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WITH FLU SYMPTOMS 5



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FRIDAY

SATURDAY

SUNDAY

San Leandro Times

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

VOL. 28 • NO. 4

THURSDAY, JANUARY 25, 2018

SAN LEANDRO • CALIFORNIA



PHOTOS BY JIM KNOWLES

Thousands March For Women's Rights

Lots of people turned out for the Women's March on Saturday, including the march in Oakland where an estimate of 40,000 to 50,000 heard speakers at Lake Merritt and then marched to Frank Ogawa Plaza at Oakland City Hall. March organizers billed this year's event as a call to action to run for office or vote in the 2018 election. Singers, dancers and bands joined the march, including the Nasty Women Band whose trumpets, trombones and drums stirred the crowd on a sunny Saturday. Homemade signs included, "Grab 'em By The Mid-Terms," "Girls Just Wanna Have FUNdamental Rights," "Nevertheless, She Persisted," "Stay Angry and Flip Congress," "Hella Pussy Power," "They Tried to Bury Us - They Didn't Know We Were Seeds," "Make America Think Again," and "Tuck Frump."



Davis Street CEO Accuses Zapata Of Misconduct

Johnson says CM pressured her to have a sexual relationship

By Amy Sylvestri
San Leandro Times

Davis Street Family Resource Center CEO Rose Johnson has accused San Leandro City Manager Chris Zapata of trying to pressure her into a sexual relationship in order to secure funding for her charity organization.

Last week, Zapata released a 23-page letter which preemptively denied Johnson's claims and further accused Davis Street Family Resource Center board president Gordon Galvan of a series of attempted bribes.

Now Johnson is responding to Zapata's claims by saying his letter is full of lies and was made public in order to distract from her accusation of harassment.

"He's doing all of this to divert people's attention," said Johnson. "This isn't about Gordon. This isn't about anyone but me. The city manager is very cunning. He's redirecting and distracting from the conversation. About 80 percent of that letter was about anyone else but me. He used his position and power to pressure me to have a relationship."

Since the allegations have been made public, the Davis Street board of directors and the Alameda County Labor Council have called for Zapata's resignation or for the City Council to fire him. On Tuesday night, the City Council put Zapata on paid leave

until an internal investigation is concluded.

Johnson said that even if people believe none of what she has said and all of what Zapata said, the City Council should ask
see ACCUSE, page 2

Council Puts Zapata On Paid Leave

By Amy Sylvestri
San Leandro Times

At a special meeting Tuesday night, the City Council voted, 6-0, to place City Manager Chris Zapata on paid administrative leave, effective immediately.

Zapata has been accused by Davis Street CEO Rose Johnson of sexual harassment. She said that Zapata tried to coerce her into a romantic relationship in exchange for help in funding her charity organization.

The City Council has hired an independent investigator to look into the allegations.

Before Johnson's accusations were made public last week, Zapata sent out a descriptive 23-
see ZAPATA, page 10

Women's Hall of Fame Taking Nominations

The deadline has been extended to Wednesday, Jan. 31, to nominate outstanding local women to the Alameda County Women's Hall of Fame, which is celebrating its 25th year of honoring extraordinary women making a difference in the community.

Honorees will be celebrated at the 25th Annual Alameda County Women's Hall of Fame Luncheon and Awards Ceremony on Saturday, March 24, at

the Greek Orthodox Cathedral in Oakland, co-hosted by the Alameda County Board of Supervisors and the Alameda County Commission on the Status of Women.

For its 25th Anniversary, the Women's Hall of Fame is accepting nominations in a new category: Emerging Leader, celebrating young women representing a new generation of leaders. In addition, women will

be honored in 12 other categories: Business and Professions; Community Service; Culture and Art; Education; Environment; Health; Justice; Non-Traditional Careers; Science, Technology, Engineering; Sports and Athletics; Philanthropy and Youth.

More than 200 women have been inducted into the Alameda County Women's Hall of Fame since the program started in 1993. In addition to honoring

extraordinary women leaders from Alameda County, the annual event raises funds to provide youth scholarships and supports local nonprofit community partners serving women, youth and families.

The 2018 Women's Hall of Fame inductees will be announced later this month. For more information or to submit a nomination, go to www.acgov.org/whof/, or call 272-6984.

INSIDE YOUR TIMES

NEWS

Deputy arrested for prisoner abuse at Santa Rita. **Page 3**

FOOD

Making quick bread is like making muffins. **Page 7**

NEWS

Mayor to speak at business awards meeting. **Page 12**

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Calendar.....	4
Classified Ads	8
Crime	3
Crossword.....	10
Health & Fitness	5
Home Services	8
Homes	8
Inquiring Reporter ...	11
Letters	11
Lifestyle	7
Obituaries	10

MEETING SCHEDULES

CITY COUNCIL

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

SAN LEANDRO SCHOOL BOARD

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



San Leandro Times

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

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Accuse: Council hires firm to investigate allegation

continued from front page

Zapata to step down because he has recused himself from dealing with Davis Street, Galvan's real estate undertakings, and several related projects including the city's fiber optic data loop. She said that's essentially announcing he won't be doing a significant part of his job anymore.

Johnson's allegations came to the City Council's attention on Dec. 8, when her lawyer Jane Brunner sent a letter detailing Zapata's alleged misdeeds to San Leandro City Attorney Richard

Pio Roda.

The City Council then hired a private third-party to investigate Johnson's claims. At the same time, the City Council held a series of closed session meetings regarding Zapata throughout December and early January. Mayor Pauline Cutter says the City Council will not comment further until the investigation is complete.

The crux of Johnson's accusations are in regards to a series of one-on-one meetings between Johnson and Zapata which took



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PHOTO BY JIM KNOWLES

Rose Johnson and Chris Zapata held a series of meetings over four years in a car at the Foster's Freeze on Alvarado Street.

place in Johnson's Lexus SUV in the parking lot of the Foster's Freeze on Alvarado Street from

2012 through 2016.

Zapata says the meetings discussed professional matters including a \$1.5 million loan of public funds that the Davis Street Family Resource Center was overdue in paying back to the city.

The pair also discussed the awarding of a city permit to the Davis Street Wellness Center (a partner agency of the Family Resource Center) to operate a medical marijuana clinic.

But where Zapata claims the meetings were strictly professional, Johnson said they were increasingly personal and uncomfortable for her.

Johnson said that Zapata discussed his difficult childhood, complimented her toenails, and gave her CDs with sexually explicit music. She said that Zapata

commented that if she weren't married, Zapata said he would "really go for someone like you."

