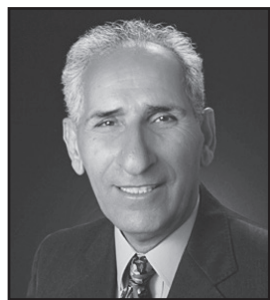
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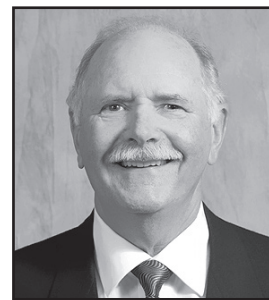
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CITY OF SAN LEANDRO GRAPHIC

Groups of people at the virtual meeting were given three examples of designs for townhomes, apartments and multi-use developments to discuss.

## Housing: People wanted buildings that are articulated, not boxy

*continued from front page*

Leandro planners on what design features are preferred in the proposed housing guidelines. About 30 people attended the online

meeting, though several were city staff members or consultants.

Generally, those at the online meeting wanted buildings that were “articulated” rather than

boxy, weren’t too much larger in scale than the existing neighborhood buildings, had enough parking and had some green space in front, preferably trees.

The eventual guidelines would be used for streamlined approval of such projects, in line with the state’s push to quickly build more housing statewide.

If a proposal met the guidelines eventually adopted, the ability to challenge it on a case-by-case basis would be curtailed.

The state wants cities to use objective criteria, and minimize subjective criteria, to decide on approving projects, said Project Manager Avalon Schultz, the city’s senior planning director.

Schultz said that the state distinguishes between objective criteria that require no judgment calls – such as square footage, number of units, amount of parking. Subjective criteria would be things such as, do the neighbors think it’s ugly, or does the design clash with the neighborhood.

Liao also said that the state’s momentum is toward giving communities less leeway in approving projects. Liao said this makes it wise for San Leandro to make its guidelines clear so the state could not later point to their absence and force approval of a questionable project.

Participants broken down into small groups were given three examples of designs for townhomes, apartments and multi-use (residential and commercial) developments, and asked which were more appealing, and which

were less.

Two design features that got widespread approval were the use of natural materials, such as wood, in building exteriors and what builders call articulation,

**“Objective criteria will be used, rather than subjective.”**

parts that stick out or are recessed, relative to the building’s surface, often for windows or balconies.

People weren’t entirely put off by flatter building surfaces – “boxy” or “cookie-cutter” to critics – but felt they belonged in more built-up, higher-density parts of town, rather than in areas where most housing now is single-family houses.

Two currently high-density areas mentioned were near BART generally and specifically the Bayfair Transit Oriented Development (TOD), which is under study by city staff. In or near downtown was a third area mentioned.

## AC Transit Buses May Bypass Some Stops when Necessary to Avoid Crowding

If bus too full, sign will say, ‘Drop Off Only’

AC Transit needs to keep buses from being overcrowded so passengers can maintain a social distance during the pandemic.

So when a bus nears capacity, a driver may bypass a stop and turn on the sign that reads “Drop Off Only.” This keeps the bus from becoming overcrowded. Riders on board can continue to their stop.

AC Transit asks riders and the public to help observe passenger thresholds, and appreciates everyone’s cooperation. Changes will be made as needed when resources are available, said AC Transit.



PHOTO BY JIM KNOWLES

Sometimes buses may need to limit the number of passengers who board in order to maintain a safe level of social distancing during the pandemic.

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**ARIES (March 21 - April 19):** Your honesty continues to impress everyone who needs reassurance about a project. But be careful you don't lose patience with those who are still not ready to act.



**TAURUS (April 20 - May 20):** Pushing others too hard to do things your way could cause resentment and raise more doubts. Instead, take more time to explain why your methods will work.



**GEMINI (May 21 - June 20):** Be more considerate of those close to you before making a decision that could have a serious effect on their lives. Explain your intentions and ask for their advice.



**CANCER (June 21 - July 22):** You might have to defend a workplace decision you plan to make. Colleagues might back you up on this, but it's the facts that will ultimately win the day for you. Good luck.



**LEO (July 23 - August 22):** The Big Cat's co-workers might not be doing enough to help get that project finished. Your roars might stir things up, but gentle purrr-suasion will prove to be more effective.



**VIRGO (August 23 - Sept. 22):** Someone you care for needs help with a problem. Give it lovingly and without judging the situation. Whatever you feel you should know will be revealed later.



