

**From:** [Sarah Elbeck](#)  
**To:** [CITYCOUNCIL-List](#)  
**Subject:** [EXTERNAL] Swings & Wings Public Comment 12/16/25  
**Date:** Tuesday, December 16, 2025 11:47:14 AM

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[Swings & Wings Public Comment 12/16/25](#)

Dear City Council Members,

Please see attached my support of Swings & Wings & their wish for expansion.  
I truly appreciate your efforts!

Sincerely,  
Sarah Elbeck

Swings & Wings is the kind of business that every community needs. The owner & staff are gracious, kind & giving.

The services, space & opportunities that they provide to Bay Area kids are vast & diverse.

From day camps, a full fledged preschool, drop in play, free play areas at community events & community partnership pop ups to a strong roster of providers who work one on one, or in small groups with children that need extra support in a variety of ways.

As a teacher & a parent of young children I truly feel that Swings & Wings is a gift to all children.

Please allow them the opportunity to expand & fulfill their vision to further enhance their services & offer even more joyful, therapeutic & sensory rich environments.

Please reach out for more praise & or specifics regarding how special & beneficial Swings & Wings has been in our families lives. -Sarah Elbeck selbeck72@gmail.com

**From:** [Brittany Lennon](#)  
**To:** [CITYCOUNCIL-List](#)  
**Subject:** [EXTERNAL] Public Comment- Support for Swings and Wings LLC, building 525, 2751 Todd Street  
**Date:** Monday, December 15, 2025 7:50:08 PM

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Dear Mayor and City Council Members,

I am writing with deep conviction and wholehearted support for Swings and Wings, LLC as a potential tenant for Building 525 at Alameda Point for the December 16, 2025 council meeting.

Swings and Wings is not simply a program or a business; it is a lifeline for families. Its mission powerfully aligns with the City of Alameda's values of equity, inclusion, and community well-being. By intentionally serving both neurodivergent and neurotypical children, Swings and Wings creates inclusive, developmentally appropriate spaces where all children are welcomed, supported, and encouraged to thrive. In a community where many families struggle to find environments that truly meet their children's needs, this work is not just beneficial; it is essential.

Their wraparound service model reflects the very best of what Alameda strives to be: a city that invests in early, preventative supports and strengthens families from the ground up. Through thoughtful collaboration with caregivers and community partners, Swings and Wings reduces barriers to access and creates consistent, responsive care that leads to meaningful, long-term outcomes for children and families.

I speak not only as a community member but as a parent and an educator who has experienced the impact of Swings and Wings firsthand. From the moment you enter their space, you feel it, a rich, nurturing environment grounded in love, respect, and dignity. Children are given the freedom to move, explore, regulate, and express themselves authentically. The environment is intentionally designed not just to support developmental skills, but to strengthen them, honoring each child exactly as they are.

As a mother, I felt something rare and powerful: relief. My high-energy son was encouraged to test his limits, practice social skills, and simply be himself, without judgment or pressure to perform. I did not feel on edge or apologetic for his energy or needs. Instead, I felt welcomed, understood, and supported. Swings and Wings gave me a moment of reprieve while my child experienced joy, confidence, and belonging.

I also had the privilege of working within Little Butterflies, the preschool operated under Swings and Wings, LLC. I have worked in many preschools across Alameda, but Little Butterflies carries a mission unlike any I have encountered. It is deeply intentional, child-centered, and deeply needed. Educators are trained to meet learners exactly where they are, with specialized development focused on supporting neurodivergent children. Every child is

seen, valued, and nurtured according to their individual growth, not forced into a one-size-fits-all model.

From a land-use perspective, Swings and Wings represents an extraordinary example of adaptive reuse that delivers a clear and lasting public benefit. Building 525's open and flexible layout is ideally suited to their programming, and activating this space with a family-centered, mission-driven organization supports the City's vision for Alameda Point's civic core. This use would bring consistent activity, deepen community connection, and add vibrancy to the area. Expanding Swings and Wings into a larger space would allow them to reach more families and respond more fully to the growing needs of our community.

As an educator who works closely with children with disabilities, I can say with certainty: Alameda does not have enough resources for these families. Swings and Wings, LLC stands as one of the strongest pillars of support for families navigating neurodivergence and disability on this island. The City of Alameda has a meaningful opportunity to expand this network of care and visibly affirm its commitment to inclusive, community-centered services.

