

## Examples of BART Transit-Oriented Development (TOD)

### Millbrae



Before



After

### San Leandro

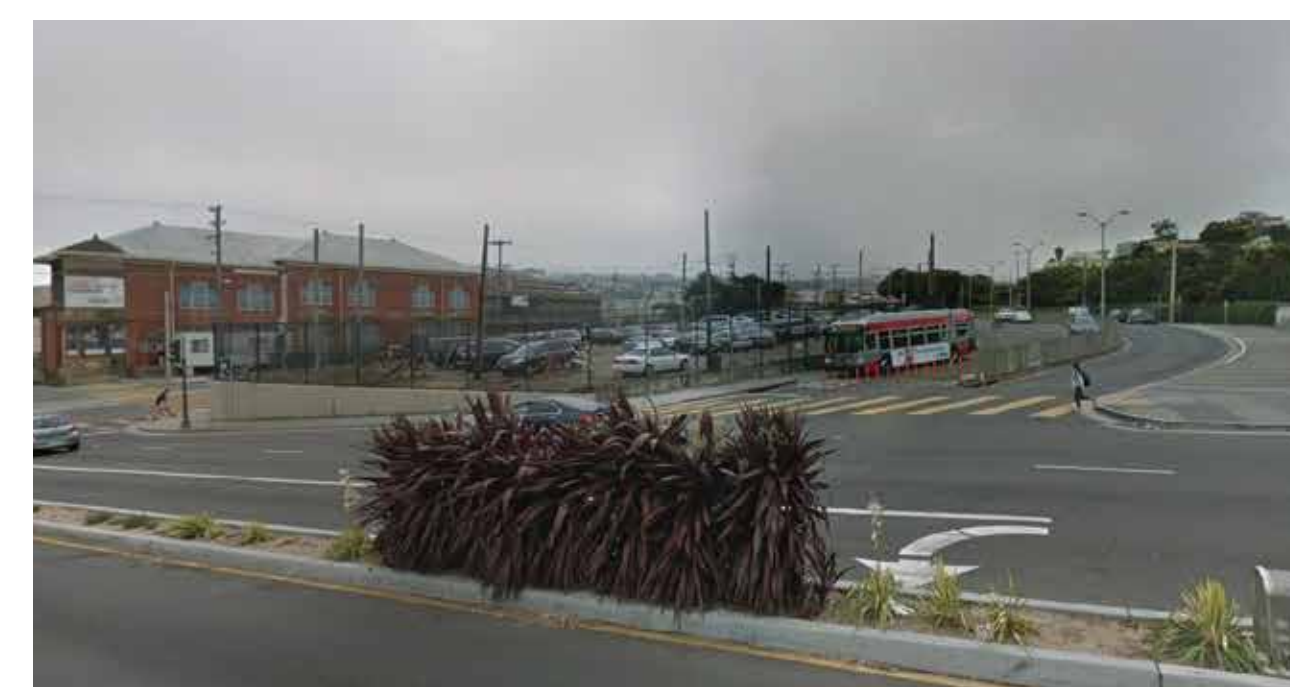


Before



After

### Balboa Park



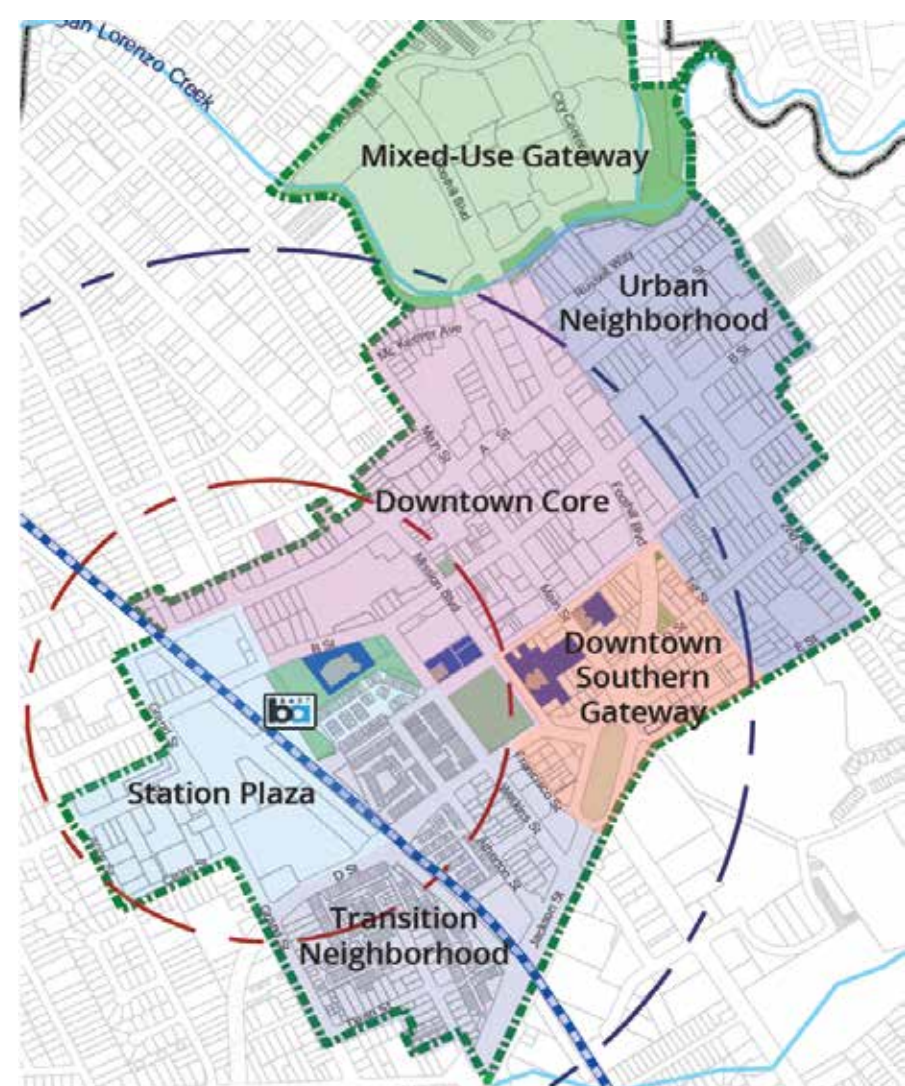
Before



After

## Key Information for Hayward Station TOD

### Where will it be located?



Land Use Plan from 2019 Hayward Downtown Specific Plan



Developable Land  
BART-owned Land

### What could be built here?

The Hayward Downtown Specific Plan, adopted by the City of Hayward in 2019, envisions the BART station area as a dense, transit-oriented urban center that provides new jobs and housing opportunities within walking distance of bus and rail transit. Future development on BART-owned parcels will be shaped by City zoning regulations as well as state law (AB 2923 and SB 79).

Description	Minimum	Maximum
Homes per acre	40*	210*
Building height (stories)	N/A	11, with some setbacks required
Floor area ratio (FAR)	1.5	N/A
Bike parking (secure covered spaces)	1 per home**	N/A
Car parking spaces per...		
Home	No minimum**	0.5 spaces**
1,000 sqft of office	No minimum**	1.6 spaces**

\* with the General Plan Updates (scheduled for mid-late 2026)

\*\* per State law (AB2923 and AB2097)