**LIBRA (Sept. 23 - October 22):** While you're to be admired for how you handled recent workplace problems, be careful not to react the same way to a new situation until all the facts are in.



**SCORPIO (October 23 - November 21):** Rely on your keen instincts as well as the facts at hand when dealing with a troubling situation. Be patient. Take things one step at a time as you work through it.



**SAGITTARIUS (Nov. 22 - Dec. 21):** Your curiosity leads you to ask questions. However, the answers might not be what you hoped to hear. Don't reject them without checking them out.



**CAPRICORN (Dec. 22 - Jan. 19):** Be careful not to tackle a problem without sufficient facts. Even sure-footed Goats need to know where they'll land before leaping off a mountain path.



**AQUARIUS (Jan. 20 - Feb. 18):** Appearances can be deceiving. You need to do more investigating before investing your time, let alone your money, in something that might have some hidden flaws.



**PISCES (Feb. 19 - March 20):** Your recent stand on an issue could make you the focus of more attention than you would like. But you'll regain your privacy, as well as more time with loved ones, by week's end.

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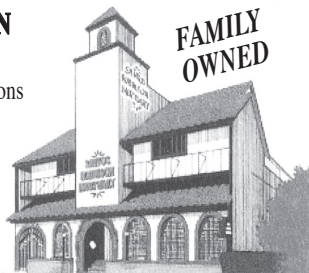
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## OPINION

## 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.

## Bridging the Gap

Editor:

I'm reflecting back on a tumultuous year as our community has grappled with the nationwide conversations and controversies around policing; from our own officer-involved shootings, city-wide protests, calls for defunding the police, and the most recent revelation of officer misconduct.

As the son of a retired police officer, I've always been supportive of law enforcement, but as an educator I'm also committed to envisioning a new model of public safety and law enforcement that our society is demanding.

These two things seem increasingly at odds with one another...one either supports law enforcement and therefore is against Black Lives Matter or one wants more money/resources put toward comprehensive social services but doesn't necessarily want to see the defunding of the police.

I don't believe either being for or against are our only choices. I am committed to finding a way to bridge the gap between the police and our community. This desire led me to being involved with my students with KTVU's "Barbershop Forums" and to apply to Chief Jeff Tudor's Chief's Advisory Board where I have served for the last year.

Our board exists to advise the chief on community concerns and to help the department creatively meet those needs. We strive to not merely affirm or "rubber stamp" the SLPD's and the chief's policies but recommend how the department can be more responsive to the needs of the community.

I recognize some of the outstanding work done by our police department and I've directly benefited from its services when I needed them. I also recognize where there are areas for growth and improvement in the overall culture and policies of the police. Police are tasked with confronting more and more of our collective societal failures: to provide comprehensive medical services/care to all; our tendency to view poverty, addiction, and mental health as personal or moral failings instead of considering structural factors or viewing them actual as public health issues; and our collective inability to confront and reconcile our history of institutional racism.

Civilian oversight boards and policy changes are good starts, but citizens must also recognize the complexity of policing. Reach out and speak to officers you see on the street, engage them in respectful dialogue. Go for a ride-along, take advantage of programs like the Citizen's Academy, join the Advisory Board. Push for changes to help make your department better.

Law enforcement must also recognize the cultural changes needed in policing- acknowledging the divisive history of the profession in the United States and its impact on marginalized communities. Officers must recognize their own implicit biases and actively root out sexism and racism in the culture of policing. Departments need

to recognize that they are working with the community, not in opposition to it. We call the police when we are in crisis, when we are at our worst, or most vulnerable. It's easy to become jaded and pessimistic- let us not continue to view one another as the enemy, but rather work together to become the best version of ourselves.

—Michael Aquino  
San Leandro

## Misrepresentations

Editor:

On the "Letters to the Editor" page of your 15 October edition of the San Leandro Times there is a notice that reads "No political attack letters will be published in the October 29 issue of the Times since there would be no opportunity for a response before the election".

There is a letter from a frequent gentle contributor that is clearly an attack on democratic candidates. The attack also contains misrepresentations of the truth with regard to the current occupant of the White House who, contrary to the gentle reader's claim, has not "conquered the Covid 19" but he has in fact surrendered the citizens of San Leandro and the entire country to the ravages of this out of control pandemic.