Johnson says that the last time they met in the parking lot of the Foster's Freeze it was in Zapata's car in October of 2016, around the time a deadline was set for an extension of the \$1.5 million loan.

At that meeting, Johnson said she asked Zapata about another loan extension and Zapata responded "Rose, you have the key."

Johnson said she asked him to clarify what he meant by that, but he didn't respond and she took it to mean that if she engaged in a romantic relationship with him, he would see that the loan was extended.

But in Zapata's account of see ACCUSE, page 10

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Fire Department Visits James Madison Students

The student council at James Madison Elementary School in San Leandro recently invited Captain Camitz, Engineer Dunham and Firefighter Plascencia of the Alameda County Fire Department to participate in a special Kindness Matters assembly along with the San Leandro Police Department and Mayor Pauline Cutter.

Man Shot in Oakland Drives to SL

A man who was shot and wounded in East Oakland last week drove himself to a San Leandro gas station to seek help.

The man was shot while in his car at the intersection of Bancroft and 108th avenues in Oakland at just before noon on Jan. 17, according to Oakland police.

He was struck in the back and managed to drive to a gas

station on East 14th Street in San Leandro near the city line where an ambulance and police were called.

He is in stable condition and is expected to recover from his injuries.

Detectives say that the man was struck by shots fired from a second vehicle and they are trying to determine if any shots

were fired from the victim's car as well.

Up to \$5,000 in reward money is being offered by police and Crime Stoppers of Oakland for information leading to the arrest of the perpetrators.

Anyone with information is asked to call Oakland police at 238-3426 or Crime Stoppers at 777-8572.

Join County Political Board

The Alameda Local Agency Formation Commission (LAFCo) is now accepting applications for the public member seat. The deadline for filing an application is Friday, Feb. 2 at 5 p.m. Interviews are expected to be conducted the week of Feb. 19.

LAFCo is responsible for coordinating local and timely changes in local governmental boundaries and reviewing ways to reorganize and streamline governmental structure.

LAFCo has seven regular voting members: two members of the Board of Supervisors, two members from cities selected by the Mayors' Conference, two members from special districts, and one member of the public.

LAFCo is governed by the state and is not subject to the

authority of the Board of Supervisors, any City Council, or district.

The public member must be a resident of Alameda County and not an employee or board member of the county, any city, or district.

Meetings are held on the second Thursday of every odd-numbered month. The appointment term is four years. Commissioners receive a \$100 stipend per meeting.

If you have questions or would like to receive a copy of the application by mail, call 271-5142 or download the application at www.acgov.org/lafoo.

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If you have questions or would like to receive a copy of the application by mail, call 271-5142 or download the application at www.acgov.org/lafoo.

Sheriff's Deputy Arrested for Assault on Santa Rita Inmate

An Alameda County Sheriff's Office deputy has been arrested for his role in the alleged beating of an inmate at Santa Rita County Jail in Dublin.

On Jan. 17, Deputy Joseph Bailey, 28, of Tracy was arrested and he has been charged with felony assault and assault under color of authority, according to a written statement from Sheriff Greg Ahern.

On Friday, Bailey appeared in court and pled not guilty. His next court date is scheduled for Feb. 15.

Bailey was investigated by

detectives working in the Eden Township Substation in unincorporated San Leandro after staff at the jail made allegations about his behavior towards an inmate.

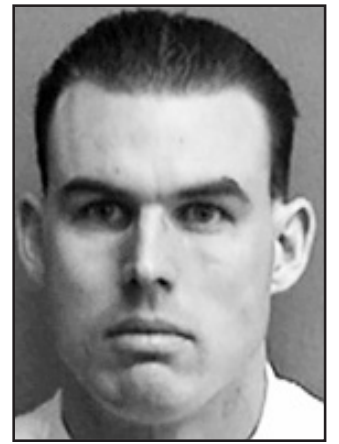
It is alleged that on Oct. 24 of last year, Bailey prompted a group of inmates to physically assault another inmate.

"Take care of him and make it look like he fell in the shower," Bailey is alleged to have said, according to court documents.

Bailey told a group of six inmates that the victim was a member of a rival gang, the court documents said. The victim allegedly had gotten into an argument with Bailey earlier that day.

Bailey had been with the Sheriff's Office since 2015 and was on administrative leave during the internal affairs investigation from October until his arrest last week.

"The moment I heard of these allegations, I directed my staff to do a complete and thorough investigation," said Ahern in a written statement. "I am confident this single incident is isolated to



Joseph Bailey

this individual."

Bailey is the fifth Alameda County Sheriff's deputy to be arrested in the past six months.

In August, four other deputies working at Santa Rita were arrested for allowing an inmate to throw urine and other bodily fluids at other inmates and for choking an inmate.

In that case, the deputies were also arrested after a tip from other jail employees.

All Lanes of I-580 Shut Down

All lanes of I-580 were closed Monday night after a man breached a fence on a pedestrian over-crossing just west of the Strobbridge Avenue exit of the westbound lanes and threatened to jump.

The California Highway Patrol issued a Sig-alert and shut down all lanes at just after 7:30 p.m., while the Alameda County Fire Department arrived on the scene.

Eventually, the man was coaxed back to safety, according to the CHP.

Eastbound lanes were reopened just before 8 p.m. and the Westbound lanes were reopened shortly before 9 p.m.

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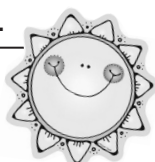


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NEIGHBORS



SL Art Association Greet New Officers

The San Leandro Art Association greeted the New Year with the induction of Officers at its first General Meeting. Front row from left to right: Carolyn Wetherbee (with baby), Cathy Chow, Sherry Calcagno, Diane Era, Janice Cushere, Kathleen Kelly, Molly Dolly, back row: Kathy Ries, Marcia O'Kane, Deborah/Cricket Gallegos, Not in photo: Bob West. The San Leandro Art Association has an ongoing exhibit currently hanging at the San Leandro Senior Center on East 14th Street until February 7. For ongoing events please check us on Facebook and www.sanleandroartassociation.org

ARTS & ENTERTAINMENT

❖ Chanticleers Theatre

Dial M for Murder
Chanticleers Theatre, 3683 Quail Avenue in Castro Valley, proudly presents *Dial M for Murder*, starting Friday, Feb. 2 through Feb. 25. This thriller by Frederick Knott and

directed by Katina Letheule is about Tony Wendice and his wife, Margot, and how he plans to murder her for her money. He blackmails a scoundrel he used to know into strangling her for a fee of one thousand pounds, and arranges

a brilliant alibi for himself. Unfortunately the murderer gets murdered and the victim survives. Tickets are \$25 for general admission and \$20 for students and seniors over 60. For more information, call 733-5483.

