



Community Development Department

AGENDA

REGULAR MEETING OF THE PLANNING COMMISSION

7:30 p.m.
Wednesday, September 18, 2013
El Cerrito City Hall
Council Chambers
10890 San Pablo Avenue, El Cerrito

This Meeting Place Is Wheelchair Accessible

Roll Call - Chair: Bill Kuhlman; Commissioners: Amy Coty, Carla Hansen, Ken Hirano, Andrea Lucas, Lisa Motoyama and Tim Pine.

1. Council / Staff Liaison Report

2. Comments from the Public

(Each speaker is limited to a maximum of 3 minutes.)

3. Approval of Minutes

Approval of the August 21, 2013 meeting minutes

4. Commissioner Communication/Conflict of Interest Disclosure

This time on the agenda is reserved for Commissioners to disclose communications from individuals regarding specific agenda items or to state a potential conflict of interest in relation to a specific agenda item.

5. Public Hearing – 828 Liberty Street Second Unit

Application: PL13-0098
Applicant: Anne Phillips
Location: 828 Liberty Street
APN: 503-245-024
Zoning: RD (Duplex Residential)
General Plan: Medium Density Residential
Request: Planning Commission consideration of use permits to allow a Second Unit within rear and side setbacks (19.20.190.H of the El Cerrito Municipal Code) as well as the creation of a carport in excess of 225 square feet.

COMMUNICATION ACCESS INFORMATION

To request a meeting agenda in large print, Braille, or on cassette, or to request a sign language interpreter for the meeting, call Sean Moss, Staff Liaison at (510) 215-4330 (voice) at least FIVE (5) WORKING DAYS NOTICE PRIOR TO THE MEETING to ensure availability.

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CEQA: Categorically Exempt, Section 15303 – Class 3, New Construction or Conversion of Small Structures

6. Study Session and Public Comment on Draft EIR- Eden Housing San Pablo Mixed Use Senior Apartments

Application: PL13-0098
Applicant: Eden Housing
Location: 10848 and 10860 San Pablo Avenue
APN: 503-010-003 and 503-010-014
Zoning: TOM (Transit Oriented Mixed Use)
General Plan: Commercial/Mixed Use
Request: A study session for a mixed use project containing 62 affordable residential units for seniors one manager’s unit, a medical clinic and a café/retain space and public comment on the Draft Environmental Impact Report.
CEQA: Environmental Impact Report

7. Staff Communications

8. Adjournment

Appeals:

A decision of the Planning Commission may be appealed to the City Council, by the applicant or any El Cerrito resident or property owner, through the filing of a written statement and the payment of an appeal fee of \$325 with the City Clerk within ten calendar days after the decision date. (The applicant may file an appeal for the cost of half the original permit fee.)

Any writings or documents provided to a majority of the Planning Commission regarding any item on this agenda will be made available for public inspection in the Planning Division office located at 10890 San Pablo Avenue during normal business hours.