



City of Alameda

Meeting Agenda

Planning Board

Monday, June 24, 2019

7:00 PM

City Hall, 2263 Santa Clara Avenue, Council
Chambers, 3rd Floor, Alameda, CA 94501

1 **CONVENE**

2 **FLAG SALUTE**

3 **ROLL CALL**

President Sullivan, and Board Members Cavanaugh, Curtis, Mitchell,
Rothenberg, Saheba, and Teague

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**

7 **REGULAR AGENDA ITEMS**

7-A [2019-7011](#) Alameda Marina Master Plan Amendments and Tentative Map - 1829
Clement Avenue. Applicant: Alameda Marina, LLC. The Planning
Board will hold a public hearing to consider Alameda Marina Master
Plan Amendments and the Alameda Marina Tentative Subdivision Map
for the Alameda Marina property generally located between Clement
Avenue and the Oakland Estuary and between Alameda Marina Drive
and Willow Street. The Planning Board will also hold a study session to
review the initial design for the first residential structure in Phase 1 of
the project. The environmental effects of the proposed project were
considered and disclosed in the Alameda Marina Master Plan
Environmental Impact Report (State Clearinghouse #2016102064). No
further environmental review is required under the California
Environmental Quality Act for the proposed improvements.

Attachments: [Exhibit 1 Draft Tentative Map](#)
[Exhibit 2 Draft Resolution of Approval for Master Plan
Amendments and Tentative Map](#)
[Exhibit 3 Draft Design Review Drawings](#)

- 7-B** [2019-7015](#) PLN19-0051 - Proposed Final Development Plan Amendment, Design Review, and Tentative Parcel Map for 1310, 1430, and 1410 Harbor Bay Parkway- Applicant: Joe Ernst on behalf of srmErnst Development Partners.. Public hearing to consider a Final Development Plan Amendment and Design Review to develop three new single-story flex-space buildings, totaling 310,945 square feet on 18 acres of vacant land. The application includes a Tentative Parcel Map to create commercial condo maps for each new building. The project is located in the C-M-PD (Commercial Manufacturing, Planned Development) Zoning District. A Final Environmental Impact Report for Harbor Bay Isle, including the Harbor Bay Business Park, was certified in 1974 and the 1988 Addendum to the EIR was certified in 1989 in accordance with the California Environmental Quality Act (CEQA). Pursuant to CEQA Guidelines Section 15162, no new significant impacts have been identified and no additional CEQA review is required.

Attachments: [Exhibit 1 FDP-85-2 – Plans](#)
 [Exhibit 2 PLN19-0051 – Plans](#)
 [Exhibit 3 Tentative Parcel Map 10960](#)
 [Exhibit 4 Draft Resolution](#)

- 7-C** [2019-7017](#) Study Session to Review Proposed Text Amendments to the City of Alameda Zoning Ordinance (AMC Chapter 30) to ease restrictions on Accessory Dwelling Units, streamline Design Review for existing homes, modify the Work/Live Ordinance, and other miscellaneous administrative, technical, and clarifying amendments. The proposed amendments are exempt from the requirements of CEQA pursuant to Public Resources Code section 21080.17 and CEQA Guidelines Sections 15282(h), which exempts ordinances implementing Accessory Dwelling Unit Law (Government Code Section 65852.2), 15061(b)(3), where it can be seen with certainty that the proposed zoning text amendments will not have a significant effect on the environment, and 15183, projects consistent with a community plan, general plan or zoning.

Attachments: [Exhibit 1 Draft Accessory Dwelling Unit Ordinance Amendments](#)
 [Exhibit 2 Draft Design Review Amendments](#)
 [Exhibit 3 Draft Work/Live Ordinance Amendments](#)

8 MINUTES

- 8-A** [2019-7013](#) Draft Meeting Minutes - May 28, 2019

9 STAFF COMMUNICATIONS

- 9-A** [2019-7014](#) Planning, Building and Transportation Department Recent Actions and Decisions

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 agendaize a matter of business on a future agenda.

12 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.

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.