HOROSCOPE by Salomé

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ARIES (March 21 - April 19): Guess what, Lamb? You're about to experience a new perspective on a situation you long regarded quite differently. What you learn could open more opportunities later.



TAURUS (April 20 - May 20): The Bold Bovine is tempted to charge into a new venture. But it might be best to take things one step at a time, so that you know just where you are at any given point.



GEMINI (May 21 - June 20): It's a good time to go on that fun getaway you've been planning. You'll return refreshed, ready and, yes, even eager to tackle the new challenge that awaits you.



CANCER (June 21 - July 22): The Moon Child loves to fantasize about magical happenings in the early part of the week. But the sensible Crab gets down to serious business by week's end.



LEO (July 23 - August 22): What goes around comes around for those lucky Leos and Leonas whose acts of generosity could be repaid with opportunities to expand into new and exciting areas of interest.



VIRGO (August 23 - Sept. 22): Your concern about your job responsibilities is commendable. But you need to take some quiet time to share with someone who has really missed being with you.



LIBRA (Sept. 23 - October 22): Aspects favor getting out and meeting new people. And as a bonus, you might find that some of your newly made friends could offer important business contacts.



SCORPIO (October 23 - November 21): You might take pride in wanting to do everything yourself. But now's a good time to ask family members to help with a demanding personal situation.



SAGITTARIUS (Nov. 22 - Dec. 21): Pay more attention to the possibilities in that workplace change. It could show the way to make that long-sought turn on your career path.



CAPRICORN (Dec. 22 - Jan. 19): Your need to succeed might overwhelm obligations to your loved ones. Ease up on that workload and into some well-deserved time with family and friends.



AQUARIUS (Jan. 20 - Feb. 18): Love rules for amorous Aquarians who can make good use of their ability to communicate feelings. Don't be surprised if they're reciprocated in kind.



PISCES (Feb. 19 - March 20): Fishing for compliments? No doubt, you probably earned them. But it's best to let others believe they were the ones who uncovered the treasure you really are.

COMMUNITY CALENDAR

❖ San Leandro Democratic Club

The San Leandro Democratic Club is having its 2018 election of officers. Members in good standing can vote or submit their name for an office position tonight, Jan. 25, from 6:30 to 8 p.m. at the San Leandro Main Library, 300 Estudillo Ave.

❖ SL Business Awards Celebration

San Leandro Chamber of Commerce will host its Business Awards Celebration, "Spotlight San Leandro: A Maker City," tonight, Jan. 25, from 5:30 to 8:30 p.m. at the San Leandro Senior Center, 13909 East 14th St. Tickets are \$125, and tables are \$2,000. VIP wine reception, hosted bar and hors d'oeuvres, nightcap and networking. Semi-formal attire. For tickets, go to sanleandrochamber.com.

❖ Sons of Norway Snorre Lodge Crab Feed

Sons of Norway Snorre Lodge 6-61 presents its annual crab feed on Saturday, Jan. 27, at 1808 B St. in Hayward. No host bar begins at 6 p.m., dinner at 7 p.m., and raffle at 8:30 p.m. Make checks payable to Sons of Norway and send to Aunda Arndt, 1016 Apache St., Livermore, CA 94551. Cost is \$50 for Adults, \$17 for children 12 and under. For more information, email aja469@hotmail.com or call 925-548-0292.

❖ St. James Lutheran Church

St. James Lutheran Church is observing its 90th anniversary in 2018. In celebration of the anniversary, church volunteers, nicknamed "Brew Crew," are inviting commuters in cars and on foot "to stop by for a free cup of coffee, a treat, a smile and God's blessings on the third Thursday of each month in 2018 between 7:30 and 9 a.m. on the sidewalk in front of the church at 993 Estudillo Ave. The next coffee offering of the new year will be on Feb. 15. Communion is held at the church every Sunday at 10 a.m. For more information about St. James Lutheran Church visit www.stjamessl.org or call 895-2286.

❖ SL Rotary Endowment Annual Crab Feed

The San Leandro Rotary Endowment is having its annual Crab Feed on Saturday, Jan. 27, at the San Leandro Boys and Girls Club, 401 Marina Blvd. Social hour begins at 6 p.m. and dinner, starts at 7 p.m. Tickets are \$50 per person and may be purchased by visiting www.sanleandro-rotary.org or by contacting Aisha Knowles at 828-9199. Proceeds from the event support local service projects and non-profit organizations such as the Rotacare Clinic at the Davis Street Family Resource Center, Meals on Wheels and the San Leandro Education Foundation.

❖ 4th Sunday Breakfast for Veterans

American Legion Post 117 will host breakfast from 8 to 11 a.m. every 4th Sunday of the month, except on holiday weekends, at the San Leandro Veterans Memorial Bldg., 1105 Bancroft Ave. in San Leandro. The menu will be eggs-to-order, bacon/sausage, hash browns, toast and coffee. Cost is \$7 for adults, \$5 for veterans, and all others. All donations benefit American Legion veteran programs.

❖ St. John's Pancake Breakfast

St. John's Catholic Church, 264 E. Lewelling Blvd. in San Lorenzo, invites everyone to an all-you-can-eat pancake breakfast on Sunday, Jan. 28, from 8:30 a.m. to noon, including pancakes, scrambled eggs, southwest scrambled eggs, link sausages, fresh fruit, orange juice, milk and coffee. Tickets are \$8 for adults and \$5 for children 12 and under. Funds will benefit St. John School. The event is hosted by Fr.

Walter O'Brien Council #3518 of the Knights of Columbus.

❖ Harmony Fusion Chorus Open Rehearsal

Harmony Fusion Chorus, an award-winning women's a cappella barbershop show chorus, will host a special open rehearsal night to welcome new singers of all ages, backgrounds and cultures on Monday, Jan. 29, from 7 to 10 p.m. at the Hill and Valley Women's Club, 1808 B St. in Hayward. The chorus is open to singers of high school age and above and meets every Monday (except most holidays). For more information about the open rehearsal night, contact Joanne Morrison at (925) 373-0210.

❖ SL Parkinson's Support Group

The San Leandro Parkinson's Support Group will hold its monthly meeting on Thursday, Feb. 1, at 10:30 a.m. at the San Lorenzo Community Church at 945 Paseo Grande. The speaker will be Michael Galvin from community services for independent living. For more information, call Lona White at 276-3119.

