

May 15, 2015

Dear Harbor Bay Neighbors Supporter,

A lot has happened since we last communicated in November. HBN Supporters were elected Mayor and Vice Mayor. Alameda is looking for a new city manager and the chief lobbyist for Ron Cowan's Harbor Bay Isle Associates resigned after the November election.

It is also our pleasure to announce that HBN Supporters were elected last week to the top officer positions on the board of directors for the Community of Harbor Bay Isle Owners' Association.

Unfortunately, other things remain the same. Cowan's HBIA continues to pursue relocation of the Harbor Bay Club in order to build 80 to 160 homes on the current club site. This proposal not only violates the Master Plan for Harbor Bay Isle, but needlessly increases vehicular traffic in our neighborhoods and where our kids go to school.

HBIA continues to promote the self-perceived need for a new club without acknowledging their proposal is a thinly veiled attempt for a development project to which they are not entitled.

Currently, HBIA is producing a video to support their position. Their selected theme is "We Want a New Club." Ironically, that is exactly what we want. The difference is we want the new club inside our community at its current location instead of somewhere else.

Despite our collective efforts, a complete understanding of the issue is not fully developed in our community. It is up to each of us to raise awareness. Here are some points to discuss:

1. **Substantial portions of the outdoor area of the proposed club are within moderate to high risk safety zones, according to the Alameda County Airport Land Use Commission.**
2. **The Harbor Bay Club is the recreational component of Harbor Bay Isle.** The Club as a recreation asset was central to the proposal for development that HBIA made to the City of Alameda more 30 years ago. HBIA's suggestion that the Club can be removed from Harbor Bay Isle is deceitful.
3. **HBIA cannot do what it pleases with the property underlying the Harbor Bay Club.** Zoning on the parcel and the Master Plan for the Harbor Bay Isle residential development strictly prohibit any use other than a recreational business.
4. **HBIA is proposing a residential development project to which it is not entitled.** The City does not recognize HBIA's claim that it is entitled to build more homes in Bay Farm.
5. **We want a new Harbor Bay Club.** The difference is we want the new club inside our community at its current location instead of somewhere else.

We will continue to keep you updated on key developments, including release of the draft EIR.

Thank you for your support.

Your Harbor Bay Neighbors.