The gentle reader also misrepresents, much the same way that the current occupant of the White House has done, our first amendment rights to peacefully protest systemic racism that the current occupant of the White House has unleashed upon our nation.

Next week history will record which democratic principles are supported by our votes. And moving forward may the San Leandro Times continue to respect free speech in all its forms.

—Ken Akerly  
San Leandro

## The Season for Politics

Editor:

Looks like it's time for politics once again. I do love the way they dumb down everything to reach the lowest common denominator. You can choose between the red team or you can pick the blue team. Or if you prefer you can pick an elephant or just go with a jackass.

Well speaking of politics as I recall when Arnold Schwarzenegger was our governor he decided that we need to do road improvement. Then they discovered that all the money went into the general fund and they ended up spending it all. Then comes Governor Gavin Newsom who decides that we need to do road improvement and he says there is no money for road improvement and he needs to increase our vehicle registration and impose a new gas tax in order to pay for road improvement. And this time he promises to only spend the money for road improvement.

Well has anyone out there drove around the city of San Leandro lately? Especially on Leonard Drive. Thank God I have four wheel drive, if it gets

any worse I think.

I'm going to need a winch on my vehicle. That's the road that runs parallel to 880 and next to John Muir junior high school. Oh yes, sorry, I mean John Muir middle school. Yes, you're correct, I must be really old.

I do remember when John Muir Junior High School had a swimming pool. That reminds me of my younger days I think that I must've been maybe 13 or 14 years old, I've had a great idea that if I tied some bricks to the bottom of a pair of sandals I would be able to walk around on the bottom of the pool.

Knowing that they would never allow me to do this when the pool was open I call a few of my friends as I recall their names were Cliff Stephenson, Floyd Crawford and I believe Mike Warren. Hey you guys let's go swimming tonight. Grab your swimming trunks and a towel.

When we got to the pool, I would climb over the wall and open up the door. After changing into our swimming trunks, we had just dove into the water when the police showed up. Now who would have thought that they had put an alarm on the door. We all grab our things and scattered into the bushes.

The police rounded up all of us and took us to the police department. The police called our parents to come get us. I did not have much time to try out my new invention. I think it was just racial profiling and we all now suffer from PTSD (smile). OK, I guess that's all.

Looks like it's time to grab a beer and watch Judge Judy. I need to keep my brain in a state of brainless mush.

—Jon Lilley  
San Leandro

## Biden Accusations

Editor:

When they didn't cover the biggest story in the country. It's very clear that the media is bought and paid for by the Dems/Libs.

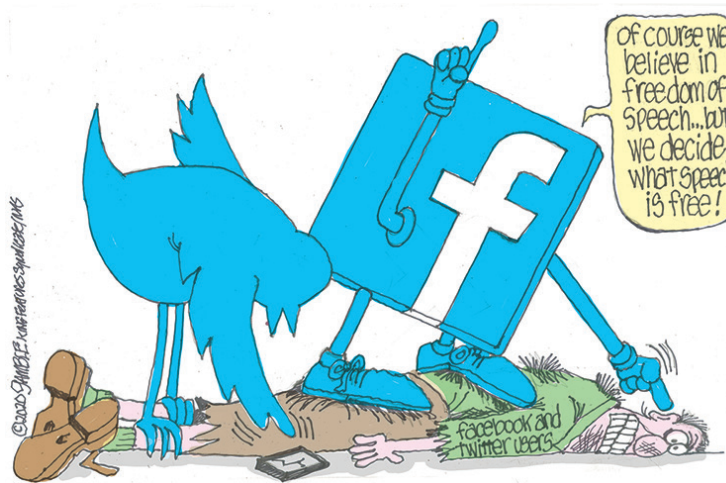
Hunter Biden made millions selling access to his father's office when Joe Biden was vice president of the United States. We now know with the discovery of Hunter's computer that Joe was aware of the schemes and openly admitted to a quid pro quo with Ukraine "Son of a B\*\*\*\*, they fired the prosecutor."

I didn't see any reference to this awful misuse of the vice president's office in the papers, fake news, etc. This is front-page news when we're trying to elect a new president and one of the candidates is as corrupt as they come and got caught.

What if Hunter's last name was Trump? The left wing media, wouldn't talk about anything else! Just look at what they've been doing for the past 3-plus years, wasting time on fake trials with fake evidence, against Pres. Trump, while at the same time covering up all the corruption with real evidence against Biden and Obama administration, but you'd never know it just watching CNN, MSNBC, Fake News!

