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# San Leandro Times

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

VOL. 29 • NO. 1

THURSDAY, JANUARY 3, 2019

SAN LEANDRO • CALIFORNIA



PHOTOS BY JIM KNOWLES

The movie *Jurassic World* played on the TV at the warming shelter on New Years Eve as Sharon Gatewood, Anthony Lopez, Reyes Ram and Mike Dougherty watched the show.

## Quiet New Years at Warming Shelter

By Jim Knowles  
San Leandro Times

A lot of people went out on New Years Eve to have the time of their lives. And some people were just happy to be alive.

*Jurassic World* played on the TV and pizza was served down at the Warming Shelter on New Years Eve. People watched the movie before turning in for the night with a sleeping bag and a pad on the floor of the rec room at the First United Methodist Church on Bancroft Avenue.

"It's just another day for us," said Reyes

Ram, who spent the night at the shelter. "I'm just glad places like this are open. It's super cold tonight."

Around a dozen people came to stay at the shelter on New Years Eve. A couple of people were already tucked in for the night in sleeping bags. The rest sat at the tables and watched the movie.

Before long, Carla Ashford called out that dinner's ready.

"Let's start lining up, ladies first," Ashford said, as she and Leonard Haywood see *SHELTER*, page 12



Carla Ashford and Leonard Haywood serve pizza to the guests.

## Legal Weed Doing Fine In Ashland

But problems still persist since marijuana became legal

By Amy Sylvestri  
San Leandro Times

Business is good at the two pot dispensaries in the unincorporated area, but the marijuana business has had its problems since recreational cannabis became legal a year ago.

A thriving black market still exists, possibly due to heavy taxation and fees on legal pot. And marijuana-related DUIs are on the upswing.

"Sales were great this year," said Jaime Arevalo of We Are Hemp in Ashland. "There has obviously been an increase in interest and there have been a lot of first-timers. We've seen a lot of people willing to come in and try cannabis now that it is seen as 'legit,' whereas they may have been scared before. It's definitely been very busy this year."

Arevalo added that about 40 to 50 percent of their customers still come in with valid medical marijuana permits because We Are Hemp offers a 10 percent discount for medical clients.

Even though business is good in the unincorporated area, statewide tax revenue from sales were below projections.

At the beginning of 2018, Governor Jerry Brown predicted \$630 million in tax revenue from recreational marijuana sales, but as of November only \$234 million in taxes had come in, according to the *San Francisco*

*Chronicle*.

People are still willing to buy marijuana illegally because the legal stuff is taxed so heavily, including a 15 percent state tax on top of city and county taxes

see *POT*, page 12

## Turn Your Tree into Compost

By Amy Sylvestri  
San Leandro Times

'Tis the season to clean up after Christmas – the holidays are over, and the decorations are coming down.

If you want to get rid of your Christmas tree, leave it out curbside next to your cans on your normal trash/recycling day during the first two weeks of January.

Customers in San Leandro are served by Waste Management or Alameda County Industries (ACI), depending on location.

ACI will pick up trees through the third week of January. Waste Management will pick up trees this week and next.

Both companies ask that trees see *TREES*, page 12

## A Thousand New Laws Take Effect

By Amy Sylvestri  
San Leandro Times

A new year means 1,016 new laws take effect in California – everything from new gun control measures to restrictions on plastic drinking straws.

• Under new state law, juveniles under 16 cannot be tried as adults, even for murder, and children under age 12 will be

kept out of the criminal justice system for crimes other than murder and rape.

• A few transit laws will actually get more lax as of the first of the year: helmets will no longer be required for people over the age of 18 riding motorized scooters and people under the age of 18 without a helmet will receive "fix it" tickets instead of

“Tolls go up on seven of eight Bay Area bridges.

fines. Also, juvenile courts will no longer be able to use truancy as a reason to suspend the driver's license of a minor.

• Speaking of driver's licenses, people will be able to self-certify their chosen gender category as either male, female, or non-binary – which will be noted by the letter "X" on the license.

see *LAWS*, page 12

### INSIDE YOUR TIMES

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Park exhibit pays homage to redwoods Page 2

**NEWS**

Fire caused by candle left burning. Page 3

**BIRTHS**

Eros Garcia is the first baby of the year. Page 12

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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



Agent

Bubbles

The Pets of the Week at the Hayward Animal Shelter, 16 Barnes Court in Hayward, are Agent and Bubbles, both under a year old.

Bubbles, a brown tabby, and Agent, a sleek black kitten with a white spot on his neck, are two cool cats who love hanging out together. They are playful, social, and cuddly.

Agent is 8 months old and has been at the shelter since August. Bubbles is 9 months old and has been at the shelter since July.

They are eager to find a home where they can play, lounge, and get into kitty shenanigans together.

For more information on Agent and Bubbles, call the Hayward Animal Shelter at 293-7200.



PHOTO BY ALISHA LABORICO

The viewing deck provides a view of the footprint of an 18-foot diameter old-growth redwood, a popular attraction on Roberts Ridge Trail.

## New East Bay Parks Exhibit Pays Homage to Old Growth Redwoods

The East Bay Regional Park District and Save the Redwoods League recently unveiled an Old Growth Redwood Heritage Viewing Deck and Interpretive Exhibit

at Roberts Regional Recreation Area, celebrating its dedication with redwood lovers from around the Bay Area.

The exhibit, found along Roberts Ridge Trail, preserves and protects a remaining 18-foot diameter old-growth coast redwood footprint for nature learning and includes a 570-square-foot observation deck with interpretive panels. The exhibit is free and open to the public 365 days a year.

"These towering, majestic coast redwoods are one of the greatest natural treasures in the East Bay," said East Bay Regional Park District General Manager Robert Doyle. "For years, the East Bay Regional Park District has been working in partnership with the Save the Redwoods League to protect these magnificent trees and pay homage to their past through conservation and education."

"The new exhibit protects the old-growth footprint for future generations and allows for expanded educational programs on redwoods and climate change," added Doyle.

Redwoods are an important part of the entire Bay Area's history. From the early 1800s to mid-1800s a group of especially tall redwood trees known as the "Navigation Trees" served as landmarks that helped ships avoid underwater hazards and guided them safely through the San Francisco Bay.

The Navigation Trees are no longer alive today but leave

an everlasting legacy in the Bay Area. Nearly all old-growth redwoods in the East Bay were cut down by 1860 to construct homes and buildings.

"This new exhibit sparks the imagination, giving park visitors a glimpse into the forest of massive, ancient coast redwoods that once thrived in the East Bay," said League President and CEO Sam Hodder. "We're honored to unveil this exhibit to teach park visitors about the tallest trees in the world that once towered from these hills—and how they're growing back as we speak."

The giant redwood footprint has been a hidden gem at Roberts Regional Recreation Area for more than a century with limited opportunities to learn about its history and past.

The East Bay Regional Park District is a system of beautiful public parks and trails in Alameda and Contra Costa counties east of San Francisco Bay, established in 1934. The system comprises 121,000 acres in 73 parks including over 1,250 miles of trails for hiking, biking, horseback riding and nature learning.

Save the Redwoods League, one of the nation's oldest conservation organizations, is celebrating 100 years of protecting and restoring coast redwood and giant sequoia forests and connecting generations of visitors with their peace and beauty. Its 20,000 supporters have enabled the League to protect more than 200,000 acres of irreplaceable forest and help create 66 redwood parks.

## San Leandro Times

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

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# POLICE & FIRE

## Police Say Man Caught with Drugs Nearly Ran Over Officers

San Leandro police say that a driver who was caught with drugs nearly hit two officers with his truck as he fled the scene before he was eventually tracked down days later in Truckee.

Officers were sent to investigate a reported suspicious vehicle on the 800 block of Davis Street at around 4 a.m. on Dec. 18. Inside a truck, they found a man later identified as Lancelot Ledwick, 29, along with his girlfriend and a male friend.

Ledwick was in the driver's seat and the officers spotted drugs on the center console of the truck. Ledwick started the engine and reversed the truck, nearly striking two cops, police said.

Officers were able to get the

male passenger out of the truck before Ledwick began to flee the scene.

Ledwick then hit a marked police car before leading officers on a high-speed chase into Oakland, reaching speeds above 100 miles per hour.

The pursuit covered a distance of about 11 miles and was canceled in the interest of public safety, police said.

On Dec. 20 at about 3 p.m., the truck Ledwick fled in was located by Truckee police officers parked in the driveway of a cabin nearly 200 miles away, so a team of San Leandro detectives drove to Truckee to investigate.

After nearly 24 hours of surveillance in Truckee, Ledwick

was located and arrested by San Leandro detectives after a brief foot pursuit in the snow.

The truck was found to be reported stolen out of Dublin.

Ledwick was transported back to the Bay Area and booked at Santa Rita Jail. The Alameda County District Attorney has charged Ledwick with resisting arrest, fleeing officers in a pursuit and a felony probation violation. His next court date is set for Friday, Jan. 4.



Ledwick



PHOTO COURTESY OF ACFD

Two dogs died in a Castro Valley fire, pictured above. A dog and bird were rescued from a San Leandro house that caught fire in a separate incident.

## Unattended Candle Causes Fire

A dog and a bird were rescued from a house fire on the 1500 block of Valley Avenue in San Leandro on Dec. 26. But two pets trapped in a Castro Valley house fire weren't so lucky.