Selecting Swings and Wings, LLC as a tenant also supports local economic and social sustainability. It ensures that publicly owned property is used to generate measurable public value and keeps a deeply impactful, community-serving organization rooted right here in Alameda.

I strongly urge the City Council to support Swings and Wings, LLC as the tenant for Building 525. This decision would not only reflect Alameda's stated values, but it would also actively live them.

Thank you for your time, your leadership, and your commitment to the families of Alameda.

Sincerely,  
Brittany Lennon

**From:** [Neptune Nature](#)  
**To:** [CITYCOUNCIL-List](#)  
**Subject:** [EXTERNAL] Meeting 12/16 comment  
**Date:** Monday, December 15, 2025 5:10:25 PM

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Dear City of Alameda City Council,

For the matter of location/occupancy at the former Michaans auction building discussion at the 12/16/25 meeting, I would like to submit my support for Swings & Wings. This program has been pivotal in the wrap-around care so beneficial to our community for neurodivergent children and their families.

My program is also neuro-affirming, and Sadiya (owner/operator of Swings & Wings) and I have enjoyed a harmonious and mutually beneficial relationship over the years, supportive of each other and the great number of families in the Alameda and surrounding community who have both typically developing and neurodivergent children .

The expansion of Swings & Wings' program can only stand to improve the quality of our community, literally from the ground up, as we acknowledge the growing need for both high quality child care, and neuro-affirming programs in our city.

Thank you,

Barbara Bick

Alameda resident since 1995

Parent of neurodivergent child since 2008

Owner and operator of Neptune Nature School, in operation since 2017.

**From:** [Michelle Labrador](#)  
**To:** [CITYCOUNCIL-List](#)  
**Subject:** [EXTERNAL] Swings & Wings - Comment - City Council  
**Date:** Monday, December 15, 2025 5:04:08 PM

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Hello,

I'm writing in regards to Swings and Wings' interest in creating a sensory museum on the base.

Our family has had personal experiences with Swings and Wings through interaction at community events, at which they offer family friendly activities and sensory crafts to the public free of charge. The events we have seen them have been the Asian Pacific Islander Festival in Alameda at Bohol Park (twice), Diwali Celebration at Rhythmix and Downtown Alameda Winter Night Market. At all times, Sadiya has been a warm, friendly presence for the community, children and families enjoying the festivities.

When my daughter was in high school, she volunteered at the API festival to help Sadiya with family activities. She enjoyed working with Swings & Wings so much that she applied for a job with Sadiya that holiday break and summer. She has been working at Swings & Wings for 2 years now whenever she comes home from college, and loves connecting with the kids, working with Sadiya and the other therapists/caregivers and offering the children the sensory experience that so many of them seem to thrive on.

We believe a larger space for Swings and Wings would be a huge benefit to Alameda parents and children, providing comprehensive family services; community support during celebrations, city partnerships; and providing enriching employment opportunities to our youth.

Please consider them as a good fit for this new space!

Thanks you,

The Parker Family  
(Michelle, Mira, Matt and Ella)

**From:** [Gloria Fong](#)  
**To:** [CITYCOUNCIL-List](#)  
**Subject:** [EXTERNAL] Public Comment in support of Swings and Wings (Agenda Item 4-C for 12/16/25 City Council Meeting)  
**Date:** Friday, December 12, 2025 9:33:19 AM

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Dear Mayor Ezzy Ashcraft and City Council Members,

We love Swings and Wings, and wholeheartedly support their expansion on the base. We have been going to Swings and Wings since they opened, and they have supported our family through every stage of childhood. My children have been going to Swings and Wings since they were in utero, and they still love it today. Swings and Wings provides a safe space for children of all ages, abilities, and levels of neurodiversity. Sadiya Kazi-Koya has served our community for many years, and is in high demand as an occupational therapist (OT). Having a larger play space, with outdoor space, will allow Sadiya to serve even more families via OT services, playdates, preschool, birthday parties, date nights, community events, etc. The list goes on and on!

We have attended many birthday parties and playdates at Swings and Wings. Both of my children have attended Swings and Wings camps, and my youngest attended preschool at Swings and Wings. To say that our family loves Sadiya and Swings and Wings is an understatement. I have no doubt that Sadiya and Swings and Wings will meet, and far exceed, the high expectations set by this council, and will use the new space to make Alameda an even more incredible city for Bay Area families.

