



Staff Liaison
Sean Moss | 510.215.4330
smoss@ci.el-cerrito.ca.us

AGENDA

REGULAR MEETING OF THE PLANNING COMMISSION

October 20, 2021 at 7:30 p.m.

VIA TELECONFERENCE

<https://us06web.zoom.us/j/82039676869?pwd=bk9lc1dpS3hjWJ0d2djUHZOVTMwZz09>

Meeting ID: 820 3967 6869

Passcode: 858532

Or Join by Phone: 408-638-0968

7:30 p.m. CONVENE REGULAR MEETING

1. **ROLL CALL** – Chair Daniel Hamilton, Vice Chair Leslie Mendez; Members Brendan Bloom, Greg Crump, Erin Gillett, Linda Klein and Joy Navarrete
2. **COUNCIL/STAFF LIAISON ANNOUNCEMENTS AND REPORTS**
The City Council Liaison or City staff may report on matters of general interest to the Planning Commission, Council policies, priorities and significant actions taken by the City Council.
3. **ORAL COMMUNICATIONS FROM THE PUBLIC**
Remarks are typically limited to three minutes per person, and may be on anything within the subject matter jurisdiction of the body. Remarks on non-agenda items will be heard first, remarks on agenda items will be heard at the time the item is discussed.
4. **ADOPTION OF MINUTES**
Approval of the September 15, 2021 meeting minutes.
5. **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
6. **USE PERMIT – 729 KEARNY STREET DAYCARE CENTER**
Application: PL21-0048
Applicant: Gunkel Architecture
Location: 729 Kearny Street
APN: 503-392-026
Zoning: TOMIMU
General Plan: TOMIMU
Request: Planning Commission consideration of a Use Permit for a Day Care Center land use proposed at an approximate 10,000 square foot vacant site to be developed with a new two-story building and adjacent play yard. The building includes approximately 3,750 square feet for the Day Care Center use with an equal amount of second story floor area designated for storage. The use is anticipated to accommodate 72 preschool age students and 10 staff.

CEQA: This project is categorically exempt from the provisions of CEQA pursuant to Section 15332 of the CEQA Guidelines, Class 32: Infill Development Projects.

7. MINOR REVISIONS TO 10919 SAN PABLO AVENUE

Application: PL21-0026
Applicant: Toby Long Design
Location: 10919 San Pablo Avenue
APN: 509-120-001, -013, -014, -015
Zoning: TOMIMU
General Plan: TOMIMU
Request: Planning Commission consideration minor revisions to Tier IV Design Review application PL17-0112, including a revision to the first-floor plan to accommodate a reduction of parking from 65 to 45 spaces, and changes to the Conditions of Approval to implement additional and modified TDM measures.

CEQA: This project has been found to be consistent with the Program Environmental Impact Report prepared for the San Pablo Avenue Specific Plan, pursuant to CEQA Guidelines Sections 15168(c) and 15182.

8. PUBLIC HEARING – VEHICLE MILES TRAVELED THRESHOLDS OF SIGNIFICANCE

Applicant: City of El Cerrito
Location: Citywide
Request: Planning Commission consideration of a recommendation to the City Council on a resolution adopting Vehicle Miles Traveled (VMT) Thresholds of Significance for purposes of analyzing transportation impacts under the California Environmental Quality Act (CEQA).

CEQA: The adoption of Vehicle Miles Traveled Thresholds of Significance does not constitute a project pursuant to Public Resources Code Section 21065, and CEQA Guidelines Sections 15060.

9. STAFF COMMUNICATIONS

Informational reports on matters of general interest, presented by City staff.

10. ADJOURNMENT

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact Sean Moss at (510) 215-4330. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title I).

Any writings or documents provided to a majority of the members regarding any item on this agenda will be made available for public inspection.