



City of Alameda

Meeting Agenda

Planning Board

Monday, September 28, 2020

7:00 PM

Via Zoom

Due to Governor Executive Order N-29-20, 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. Please register here:

https://alamedaca.gov.zoom.us/webinar/register/WN_V6xycfprTO26L28vOg0wPw

For Telephone Participants:

Zoom Phone Number: 669-900-9128

Zoom Meeting ID: 878 6700 3003

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 Teague, Board Members Curtis, Hom, Rothenberg, Ruiz, and Saheba
- 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** [2020-8320](#) PLN20-0365 - Use Permit - 980 Island Drive - Applicant: Rubicon Group, LLC. Public Hearing to consider a Use Permit to allow extended hours of operation for a proposed drive-through café and use of a patio for outdoor dining. The applicant is requesting that the business be permitted to open at 5:30 A.M., and is not requesting an extension of closing hours. General Plan: Community Commercial. Zoning: C-2-PD Central Business District Planned Development Zoning District. Environmental Determination: Exempt, Section 15301 - Existing Facilities

Attachments: [Exhibit 1 Project Plans](#)
 [Exhibit 2 Design Review Approval](#)
 [Exhibit 3 Draft Resolution](#)
 [Item 7-A Public Comment as of 9-29-20](#)

- 7-B** [2020-8321](#) PLN20-0100 - Recommendation to Adopt a Mitigated Negative Declaration and Rezoning - 2350 Fifth Street - Applicant: City of Alameda. Public Hearing to consider a recommendation to the City Council to adopt a Mitigated Negative Declaration and rezone a 0.82-acre site at 2350 Fifth Street from M-X, Mixed Use to R-4, Neighborhood Residential. An Initial Study/Mitigated Negative Declaration has been prepared to analyze the environmental effects of the project in compliance with the California Environmental Quality Act (CEQA)

Attachments: [Exhibit 1 Site Map](#)
 [Exhibit 2 Draft Planning Board Resolution](#)
 [Exhibit 3 Bottle Parcel Rezoning MND-FINAL 8-6-20](#)
 [Exhibit 4 Mitigation Monitoring and Reporting Program](#)
 [Item 7-B Public Comment](#)

- 7-C** [2020-8324](#) General Plan Update Fall Forums. The Planning Board will discuss and provide any needed direction to staff on the preferred format for the next three forums scheduled for October 12, November 9, 2020, and December 14, 2020

Attachments: [Item 7-C Public Comment](#)

8 MINUTES

- 8-A** [2020-8326](#) Draft Meeting Minutes - March 23, 2020

9 STAFF COMMUNICATIONS

- 9-A** [2020-8323](#) Planning, Building and Transportation Department Recent Actions and Decisions

- 9-B** [2020-8325](#) 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 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 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.

* Translators or sign language interpreters will be available upon request. Please contact the Planning, Building and Transportation Department at 510.747.6805 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 Planning, Building and Transportation Department's Executive Assistant, Nancy McPeak, at 510.747.6805 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.