Thank you so much for your time and attention.

Sincerely,  
Gloria Fong (Alameda Resident and AUSD parent)



# Expansion of Swings and Wings in Alameda, California

## Social and Economic Impact Report

### Executive Summary

Swings and Wings is seeking to expand its unique, integrative ecosystem of play, education, and therapeutic enrichment to a larger location in Alameda, California. As Alameda grows into a regional leader in progressive child development and neurodiversity inclusion, this expansion presents an opportunity to deepen access to intentional spaces where all children can thrive and where caregivers and families can meaningfully connect. This report outlines the social and economic advantages of choosing Swings and Wings as the ideal tenant for Building 525 at 2751 Todd St, Alameda, highlighting the business's role in community wellness, family resilience, and inclusive economic growth.

### Business Overview

Swings and Wings ([www.swingsandwings.com](http://www.swingsandwings.com)) is an award-winning, locally-owned children's enrichment center offering a multi-sensory experience for early learners and their families. It is founded by an Occupational Therapist with 20+ years of expertise in child development and neurodiversity inclusion, who has lived in Alameda for 15+ years and is a woman of color.

Swings and Wings currently operates in a ~4800 sq. ft. location in downtown Alameda and offers play, education and therapeutic enrichment for children and their families. This carefully crafted environment operates as more than just a children's play space – it is a whole-child, whole-family ecosystem intentionally built to support physical, cognitive, emotional, and social growth. Our vision is to offer an expanded, affordable and inclusive space that integrates sensory play, therapeutic support, and early education – with a strong community foundation by offering:

- Therapeutically-informed sensory play areas designed for children of all abilities and socio-economic backgrounds
- Skill-building classes and creative approaches to education and therapeutic interventions that support developmental milestones.



- Inclusive events and gatherings that welcome neurodiverse and neurotypical children alike.
- Supportive spaces for parents and caregivers to rest, connect, and build community.

### Social Impact in Alameda

With 15% of Alameda's approximately 80,000 population being under 14 years of age, the city is an emerging leader in creating family-friendly, inclusive spaces, supporting education, neurodiversity and mental wellness initiatives. A growing number of dual-income households are attracted to this city because it fosters resilience and social connectedness, while being committed to providing flexible, enriching environments for their children.

Since opening for business in 2019, Swings and Wings has become an integral part of Alameda's family-forward community by offering infrastructure to support the city's thought leadership in child development. The business model prioritizes people and community first, then builds strong economic sustainability on top of that foundation, through:

- Providing several subsidized and no cost services for children and their families
- Collaborations with local business and community organizations such as Alameda Family Services, local schools and preschools.
- Partnership with the Regional Center of the East Bay (RCEB) to provide recreational services to more than 250 families throughout the east bay.
- Donation of time, services and playtime to local schools, nonprofits and family assistance programs.
- Hosting of sensory-friendly holiday events, back-to-school drives, and community mental wellness pop-ups.
- Delivery of free and low-cost community workshops in partnership with therapists and educators.

Swing and Wings can be a strong ally to the city of Alameda in the following ways:

- 1) Offering intentionally structured sensory-rich spaces for all children that:
  - a) Meets diverse regulatory and therapeutic needs.
  - b) Promotes developmentally appropriate learning through play, movement, and creativity.
  - c) Fosters social-emotional regulation and collaborative learning, benefiting all children – especially those with sensory processing differences, autism, or developmental delays
- 2) Delivering family-friendly designs to:
  - a) Provide welcoming spaces for parents and caregivers to relax, observe, and connect with their children and other parents and caregivers.

- b) Help reduce caregiver isolation through built-in opportunities for community-building and informal support.
- c) Create a local “third space” – outside of work and home – that strengthens family mental health and well-being.
- 3) Enhance community cohesion & access through:
  - a) Accessible, inclusive programming for families of varying needs and economic backgrounds.
  - b) Frequent community events, subsidized services and civic participation that connects families to local resources in early childhood, therapy, and public services.
  - c) Create an accessible space with subsidized offerings to reduce barriers to quality care for children.
  - d) Creating employment opportunities for under-served and neurodivergent communities.