❖ African American Arts & Activism Films

Two documentary films about African American arts and activism will be shown on Saturday, Feb. 3, at the San Leandro History Museum, 320 W. Estudillo Ave.: at 11:15 a.m. "BaddDDD Sonia Sanchez," a portrait of poet Sonia Sanchez revealing her uncompromising life as she raised her voice (2015, 1:30). At 2 p.m. "Freedom Riders," a chronicle of civil rights activists' campaign in 1961 to end segregated bus travel in the South (2010, 1:57). Admission is free. Bring your own favorite movie snacks. For more information call 577-3990.

❖ Alta Mira Club Shrimp Fest

The Alta Mira Club, 561 Lafayette Ave. in San Leandro, will host a shrimp fest on Saturday, Feb. 3, starting at 5 p.m., dinner at 6 p.m. includes all-you-can-eat shrimp, pasta, salad, bread and ice cream. Tickets are \$40. For tickets and information, call Carol at 305-5393.

❖ Exploited Workers Film at CV Library

The Castro Valley Community Alliance, in partnership with the Castro Valley Library, will host *Viva La Causa* on Sunday, Feb. 4, from 2 to 4 p.m. at the Castro Valley Library, 3600 Norbridge Ave. This film portrays how thousands of people from across the nation joined in a struggle for justice for the most exploited people in our country—the workers who put food on our tables. The film will be followed by a panel to generate a frank, honest, and respectful dialogue regarding immigration, worker's rights and how these issues continue to affect members of our community today.

❖ 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 of speakers from novice to seasoned are welcome.

❖ Bayfair Toastmasters

Bayfair Toastmasters is a small, growing club seeking new members who want to learn the art of public speaking. All are welcome to the club's weekly meetings every Wednesday from noon to 1 a.m. in the Bayfair Mall 2nd floor meeting room above the food court. Come through Entrance 5 facing the Century Theater. For more information, call Noreen at 538-6025 or Wayne at 407-0048.



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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. Only Non-Profit Organizations should submit calendar items.

HEALTH & FITNESS

Get Fit and Put the Boom Back In Baby Boomers for 2018

Baby boomers whose exercise routines have gone bust may be thinking about following their New Year's resolutions and actually putting a little sweat back into their lives.

But thinking and doing are two different things.

"In our society, everyone wants a great body," says Jaime Brenkus, fitness expert for Evergreen Wellness. "The problem is no one wants to work for it."

In some cases, baby boomers – those born from 1946 to 1964 – may consider themselves "too far gone" to embark on a serious

fitness regimen at this stage in life.

But you don't need to train for a triathlon, Brenkus says. Even out-of-shape people in their 50s, 60s, and 70s can take manageable strides toward improving their physical wellness.

"Success in life is not about a matter of inches and pounds," Brenkus says. "It's when you start taking your first steps toward a realistic and reachable goal."

For out-of-shape boomers who want to lose weight, feel better, look better, get fit and put that boom back in their lives in 2018, Brenkus offers a few simple exer-

cises to get started:

- Sit and get fit.

Four easy moves you can do on a chair will give you a slimmer, trimmer and tighter waistline. Do at least 20 repetitions of each exercise.

For the first, place your hands behind your head, crunch forward and then lean back as far as you can while keeping your feet on the ground.

For the second, you can do side bends. Place your hands behind your head again, but this time alternate bending from one side to the other.



For the third, rotate your body side to side with more twists. Finally, scoot to the edge of the chair. Bring both knees into your chest and then lower your legs to the starting position.

- Lunges.

You will do a forward, a side and a reverse lunge. Perform each in one movement.

(1.) Forward lunge. Stand with your feet together and back straight. Place your left hand on a chair for balance and support. Slowly take a big step forward with the right foot. Lower your body until your right thigh is parallel to the floor and your right shin is vertical. Then move back to the starting position.

(2.) Side lunge. Slowly step to the side with your right foot about 3 feet and squat so your thighs are parallel to the ground. Move back to the starting position.

(3.) Reverse lunge. Slowly step back with your right foot about 3 feet. Bend both knees and lower yourself until your left thigh is parallel with the ground. Return to starting position.

- Morning rituals.

Start each morning with fitness moves that work the entire body. The first is push-ups. Start with an amount you're comfortable with.

For example, if you do 10 every day, that adds up to 300 the month.

If you're a beginner, it's okay to start your push-ups by doing them on a wall. Next are squats. Your feet should be shoulder width apart. With your abs held tight and your back straight, slowly lower yourself into a seating position until your bottom touches a seat.

Make sure your knees don't go past your toes and are aligned straight. If just starting out, try quarter to half squats where you're not bending down as far.

"When it comes to exercise, people think more is better," Brenkus says. "That's not true. Better is better."

Flu Season Hits Bay Area Hard

By Dr. Jeffrey Silvers

Special to the Times

The flu season is in full force in the Bay Area and local hospitals are admitting a large volume of patients with flu related symptoms.

One of the main reasons for the upsurge in flu related illnesses is that fewer people have received the flu vaccine this year – due in part to a general misconception about its effectiveness.

There's a lot of confusing information being provided from multiple news sources that this year's flu shot isn't effective, but our data strongly suggests that the vaccine may be protective against severe illness that would result in hospitalization.

A point-prevalence study done on 12/29/17 across Sutter Hospitals in 9 counties in Northern California showed that 3 out of 4 patients hospitalized for influenza had not been vaccinated.

The news articles claiming that the vaccine was only 10% effective in Australia do not foretell our expected vaccine efficacy because more Americans receive the vaccine than Australians, so our herd



immunity is higher.

- Herd immunity is a form of indirect protection from infectious disease that occurs when a large percentage of a population has become immune to an infection, thereby providing a measure of protection for individuals who are not immune.

- Four strains of Influenza are circulating at the present time but most of the attention has only been on A H3N2; the predominant strain which has sickened about 70 percent of patients who present with the flu.

- The vaccine for the A H3N2 is predicted by the Centers for

Disease Control to be about 35 percent effective and efficacy of the other three strains is expected to be higher.

- The patients at greatest risk are the ones that are not vaccinated.

What Should People Do?

It's not too late to reduce your risk of getting sick. By getting a flu shot you not only reduce your risk of getting the flu, but you also benefit from less severe symptoms should you get the flu.

It's important to know that it takes about two weeks for the vaccine to take effect. The flu season could last into April, so there's still

time to safeguard your health.

The CDC recommends a flu shot for everyone over the age of 6 months, unless you have a specific medical reason, such as an allergy to the vaccine.

Sutter East Bay Medical Foundation has a care center at 20101 Lake Chabot Road in Castro Valley where patients can receive a flu shot or treatment for flu symptoms. Call 510-886-3400 for an appointment.