Donald Trump has had the best first term of any president in American history except Abraham Lincoln and Franklin D. Roosevelt and that's a fact!

—Debbie Perreira  
San Leandro



## INQUIRING REPORTER

## Will the holidays be different this year?

— Asked downtown

I feel it will be. The joy of being with family will be the same, but due to the Covid, some families might not be able to splurge on the holidays. So for some, it will be difficult.

**Keyonna King**  
Riverside



No doubt it will be different if you gather together with people on Thanksgiving. We usually have family come in from out of state. This year, I don't know.

**Horace James**  
Oakland



No, it will be the same. We're a small family – my son and I and the grandparents.

**Joanna Tomasino, with son**  
San Leandro



People don't have as much funds. Their money's low and they're more stressed out. Some are out of work and others don't have as many hours. People are buying things on the internet, not at stores.

**Joe Wakim, Jr.**  
San Francisco



We're probably going to be more socially distant, not have any big gatherings. Our family is around the Bay Area and we usually have Thanksgiving dinner together. Not this year, I think.

**Thomas Akagi**  
San Leandro





# School Board: Chennault says political machine prevents change

continued from front page

The district does need to avoid a yo-yo cycle of reopening the schools, and then re-closing them again when the virus spikes, she said. She noted this has happened in a number of places that tried to reopen too soon.

The San Leandro schools have remained closed since the state initially went on lockdown in March.

"Basically, we're in good shape with distance learning and with computers," Prola said. "The district gave away a lot of computers."



**Richard Chennault plans to continue being involved with the schools.**

"There will be a big readjustment when we reopen, especially for the little kids," she said.

The district, which has been consulting with the county office of education and with various specialists throughout the pandemic, will continue to seek advice on how best to return to in-person learning.

The board will then discuss and approve those plans.

"I don't think it's going to be long-term damaging for kids," Prola said. "Some kids have fallen behind, but that can happen when the kids are at the schools,

too. We're able to get them caught back up when they need to."

Richard Chennault plans to continue his current involvement with the schools despite losing the election. He serves as president of the Parent-Teacher Organization at John Muir Middle School and as a member of the Measure J-1 oversight board.

Chennault feels his campaign was successful in bringing some issues to the fore. He says one of the things he learned from the campaign is that parts of the community are underrepresented, and he sees a "political machine"

that prevents that from changing.

Chennault notes that many elected Democratic officials and members of the Democratic Central Committee, on which Prola is a member, endorsed his opponent, for a supposedly nonpartisan position, without even interviewing him to see if he deserved that endorsement. He found that particularly galling as a member of the Democratic Party.

Chennault does not think organizations from outside District 5 should be playing such a large role in deciding who should

represent the community, and that because of their massed political power they effectively block true community representation, Chennault said.

He'd also like term limits for the school board, just like the city council and mayor face.

Chennault sees the recent Black Lives Matter protests as evidence that not everybody is getting their voices heard in San Leandro or in the schools.

"There are elements dissatisfied with the way things are, and the issues they raise need to be addressed," Chennault said.

## Tax: Voters say yes to tax that would 'preserve local services'

continued from front page

total votes) to 8,107 votes (46 percent) opposed.

Measure VV campaign chair and former San Leandro mayor Stephen Cassidy said, "Measure VV is in the lead and it appears promising the measure has passed. I thank the voters of San Leandro for their support of preserving local services that are vital to our safety and quality of life."

Taking a more somber view was Gary Langbehn, co-author of the statement opposing the measure in the official Voter Information Guide. He had urged spending cutbacks to get through the fiscal emergency instead.

"A hidden tax is only hidden until somebody has to pay it," Langbehn said of the transfer tax, which would apply only at the time a property is sold.

"San Leandro now has a high sales tax and a high transfer tax, one of the highest transfer taxes in the county," Langbehn said. "It's taken another step backward."

Langbehn sees the transfer tax as discouraging house sales, particularly by people downsizing as they age, in favor of the house being rented out instead.

"We should be encouraging these transactions, not discour-

aging them," Langbehn said. "I hope they use the money well. But I can guarantee there will be pay raises (for city employees) despite the fiscal emergency."

### More Election Results Oro Loma Sanitary District

In other vote results, challengers beat incumbents for the Oro Loma Sanitary District board.