### Economic Impact Assessment

<b>Direct Benefits</b>	<ul style="list-style-type: none"> <li>• New job opportunities (educators, therapists, play specialists, administrative staff).</li> <li>• Capacity to host larger events, partner programming, and new therapeutic services.</li> <li>• Increased revenue through memberships, expanded services and grant opportunities.</li> </ul>
<b>Indirect Economic Contributions</b>	<ul style="list-style-type: none"> <li>• Increased family-based traffic to nearby restaurants, retail outlets, sports/recreational facilities and other businesses on the former Navy base, Alameda Landing and Webster Street commercial corridor.</li> <li>• Supports Alameda’s reputation as a destination city for inclusive family development.</li> <li>• Enhanced neighborhood value with a trusted, parent-approved brand.</li> <li>• Partnerships with local schools, libraries, parks, and nonprofits.</li> <li>• Collaboration with local organizations for data collection and impact-tracking of new programming to support future grant applications.</li> </ul>
<b>Civic and Philanthropic Alignment</b>	<ul style="list-style-type: none"> <li>• Eligible for city, state and federal funding or partnerships aligned with:               <ul style="list-style-type: none"> <li>○ Early learning and child health initiatives.</li> <li>○ Mental health and caregiver support grants.</li> <li>○ Neurodiversity and inclusive access programs.</li> <li>○ Undeserved community grants.</li> <li>○ Woman owned and minority owned grants.</li> </ul> </li> </ul>

## Why Swings and Wings: Comparative Tenant Analysis

Swings and Wings brings unmatched local benefits and public value, in addition to demonstrating increasing economic resilience as a tenant with year-over-year gross income growth from \$103k in 2019 (opening year) to \$515k in 2024.

Criteria	Swings and Wings	Retail or Warehouse	Fitness Center	Office Tenant
Local Hiring Potential	✓ ✓ ✓	✓ ✓	✓	✓
Community Engagement	✓ ✓ ✓	⚠	✓	⚠
Alignment with Child Development	✓ ✓ ✓	✗	⚠	✗
Inclusive Design for Neurodiversity	✓ ✓ ✓	✗	⚠	✗
Public Health & Wellness Benefit	✓ ✓ ✓	✗	⚠	✗
Civic Partnership Potential	✓ ✓ ✓	⚠	✓	⚠

Swings and Wings is not simply a business that serves children. It actively strengthens the social fabric of Alameda, reinforcing connectedness, inclusion, and dignity for all families while being a strong ally with the city for economic growth.

Thank you for your time and consideration of this proposal.

Best,  
Sadiya and Ian (Owners)  
Swings and Wings  
[owners@swingsandwings.com](mailto:owners@swingsandwings.com)  
[www.swingsandwings.com](http://www.swingsandwings.com)

# SWINGS AND WINGS FAMILY OF SERVICES

JOYFUL PLAY | INCLUSIVE COMMUNITY | NEURO-DIVERSITY AFFIRMING CARE





# OUR STORY



Informed by decades of therapy practice and her journey in raising her own children, Sadiya identified a lack of community resources that served the children who needed a little ‘nudge’ to reach their developmental milestones, while supporting their caregivers.

This sparked the birth of Swings and Wings family of services, with the intent to bridge the gap between recreation and therapy, through connections and joyful interactions.

Over the years, we have built trust and provided a safe space for children and their caregivers in the community.

# A HOLISTIC MODEL FOR CHILD DEVELOPMENT & FAMILY WELLNESS



## Swings and Wings

A sensory-rich play space that supports joyful movement, regulation, and inclusion.



## Alameda Family Therapy Services

A neuro-affirming therapy practice that integrates emotional regulation, anxiety support, and caregiver education.