In the San Leandro fire, the blaze broke out at around 4:30 p.m. and fire crews arrived to find flames coming from the living room of the one-story house. The one-alarm fire was put out within

minutes, according to the Alameda County Fire Department. Firefighters rescued a parrot and a pug puppy.

The fire was caused by a candle that had been left unattended and the homeowners weren't there when the fire broke out. A neighbor tried to extinguish the blaze with a hose and got a minor injury which was treated at the scene.

In the other incident, three people including an 18-month-old have been displaced and two dogs were killed by a house fire that broke out on the 18400 block of Milmar Boulevard in Castro Valley early Saturday morning.

Firefighters responded to the home shortly before 6 a.m. and saw smoke and flames coming from the windows of the home.

By the time emergency responders were at the scene, the residents — an adult man and woman and the toddler girl — had already evacuated on their own.

The man suffered second degree burns while trying to extinguish the fire with a garden hose before help arrived, according to the fire department. He was taken to the hospital and treated and released.

The family's two dogs died in the blaze.

The fire is thought to have been caused by a space heater which was left on overnight and placed too close to a couch which caught fire.

## Northbound I-880 Lanes Closed During Shooting Investigation

The northbound lanes of I-880 in San Leandro were closed for almost an hour on Monday afternoon as the California Highway Patrol investigated a possible shooting.

At just before 4 p.m., the CHP responded to multiple calls reporting shots fired on I-880 between Marina Boulevard and Davis Street.

Several officers were already in the area as part of the police's

maximum enforcement efforts on New Year's Eve, so the scene was contained within minutes, the CHP said.

All lanes were closed and witnesses were interviewed. Officers canvassed the highway for evidence and found a single bullet casing.

Reports from witnesses were

conflicting, no victim was found at the scene, and no one with gunshot injuries showed up at any local hospitals, so not much could be done.

The freeway opened back up shortly before 5 p.m. Anyone with additional information about the incident is asked to call 1-800-TELL-CHP.

## Body Found At County Landfill

On New Year's Eve at around 2:30 p.m., Alameda County Sheriff's deputies were called to the landfill on the 10800 block of Altamont Road in rural Livermore for a report of a found body.

Detectives arrived on scene and discovered the body of an unidentified person. It appears the body was likely discarded in the trash in another city and transported to the landfill where workers discovered it.

This case is being investigated as a suspicious death. The cause of death is unknown, but foul play is often a factor in such cases, the sheriff's office said. The victim is unidentified and gender, age or race are all still unknown at this time.

### CROSSWORD ANSWERS

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# NEIGHBORS



PHOTO BY JIM KNOWLES

## Nice Nova

George Roll pulled into the parking lot of the downtown Safeway in his 1965 Chevy Nova, which is still running like a top.

## ARTS & ENTERTAINMENT

### ❖ Castro Valley Center for the Arts

The award-winning movie *Science Fair* will be shown on Thursday, Jan. 10, at 6:30 p.m. at the Center for the Arts, 19501 Redwood Road in Castro Valley. The inspiring documentary is about brilliant teens competing in the olympics of science fairs on the international level as they navigate rivalries and setbacks to be the Best in Fair among

78 different countries. Register at <http://bit.ly/science-fair-cv>.

### ❖ PhotoCentral Gallery

*Cultures in Transition*: Photos by Oliver Klink, are on exhibit through Feb. 15 in the PhotoCentral Gallery, at the HARD District Offices, 1099 E St. in Hayward. The exhibit and book celebrate cultures in Asia including Bhutan, Myanmar, China, Mongolia, and

India, and include essays as well as stories about the images by the photographer. The upstairs gallery is open Monday through Friday from 9 a.m. to 5 p.m. The downstairs gallery is open on Monday from 5 to 10 p.m., Tuesday and Thursday from 10 a.m. to 1 p.m., and by appointment. For more information, call Geir Jordahl at 881-6721 or [info@photocentral.org](mailto:info@photocentral.org).

## COMMUNITY CALENDAR

### ❖ Drake's Brewing Co. Friday Fundraiser

Come out and support San Leandro Girls Softball and San Lorenzo Girls Softball at Drake's First Friday Fundraiser on Friday, Jan. 4, from 4 to 9 p.m. at Drake's Brewing Co., 1933 Davis St., #177, San Leandro. Proceeds will benefit both girls' softball leagues. For more information, visit [sanleandrogirlssoftball](http://sanleandrogirlssoftball) on Facebook or contact Leo Sheridan at 909-7152.

### ❖ San Leandro Readers Roundtable

The San Leandro Readers Roundtable will meet on Saturday, Jan. 5, at 2 p.m. at the San Leandro Main Library, 300 Estudillo Ave., to discuss *The Book That Matters Most*, by Ann Hood, the story of a book group and a troubled mother-daughter relationship. All are welcome, and all books discussed are available for purchase in the Library's Booktique bookstore.

### ❖ San Leandro Art Association

Meet your local artists and celebrate the new San Leandro Art Association president Kathleen Kelly (Kat) and the new board of directors at the installation on Tuesday, Jan. 8, at 7 p.m. in the Karp Room of the San Leandro Main Library, 300 Estudillo Ave. Refreshments served.

### ❖ Buon Tempo Club Family Dinner

The Buon Tempo Club is having a family dinner on Tuesday, Jan. 8, at 7 p.m. at Mt. Tabor Hall, Transfiguration Church, 4000 E. Castro Valley Blvd. in Castro Valley. Everyone is welcome. Chef John Tandl and crew will serve a 5-course, family-style dinner of chicken with polenta. Red and white wine and soda are included. Happy hour begins at 6 p.m. The dinner is \$15 for members, \$20 for non-members. Make reservations by Friday, Jan. 4, by calling the Buon Tempo dinner line at 483-6929. For more information about events or membership, see the website at [www.buontempo.org](http://www.buontempo.org).

### ❖ SL Holiday Lights Recycling Program

The City of San Leandro Recycling Program is hosting its third annual free holiday lights recycling program through Jan. 11. Holiday lights, working or not, are being accepted Monday through Friday, from 7 a.m. to 3:30 p.m. at the Public Works Service Center, 14200 Chapman Road. Collection bins are in the lobby. The event is open to San Leandro residents only. Lights should be free of all bags, binding and packaging. Extension cords, compact fluorescent lamps (CFLs), pre-lit trees, wreaths and garland are not accepted.

### ❖ Hearing Loss Association Meeting

Hearing Loss Association will meet on Saturday, Jan. 12, at the Oakland Kaiser Hospital, Fabiola Bldg., 3801 Howe St., Lower Level, Room G26. Refreshments served at 9:30 a.m., and the program is from 10 to 11:30 a.m. Contessa Bunn from the California Telephone Access Program (CTAP) will speak about the latest in telephone technology and free phones for the hard of hearing in California. The parking garage on Howe is free on Saturday. Email to: [info@hearinglosseb.org](mailto:info@hearinglosseb.org) or call 221-6080.

### ❖ SL Boys & Girls Club's Annual Crab Feed

The San Leandro Boys & Girls Club's annual crab feed will be on Saturday, Jan. 12, at the club's facility at 401 Marina Blvd. in San Leandro. Social hour begins at 6 p.m. with dinner served at 7 p.m. Tickets are \$50 per person, which includes all-you-can-eat crab, pasta, salad and French bread. The event is "Assigned Seating Only" and always sells out,

so purchase your tickets early. For tickets or more information, call Bob Glotch at the Boys & Girls Club at 483-5581 between 9 a.m. and 5 p.m. Proceeds support the San Leandro Boys & Girls Club, which provides educational and enrichment after-school programs for 1,200 children per day at 12 sites in San Leandro and San Lorenzo.

### ❖ I.D.E.S. St. John Lunch & Bingo

I.D.E.S. St. John, 1670 Orchard Ave. in San Leandro, will host a spaghetti lunch and bingo on Saturday, Jan. 12, at noon. Lunch tickets are \$10 for adults, children under 6 free and includes four bingo cards. Extra cards are 25 cents each. There will also be a 50/50 raffle. For tickets, call Darlene at 589-6536, Willie at 635-6326 or Frances at 886-1568.

### ❖ St. Felicitas Young at Heart Luncheon

St. Felicitas Church Young at Heart Senior Luncheon will be Wednesday, Jan. 16, at Monsignor McGinty Hall located behind the church at 1662 Manor Blvd. in San Leandro. The luncheon will feature a complete homemade meatloaf lunch with dessert, beverage and door prizes. Doors open at 11:15 a.m. with lunch being served at noon. Tickets are \$6 and can be purchased at the church office located to the right of the church. Last day to buy tickets is Tuesday, Jan. 14. For more information or to purchase tickets, call 351-5244. All seniors our welcomed.

### ❖ Kiwanis Club Annual Crab Feed

The Kiwanis Club of San Leandro presents its 15th Annual Crab Feed on Saturday, Jan. 19, at the San Leandro Boys & Girls Club, 401 Marina Blvd. Social hour starts at 5:30 p.m. and dinner begins at 6:30 p.m. with dancing and live music by Chico and the Band from 7:30 to 10 p.m. All you can eat salad, garlic bread, pasta and crab. Tickets are \$50, or \$20 for children 10 and under. All seats are reserved. Call early to reserve group seating. Tickets available from San Leandro Kiwanis Club members, or call Terri Neumann at 895-4425.