Urgent Care is also available at this location. Call 510-247-6300 for hours.


Dr. Jeffrey Silvers is Director of Infection Control at Sutter Health.

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REAL ESTATE REALITY

By Carl Medford, CRS
Special to the Times

GUEST COMMENTARY



Selling Myths Must Die in 2018

Meeting with a couple hoping to sell their home, I explained the price they could reasonably expect. Their response?

"We want a much higher price. Let's put it on the market at the number we want and wait until it sells — we've heard someone will eventually pay our price if it sits there long enough."

My response: "Not so much." Unfortunately, there are market myths some sellers still gravitate to when looking to sell. Based on flawed perceptions of market dynamics, these falsehoods persist like the smell of damp socks in a boy's locker room.

Here are the Top 5 Seller Myths that need to die in 2018:

Myth No. 1: "Because the market is hot, I do not need upgrades."

The idea a home will get top dollar simply because it's in a hot market is wrong. It may get more than a previous sale, but will not get the highest amount possible. Buyers currently want move-in-ready homes and will pay a premium for them. Homes that are not fully prepared typically sit on the market longer and sell for less.

Myth No. 2: "I don't need extensive marketing to get top dollar."

With the advent of HGTV,

buyer behaviors have changed. They look for staging, professional pictures, 3D tours and more. If they don't like what they see online, they will not come.

Myth No. 3: "I can ask a price way over the last sale because I know someone out there will like my home enough to pay my price."

With access to many sites that provide online valuations, buyers know when a home is overpriced and stay away, assuming the seller is unrealistic.

Myth No. 4: "All I need is a number of Open Houses to sell my home."

Open houses do not sell homes, they simply provide a venue for buyers to visit homes they have already seen online. Marketing sells homes, and the better the preparation and marketing, the higher the chances for a great sale. If there is no open house, buyers' agents will show it to them.

Myth No. 5: "I can use an online valuation to set my price."

Online valuations are notoriously inaccurate. To get a real value, ask a Realtor to run a Comparative Market Analysis using all the market data available.

While these ideas may have been around a while, they are myths nonetheless. Hopefully 2018 is the year they die.

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

Correction: Rep. Eric Swallow's meeting with Realtors, described in last week's column, occurred in Pleasanton, not Castro Valley.

Rates Bump Up

Average fixed mortgage rates rose last week for the second consecutive week, according to Freddie Mac's weekly survey.

The 30-year fixed-rate mortgage averaged 4.04 percent last week, up 3.99 percent the week before.

Fifteen-year rates last week averaged 3.49 percent, up from 3.44 percent.

Five-year hybrid adjustable-rate mortgages (ARMs) averaged 3.46 percent last week, unchanged from the previous week.

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Unclog a Stopped Up Drain

By Samantha Mazzotta
Special to the Times

To clear a sink clog, you should try a couple of other tricks before shelling out money for special equipment.

First try a plunger, making sure the bell completely covers the drain and touches the sink surface in order to create a vacuum. Plunge up and down about 15 times. If the sink drains, run hot water through the pipe to clear the remaining clog.

If plunging doesn't work, try to clear the clog through the sink trap (at the bottom of the U-shaped drain pipe under the sink). Put a bucket under the trap and put on rubber gloves.

Using an adjustable pipe wrench, unscrew the plug at the bottom of the trap. Water and gunk will start draining immediately, but that doesn't mean the clog is cleared. Use a wire coat hanger or something similar to probe the pipe via the trap, and try to pull out any additional material. Then screw the plug back

in and turn on hot water.

If the clog still isn't cleared, now it's time to try to plumber's snake, a tool that has a flexible steel cable extending from a spool and hand-crank assembly, with a wire snarl on the far end. It can be purchased at any home-improvement store for around \$25.

The salesperson might ask what you're using the tool for. There are longer cables, up to 100 feet, as well as versions like closet augers (which are specifically for toilet clogs) and power augers (which are rented by the day, and something I wouldn't recommend for a first-timer or a small clog).

Unscrew the plug at the bottom of the trap again and thread

the end of the snake cable into the pipe, toward the wall, as far as it will go. To navigate pipe bends, turn the handle to adjust the cable end. Once the cable is extended as far as it will go, or won't go in any farther, slowly wind it back out.

Clog material that the snake pushed through will likely be tangled up in the wire snarl at the front of the cable. Be sure to clean this off before storing the tool.

Now, close up the drain plug, turn on the hot water, and let it run for a couple of minutes to clear out the rest of the clog.

If this still doesn't do the trick, contact a professional plumber.

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Accuse: Both Zapata and Johnson say the loan a turning point

continued from front page

that meeting, he said that Johnson complained to him about being treated unfairly during the city's selection process of the medical marijuana dispensaries. Zapata said he told her that the Davis Street Wellness Center had been dealt with in good faith and would continue to be.

Both Zapata and Johnson say the issue of the loan repayment was a turning point.

Davis Street eventually paid back the \$1.5 million loan in January 2017 by taking out another



City Manager Chris Zapata is on paid leave.

loan from a third party that Davis Street declines to name.

When the loan deadline passed, Zapata made public a letter he wrote which questioned Davis Street's financial stability and demanded repayment of the public's money.

Zapata says the overdue loan being made public embarrassed and angered Johnson and – along with the denial of the city's first marijuana permit – it is why he believes that Johnson and Galvan decided to retaliate against him.

Johnson says that when she



Rose Johnson is accusing Zapata of misconduct.

refused Zapata's advances in exchange for help with the loan, she knew he'd act out against her.

"It was a defining point," said Johnson. "When you look back, you can see there was more to it than just the loan. He was angry with me and it was personal."

Johnson has hired public relations guru Sam Singer, who said that Zapata's release of the lengthy, detailed letter denying the claims against him is practically unheard of in governmental circles.

Davis Street still needs to repay \$325,000 from a separate loan from the city in 2010 to help buy its property on Teagarden Street. It has to be paid back by Jan. 31 or the city will not issue the Wellness Center a conditional use permit to operate a marijuana dispensary at that address.

A condition of that loan was that the building not be used for any purpose that would conflict with federal laws and medical marijuana is against federal law.

Johnson said the city will be repaid by the Jan. 31 deadline.

Zapata: City manager's letter took the city council by surprise

continued from front page

page letter from his city email account denying wrongdoing and saying Johnson was retaliating against him for demanding Davis Street repay an overdue loan of public money owed to the city.

Zapata also alleged that Johnson and Davis Street board member Gordon Galvan wanted him to

ease the way for the Davis Street Wellness Center to get a city permit to open a medical marijuana dispensary.