## Little Butterflies Preschool

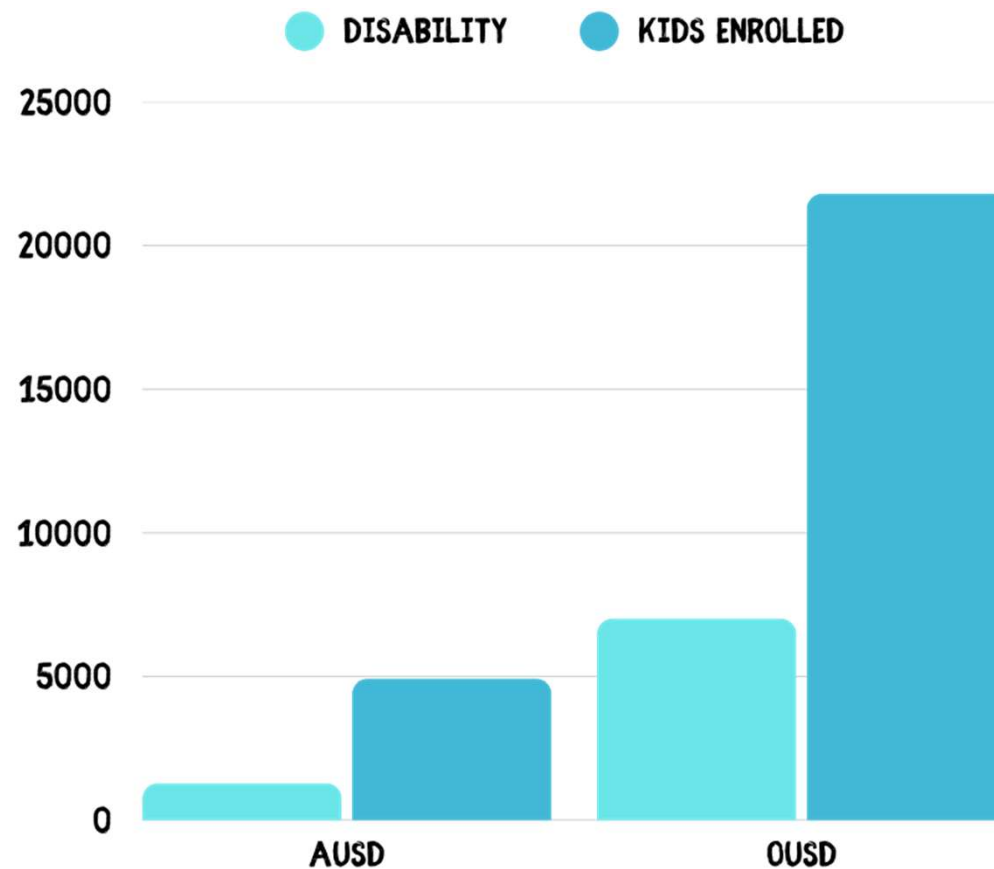
A play-based preschool designed for children with high emotional needs.





# WHY DOES ALAMEDA NEED THESE SERVICES?

- Our target population are children across the developmental spectrum and caregivers seeking support for children with unique needs
- Our inclusive active-play model is optimal for children with disabilities



## CHILDREN WITH DISABILITIES ENROLLED IN SCHOOLS

AUSD – 26%

OUSD – 31%



# THE EAST BAY LACKS A DEDICATED CHILDREN'S MUSEUM

Alameda is ideally situated to meet the needs of the Bay Area's large family base

Visitation stats for Bay Area museums

BAY AREA DISCOVERY  
MUSEUM (SAUSALITO)