### ❖ Sons of Norway Snorre Lodge Crab Feed

Sons of Norway Snorre Lodge 6-61 presents its annual crab feed on Saturday, Jan. 26, at the Hill & Valley Clubhouse, 1808 B St. in Hayward. No host bar begins at 6 p.m., dinner at 6:30 p.m., raffle at 8:30 p.m. Dinner will include salad, spaghetti, garlic bread, fresh cracked crab and dessert. Cost is \$55 for Adult members 13 and up, \$60 for non-members, \$25 for children 12 and under and free for children under 5. Make checks payable to Sons of Norway and send to Aunda Arndt, 1016 Apache St., Livermore, CA 94551. For tickets or for more information, email [aja469@hotmail.com](mailto:aja469@hotmail.com) or call 925-548-0292.

### ❖ San Leandro LeTip Meeting

San Leandro LeTip is a professional organization whose purpose is the exchange of business leads, meets every Thursday at 7 a.m. at Denny's restaurant, 1803 Marina Blvd. Each business category can only be represented by one person. Come see how LeTip can help your business sales grow. For more information, call Robert West at 912-0555.

### ❖ San Leandro Toastmasters

The San Leandro Toastmasters meet on Thursday nights from 7 to 8 p.m. at the San Leandro Main Library, 300 Estudillo Ave. The group fosters improved communication and public speaking. All levels are welcome.

Calendar items should be submitted at least one week prior to the desired edition of the Times, which is published Thursdays. Space limitations require we print items of the most general interest.

## HOROSCOPE by Salomé

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**ARIES (March 21 - April 19):** Romantic aspects are high at this time for single Lambs looking for love. Warm and fuzzy feelings also are at enhanced levels for Rams and Ewes in paired relationships.



**TAURUS (April 20 - May 20):** This week favors what Taureans dote on -- namely, love and money. Look for more meaningful relationships for both singles and pairs, as well as an improved financial outlook.



**GEMINI (May 21 - June 20):** All lingering shreds of that recent bout with boredom are dissipated as you eagerly accept a challenging offer. Your positive mood persuades others to join you in this venture.



**CANCER (June 21 - July 22):** You might need validation for a possible solution to a situation involving someone close to you. Consider asking a trusted friend or relative to help you with this problem.



**LEO (July 23 - August 22):** Investigate carefully before agreeing to assist a friend or colleague with a personal problem. There might be hidden factors that could emerge later that will create problems for you.



**VIRGO (August 23 - Sept. 22):** Your decision to work with an associate rather than go it alone, as you first proposed, brings an unexpected bonus. Be careful not to be judgmental. Allow for free and open discussion.



**LIBRA (Sept. 23 - October 22):** A loved one's health problem could, once again, make demands on your time and attention. But this time, make some demands of your own, and insist that others pitch in and help.



**SCORPIO (October 23 - November 21):** This is a good time for the traditionally staid Scorpion to plan adjustments in your day-to-day schedules. Be more flexible and allow for more impromptu, off-the-cuff actions.



**SAGITTARIUS (Nov. 22 - Dec. 21):** Avoid creating unnecessary fuss over a situation you don't approve of. If it's going to work, it will do so despite your objections. If it fails, it will do so without a push from you.



**CAPRICORN (Dec. 22 - Jan. 19):** Working with a trusted colleague could open your mind to exploring some considerations you previously dismissed out of hand. The weekend brings news from a loved one.



**AQUARIUS (Jan. 20 - Feb. 18):** Resolving a recent problem leaves you in a good position to strengthen your influence on how things get done. But continue to encourage ideas and suggestions from others.



**PISCES (Feb. 19 - March 20):** A new friend suggests an interesting opportunity. But check it out before you snap at it. It might be a good deal for some people, but it might not work in helping you reach your goals.

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# SENIORS

## What You Should Know About Your Aging Parents Finances

By Jim Miller  
Special to the Times

**Q** My siblings and I don't know much about our elderly parent's financial situation or their wishes if something happens to them. When mom broke her hip last year, it got me thinking we need to be better prepared. What's the best way to handle this, and what all should we know?

**A** Many adult children don't know much about their elderly parent's financial situation or end-of-life plans, but they need to.

Getting up to speed on their finances, insurance policies, long-term care plans and other information is important because some day you might have to help them handle their financial affairs or care, or execute their estate plan after they die. Without this information, your job becomes much more difficult.

Here are some tips that can help.

### Have the Conversation

If you're uncomfortable talking to your parents about this topic, use this column as a prompt or start by talking about your own finances or estate plan as a way to ease into it. Also see TheConversationProject.org, which offers free kits that can help you kick-start these discussions.

It's also a good idea to get your siblings involved too. This can help you head off possible hard feelings, plus, with others involved, your parents will know everyone is concerned.

When you talk with your parents, you'll need to collect some information, find out where they keep key documents and how they want certain things handled when they die or if they become incapacitated. Here's a check-

list of areas to focus on.

### PERSONAL & HEALTH INFORMATION

**Contacts:** Make a list of names and phone numbers of their doctors, lawyer, accountant, broker, tax preparer, insurance agent, etc.

**Medical information:** Make a copy of their medical history (any drug allergies, past surgeries, etc.) and a list of medications they take.

**Personal documents:** Find out where they keep their Social Security card, marriage license, military discharge papers, etc.

**Secured places:** Make a list of places they keep under lock and key or protected by password, such as online accounts, safe deposit boxes, safe combination, security alarms, etc.

**Pets:** If they have a pet, what are their instructions for the animal's care?

**End of life:** What are their wishes for organ or body do-

nation, and their funeral instructions? If they've made pre-arrangements with a funeral home, get a copy of the agreement.

### LEGAL DOCUMENTS

**Will:** Do they have an updated will or trust, and where is it located?

**Power of attorney:** Do they have a power of attorney document that names someone to handle their financial matters if they become incapacitated?

**Advance directives:** Do they have a living will and a medical power of attorney that spells out their wishes regarding their end-of-life medical treatment? If they don't have these documents prepared, now's the time to make them.

### FINANCIAL RECORDS

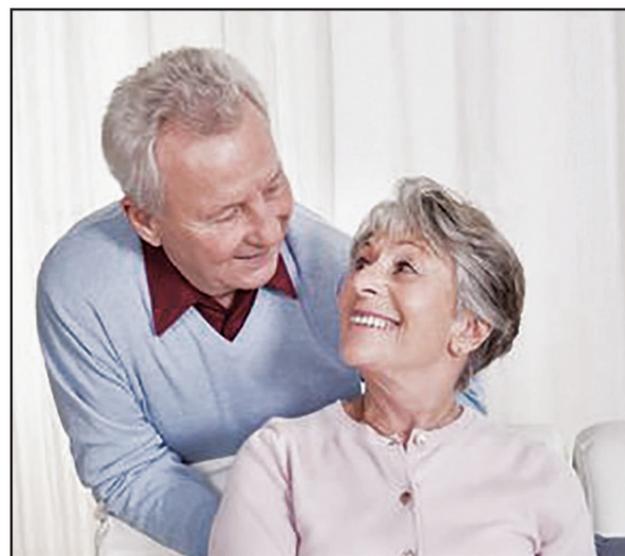
**Debts and liabilities:** Make a list of any loans, leases or debt they have - mortgages owed, car loans, medical bills, credit card debts. Also,

make a list of all their credit and charge cards, including the card numbers and contact information.

**Financial accounts:** Make a list of the banks and brokerage accounts they use (checking, savings, stocks, bonds, mutual funds, IRAs, etc.) and their contact information.

**Company benefits:** Make a list of any retirement plans, pensions or benefits from their former employers including the contact information of the benefits administrator.

**Insurance:** Make a list of the insurance policies they have (life, long-term care, home, auto, Medicare, etc.), including the policy numbers, agents and phone numbers.



**Property:** Make a list of the real estate, vehicles or other properties they own, rent or lease and where they keep the deeds, titles and loan or lease agreements.

**Taxes:** Find out where they keep copies of past year's tax returns.

For more tips, see the El-

decare Locator publication "Let's Talk: Starting the Conversation about Health, Legal, Financial and End-of-Life Issues" at N4A.org/files/Conversations.pdf.

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

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# REAL ESTATE GALLERY



## REAL ESTATE REALITY

By Carl Medford, CRS  
Special to the Times

GUEST COMMENTARY



## 4 Key Factors Affecting The 2019 Real Estate Market

With the holidays over and 2018 in the books, many are gazing questionably at 2019.

Since most pundits agree the real estate market crested in May, 2018 and then began a gradual corrective slide, the question on many minds is, "What can we expect going forward?"

In Alameda County, the average price at the market peak in June was \$1,127,655, with 1,130 homes sold (the majority went into contract in May).

In contrast, the average price for December, 2018\* was \$958,230, with 604 homes sold. This represents a reduction in price of approximately 17.7% from the peak. It's important to realize, however, that the market usually has a seasonal dip at the end of the year and then rebounds in January.

In contrast, the 2017 peak was \$993,000 with 1,048 homes sold. December, 2017 saw 707 sales with an average price of \$956,000 – a seasonal decrease

of only 3.8%. Clearly, we saw a significant market correction in 2018 compared with the previous year.

