



City of Alameda

Meeting Agenda

Planning Board

Monday, January 23, 2017

7:00 PM

City Hall, 2263 Santa Clara Avenue, Council
Chambers, 3rd Floor, Alameda, CA 94501
Meetings held the second and fourth Mondays
of each month at 7:00 p.m.

1 CONVENE

2 FLAG SALUTE

3 ROLL CALL

President Köster, and Board Members Burton, Curtis, Knox White,
Mitchell, Sullivan and Zuppan

4 AGENDA CHANGES AND DISCUSSION

5 ORAL COMMUNICATIONS:

Anyone may address the Board on a topic not on the agenda under this
item by submitting a speaker's information slip, subject to the 3-minute
time limit.

6 CONSENT CALENDAR

- 6-A** [2017-3805](#) PLN15-0198 - 1926 Park Street - Applicant: Bridgett Shank on behalf
of Park Esquina, LLC. Public Hearing to consider approval of a
landscape plan for a previously approved development project. The
Planning Board approved a Design Review and Conditional Use
Permit for a two-building mixed use development with a condition of
approval that required final landscape plan approval by the Planning
Board. This project is categorically exempt from further
environmental review pursuant to the California Environmental
Quality Act (CEQA) Guidelines, Section 15304 - Minor Alterations to
Land.

Attachments: [Exhibit 1 - City of Alameda Master Street Tree Plan, Vol.
2, Appendix 2](#)
[Exhibit 2 - Project Plans](#)

7 REGULAR AGENDA ITEMS

- 7-A** [2017-3803](#) PLN15-0232 - 1208 St. Charles Street - Applicant: Paula Mathis and Tom Ellerbe. The Planning Board will hold a Public Hearing to consider Design Review for a project consisting of the demolition of a two car garage and the construction of an accessory structure that will have a three car garage and an artist studio. The proposed accessory structure is approximately 880 square feet which is less than 40% of the required rear yard allowed for accessory structures per Alameda Municipal Code (AMC) Section 30-4.1(d).7. This project is categorically exempt from further environmental review pursuant to the California Environmental Quality Act (CEQA) Guidelines, Section 15303 - New Construction of Small Structures. (Continued from January 9, 2017)

Attachments: [Exhibit 1 - Project Plans](#)
[Exhibit 2 - 8-10-16 - Arborist Report](#)
[Exhibit 3- 11-28-16 Arborist Report](#)
[Exhibit 4 - 12-20-16 Civil Engineer Report](#)
[Exhibit 5 - Draft Resolution](#)
[Item 7-A Public Comment Updated 1-23-17](#)
[1208 St Charles PB Presentation](#)

- 7-B** [2017-3804](#) Hold a Public Hearing to Consider Site A Neighborhood Park Final Details for Design Review Application

Attachments: [Exhibit 1 - Neighborhood Park Design Review Plans](#)
[Exhibit 2 - Draft Resolution](#)
[Item 7-B Public Comment](#)

- 7-C** [2017-3806](#) A Public Hearing to Consider a Resolution Recommending City Council Approval of the Alameda Point Bladium Tentative Parcel Map Application: PLN16-0544

Attachments: [Exhibit 1 - Contextual Map of Parcel Map Area](#)
[Exhibit 2 - Bladium Tentative Parcel Map #10600 prepared by Carlson, Barbee & Gibson, Inc.](#)
[Exhibit 3 - Map of Bladium Parcel Map Reciprocal Use Areas](#)
[Exhibit 4 - Draft Planning Board Resolution – Bladium Tentative Parcel Map #10600](#)
[Item 7-C Public Comment](#)

- 7-D [2017-3807](#) Recommend City Council Approval of the Main Street Neighborhood Specific Plan at Alameda Point. The Planning Board will hold a public hearing and make a recommendation to the City Council on the specific plan for the area generally located around Main Street, Pan Am Way, and West Tower Avenue

Attachments: [Exhibit 1 - Draft Main Street Neighborhood Specific Plan](#)
[Exhibit 2 - Staff Response to Comments](#)
[Exhibit 3 - Internet Survey, Survey Results and Comments](#)
[Item 7-D Public Comment](#)
[Main Street Presentation](#)

8 MINUTES

- 8-A [2017-3812](#) Draft Meeting Minutes - October 24, 2016
- 8-B [2017-3813](#) Draft Meeting Minutes - November 14, 2016
- 8-C [2017-3814](#) Draft Meeting Minutes - November 28, 2016

9 STAFF COMMUNICATIONS

- 9-A [2017-3810](#) Zoning Administrator and Design Review Recent Actions and Decisions
- 9-B [2017-3811](#) Future Public Meetings and Upcoming Community Development Department Projects

10 WRITTEN COMMUNICATIONS

11 BOARD COMMUNICATIONS:

Board members may ask a question for clarification, make a brief announcement or make a brief report on his or her activities. In addition, the Board may provide a referral to staff or other resources for factual information, request staff to report back to the body at a subsequent meeting concerning a City matter or, through the chair, direct staff to place a request to agendize a matter of business on a future agenda.

- 11-A [2017-3808](#) Subcommittee for Alameda Marina
- 11-B [2017-3809](#) Subcommittee with Commission on Disability Issues regarding Universal Design Ordinance

12 ORAL COMMUNICATIONS:

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13 ADJOURNMENT******NOTES******

* Appeals of Planning Board decisions are considered by the City Council. Appeals must be filed in the Community Development Department in writing stating the basis of appeal with the appeal fee within 10 days of the date of action.

* Materials related to an item on this agenda submitted to the Planning Board after distribution of the agenda packet are available for public inspection in the Community Development Department, 2263 Santa Clara Avenue Room 190, Alameda, CA 94501 during normal business hours 7:30 a.m. to 3:30 p.m. Monday-Thursday.

* Translators or sign language interpreters will be available upon request. Please contact the Community Development Department at 510.747.6800 or 510.522.7538 (TDD number) at least 72 hours prior to the meeting to request a translator or interpreter.

* Accessible seating for persons with disabilities (including those using wheelchairs) is available.

* Minutes of the meeting are available in enlarged print.

* Audiotapes of the meeting are available upon request.

* Please contact the Community Development Department's Executive Assistant, Nancy McPeak, at 510.747.6800 or 510.522.7538 (TDD number) at least 48 hours prior to the meeting to request agenda materials in an alternative format, or any other reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.

- **KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE:** Government's duty is to serve the public, reaching its decisions in full view of the public. Commissions, boards, councils and other agencies of the City of Alameda exist to conduct the citizen of Alameda's business. This ordinance assures that deliberations are conducted before the people and that City operations are open to the people's review.
- **FOR MORE INFORMATION ON YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE OR TO REPORT A VIOLATION OF THE ORDINANCE, CONTACT THE OPEN GOVERNMENT COMMISSION:** the address is 2263 Santa Clara Avenue, Room 380, Alameda, CA, 94501; phone number is 510-747-4800; fax number is 510-865-4048, e-mail address is lweisiger@alamedaca.gov and contact is Lara Weisiger, City Clerk.
- In order to assist the City's efforts to accommodate persons with severe allergies, environmental illnesses, multiple chemical sensitivity or related disabilities, attendees at public meetings are reminded that other attendees may be sensitive to various chemical based products. Please help the City accommodate these individuals.