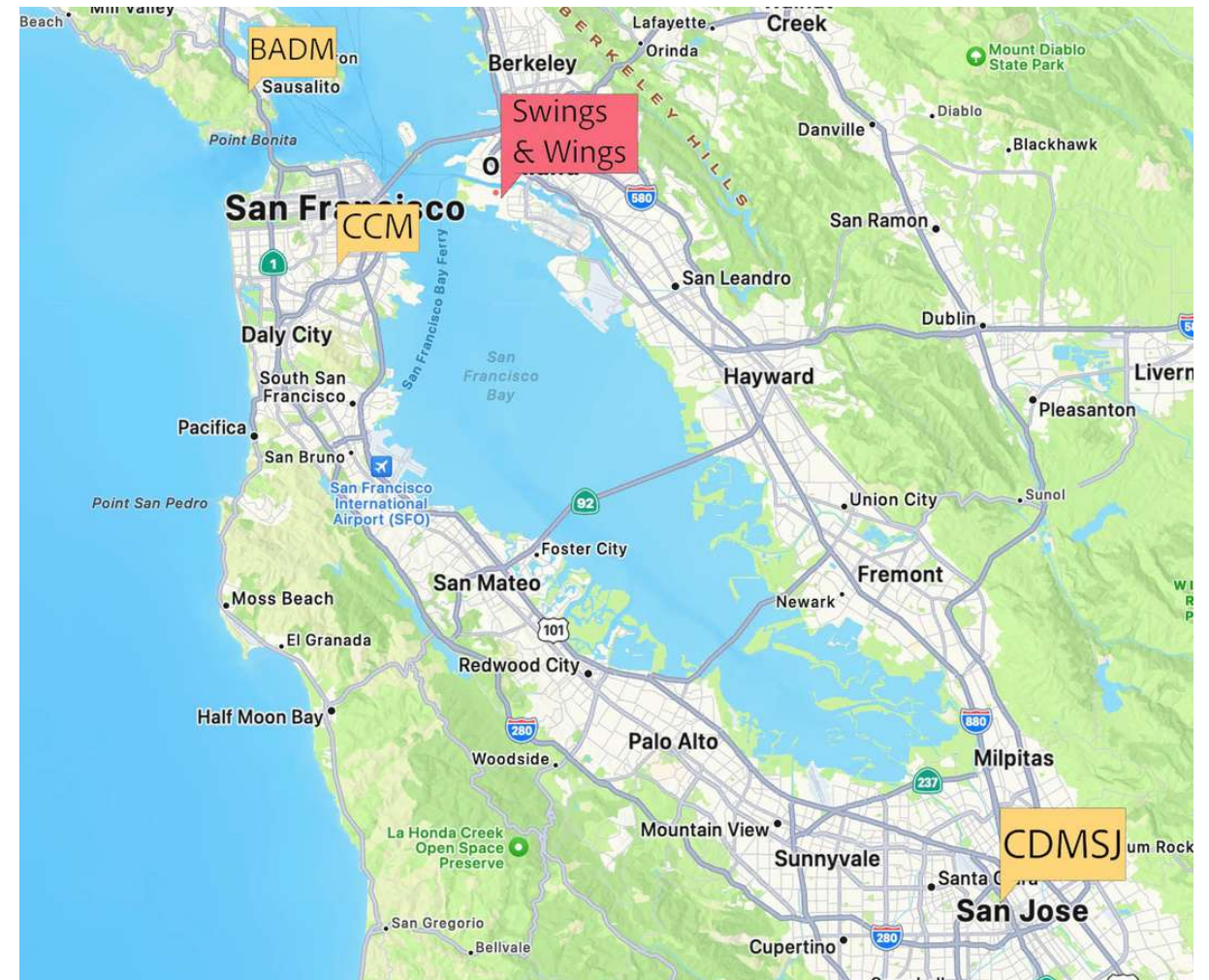
▶ ~350K / year

CHILDREN'S DISCOVERY  
MUSEUM (SAN JOSE)

▶ ~208K / year

CHILDREN'S CREATIVITY  
MUSEUM (SAN FRANCISCO)

▶ ~100K / year





# WHY US?

## Mission and Philosophy

**DESIGNED FROM THE  
HEART**

**BACKED BY RESEARCH**

**WE ARE PLAY EXPERTS**

**WE HAVE SOMETHING  
FOR EVERYONE**

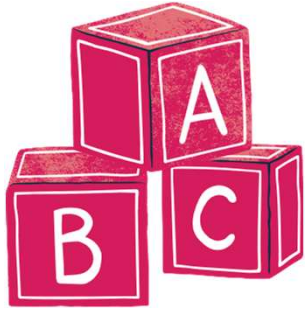
**WE CARE FOR OUR  
CAREGIVERS**

**WE KNOW & SUPPORT  
OUR COMMUNITY**

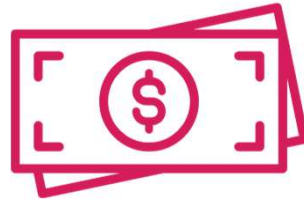


# THREE STREAMS OF REVENUE PRIME US FOR GROWTH

Play + Preschool + Therapy



**Unique multi-pronged approach to child development**



**Parent and caregiver empowerment**



**Deep community trust and referrals**



**Financial assistance options**

# COHESION WITH ALAMEDA'S STRATEGIC PLAN 23-26



- ✓ Create equitable programs, services and policies
- ✓ Expand services supporting community well-being and quality of life
- ✓ Provide supportive services to meet the needs of our vulnerable populations
- ✓ Support local businesses and diverse workforce development