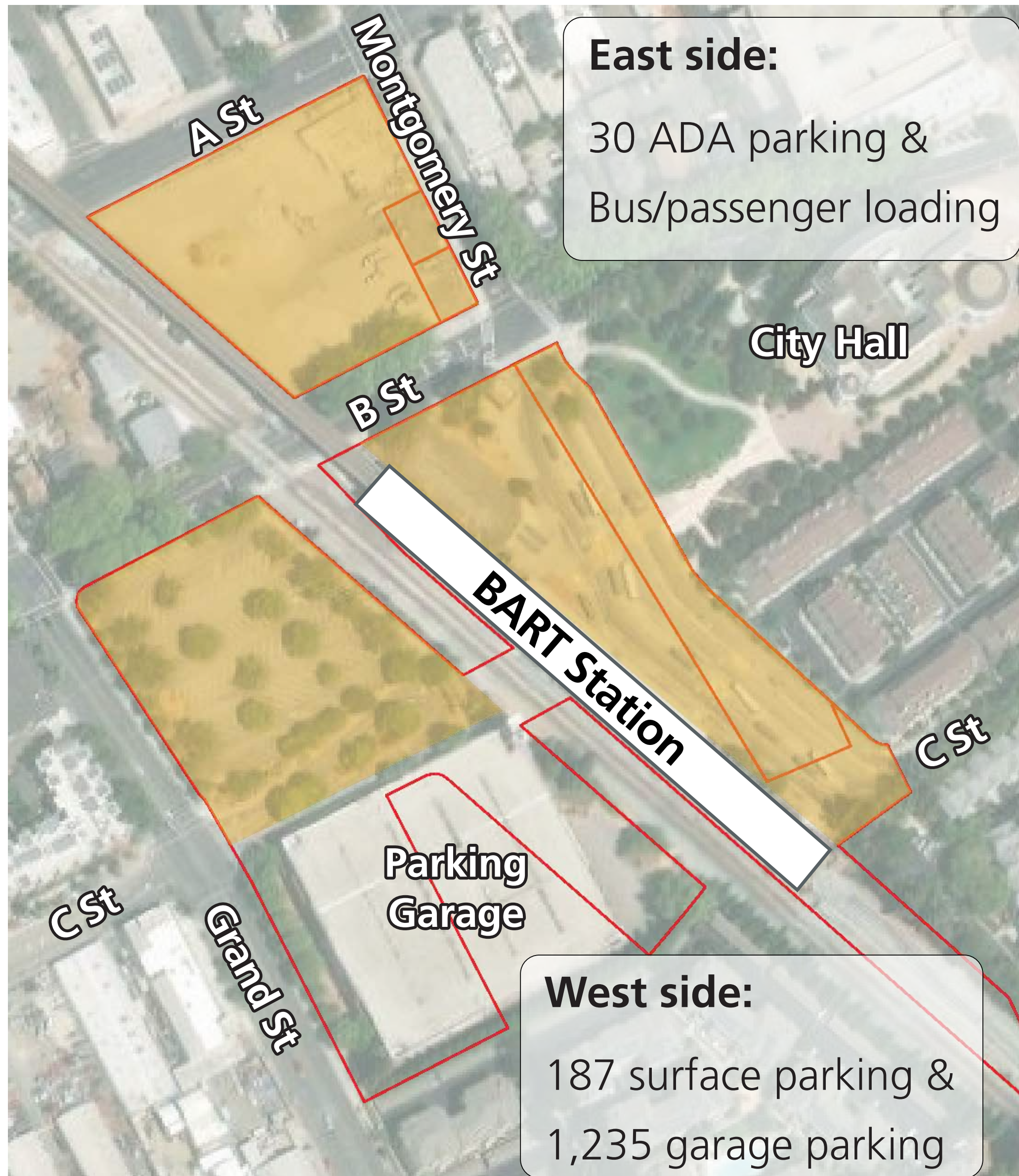
### How and when will it happen?