The City Council made their decision to put Zapata on leave in closed session. Mayor Pauline Cutter and Councilman Pete Ballew were out of town and teleconferenced in to the meeting and Councilman Benny Lee was

"The city does not tolerate harassment. It also believes in due process."

— Mayor Pauline Cutter

absent.

Cutter said that the council did not know that Zapata was issuing his letter until copies were sent out on Jan. 16.

"The City Council was not aware that the City Manager intended to publicly address the allegations in detail," said Cutter in a written statement. "The council determined today that it is best for

all parties involved that the City Manager remain on leave until the independent investigation is concluded."

Cutter went on to say "The City of San Leandro does not tolerate nor condone harassment of any type. It also believes in due process."

Before entering closed session, former City Council mem-

bers Diana Souza and Jim Prola both spoke to the City Council urging them to wait for the investigation to be completed before taking action against Zapata, saying that the City Manager has done a lot for San Leandro.

Diana Prola, who is on the San Leandro School Board, also see ZAPATA, page 12

Demetria Canlas Songco



Demetria Canlas Songco, born in Tarlac, Philippines on November 10, 1927, died peacefully in the comfort of her home after praying the rosary with her children and grandchildren on January 20, 2018 in San Leandro, California. Inang, or Nanay as she is fondly called by everyone, will be missed dearly by her children, Manolito Songco (Josie), Maria Songco, Maria Martin (Alex) and Maria Daluz (Edgar); 15 grandchildren and 14 great grandchildren.

She was preceded in death by her husband (Dar), Ricardo Songco, her daughter Maria Vibat and son Michael Songco. She will be missed by many relatives and friends for her generosity, kind heart and great cooking. The family would like to extend their gratitude to the caring and loving people at Washington Center, Vitas Hospice Care and Jess C. Spencer Mortuary.

A Visitation will be held on Friday, Jan. 26 from 4 to 9 p.m. with Vigil and Eulogies at 6 p.m. at Jess C. Spencer Mortuary, 21228 Redwood Road, Castro Valley. A Funeral Mass will be conducted on Saturday, Jan. 27 at 10 a.m. at Saint Leander Church, 550 W. Estudillo Ave., San Leandro. Per her wishes, Demetria will be cremated and her ashes will be brought home and buried with her mother in the Philippines.

Jean Martinelli



Jean Martinelli, at the age of 86, passed away surrounded by family. Born in Wyoming, Jean was a catalyst in encouraging her parents and younger brother to move to San Leandro when she was 15. After graduating from San Leandro High, and later marrying George Martinelli, the two went on to have two sons and a daughter. They also went into the lumber business together in 1962, in Oakland, later expanding into cabinetry and moving into Castro Valley. George worked there until his passing in 2001, and Jean continued there with her children until she retired at 83.

A long time resident of both San Leandro and Castro Valley, Jean also enjoyed spending time in Lake County with her husband and children. She and George and their family built a second home there, and created many fond memories at Clear Lake with family and friends.

Jean was an avid knitter and crocheted beautifully. She shared her love of puzzles, mysteries and crime stories with her children. She was the historian of the family, the one everyone came to over the years for the identities of the mystery faces in old family photos. The answers often came with some accompanying story, as she became the family's own unofficial genealogist. Her ready smile, warm hugs and generous nature will be sorely missed.

Memorial will be held at Chapel of the Chimes in Hayward, Wed., Feb. 7. Visitation from 5 p.m. - 8 p.m. Celebration of Life (service) begins at 7 p.m. Online condolences and memories can be shared with the family at www.forevermissed.com

In lieu of flowers, donations to the Alzheimer's Association (alz.org) would be greatly appreciated.

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Apolonio Padallan

On January 1, 2017, Apolonio Padallan passed away peacefully after a four-year battle with cancer. He was being cared for and comforted at his home in San Leandro, California by his loving family (wife Leticia; sons Jerico, Jerome and Jordan; son-in-law Larry; and friends Jenny and Kim). Pol was 74 years old.

Pol was born on April 18th, 1942 in Laguna, Philippines to Rogarciano and Aurea Padallan. Pol married Leticia on September 21, 1968 in Manila. The couple lived in the Philippines and raised their four children until they migrated to California. There he worked as a photographer and as a custodian. His photography was credited in the book "Ruff Guide to the United States."

With a passion for music, Pol enjoyed singing and playing guitar for family and friends. He was an active and dedicated member of St. Leander Catholic Church, where he often volunteered as an usher.

Pol is survived by his wife, three sons, and seven grandchildren. He is preceded in death by his parents and his daughter Maria Elisa Padallan. The family would like to thank everyone for their prayers, cards, flowers, and donations.

THE TIMES CROSSWORD

1	2	3	4	5	6	7	8	9	10	11
12				13			14			
15				16			17			
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23	24	25		26		27	28		29	30
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36				37		38		39		40
			41			42		43		44
45	46					47			48	49
51					52	53				
54					55			56		
57					58			59		

ACROSS

- "Mamma Mia!" group
- Apprehend
- Colorful fish
- Clay-rich soil
- Blunder
- Portrayal
- Democrat or Republican
- Radiate
- Faucet
- Arouse
- Fireworks reaction
- Delany or Carvey
- Venomous viper
- Zodiac cat
- Passenger
- Prosperous time
- Knock
- Pepsi competitor
- Soothe
- Tatter
- Actor Danson
- A long time
- Bugging device
- Tranquil
- Pencil end
- Impulse carrier
- Multiple marriage
- Expectorate
- Ailing
- Malaria symptom
- Pop
- Oklahoma city
- Untouchable Eliot

DOWN

- Swiss peaks
- Animated Betty
- Java neighbor
- Chihuahua chum
- "_ a borrower ..."
- Curved path
- Wide
- Occurring naturally
- Bikini pattern?
- Lotion additive
- Chopped
- Implement
- Card game for two
- Lawyers' org.
- Scale member
- Edwin Land's company
- Rowing need
- _ out a living
- Primary color
- Purplish 30-Down
- Kneecap
- Longing
- Indiana city
- Brownish tone
- Heathen
- Back talk
- World's fair
- Wise one
- Ostriches' kin
- Deli loaves
- On in years

ANSWERS ON PAGE 3

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.

Does San Leandro Know Where Its City Boundary Lines Are?

Editor:

I live in an area of mostly duplexes in San Leandro. The row of duplexes starts at Bristol Boulevard and continues to Farrelly Drive, a total of 16 duplex units all facing East 14th Street. I live in the middle of this row of duplexes.