# SOCIAL AND ECONOMIC IMPACT

## Community

Host events and workshops to promote caregiver empowerment

Serve 300+ low-income families

Strengthen community belonging and enhance parent networks

Build strong community trust and collaborations

## Future

Uplift vulnerable populations

Establish placemaking anchor for redevelopment zones

Improve workforce development over time

Promote incremental foot traffic for all local businesses

## Revenue

Create 50+ new employment opportunities

Increase property value and retail demand

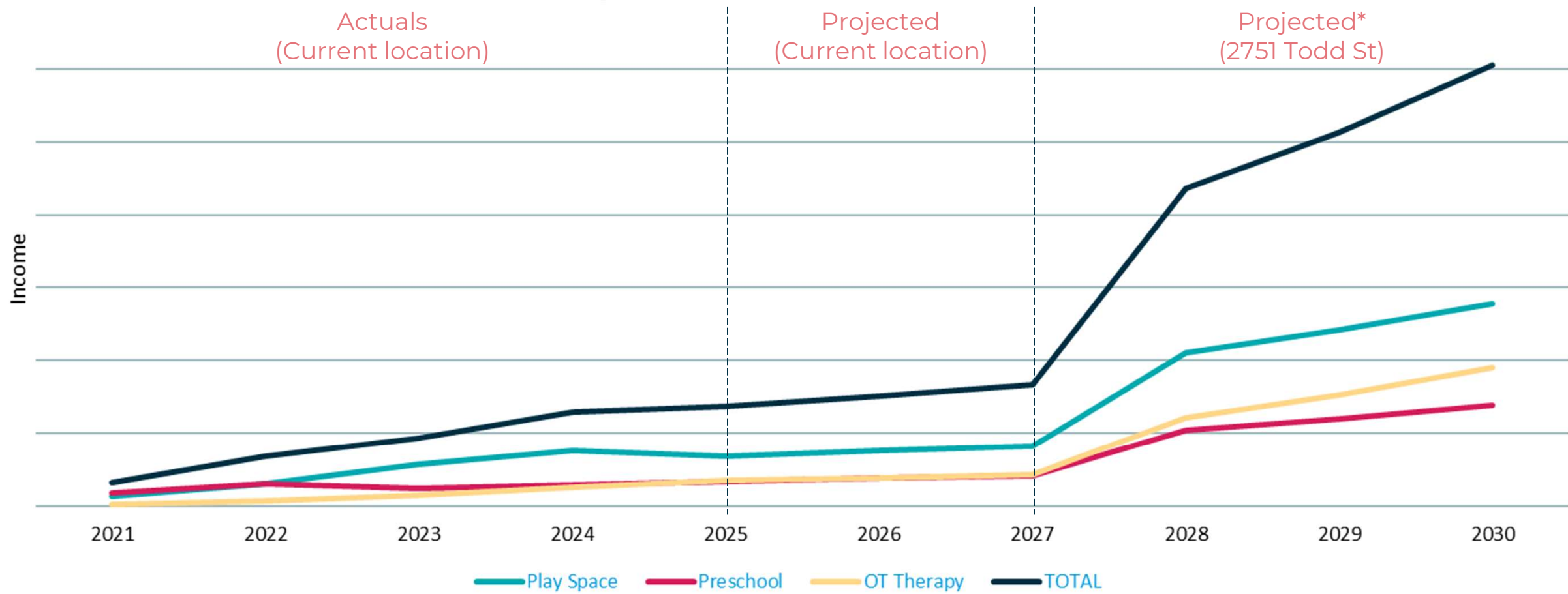
Attract philanthropy and grants

Stimulate local spending and tourism



# WE BUILT THE ENGINE AND ARE READY TO ACCELERATE

Income Growth (Current vs Projected)



\*Assumes opening in January 2027 at 2751 Todd St

# GROWTH POTENTIAL



## SENSORIUM

- Expanded and redefined space
- 6X increase in daily visits
- 10X increase in memberships
- More kids' camps
- More birthday parties
- More special events

## PRESCHOOL

- 2X increased capacity
- More community collaborations
- Ramped-up sensory-driven approach
- Increased focus on neuro-divergent care




## THERAPY

- 4X increase in Individual and group clinical sessions
- More opportunities for parent and teacher education



THANK YOU VERY MUCH  
FOR ALLOWING US THIS  
OPPORTUNITY



A woman with long dark hair, wearing a blue dress, is smiling and looking down at a small circular object she is holding. A young child with light brown hair, wearing a dark blue shirt, is sitting at a table and painting. The table is covered with a yellow cloth and has various art supplies on it, including paint containers, brushes, and a palette. In the background, there are other people and a large white tent, suggesting an outdoor event or festival.

