



# City of Alameda

## Meeting Agenda Planning Board

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Monday, October 10, 2022

7:00 PM

Via Zoom

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The agenda was revised on 10/10/22 at 7:45 a.m. to revise Item 7-C, Exhibit 2.

Pursuant to Assembly Bill 361, codified at Government Code Section 54953, Planning Board members can attend the meeting via teleconference.

For information on public participation see the following:

<https://www.alamedaca.gov/GOVERNMENT/Public-Comment-Guide>

The City will allow public participation via Zoom. Register in advance for this webinar by clicking the link below:

[https://alamedaca-gov.zoom.us/webinar/register/WN\\_hznwm\\_VzRu2IIN\\_RBcQ6fA](https://alamedaca-gov.zoom.us/webinar/register/WN_hznwm_VzRu2IIN_RBcQ6fA)

For Telephone Participants:

Zoom Phone Number: 669-900-9128

Meeting ID: 881 1585 9659

Any requests for reasonable accommodations from individuals with disabilities should be made by contacting the City Clerk's office (clerk@alamedaca.gov or 510-747-4800).

City Hall will be NOT be open to the public during the meeting

1 CONVENE

2 FLAG SALUTE

3 ROLL CALL

President Ruiz, Board Members Ariza, Cisneros, Curtis, Hom, 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**    [2022-2458](#)    PLN22-0271 - 916 Union Street - Applicant: Derek Turner of Qualtek for DISH Wireless. Public hearing to consider Design Review to allow the construction of a 13 foot tall penthouse that is approximately 64-square-feet in size to conceal six wireless antennas and related telecommunications equipment on the roof of an existing four-story apartment building. The project is located within an R-4 Neighborhood Residential zoning district. The project qualifies for categorical exemptions pursuant to CEQA Guidelines Section 15301(e) - additions to existing structures and 15303 - new construction or conversion of small structures. None of the exceptions to the categorical exemptions apply

**Attachments:**    [Exhibit 1 Project Plans](#)  
[Exhibit 2 Project Supplemental Documents](#)  
[Exhibit 3 Public Correspondence](#)  
[Exhibit 4 Draft Resolution](#)  
[Item 7-A Public Comment updated 10-11-22](#)

**7-B**    [2022-2459](#)    Public Hearing to Consider a Resolution Recommending that the City Council Approve Zoning Map and General Plan Land Use Diagram Amendments for Seven Sites listed in the Draft General Plan Housing Element Site Inventory to Accommodate the City's Regional Housing Needs Allocation (RHNA) for the Period 2023-2031, Affirmatively Further Fair Housing, and Maintain Consistency between State Law, the General Plan Housing Element, the General Plan Land Use Element, and the Alameda Municipal Code Zoning Map CEQA: Pursuant to CEQA Guidelines sections 15162 and 15163, none of the circumstances necessitating further CEQA review or preparation of a new EIR are present with respect to the proposed changes to the General Plan Land Use Diagram and Zoning Map

**Attachments:**    [Exhibit 1 Draft Resolution recommending approval of Zoning Map and General Plan Land Use Diagram Amendments](#)  
[Item 7-B Public Comment](#)

7-C [2022-2460](#) PLN22-0401 - 2800 Fifth Street - Master Plan Amendment, Development Plan Amendment, and Design Review - Applicant: Pulte Homes, LLC. Public Hearing to consider Master Plan Amendment, Development Plan Amendment, and Design Review to allow the construction of an approximately 1,500-square-foot one-story community building and two approximately 2,500-square-foot three-story moderate-income affordable housing units within the Alameda Landing Waterfront Mixed Use Project. A Final Supplemental Environmental Impact Report for the Alameda Landing Mixed Use Development Project was certified in accordance with the California Environmental Quality Act (CEQA) (State Clearinghouse #2006012091) in 2006

**Attachments:** [Exhibit 1 Project Plans](#)  
[Exhibit 2 Draft Resolution & Attachment A: Master Plan Amendment](#)  
[Item 7-C Public Comment](#)

7-D [2022-2461](#) Public Workshop to review and comment on the Draft Alameda Active Transportation Plan

**8 MINUTES**

**9 STAFF COMMUNICATIONS**

9-A [2022-2452](#) Planning, Building and Transportation Department Recent Actions and Decisions

9-B [2022-2453](#) Oral Report - Future Public Meetings and Upcoming Planning, Building and Transportation 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.**

**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**

\* Appeals of Planning Board decisions are considered by the City Council. Appeals must be filed in the Planning, Building and Transportation 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 Planning, Building and Transportation 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.

\* Please contact the Planning, Building and Transportation Department's Executive Assistant, Nancy McPeak, at 510.747.6805 or [ncpeak@alamedaca.gov](mailto:ncpeak@alamedaca.gov) at least 48 hours prior to the meeting to request any reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.

\* Translators or sign language interpreters will be available upon request. Please contact the Planning, Building and Transportation Department at 510.747.6805 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.

\* Sign up to receive agendas here: <https://alameda.legistar.com/Calendar.aspx>

• 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](mailto: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.