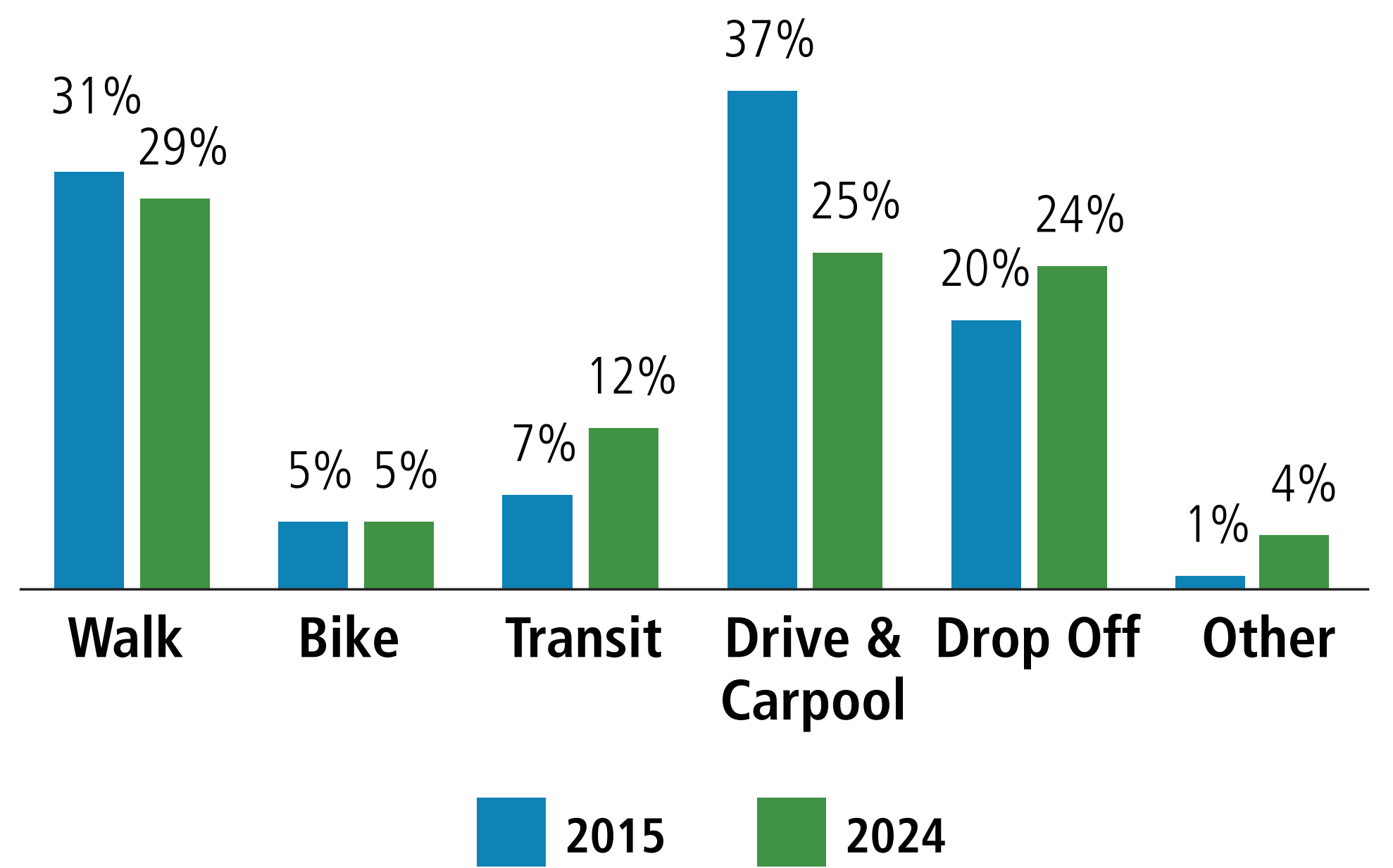
# Station Access & Transportation



## Existing Parking & Loading



## Hayward BART Rider Travel Mode to Station from Home



Source: BART Station Profile Survey 2015 and 2024

## Related Planned Projects

### East Bay Greenway Multimodal-Hayward Segment Project (EBGWMM)

A regional trail project (led by Alameda County Transportation Commission) that will create a path for walking and biking from Oakland to Hayward, following the BART line. The first phase of this project will be built along existing streets. The project is currently in the environmental study phase.

### Safe Streets Downtown

A City of Hayward initiative to make downtown streets ("the Loop") safer, easier to use, and more welcoming for the community. Based on community input, the City will develop a final concept for review later this year.

### Implementation of Hayward Downtown and BART Station Area Parking Management Plan (2018)

Consistent with the Downtown Parking Management Plan and Downtown Specific Plan, the City will update parking rules in downtown. The City is rolling out a business permit program this summer, and will be doing targeted updates throughout the rest of the year.

### City's Station Access and Parking Plans

Planning projects funded by MTC to improve how people get to Hayward BART Station and to update parking plans for both Hayward and South Hayward stations. The City will be conducting station access gap analyses later this year.

### Safe Streets Hayward

A City of Hayward initiative to make High-Injury Network (HIN) streets, including A Street and B Street, safer for all users. Based on community input, a final concept for each corridor will be developed for review later this year.

## Hayward BART Ridership and Parking (Average Weekday)

Year	BART Ridership	Parking Occupancy	Notes
2019	~5,000	over 90%	Pre-pandemic
2025	~2,500	20-35%	Fall 2025

## Scan here for more:

- Sign up for project emails
- View these boards digitally
- Fill out survey (closes May. 15, 2026)

