



Community Development Department

AGENDA

REGULAR MEETING OF THE PLANNING COMMISSION

7:30 p.m.
Wednesday, May 17, 2017
El Cerrito City Hall
Council Chambers
10890 San Pablo Avenue, El Cerrito

This Meeting Place Is Wheelchair Accessible

Roll Call - Chair: Carla Hansen; Commissioners: Brendan Bloom, Kevin Colin, Michael Iswalt, Andrea Lucas, Leslie Mendez and Lisa Motoyama.

1. Comments from the Public

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

2. Approval of Minutes

Approval of the December 21, 2016 and April 19, 2017 meeting minutes.

3. 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.

4. Public Hearing – Creekside Walk Tentative Subdivision Map

Application: PL16-0156

Applicant: Derek Baak

Location: El Cerrito Plaza

APN: 504-170-022

Zoning: Transit-Oriented Higher-Intensity Mixed Use

General Plan: Transit-Oriented Higher-Intensity Mixed Use

Request: Planning Commission consideration of a Tentative Subdivision Map for a one-lot subdivision for condominium purposes of a 128-unit multi-family residential project. (ECMC Chapter 18.12 Subdivision Ordinance)

CEQA: Certified Final Environmental Impact Report

5. Public Hearing – 2332 Alva Avenue Variance

Application: PL17-0024

Applicant: Bill McLaughlin

APN: 500-430-016

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.

10890 San Pablo Avenue, El Cerrito, CA 94530 Tel: (510) 215-4330

E-mail: smoss@ci.el-cerrito.ca.us

City of El Cerrito
Planning Commission Meeting Agenda

Location: 2332 Alva Avenue
Zoning: RS-5 (Single-family Residential)
General Plan: Low Density Residential
Request: Planning Commission consideration of a Variance to the rear setback (Section 19.06.030, Table 19-06 B. of the ECMC) and a Variance to develop on a sub-standard size lot (Section 19.06.030 B. 2. of the ECMC)
CEQA: This project is categorically exempt from the provisions of CEQA pursuant to Section 15303 of the CEQA Guidelines, Class 3: New Construction.

6. Staff Communications

7. 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 \$363 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.