Most San Leandro residents actually believe the city line starts with the monument on East 14th Street and not on Bristol Boulevard.

It is annoying when a cable man confuses the city line and then insists that we live in Oakland. However, it is depressing and fearful when the San Leandro Police Department and/or dispatcher does not know the boundary line. This has happened four times in the last eighteen months.

Both my neighbors and I were told, as soon as we gave our address, that this is an Oakland problem and not a San Leandro problem.

Any call to a police department is important to whoever is calling. When enough callers are made to feel that they are not important enough for attention, fear and frustration become deeply embedded.

I believe numerous "non-life-threatening" events that are not handled correctly create unsafe cities.

I sadly have experienced various events – street lights not fixed, strange people walking onto our driveways in the middle of the night, loud parties. My neighborhood street has three signs which clearly state "Two Hour Parking Only," yet this neighborhood is slowly turning into a used-car lot.

I believe the East 14th duplexes are treated as the orphans of San Leandro. Two units have been vacant for over two years. One unit has had broken front windows (for over two years) whereby strange men climb in during the middle of the night. The lawn areas are used as parking lots for endless parties.

I have lived in this area for over 25 years and I am about to lose an eighteen-year tenant because of the empty units and nightly lawlessness. All have called the police with little or no results; or worse, are told to call Oakland.

—Rosemary Gallegos
San Leandro

County Has a Lot of Forms, But Isn't Much Help in Providing Them

Editor:

I moved into what was a quiet residential area. What it has become is a shortcut to Washington Avenue.

One woman driving the largest sort of SUV came racing around the corner when I was out on a bicycle ride. She ran into the back of my parked car so hard that it bent the frame so badly that one wheel didn't even touch the ground.

For three months I waited for her to contact her insurance company and she refused. So I filed a suit in small claims court.

After being served suddenly she got

cooperative and her insurance company settled with me.

I went to the Alameda County Courthouse in Hayward to cancel the suit. I waited for an hour and a half, despite there only being 20 people in front of me. Finally I got to the window to be told that I needed a special form and they didn't have them.

What are these windows for if not to supply the proper forms?

So I would have to go home, discover the proper website, download the proper form, which wasn't defined, print it out because of course everyone has a printer, right? And then fill it out and return to the courthouse to stand in line for another couple of hours probably to discover it was the incorrect form.

Is our court systems being run by clerks?

—Tom Kunich
San Leandro

A Different Take on Stephen Cassidy's Accomplishments

Editor:

Is anyone else tired of listening to former mayor and perpetually-running-for-office Stephen Cassidy ("City Council Leadership Requires Decisiveness, Setting Priorities," *Letters*, Jan. 18) as he pontificates here and on social media about what a great job he did as mayor? I remember things much different.

Let's start with how the Westlake project and LIT San Leandro was going to "transform" San Leandro into the new tech center for the Bay Area. Companies would be "flocking" to San Leandro.

Well, here it is 10 years later and there has been no flocking. In fact, that reality of the whole Westlake project seems to be that OSI got a new building and parking structure and now San Leandro gets two more buildings with big "For Lease" signs.

We need housing desperately and yet building empty office buildings is what we are getting. Those "for Lease" signs on truly ugly buildings are a testament to a half-baked idea.

Cassidy and his nasty north area NIMBYs made it very clear that developing 1388 Bancroft would completely ruin the very fabric of society in town, but this after he sold off our marina as mayor to the highest bidder and pushed hard for developing the last bit of open space at the waterfront.

So, thanks to Stephen Cassidy and his aggressive pursuit of this project, we now have 5-story buildings taller than Westlake downtown planned at the water's edge and half the golf course gone forever.

Or let's talk about Kaiser Hospital – a private hospital the majority of San Leandrans can't go to. Remember all the economic impact the new hospital was going to generate? One new fast food restaurant within 6 blocks of the hospital in 5 years does not equal windfall for the city.

I can already hear the chorus of righteous indignation from him and his NIMBYs and yet, during the social

media debate about 1388 Bancroft, I learned one thing about our former mayor and his minions – I'm in complete disagreement with his mean, manipulative, passive aggressive approach to politics.

So, while he thinks he was the best mayor San Leandro has ever seen, I'm saying mediocre at best.

—Gary Langbehn
San Leandro

Dems Aren't the Only Party with A List of Sexual Predators

Editor:

I agree with Brent Heath's reply to Bruce Joffe ("Al Franken Just the Latest in Litany Of Unfaithful Democrat Spouses," *Letters*, Jan. 18) that Democratic Senator Al Franken brought on his own troubles without help from an opposing party.

However, Heath seems to labor under the assumption that sexual shenanigans go along with being in the same party as Franken and lists affairs by prominent Democrats going back to JFK while ignoring names from Republican ranks.

To set the record straight here are a few cases of sexual misconduct by Republicans: Roy Moore, Jeff Hoover, Jeff Kruse, Wes Goodman, Jack Latvala, Tony Cornish, even George HW Bush, and those are just allegations arising in the last year.

If you want to get historic let's not forget Republican stalwarts like Herman Cain, Newt Gingrich, Mark Sanford, Larry Craig, Rudy Giuliani, Henry Hyde, Bob Packwood, Charlie Crist, Dennis Hastert.

I wonder why Trump's lawyer forming an LLC to pay \$130,000 to porn star Stormy Daniels was not mentioned? Shall I go on?

I'm sure we both could, but that's not the point. Sexual misconduct by those in elected office (or anywhere else) should not be a partisan issue. Each office holder should be held accountable for misconduct. I applaud the new rules for governing bodies at both our state and national levels to address future allegations. Certainly those affected by unwelcome advances or attempts at coercion from those in power did not care about party affiliation.

—David Knorr
San Leandro

Letter-Writer 'Should Be Better Informed About Any Party He Backs'

Editor:

Brent Heath's letter to the editor ("Al Franken Just the Latest in Litany Of Unfaithful Democrat Spouses," *Letters*, Jan. 18) regarding sexual misconduct and his questioning whether Bruce Joffe is backing the right party confused me. His letter caused me to look up some definitions and research the Republican Party.

"Sexual misconduct is a broad term encompassing any unwelcome behavior of a sexual nature that is committed without consent or by force, intimidation, coercion, or manipulation. Sexual misconduct can be committed by a person of any gender, and it can occur between people of the same or different gender."

Affairs are between two consenting adults, not sexual misconduct. "An affair is a sexual relationship, romantic friendship, or passionate attachment between two people without

the attached person's significant other knowing."

Sexual Harassment, "Harassment (typically of a woman) in a workplace, or other professional or social situation, involving the making of unwanted sexual advances or obscene remarks."