The good news is that even though we saw significant declines between June and December, 2018, the average sold price of \$958,230 in December, 2018 was still higher than the December 2017 average of \$956,000.

While it's obviously impossible to say with certainty where the market will go in 2019, there is enough data to make some educated guesses.

Overall, it is anticipated that the Bay Area market will stabilize and remain mostly flat for the entire year. The factors leading to this conclusion are as follows:

Inventory is up. Whereas the first part of 2018 was marked by an extreme shortage of homes for sale, it is projected that we will see more available homes in 2019.

Buyer numbers are down. While many buyers have been priced out of the market, a number are waiting for prices to lower before re-entering the market.

Interest rates are increasing. We have already seen the Fed raise rates, and more increases are projected for 2019, which will likely further reduce the number of potential buyers.

Stock market jitters are hindering buyers. Many buyers use stock portfolios to buy homes – with the stock market down, some buyers have lost their purchasing power. When you

factor in the increasing political uncertainty evidenced in recent weeks, we will most likely see continued ambiguity for the foreseeable future.

We wish you a Happy New Year and all the best in 2019.

\*Data as of 12/18/2018  
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.

## Recovering a Vinyl Floor

By Samantha Mazzotta

Vinyl flooring can be the most economical material you put into your home. It's durable, resilient and relatively easy for new do-it-yourselfers to install.

If you're tired of vinyl, other flooring materials are perfectly fine. Ceramic tile, synthetic laminate (made to look like hardwood) and natural stone are popular choices for the kitchen. However, they typically cost more than vinyl sheets or tiles.

To replace your old floor, cut long strips into the vinyl and then pull the strips up. Use a wallboard knife and a solution of water and liquid dish detergent to loosen the backing. Scrape remaining flooring up using a floor scraper and the detergent solution, clear away all the debris, and vacuum with a wet-dry shop vacuum (put a bit of water in the vacuum to keep the dust down).

Inspect the exposed underlayment – a sheet of plywood or

If Item #1 in Your New Years Resolution List Include: "Buy a Bigger & Better House" You Must See This One



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line of the room.

Roll the vinyl out in an open area. Position the paper template over the vinyl, and trace the template perimeter (and markings) using a water-soluble pen. Make the necessary preliminary cuts.

Once this prep is finished, roll up the vinyl sheet, carry it into the kitchen, and install according to the manufacturer's instructions. It'll be much easier than you think!

*Home Tip:* Vinyl flooring made before 1986 may contain asbestos, which can cause severe health problems if inhaled. If your vinyl floor could be 30 years old or more, play it safe by contacting an asbestos abatement contractor.

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than worth it.

Once the underlayment is deemed healthy, place the new vinyl flooring. Make the job easier by creating a cutting template – laying sheets of paper along the edges of the walls and marking areas that need special cuts, such as around pipes. Tape the papers together to create a full-size out-

cement board laid over the sub-floor. This is the most important factor in a good-looking, durable vinyl floor. It provides a smooth surface for resilient flooring to adhere to. However, it can be damaged by water leaks and day-to-day use.

Replace damaged underlayment, and fill small holes and seams with latex patching compound. Check for squeaks or sags, and inspect the sub-floor, joists and foundation to make sure they aren't deteriorating. If you see damage of any kind, consult a contractor. Repairs to the sub-floor and supports may cost more than you had budgeted, but the long-term benefits are more

## Mortgage Rates End 2018 Lower

Mortgage rates continued their downward trend last week to end the week and the year lower, according to Freddie Mac's nationwide survey.

"Rates continued their two-month slide and are currently hovering around the same level as the early summer, which was before the deterioration in home sales," said Sam Khater, Freddie Mac's chief economist. "The negative headlines around the financial markets are concerning but the economy remains healthy, so the drop in mortgage rates should stem or

even reverse the slide in home sales that occurred during the second half of 2018."

Thirty-year fixed-rate mortgages averaged 4.55 percent last week, down from 4.62 percent the week before. A year ago at this time, the 30-year fixed rate averaged 3.99 percent.

Fifteen-year loans averaged 4.01 percent, down from 4.07 percent a week earlier.

Five-year hybrid adjustable-rate mortgages (ARMs) averaged 4.00 percent, up from 3.98 percent.

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# 3 Upgrades that Could Lower Home Insurance Premiums

Home insurance rates continue to rise, but you shouldn't feel powerless. You can take matters into your own hands by lowering your risk profile.

Anything that changes the structure of your property can affect your rate.

Certain home improvements not only increase your property's value, but also make it more secure. Check out three upgrades that could lower your insurance premiums.

### 1. A new roof

Which home feature has one of the biggest impacts on your homeowners insurance rate? Look up.

When a bad storm hits, your roof may be the first item on your list of repairs. Insurance companies figure that a new roof should be able to withstand the elements better than an old one. Some providers only offer limited coverage if your roof is past a specific age.

The type of roof you have and where you live can also affect the cost of your insurance. If you live in an area prone to hail (like Texas) or wildfires (like California), make sure your new roof offers special protection against those kinds of conditions.

Replacing a roof isn't cheap. But consider it an investment that will protect your house, loved ones and belongings. It could help you save energy and lower your tax bill, too.

### 2. A better security system

Insurers expect homeowners to make security a top priority. At the very least, your home should have locks on all windows and doors. But why stop there? Going above and beyond to protect your home can reduce your chances of filing a claim and potentially lower your insurance rate.

Before you make changes, contact your provider. There may be a list of devices that can increase security and reduce your premiums, such as deadbolts and smoke alarms. Some companies lower your rate if you join a local neighborhood watch.

Beefing up security won't do any good if you're not regularly testing your system to ensure it's in working order. If a burglar breaks into your home and your security measures weren't in use,

your insurer may reject part or all of your claim.

### 3. Smart home additions

Smart homes have more to offer than a fridge that emails you when you need milk or thermostats you can adjust on your way home (though those are pretty cool, too). Smart home gadgets have the potential to make your home safer and more efficient, which insurance companies like Hippo reward with lower insurance rates.

Consider purchasing a device that minimizes damage or an accessory that goes along with your security system, such as a video doorbell that deters crime. With a data feed from your home, your insurer could bring maintenance needs to your attention in advance.

Not every upgrade will save you money.

While there are many home upgrades that can lower your homeowners insurance premiums, the following changes can increase your risk of loss and raise your insurance rate:

Home offices: Be sure to review your insurance policy before trying to create your own workspace at home.

An addition: Your policy accounts for the value of all of your home's livable square footage. So it's best to contact your provider before adding a basement or a third bedroom.

Solar panels: Installing solar panels is expensive and could increase your homeowners insurance rate. If that happens, hopefully the energy you save and your federal tax credit will help offset the cost!

Keep in mind that any changes you make to your home will need to adhere to residential building codes. So if you're DIY, do your due diligence.

Don't forget the most important step.

Most homeowners don't update their insurance policy — or even look at it — until they incur a loss or move. Insurance companies, on the other hand, update their rates at the time of renewal every year.

If you don't mention any home upgrades, the only direction your premiums might go is up.

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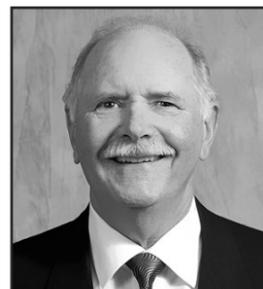
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943 Helen Avenue	94577: \$575,000	3 BD - 1,278 SF - 1926
1918 Eveleth Avenue	94577: \$624,500	3 BD - 1,267 SF - 1952
2471 Limehouse Lane	94577: \$625,000	4 BD - 1,858 SF - 1978
1282 Lillian Avenue	94578: \$639,500	3 BD - 1,328 SF - 1947
1362 Esser Avenue	94579: \$670,000	3 BD - 1,081 SF - 1951
1825 Lanier Avenue	94579: \$690,000	3 BD - 1,107 SF - 1958
1990 Bancroft Avenue	94577: \$700,000	2 BD - 2,000 SF - 1946
783 Juana Avenue	94577: \$707,000	2 BD - 1,401 SF - 1941
2240 Upland Road	94578: \$710,000	4 BD - 1,636 SF - 1983
952 San Jose Street	94577: \$735,000	2 BD - 1,393 SF - 1939
96 California Avenue	94577: \$750,000	3 BD - 1,520 SF - 1925
15211 Farnsworth Street	94579: \$750,000	3 BD - 1,474 SF - 1950
2259 Mariner Way	94579: \$811,500	4 BD - 1,923 SF - 1999
750 Chetland Road	94577: \$820,000	2 BD - 1,640 SF - 1939
598 Alvarado Street	94577: \$920,000	4 BD - 2,646 SF - 2003
2257 West Avenue 136th	94577: \$928,000	4 BD - 1,826 SF - 1951
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 Check the Classified Ads under "MUSICAL SERVICES" for help.

### EMPLOYMENT WANTED

#### \*LOOKING FOR WORK?

Check the **Help Wanted** ads on the next page of this newspaper.  
**Also: Limited Time Offer!** You can run a FREE 15 word "Employment Wanted" ad. Ad runs in the San Leandro Times & Castro Valley Forum. Call **510-614-1558** to place an ad or for more info. (Some restrictions may apply)

Licensed preschool teacher can babysit evenings/ weekends. I have First Aid and CPR Training. Call Sherry 510-329-7267.