# APPENDIX



# CURRENT FOOTPRINT VS PROPOSED EXPANSION

<u>CURRENT</u> : 2307 Blanding Ave Suites D, E & F Total 4,800 square footage	
~400 sq ft for preschool classroom*	<div>~4,100 sq ft of play space and party/events room</div> <div>Notes<ul style="list-style-type: none"><li>• Facility is closed to public when play space is in use by preschool</li><li>• Party/events room is frequently used for Occupational Therapy sessions</li></ul></div>
~300 sq ft for clinical Occupational Therapy	

\*Our preschool is the one of the few in the East Bay that supports neurodivergent children. However, lack of outdoor space severely limits ability to support families that need full-time childcare

<u>PROPOSED</u> : 2751 Todd St Total ~23,200 building square footage + add'l outdoor parking lot and lawn space	
<div><u>PRESCHOOL</u> ~2,500 sq ft indoors + ~2,500 sq ft outdoors**</div>	<div><u>MUSEUM</u> ~15,000 sq ft indoors for interactive/sensory play space and party/event rooms + ~2,500 sq ft outdoors for exploratory play</div>
<div><u>THERAPY</u> ~5,000 sq ft indoors</div>	

\*\*Based on 75 sq ft per child for outdoor play (30 children), per California preschool licensing requirements

**From:** [Kitty Kwan](#)  
**To:** [CITYCOUNCIL-List](#)  
**Subject:** [EXTERNAL] File No. 2025-5584 (Swings and Wings)  
**Date:** Tuesday, December 9, 2025 3:46:19 PM

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Re. File No. 2025-5584

Dear City Council:

I understand that Swings and Wings' proposal will come before the Board on December 16, 2025, at 7:00pm.

I respectfully ask the Board to give full consideration to this proposal.

Swings and Wings has been serving the Alameda community since 2019. Its founder, Sadiya Kazi, created Swings and Wings with a vision of providing a safe indoor space where children can explore the world through their senses. Drawing from her expertise in Occupational Therapy, she expanded that vision to include services for children with developmental and sensory needs. As demand grew, it became clear that a larger, sensory-focused play space was necessary.

One of the first major challenges Sadiya faced was finding the appropriate space. She knew that rental space in Alameda was extremely limited and even considered relocating to San Leandro. Ultimately, she chose to stay because Alameda is her home—her children attend school here, her roots are here, and this is the community she has been dedicated to supporting for years.

It would be a significant loss to our community if Swings and Wings is unable to expand into a larger space at Alameda Point. Alameda is a family-oriented island, and many people choose to raise their children here because of our strong sense of community. With this expansion, Swings and Wings would be able to serve more children and families, offering a safe, sensory-focused indoor and outdoor environment for play, learning, and socializing. It would also provide a meaningful place for caregivers and families to connect—something our community needs and currently lacks.

My family has lived on the island for nearly ten years. In 2020, I struggled to find a childcare center that understood the needs of my middle child, who was speech delayed. During that time of uncertainty, Sadiya shared with me that she was starting Little Butterflies Preschool at her indoor playground on Blanding. I had assumed I was alone in my struggle, but I soon learned that many families on the island had children who were not well-served by traditional preschool settings.

Sadiya—and Swings and Wings—have been an incredible blessing to Alameda. Their presence fills a crucial gap in services for local children and their families. I strongly urge the Board to support this proposal so that Swings and Wings can continue, and expand, the invaluable work they do.

Thank you for your time and consideration.

**From:** [Kelley Cope](#)  
**To:** [CITYCOUNCIL-List](#)  
**Subject:** [EXTERNAL] Swings and Wings for Children and Families  
**Date:** Monday, December 8, 2025 2:39:46 PM

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Dear Mayor Ezzy Ashcraft and City Council Members,

I am writing in support permitting Swings and Wings to expand their services on the base in order to provide children and their caregivers with comprehensive childcare and therapy services in a larger, more expansive environment. Swings and Wings has been such a wonderful facility for my family, especially for my 6 year old son. I started taking him there when he was 6 months old and we have benefitted from hours and hours of fun and learning by way of their equipment and warm and caring staff. I'm thrilled that they also offer Occupational Therapy services there which will further help children and their caregivers receive the support and services they need close to home. It's so nice to know that we don't need to go outside the city for the important services they provide. Please allow this wonderful facility and service provider to expand on the base!

Thank you for your time and consideration,

Kelley Cope (Alameda Resident)