I looked up Republican's accused of sexual misconduct and there are many. Former President George H.W. Bush was accused of inappropriately touching actress Heather Lind during a promotional event for Turn. Roy Moore accused by nine woman. Jeff Hoover resigned after numerous sexual harassment allegations. Oregon state Senator Jeff Kruse was removed from

all committee assignments after sexual harassment allegations made by fellow Senators Sara Gelser and Elizabeth Steiner Hayward. Ohio state Rep. Wes Goodman resigned from his position on November 14, 2017. It goes on and on. Minnesota Rep. Tony Cornish. Republican nominee for President, Herman Cain. Chris Meyers. Philip Hinkle. Christopher Lee. Minnesota Rep. Tony Cornish.

It appears it does not matter which party you back as each has a history of sexual misconduct.

Maybe Brent Heath should be better informed about any party he backs.

—Kathleen Starzenski
San Leandro

INQUIRING REPORTER

Should taxes be higher or lower?

— Asked at the San Leandro BART Station

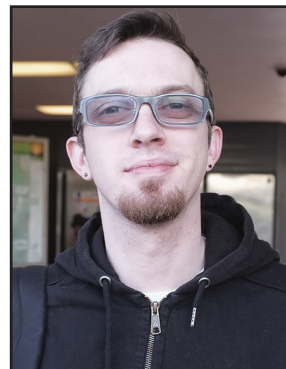
Lower, so everybody has enough money to get by on. A loaf of bread used to be a dollar. Everything is more expensive.

Gary Ferriera
San Leandro



Wealthy people should pay more tax, and middle and lower income people should pay a little less.

Logan Key
Concord



I think it should be higher so that people pay a little more to go to education. I'm an educator.

McKenzie Gibson
San Leandro



I think it should be higher, because it will pay off in the long run. Lower taxes will backfire on us in the end, because the national debt will be higher.

Tonya Chapman
San Leandro



I think taxes should be higher. They should repair the roads and sidewalks. I'm in a wheelchair and the big bumps can knock it out of alignment.

Albert Karow
Hayward



Zapata: Investigation ongoing

continued from front page

spoke, questioning why Johnson would continue to meet alone with Zapata if his behavior made her uncomfortable.

Meanwhile former Mayor Stephen Cassidy sent out a letter saying that he believes Zapata is attempting to smear Johnson's reputation.

"The appropriate action for the City Manager would have been to issue a short statement denying the allegations and pledging full cooperation with the City's internal investigation," wrote Cassidy. "Instead, the City Manager issued a rambling, incoherent diatribe filled with salacious gossip, inflammatory accusations, and petty boasts."

Johnson has hired public relations expert Sam Singer, who has represented clients including Disney, Chevron, and BART during various public scandals.

Less than an hour after the City Council announced Zapata's suspension, Johnson released a statement via Singer saying the City Council should have placed Zapata on leave immediately after she made her allegations to them known in a Dec. 8 letter from her lawyer.

"The City Council should have placed Mr. Zapata on paid administrative leave when the claims were filed with the City in early December," Johnson said. "The city has created additional legal liabilities for itself

by allowing him to remain and especially after his twenty-three page rambling letter that made additional false and misleading statements."

City Attorney Richard Pio Roda says that Zapata will continue to be paid during his administrative leave – Zapata is the city's highest paid employee and made around \$340,000 last year according to a public salary database. Assistant City Manager Jeff Kay will be acting city manager.

The suspension will continue until the independent investigation is concluded, although when that may be is not yet known. As of Monday afternoon, Johnson said she had yet to be interviewed by the investigator.



After the retrofit, the house is more secure with the plywood or OSB sheathing and the metal foundation plates around the perimeter of the foundation.

Mayor to Speak at Spotlight Awards

Mayor Pauline Cutter will join Mayor Barbara Halliday of Hayward at the Bay Area Business Roundtable meeting on Thursday, Feb. 1, at 10 a.m. at the Executive Inn & Suites Hotel, 1755 Embarcadero in Oakland.

The Panel discussion will start after the presentation of three "Spotlight Awards" to individuals who have made an impact with their public service work and exceptional work in their respective fields.

The three receiving awards are: Morgan Mack-Rose, executive director of the San Leandro Education Foundation; Rodney Fitzpatrick of Rhapsody Communications; and Deborah Barnes, director of contracts & compliance at the City of Oakland.

Registration Opens For Seismic Retrofit Grants

A program that offers up to \$3,000 to retrofit your home, Earthquake Brace + Bolt, is available to more homeowners in more California cities, including San Leandro.

Registration opened this week for eligible homeowners to receive grants for seismic retrofits of their older homes, making them more resistant to earthquake damage.

Homeowners have until Feb. 23, to apply for a grant from the Earthquake Brace + Bolt (EBB) program.

Eligible homeowners can apply for retrofit funding at EarthquakeBraceBolt.com, where they can also find detailed program information, select a licensed FEMA-trained contractor and view the full list of eligible ZIP Codes.

EBB is expanding eligibility this year to 17 additional Cali-

fornia cities in high hazard areas, bringing the total to 51.

The California Earthquake Authority (CEA) has provided \$6 million in funding for the grants this year, enough to support an additional 2,000 or more code-compliant seismic retrofits.

Typical retrofits for the type of homes currently funded by EBB grants cost between \$3,500 and \$5,500, and involve bolting the house to its foundation and adding bracing around the perimeter.

The cost is minimal compared to earthquake damage, which can cost hundreds of thousands of dollars to repair. In the relatively moderate 6.0-magnitude Napa earthquake of 2014, homeowners received estimates of up to \$300,000 to put their houses back on their foundations.

"The natural disasters of 2017

remind us of the need to be prepared for the major earthquakes that are inevitable in California,"

said Insurance Commissioner Dave Jones. "Californians can protect their families by strengthening older homes, which are particularly vulnerable to earthquake damage, and by making sure they have the financial strength to rebuild with earthquake insurance."

Homes with qualifying retrofits are eligible for discounts of up to 20 percent on CEA earthquake insurance premiums.

More than 1.2 million houses in high-hazard areas of California are particularly vulnerable to earthquakes because of the type of construction, according to the CEA. These homes are typically built before 1979, have a wood frame on a raised foundation and have a cripple wall in the crawl space under the house.



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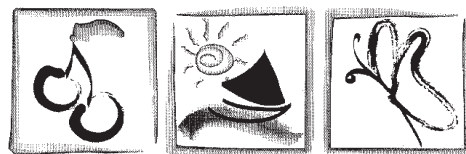
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