### FENCES/DECKS

**FENCE LEANING?** Don't replace... repair and save! Call Randy 510-706-6189.

### FENCES/DECKS

**A.T. WOOD FENCES & DECKS**  
 Fence, Concrete, Tree, Lawns, Painting, Cleanups. 510-507-1457/ 510-507-0968.

### GARAGE SALES



**CLASSIFIED AD DEADLINE:**  
**Monday 5:00 p.m.**

### GARAGE SALES

#### SAN LEANDRO

**\*FALL CLEANUP!!!**  
 Time to clean out your Attic, Garage, Basement (House)!!!  
 Get your items together and place a **GARAGE SALE** ad in the San Leandro Times and the Castro Valley Forum for as little as \$30.  
 To place an ad  
**Call 510-614-1558**

**3 FAMILY MOVING SALE 1/5, 7:30am-5:00pm.** Houseware items, decor, furniture, rugs, clothing (men/women sz 10-20:s/m/l/xl), and more!  
 2544 Benedict Drive, San Leandro.

**LANDLORDS** - Advertise your units!  
 - A vacancy day is money lost forever -  
 R. Bowman

# HOME SERVICES DIRECTORY

### REACH OVER 60,000 READERS

Call today for ad rates and availability.



HOME SERVICES DIRECTORY  
 Call 614-1558

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#### GOLDEN GATE ENTERPRISES, INC. GENERAL CONTRACTOR

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 Kitchens / Baths • French Drains  
 Foundations / Dry Rot / Stucco  
 Retaining Walls / Patios  
 Decks / Construction & Repair

**(510) 909-8552**  
 FREE ESTIMATES LIC. #818840  
 www.bayareacontractor.com

### Fences/Decks

#### Fence Leaning? Don't Replace... Repair & Save!

\*Reinforcement of existing fences is my only business, Rotted posts are my specialty.

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**510-706-6189**  
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Advertise your services in both of our newspapers... at one low price!

CASTRO VALLEY FORUM  
 San Leandro Times

### HOME SERVICES DIRECTORY

For More Information, Call 614-1558



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#### LANDSCAPING, MAINTENANCE & TREE SERVICE

- General Cleanup & Maintenance
- Lawn Mowing, Edging & Weeding
- Tree Removal, Topping & Trimming
- Hillside Cleanup, Hauling & Shaping
- Brick Work, Patios & Retaining Walls
- Fences, Flower Beds & Painting

CALL FOR A FREE ESTIMATE  
**510-712-4318**

# Thank-You...

Golden Gate Enterprises for advertising with us for over 13 years!

#### GOLDEN GATE ENTERPRISES, INC. GENERAL CONTRACTOR

Additions / Remodels  
 Kitchens / Baths • French Drains  
 Foundations / Dry Rot / Stucco  
 Retaining Walls / Patios  
 Decks / Construction & Repair

**(510) 909-8552**  
 FREE ESTIMATES LIC. #818840  
 www.bayareacontractor.com

**We truly appreciate all of our advertisers!**

San Leandro Times / Castro Valley Forum

### HAVE SERVICES?



Advertise with us today in the  
**HOME SERVICES DIRECTORY**

### REACH OVER 60,000 READERS

Advertise your services in both of our newspapers... at one low price!

CASTRO VALLEY FORUM  
 San Leandro Times

### HOME SERVICES DIRECTORY

For More Information, Call 614-1558



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- Residential & Commercial
- Interior & Exterior Painting
- Drywall
- Home Restoration
- Custom Finishes

**510-919-7903**  
 Coastbrushworks.com  
 Lic. #662915

### Painting

#### Diego Painting

- Residential/ Commercial
- Interior/ Exterior
- Power Washing



**FREE ESTIMATES**  
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 www.diegopainting.com  
**(510) 331-6152**

### Plumbing

#### CAPELLI PLUMBING & DRAIN CLEANING

Compare Our Prices!  
 FREE ESTIMATES  
 24/7 SERVICE



Military & Senior Discounts  
 Family Owned & Operated  
**510-969-4358**  
 LIC. #904794

### Roofing

Lic. #311818  
**K REED ROOFING**  
 Complete Residential & Commercial Roof Systems  
**(510) 357-5116**

Call Now For A Free Written Roof Analysis & Estimate  
 Serving San Leandro & The Entire Bay Area. For Those Who Demand Superior Personalized Attention.  
 SINCE 1975 / FULLY INSURED

### HAVE SERVICES? CALL US

REACH OVER **60,000** READERS BY ADVERTISING IN THE



# HOME SERVICES DIRECTORY

**GARDENING**

**\*BEAUTY GARDEN LANDSCAPING**  
Design - Construction - Maintenance. Cleanups, New Lawn, Artificial Grass, Irrigation, Patios, Pathways, Brick, Stone, Concrete Fence/Decks. Free Estimates! Lic.#925130. 510-691-8852.

**\*NAVA'S COMPLETE GARDENING:**  
Mowing, trees, cleanup/hauling. FREE estimates. 510-512-5857

**NEED Gardening Service?**  
Check the advertisers in our "Home Servis Directory" and our "Classified Ads" for help!

**GIVEAWAYS**

**VIEW** the Classified Ads  
**Online at**  
[sanleandrotimes.com](http://sanleandrotimes.com) or  
[castrovalleyforum.com](http://castrovalleyforum.com)  
**IT'S EASY!**  
For more info call  
**614-1558**

**HANDYMAN SERVICE**

**ESCOBAR Home Improvements.**  
Tile setting, Custom trim, Drywall, Painting, Decks, Plumbing, Fencing, Electrical, Hardwood flooring/ Refinishing, Framing, Kitchen cabinets, Counter tops, and All Home repairs. Call 510-712-8573.

**HANDY PEOPLE.** Any type of job. No job too small. 510-934-1251.

**NEED - MUSIC LESSONS** or  
**PIANO TUNING?**  
Check the Classified Ads under "MUSICAL SERVICES" for help.

**HANDYMAN SERVICE**

**HOME IMPROVEMENT. FREE** Estimates. Residential Interior/ Exterior. Roofing, Painting, Concrete, Sheetrock, Fencing, Ceramic Tile, Texturing, Decks, Siding Repair, Bathrooms/ Kitchens, Remodeling, Carpentry, Hauling, Cleanups, etc. Jose Cruz 510-294-9017.

**TORRES, A PERFECT HANDYMAN**  
•Honest •Dependable •Responsible  
Painting, Plumbing, Retaining Walls, Fences, Tiles, etc. FREE Estimates. 510-305-3205

**HAULING SERVICE**

**\*SMALL/LARGE JOBS.** Wood, trash, concrete, furniture. Low rates. 510-268-1412/ 510-631-5463.

**HAULING:** Small and Big Jobs. Furniture, Concrete, Wood, Trash, Metal, Demolition. Also house inside/outside cleanups. 510-715-1578.

**Residential/ Commercial** Garage/ yard cleanups. Appliance/ furniture removal. Insured. Same day service. Low rates. Free estimates. 925-899-5655.

**HELP WANTED**

**GENERAL**

**\*LOOKING FOR WORK?**  
Check the **Help Wanted** ads in this newspaper.  
*Also: Limited Time Offer!* If you are looking for a job you can run a FREE 15 word "Employment Wanted" ad. Ad runs in the San Leandro Times & Castro Valley Forum. Call **510-614-1558** to place an ad or for more info.  
(Some restrictions may apply)

**HELP WANTED**

**Do you need some help at your business?**  
To place an Help Wanted ad call **510-614-1558**  
Your ad will run in and the Castro Valley Forum on Wednesday and the San Leandro Times on Thursday. **Find help and support your local newspaper at the same time!**  
- Thank you -

**INVITATION TO BID**

**PROJECT:** Water Pollution Control Plant Dirt Relocation 2019 Project No. 2015.0300  
Owner: City of San Leandro  
**Bid Date:** Wednesday January 23, 2019 at 2:00 P.M.

We are requesting quotes from all qualified Subcontractors and Suppliers:

SOIL SCREENING, SOIL AMENDMENT PROVIDERS, PORTABLE SCALES, PUGMILL SOIL MIXING, EQUIPMENT RENTALS (BARE OR OPERATED), ONSITE TRUCKING, OFFSITE TRUCKING, STREET SWEEPING, TRAFFIC CONTROL AND LABOR PROVIDERS.

**Project Description:**  
The work to be done consists of screening and remediating soil, moving soil, removing debris; and doing all appurtenant work in place and ready for use. Note: all subcontractors will be required to comply with The City of San Leandro Community Workforce Agreement. A copy of the agreement can be provided upon request.

Please feel free to contact Innovative Construction Solutions with any questions concerning job overview. We look forward to your response.

Please send ALL Questions and/or Quotes to [estimating@icsinc.tv](mailto:estimating@icsinc.tv). Project plans and specifications will be provided to interested parties upon request.

**HELP WANTED**

**General office clerical support** for CV based Hansen Landscape. Part time 15-20 hours per week with some flexibility to hours worked each day. Answer phones, filing, misc paperwork. Applicant must be willing to learn computer payroll, accounts payable and receivables and have valid CDL with acceptable DMV history. \$16 to \$20/hr to start depending upon experience. Pay will increase as you learn our operations. Please email your resume or info about yourself and your availability to Steve Hansen at: [hansen.steve@comcast.net](mailto:hansen.steve@comcast.net) Please do not call.

