



City of Alameda

Meeting Agenda Planning Board

Monday, April 8, 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

- 6-A** [2019-6743](#) Annual Review: Del Monte Development Agreement - Applicant: TL
Partners I, LP. The applicant requests a periodic review of a
Development Agreement related to the Del Monte Warehouse Master
Plan. The consideration of an Annual Report is not a project under the
California Environmental Quality Act (CEQA). No further environmental
review is required

Attachments: [Exhibit 1 TL Partners I, LP Letter dated March 1, 2019](#)
[Exhibit 2 Draft Planning Board Resolution for Del Monte](#)

- 6-B** [2019-6744](#) Annual Review: Alameda Point Site A Development Agreement -
Applicant: Alameda Point Partners, LLC (APP). Approve a Resolution
Finding that APP has Demonstrated Good Faith Compliance with the
Terms and Conditions of the Alameda Point Site A Development
Agreement from April 15, 2018 through April 15, 2019, based on the
Findings contained in the Draft Resolution. This Compliance Review is
not a project under CEQA

Attachments: [Exhibit 1 APP Letter dated March 20, 2018](#)
[Exhibit 2 Draft Planning Board Resolution](#)

7 REGULAR AGENDA ITEMS

- 7-A** [2019-6757](#) Public Hearing on the Wireless Communication Facilities Design Guidelines. In September 2019, the Federal Communications Commission (FCC) issued a ruling on small cell wireless facilities to be placed in the public right of way. The FCC decision asks local governments to publish any aesthetic standards by April 15, 2019, so the City has prepared design guidelines prior to this date to ensure that new small cell wireless facilities are screened and camouflaged as much as possible. The design guidelines are published on the City's website and a copy of the policy will be distributed to any small cell applicant. Preparation of these design guidelines is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3), as it can be seen with certainty that implementation of aesthetic guidelines will have no significant effect on the environment

Attachments: [Exhibit 1 Handout on Determining Design Review Process for Wireless Facilities](#)
[Exhibit 2 Draft Wireless Communications Design Guidelines](#)
[Exhibit 3 Draft Small Cell Wireless Permit Submittal Guidelines](#)
[Item 7-A Public Comment](#)

8 MINUTES

- 8-A** [2019-6755](#) Draft Meeting Minutes - February 11, 2019
- 8-B** [2019-6756](#) Draft Meeting Minutes - February 25, 2019

9 STAFF COMMUNICATIONS

- 9-A** [2019-6745](#) Planning, Building and Transportation Department Recent Actions and Decisions
- 9-B** [2019-6749](#) Status Report on Design Review and Development Plan for an approximately 113,000-square-foot hotel with 172 guest rooms, and an approximately 7,000-square-foot restaurant with coffee shop at 2900 Harbor Bay Parkway
- 9-C** [2019-6750](#) Oral Report - Future Public Meetings and Upcoming Planning, Building and Transportation Department Projects

10 WRITTEN COMMUNICATIONS

- 10-A** [2019-6753](#) Planning Board Review of General Plan Chapter 1 Settings, and Organization of the General Plan, Chapter 2 Land Use Element, and Chapter 3. City Design. The review of the General Plan Chapters are exempt from the California Environmental Quality Act

Attachments: [Exhibit 1 Chapter 1 Settings, and Organization of the General Plan](#)
[Exhibit 2 Chapter 2 Land Use Element](#)
[Exhibit 3 General Plan Diagram](#)
[Exhibit 4 Chapter 3 City Design. General Plan and Housing Element Annual Report](#)

- 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**

****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.