Incumbents Bob Glaze and Dan Walter lost to newcomers Benny Lee and Paul Stelzmann.

Glaze was appointed two years ago after having been a longtime San Leandro City Councilman, and Walter was the board president.

Lee had been termed out at the San Leandro City Council, and Stelzmann is chief plant operator with the East Bay Municipal Utility District.

With two director positions at stake, Lee got 10,674 votes (33 percent of the total) and Stelzmann 8,586 (26 percent), while Glaze got 6,772 votes (21 percent) and Walters got 6,459 (20 percent).

### Eden Health District

At the Eden Health District, recently appointed director Pam Russo, the only incumbent run-



**Pam Russo and Varsha Chauhan (right) were elected to seats on the Eden Health District board of directors.**



ning, was re-elected by voters. She was joined by newcomer Varsha Chauhan.

Russo was a longtime nurse who recently retired as head of the Hayward Area Parks and Recreation (HARD) Foundation. Chauhan is a medical doctor and former health official in Oregon, and serves as the CEO of Kindred Hospital.

With two directors being chosen, Russo got 35,516 votes (36 percent), while Chauhan got 31,529 (32 percent), trailed by longtime nurse and community activist Winny Knowles with 24,772 (25 percent) and financial analyst and community volunteer Chike Udemezie with 7,942 votes (8 percent).

County voters approved an extension to 2033 of the current utility user's tax in unincorporated areas, Measure V, and a new countywide sales tax for ten

years, Measure W.

Unincorporated areas of the county will be getting new firehouses after passage of county Measure X. County fire district leaders had asked voters in March to approve Measure D to replace aging firehouses. Measure D easily got a majority, but failed to get the needed 2/3 vote by less than 100 votes.

This time around, with some voters perhaps influenced by recent big wildfires relatively nearby, similar Measure X got its two-thirds. Yes votes were 18,347 (68 percent) of the total, while No votes were 8,570 (33 percent).

The two Alameda County tax measures passed, with countywide Measure W, which raises the sales tax for ten years, getting 174,480 votes in favor (51 percent) versus 166,894 votes against (49 percent).

Measure V, extending an ex-

isting utility tax until 2033, only applies to unincorporated areas, as cities set their own utility tax rates. It passed with 228,177 Yes votes (70 percent) compared with 97,485 No votes (30 percent).

Measure V was billed as funding services to the unincorporated areas, while proponents of the latter, Measure W, emphasized fighting homelessness. Money from either, however, could legally be used for any purpose authorized by the county board of supervisors.

In two less-heralded races, Elena Condes was elected to Seat 2 on the Alameda County Superior Court while H. E. Christian (Chris) Peebles was re-elected as AC Transit District Director-At-Large.

Condes, a trial attorney, received 179,267 votes (56 percent), while civil rights attorney Mark Fickes received 139,905 votes (44 percent).

In the A.C. Transit election, incumbent Peebles, who claims to use transit exclusively after giving up his car 22 years ago, got 153,626 votes (62 percent) to win the at-large seat.

Jovanka Beckles won the AC Transit Ward 1 seat, and Jean Walsh won in Ward 2.

San Leandro-area representatives for Congress, State Assembly and State Senate all easily won re-election.

Incumbent Democratic Congresswoman Barbara Lee, whose district includes San Leandro and Oakland, got over 90 percent of the votes to defeat Republican challenger Nikka Piterman.

Democratic Rep. Eric Swallow received 119,572 votes, or 73 percent of the total, to defeat Republican challenger Alison Hayden, who received 44,752 votes (27 percent). Swallow's district includes San Lorenzo, Cherryland, Ashland and Castro Valley.

Assemblyman Rob Bonta got 89,724 votes (88 percent of the total) to defeat Republican challenger Stephen Slauson, who got 12,154 (12 percent). In San Lorenzo and Hayward, incumbent Democratic Assemblyman Bill Quirk got 47,847 votes (60 percent) to defeat fellow Democrat Alexis Villalobos, who got 32,513 votes (40.5 percent). The two Democrats faced each other due to California's "top-two" primary election system.

In the State Senate, incumbent Democrat Nancy Skinner received 213,354 votes (89 percent) to defeat Libertarian challenger Jamie Druzak, who received 25,496 votes, or 11 percent of the total. State Senator Bob Wieckowski, who represents San Lorenzo, Hayward and Castro Valley, is not up for re-election until 2022.

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