**Do you love helping people?**  
Carlton Senior Living is the place for you! Now Hiring, various positions and schedules. Walk-ins welcomed 1000 E.14th St. or visit our website [www.CarltonSeniorLiving.com](http://www.CarltonSeniorLiving.com) to apply online.

**HEALTH CARE**

**Direct Care Staff / DSP,** to work with D.D. Adults in care home in San Leandro. Overnights, weekends and afternoons available. Salary+ benefits. 510-563-5140.

**HOUSE CLEANING**

**\*CONNIE'S NATURAL CLEANING**  
Licensed/ Insured/ Bonded  
Make Your Home a Pleasant and Healthy Environment  
[www.conniesnatural.com](http://www.conniesnatural.com)  
Call **510-506-5053**

**ANA'S House Cleaning Service.**  
Home or office. Ana 510-472-0103.

**Cristina House Cleaning,** free estimates, senior discount. Bus.-Lic. #121121. 510-825-0459.

**LANDLORDS** - Advertise your units!  
- A vacancy day is money lost forever -  
**R. Bowman**

**HOUSE CLEANING**

**WALTON'S JANITORIAL**  
Licensed / Bonded / Local  
For a **SPARKLE CLEAN OFFICE** or Home  
Windows • Floors  
• Carpets • Restrooms  
**Phone 352-7948**  
Member of S.L. Chamber of Comm.

**LOST & FOUND**

**PLEASE** help us find our dog "Snowball", 1 yr old male all white 15 lb mixed breed. Lost on 12/7/18 at Stenzel Park in San Leandro. REWARD. Call 415-652-2842.

**MISC. FOR SALE**

**Razor Ripstik** Caster Board with lighted wheels, black with orange, in excellent condition. \$25. Call Patrick 510-517-3351.

**VARIOUS ITEMS**

**All private party ads** are prepaid (paid in advance). Use your M/C, VISA or DISCOVER card, mail in your payment, or stop by our office to place an ad.

**"MISC. FOR SALE" ads** run **3 WEEKS** for the price of **1 week.** Call **614-1558.**

**MISC. WANTED**

I need at Hebrew tutor willing to come to my San Leandro home. Call 510-351-3219.

**WANTED:** Reel to reel tapes (for tape recorder). Call Patrick at 510-517-3351.

**MUSICAL SERVICES LESSONS**

**EAST BAY MUSICIAN** has moved to: 19067 Lowell Avenue, Hayward. Lessons, Good with Kids. Call 510-427-3955.

**PAINTING SERVICE**

**NEED PAINTING WORK?**  
Check the TIMES & FORUM Home Service ads for help. We really appreciate our advertisers!  
Patrick V.

**REAL ESTATE AGENTS**

**Are you interested in buying or selling a home or property?**  
**Would you like the help of a Professional Agent?**  
For assistance call ...

**\*SCOTT HARRISON** - Realtor  
Coldwell Banker **510-388-4536**

**RENTALS**

**APARTMENTS**

**Castro Valley** 2-bedroom, 1-bath, Walk to BART and Village. Gated, laundry, pool, fitness. \$2,395. 510-582-8389.  
[www.bartplazaapartments.com](http://www.bartplazaapartments.com)

**Hayward** spacious 1-bedroom \$1,200+, 2-bedroom \$1,500+. Balcony, patio, pool. 510-581-4702.

**Hayward** 1-bedrooms \$1,425 - \$1,525, 2-bedrooms \$1,695 - \$1,795 (check availability). Patios, balconies, pool, ample parking, storage, spacious. 510-887-6633.

**LANDLORDS** - Advertise your units! A vacancy day is money lost forever ... **R. Bowman**

**CLASSIFIED AD DEADLINE:**  
Monday 5:00 p.m.

**SERVICES**

**SELL YOUR CAR OR TRUCK** with a Classified Ad  
For more info or to place an ad call **510-614-1558**  
San Leandro Times/Castro Valley Forum

**NEED - Handyman Service?**  
Check the Classified Ads under "HANDYMAN SERVICE" for help.

**TREE SERVICE**

**\*A CAREFUL TREE SERVICE.**  
Certified. Arborist. Lic.#694067. Trimming, Removals. **FREE Estimates.** Bonded. Call 510-581-7377.

**YOUR INFO**

**Advertise your Home for rent** in the San Leandro Times & Castro Valley Forum **DON'T LET ANOTHER WEEK SLIP BY!**  
- A vacancy day is money lost forever -  
To place an ad call **510-614-1558**

**CLASSIFIED AD DEADLINE:**  
Monday 5:00 p.m.

**VIEW the CLASSIFIED Ads Online at**  
[sanleandrotimes.com](http://sanleandrotimes.com) or  
[castrovalleyforum.com](http://castrovalleyforum.com)  
For help or for more info call **510-614-1558.** E.B. Publishing

**PLACE YOUR CLASSIFIED ADS ONLINE!**

[CastroValleyForum.com](http://CastroValleyForum.com)

[SanLeandroTimes.com](http://SanLeandroTimes.com)



**Attention Classified & Home Services Directory Advertisers**

Classified & Home Service ads run in both the Castro Valley Forum and San Leandro Times.

**TOTAL CIRCULATION 60,500**

Call Patrick at **614-1558** for details and rates.

**ATTENTION LANDLORDS**

You may rent your property with a sign in the window or with an ad on the internet... But why not also advertise your rental in both the San Leandro Times & Castro Valley Forum for as little as \$25, and reach over 60,000 readers!  
**TO PLACE AN AD, CALL 614-1558**

**THANK-YOU** for supporting the Castro Valley Forum and San Leandro Times!



We greatly appreciate our many advertisers who make it possible for us to publish these newspapers.

**HOME SERVICES DIRECTORY**

**Handyman**

**HANDYMAN SERVICES**  
Serving Castro Valley & San Leandro for 28 Years  
**Big or Small - We Do It All!**  
**(925) 548-4202**

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**FERREIRA'S HARDWOOD FLOORING**  
Sand • Install • Refinish  
Glista • Oil Base  
25 Years Experience  
**FREE ESTIMATES**  
Call Jeff Today!  
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Lic. #803455

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House Cleaning Service  
Family Owned Since 1980  
WEEKLY • BI-WEEKLY • MONTHLY  
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Specializing in detailed cleaning tailored to your home  
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**510-481-9193**  
BONDED & INSURED • ALL TAXES PAID

**REACH OVER 60,000 READERS**

Call today for ad rates and availability.  
  
**HOME SERVICES DIRECTORY**  
Call **614-1558**

Whatever your specialty, the place to advertise is in the...  
**HOME SERVICES DIRECTORY**  
Delivered to 32,736 homes in San Leandro, over 20,000 homes in Castro Valley, and another 8,264 are delivered to businesses and libraries.

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**Wonderlin ROOFING SYSTEMS**  
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FAMILY OWNED & OPERATED  
Over 25 Years Experience  
Reroofs • Repairs • Inspections  
Dry Rot Repair • Seamless Gutters (Pre-painted)  
**FREE ESTIMATES**

**\$200.00 OFF**  
COMPLETE REROOFING WITH TEAR-OFF  
One Coupon Per Customer Expires 2/28/19  
**(510) 538-1530**  
We Specialize in Residential Roofing

**Roofing**

**BANNER ROOFING CO.**

★ New Roofs ★ Re-Roofs ★ Roof Repairs ★  
**RESIDENTIAL & COMMERCIAL**

**WE CONTROL YOUR RAIN!**  
★ ★ ★ ★  
**ALL TYPES OF ROOF REPAIRS**  
★ ★ ★ ★  
**PROFESSIONAL WORKMANSHIP**  
★ ★ ★ ★

**FREE ESTIMATES**  
**SENIOR DISCOUNTS**  
LIC # 657692 BBB A+

**ROOFING TYPES**  
• ASPHALT SHINGLES  
• FIREPROOF TILE & SLATE  
• CEDAR/SHAKE SHINGLES  
• METAL ROOF SYSTEMS  
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• SINGLE-PLY SYSTEMS

**GUTTER TYPES**  
• SEAMLESS ALUMINUM.  
• PREPAINTED IN 20 COLORS  
• GALVANIZED 5", 6" & 7"  
• COPPER GUTTER SYSTEMS  
• SHEETMETAL FABRICATION  
• OVERHANG SOFFIT & FASCIA  
• CLEANING & REPAIRS

**20% OFF** ANY OF OUR ROOFING & GUTTER SERVICES  
20% OFF ANY COMPLETE OR PARTIAL ROOFING JOB  
20% OFF ANY COMPLETE OR PARTIAL GUTTER JOB  
20% OFF ANY ROOFING OR GUTTER REPAIR JOB  
ONE DISCOUNT PER HOUSEHOLD  
LICENSED / BONDED / INSURED 2424 CLEMENT ST., ALAMEDA  
**510-895-4433**

# LIFESTYLE

## Little Brussels Sprouts: Big on Flavor and Nutrition

As the baby in the cabbage family, Brussels sprouts are one of the world's healthiest foods. But not the most popular.

A big reason why they're so unliked by so many is because of over-cooking, which leaves them soft and gray, bitter-tasting and with an unpleasant odor. When boiling or steaming, three to six minutes is usually enough time to cook them sufficiently, while retaining some crispness.

There are an abundance of recipes championing the use of sprouts in cooking. One of these just might turn around the sprouts-hater in your family.



- 1/2 onion, chopped
- Salt and Pepper
- 1 teaspoon fresh-squeezed lemon juice
- 1/4 cup toasted slivered almonds

Remove ragged or old-looking outer leaves on the brussels sprouts and discard. Steam the Brussels sprouts for 3 minutes or until just tender. They should be almost cooked all the way through (split one in half to test).

### STEAMED BRUSSELS SPROUTS

- 1 pound fresh Brussels sprouts
- 4-6 tablespoons butter

Place the sprouts in a bowl of ice water, this will keep their color bright green. Cut the sprouts into halves.

Heat 2-3 tablespoons of butter in a large sauté pan on medium heat. Add the onions and cook until translucent, about 4-5 minutes. Add 2-3 tablespoons more of butter and the brussels sprouts halves. Increase the heat to medium high and cook for several more minutes. Salt and pepper to

taste, while the brussels sprouts are cooking.

Remove the pan from the heat, stir in the lemon juice and half of the toasted almonds. Add salt and pepper to taste. Place in serving dish and garnish with the rest of the toasted almonds. Serves 6-8.

### GRATIN OF BRUSSELS SPROUTS

- 1-1/2 cup whipping cream
- 2 pounds Brussels sprouts
- Salt and pepper to taste
- 3 slices of bacon
- Pinch freshly grated nutmeg
- 3 tablespoons grated Gruyere cheese

Preheat oven to 450°F. Lightly butter a medium-size gratin dish. In a small saucepan, simmer cream over medium heat until it is reduced to 3/4 cup, about 10 minutes. Trim base of sprouts,

discard tough outer leaves and rinse well.

Place sprouts in a medium-size saucepan with salt to taste and water to cover. Bring to boil and continue to boil for 1 minute. Drain and refresh sprouts under cold running water.

Sauté bacon in small skillet until lightly browned. Drain on paper towels and chop coarsely.

Combine sprouts and bacon in buttered gratin dish and season with salt, pepper and nutmeg. Pour cream over sprouts and sprinkle with cheese. Bake until nicely browned and crispy on top, about 15 minutes. Yields 4 servings.

### STIR-FRIED BRUSSELS SPROUTS

- 4 slices bacon, cut into 1/2-inch pieces
- 10 ounces Brussels sprouts,

- trimmed and sliced
- 3 ounces shiitake mushrooms, wiped, stems removed and discarded, cut into thick slices
- 8 scallions, including most of the green parts, sliced
- 2 tablespoons Sherry
- 1-1/2 tablespoons soy sauce
- 1 tablespoon toasted sesame oil
- Pinch of red pepper flakes

In a large wok, heat bacon over medium heat until fat covers the bottom of the pan, 2 to 3 minutes. Add Brussels sprouts and stir-fry until they are bright green, 2 to 3 minutes, stirring constantly. Stir in shiitakes and scallions and stir-fry 3 minutes more.

Add Sherry and soy sauce, raise heat to high, and cook 2 minutes longer, stirring often. Stir in sesame oil and pepper flakes. Serves 4.

## LOCAL DEATHS

CREMATION From \$895

JAY SPENCER, DIRECTOR  
Over 40 Years Experience

**DEERCREEK**

Cremation & Burial Services

1700 Norbridge Ave., Castro Valley  
(We are in Yellow Victorian House by McDonald's)  
510-317-7890  
www.DeerCreekCremation.com



Serving Families In Our Community  
With Compassion and Service Excellence



**San Leandro Funeral Home**

407 Estudillo Ave.,  
San Leandro, CA 94577  
510.483.5300  
www.sanleandro-fh.com  
(Formerly Guerrero Mortuary)  
Serving All Faiths

- Large Chapel
- Reception Room & Kitchenette



FD 442

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LAWYER**

- Wills & Trusts
- Benefits, ERISA
- QDROs

510-633-9985

## THE TIMES CROSSWORD

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ANSWERS ON PAGE 3

## Gary Bryan Melcher

July 24, 1927 - December 28, 2018  
43-year resident of San Leandro

Gary entered into rest on Dec. 28, 2018. He was part of The Greatest Generation, serving in WWII, and continuing on in civil service after the war. He remained active well into his 80s, enjoying his blessed life to the ripe young age of 91.

Gary had a dry sense of humor, and was always ready with a joke or riddle of the day. He was also a master of the daily crosswords and other puzzles, and an avid stamp collector, as anyone who walked into his family room could attest. Perhaps most fortunate for Gary was his participation in bowling leagues, because it was through a teammate that Gary met and married his loving wife Roula, and became his teammate's brother-in-law.

Gary was devoted to his friends and family, and will be deeply missed by many, especially his wife Roula of 56 years, daughters Kristine and Jeanette, and grandchildren Kenny, Jordan, and Shannon. Gary was preceded in death by his son Paul.

Services will be held Tuesday morning, Jan. 8th at Holy Angels Sorensen Chapel at 1140 B Street, Hayward. There will be a viewing 10:00-11:00, and a service 11:00 -12:00. He will be laid to rest following the service at Lone Tree Cemetery, 24591 Fairview Avenue, Hayward. In lieu of flowers, donations may be made in his name to the Greek Assembly of God, 1771 36th Avenue, Oakland, CA 94601.

## SANTOS-ROBINSON MORTUARY

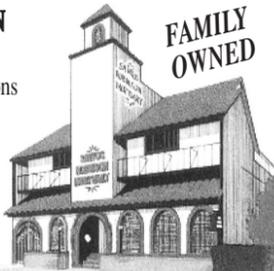
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Serving All Faiths and Cultures

510-483-0123  
www.santos-robinson.com  
CALIC. FD-81



## Edward M. Vessel

June 21, 1930 - Dec. 18, 2018

Edward M. Vessel, a longtime San Leandro resident, passed away on Dec. 18, 2018 at home in his sleep, with his loving wife, Doty, by his side.

He was born in Kansas on June 21, 1930 to Edward and Anna Vessel. Edward was an Army Sergeant in the Korean War. He was a dedicated worker for National Can (Silgan Corp) for over 50 years. Ed truly enjoyed his job and the people he worked with. He enjoyed bowling, fishing, walking, gardening and Lake Tahoe.

Ed is survived by his wife Doty of 48 years and extended family and friends. His family would like to thank Advent Hospice for their care and support. At Ed's request, no services will be held.



## 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.

## Claims there's No 'Superior' Urban Design in Bancroft Project

Editor:

This letter is in response to Amy Sylvestri's article, "Planning Board Okay's Bancroft Apartment Building" (Page 12, The Times, Dec. 27).

It seems that Ms. Sylvestri and Commissioner Brennan have selective hearing and quoting when it comes to the Bancroft project, and the neighborhood responses.

When Mr. Silva purchased the property, the zoning code allowed for zero residential use on that property. The city with the support of the community changed the zoning code in 2016. Building on that property was zoned for 31 units (considered medium-high density) and 102 parking spaces.

Mr. Silva's current project requests 45 units with 55 parking spaces. The zoning code has limited Mr. Silva's plans – not "pressure from the Estudillo Estates neighborhood group..."

At every meeting we have attended since 2016, almost every speaker (and letter writer) has stated they are not against development using the current zoning code.

Each of Mr. Silva's plans has violated the zoning codes in place. As the citizens of a city are asked to abide by and respect the zoning codes – so also should developers and our city planning commission! Mr. Silva's proposed plans continue to make a mockery of San Leandro zoning codes.

Mr. Silva is now asking for a special "Planned Development" code. "The commission must also find: 1. The Planned Development Project Plan will provide superior urban design..." Do an online search of "Images of current apartment buildings." You will see there is nothing superior about Mr. Silva's design. That is what some people mean when they state, "It doesn't fit the neighborhood."

Don't forget the "Monopole" cell tower (additional 30 feet?). "...there is no reason to believe that such towers could constitute a potential health hazard to nearby residents or students." (FCC) IARC has classified "RF fields as 'possibly carcinogenic to humans'".

The verdict is still out...

—Paul and Carol Jewell  
San Leandro

## Calls Expanded Bancroft Project 'Poor City Planning'

Editor:

The article "Planning Board Okay's Bancroft Apartment Building" in last Thursday's edition of the Times is accusing the North Area San Leandrans of NIM-BY-ism. That site was recently re-zoned from 24 units to 31 units solely for the benefit of the

developer.

To exceed the zoning maximum on that particular site would be poor city planning. The concerns of a development that size leading to traffic congestion and parking problems are very valid, and that is why the vast majority of North San Leandrans are against it. Personally we wouldn't have a problem with a development of the original zoning of 24 units, and we could even accept the new zoning of 31 units, but the proposed 45 units on that site would cause serious traffic congestion.

The developer's assumption that there will not be two cars per unit is unrealistic. People who work in areas not served by public transportation would need a car to get to work. When it is rainy and cold people who take BART are not going to walk to the station, and taking Lyft or Uber would add to the congestion.

In addition to the traffic problems, having a big apartment complex across the street from a school is not safe.

Kids often act unpredictably. The Planning Commissioners who voted for the project should spend some time in the area and see how over-strained that intersection can be. There is already gridlock on Bancroft and Estudillo avenues during rush hour and during the times that parents take their kids to school and pick them up.

We hope that the City Council will realize that this development would be to the benefit of only the developer and to the detriment of the people who actually live in the area.

—Kevin and Catharina Howard  
San Leandro

## Troubled by Offensive Comment Regarding Bancroft Project

Editor:

I've learned the most interesting and troubling things during the extremely contentious debate about redeveloping 1388 Bancroft. None of which has anything to do with redevelopment.

Here's the most interesting. According to one of my neighbors: "White, Christian males have more say in what happens in this city than the rest of us."

I don't know what is more offensive — the religious bigotry behind his statements or the fact my neighbor felt so free in stating this.

These are not my values and I would hope not the values of the majority of people reading this. In my world every race, every religion, every person has equal say in what happens not only in their neighborhood but in their country as well. Period.

My shortest letter to the editor.

—Gary Langbehn  
San Leandro

## A Resolution for 2019: Reduce Animal Food Consumption

Editor:

With the glow of Christmas barely behind us, we look forward to the new year and the customary New Year's resolutions: reduce social media, reduce weight, and, this year, reduce animal food consumption.

One-third of consumers already report reducing their consumption of animal foods. Hundreds of school, college, hospital, and corporate cafeterias have embraced Meatless Monday. Even fast-food chains Chipotle, Denny's, Panera, Subway, Taco Bell, and White Castle are rolling out plant-based options.

A dozen start-ups, led by Beond Meat and Impossible Foods, are creating healthy, eco-friendly, compassionate, convenient, delicious plant-based meat and dairy products. Meat industry giants Tyson Foods, Cargill, and Canada's Maple Leaf Foods have invested heavily in plant-based meat development. So have a number of Microsoft, Google, Twitter, and PayPal pioneers.

According to Plant-Based Foods Association, plant-based food sales have grown by 20% in the past year, ten times the growth rate of all foods. Sales of plant-based cheeses, creamers, butter, yogurts, and ice creams are exploding at a 50% growth rate. Plant-based milks now account for 15% of the milk market.

The plant-based New Year's resolution requires no sweat or deprivation — just some fun exploration of your favorite supermarket and food websites.

—Dennis Roth  
San Leandro

## Calls Government Shutdown 'Shameful'

Editor:

It is shameful that President Trump shut down the federal government because Congress will not give him \$5 billion for the border wall between this country and Mexico. This is madness because the majority of federal workers who work in federal buildings around the country will be hurt financially because of it.

What the majority of Americans should understand is that there are people who live on both sides of the border. For example, Indigenous Peoples known as the Tohono O'Odham have been residing there before the arrival of the Europeans. Their homeland is between the Gila River in Arizona and the Sea of Cortez in Mexico. I urge President Trump to end his quest for the border wall because he does not have any mandate for it.

—Billy Trice Jr.  
Oakland



Send a Letter to the Editor  
Letters@ebpublishing.com



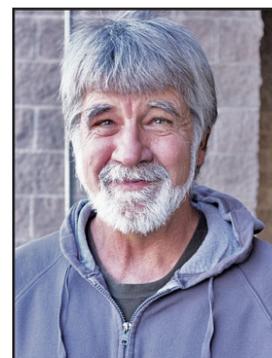
## INQUIRING REPORTER

Your favorite work of art?

— Asked downtown

Beethoven's Ninth Symphony. It's so joyful, and it's triumphant in a good way. The triumph of the human spirit.

**Rick Pember**  
San Leandro



The Richard Diebenkorn painting, *Coffee*. The color and light is the epitome of California. My parents knew him when he lived in Urbana, Illinois. We bought the Diebenkorn's house. Unfortunately, none of his paintings were left in the closet.

**Camilla Pember**  
San Leandro

The van Gogh painting, *A Starry Night*. It's just soothing.

**Gloria Appel**  
San Leandro



The song "It Was a Good Day" by Ice Cube. It keeps you in a good mood, a positive vibe.

**Fredrick Sanchez**  
Long Beach

The movie *Forrest Gump*. It takes you through all the changes in America and gives you an American history lesson. And you learn how to treat others and about being social — the issues we're facing now. And it's about people talking to each other. She really listens to him at the bus stop, and she tells him, you don't have to take the bus, it's right down the street.

**Stephanie Rose**  
San Leandro



# Pot: Pot DUIs on the upswing, says CHP

*continued from front page*

which can reach up to 60 percent in some jurisdictions. Additionally, the wholesale price of pot has dropped, so profit margins are slimmer.

Earlier this year, the California Highway Patrol (CHP) held a special summit on marijuana traffic safety, specifically the increase in DUIs that law enforcement has seen since legalization of pot.

The CHP estimated that the Bay Area will experience a 70 percent increase in pot DUI arrests in 2018 over the previous year when recreational use wasn't yet legal.

Complicating matters, there is no breathalyzer equivalent to measure marijuana intoxication like there is for drivers suspected of being drunk. So there's no "legal limit" on marijuana intoxication like the .08 blood alcohol threshold.

For now, officers must use their observations during field sobriety tests and find probable cause for an arrest. At the station, an officer with specific training as a "drug recognition expert" can request a blood test which can determine levels of THC present.

Last week, the Golden Gate Division of the CHP released figures for DUIs for the Christmas week. The CHP arrested 157 people for DUIs in the Bay Area that week, up from



PHOTO BY FRED ZEHNDER

**The Garden of Eden marijuana shop on Foothill Boulevard in Ashland says business has been good.**

144 from the same period last year. The campaign was dedicated to CHP Officer Andrew Camilleri, who was killed on I-880 in Hayward on Christmas Eve 2017 by a driver who was suspected of being under the influence of both alcohol and cannabis.

"Impairment of any kind

while driving is illegal. Alcohol, cannabis, or legal or illegal drugs can all affect your driving," said CHP Commissioner Warren Stanley in a written statement. "Impaired driving is a serious crime that can lead to an arrest, serious injury, or death."

The CHP also reports that pot-related DUIs were on the

increase in the San Leandro/ San Lorenzo/ Castro Valley area even before legalization.

In 2017, there were 441 DUI arrests by the CHP in the Eden Area and 34 were from drivers with just drugs in their system, with no alcohol aspect – that number was nearly doubled from 2016.



PHOTO COURTESY SUTTER DELTA MEDICAL CENTER

## First Baby

The first baby of the year in the Bay Area is Eros Garcia, son of Elian Robles and Alejandro Garcia. Eros was born on Jan. 1 at 12:26 a.m. at Sutter Delta Medical Center in Antioch, weighing 8 pounds and 11 ounces. Eros has a 9-year-old sister, a 4-year-old sister, and a 2-year-old brother.

## Laws: Bridge tolls rise

*continued from front page*

• New laws raise the age limit to buy rifles and shotguns from 18 to 21 and require a minimum of eight hours of training to receive a concealed carry gun permit. Additionally, anyone convicted of domestic violence will lose the right to own a firearm.

• In order to cut down on toll violators and the number of unidentifiable cars on the streets, all cars that drive off dealerships will be given temporary number plates and dealer paper plates will no longer be acceptable.

• Tolls increased by \$1 on Jan. 1 at seven of the eight bridges in the Bay Area with additional \$1

increases planned for Jan. 1, 2022 and Jan. 1, 2025.

• If you want a plastic straw for your drink at a restaurant, you'll have to ask the server, as those dining establishments are no longer allowed to give out straws automatically.

• A new senate bill forbids companies from forcing employees who have settled sexual harassment suits from being required to sign non-disclosure agreements.

• A new assembly bill gives victims up to 10 years to seek civil damages from a sexual assault and another requires the state to complete an audit of all untested rape kits by this July.

• It's now legal for first responders, including firefighters and EMTs, to give emergency medical care to pets, as it had previously only been allowed by licensed veterinarians.

• Voting by mail just got a little easier, as mail-in ballots will now be prepaid with no need for a stamp.

## Trees: Real trees only Shelter: Cold nights

*continued from front page*

have all lights, decorations, tinsel and the stand removed. Trees over 6-feet tall should be cut in half. Small trees may also be placed inside your organics cart, cut it into small pieces that won't get stuck in the can and allow the lid to fully close.

Do not place the tree in any type of plastic wrap or bag.

Tree collection may be done using a different truck than the regular collection and it may be on your block at a different time of day than your normal pick-up.

Fake and flocked trees cannot be collected and composted through the free collection, so call 357-7282 for ACI or 613-8710 for Waste Management to arrange for a special pick up.

*continued from front page*

served pizza.

The shelter is open on nights when there is a forecast for rain or for the temperature to drop below 40 degrees during the night. The guests register in advance for the program, a joint venture between the Interfaith Homelessness Network's April Showers program, Building Futures and the City of San Leandro.

The staff members who are on duty through the night also

can help connect homeless people with medical services and other forms of assistance.

On a recent year, the shelter was open a total of 55 nights between November and April, and provided 833 "bed nights" to 71 individual guests, according to the program.

Regardless of the weather, the shelter is open every Wednesday night this season in an effort to maintain continuity with the guests.

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## Don't throw out your holiday lights — RECYCLE them!

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**SAN LEANDRO RESIDENTS ONLY**

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