

CITY OF ALAMEDA PLANNING BOARD
DRAFT RESOLUTION NO.

A RESOLUTION OF THE PLANNING BOARD OF THE CITY OF ALAMEDA AMENDING USE PERMIT, UP-88-36, AT 1200 PARK STREET/2407 SAN JOSE AVENUE

WHEREAS, the Big O Tires requested a Planning Board public hearing to consider an amendment to UP-88-36 for Big O Tires; and

WHEREAS, an adjacent business requested a Planning Board public hearing to review Big O Tires compliance with the existing Use Permit; and

WHEREAS, the Planning Board held a public hearing on this application on July 13, 2015 to consider amendments to, and compliance with, the use permit and has examined pertinent maps, drawings, and documents; and

WHEREAS, the Board has made the following findings:

1. The proposed use, as conditioned below, is compatible with other land uses in the general neighborhood area.
2. The site for which the use is proposed is served by adequate public transit lines, and as conditioned below will have adequate parking provided in the vicinity.
3. The use will not adversely affect other property in the vicinity upon compliance with imposed conditions.

THEREFORE BE IT RESOLVED that the Planning Board of the City of Alameda hereby approves amended UP-88-36, subject to the following conditions:

1. All work on automobiles shall ~~to~~ be conducted within enclosed structures.
2. ~~Within 60 days of the date of approval of this Use Permit, applicant shall find an alternative long term parking site for customer cars, as well as for employees. Leasing arrangements made by the applicant shall be reviewed and approved by the Planning Director.~~ The use of public parking spaces for the storage of cars waiting for service or for customer pick up is a violation of this use permit. Receipt of three verifiable violations of this conditions shall be grounds for City staff to immediately schedule a public hearing before the Planning Board to consider revocation or modification of this use permit.
3. Applicant's business vehicles(s) shall be stored on the site, not on adjacent residential streets.
4. The site plan, indicating proposed and existing landscaping, treatment of garbage area and area for old and used tires, the number and placement of

tire displays during business hours, and signage shall be subject to Design Review, except no additional public notice to adjacent property is necessary. Applicant shall submit pertinent materials no later than February 17, 1989.

5. Applicant shall retain the sign directing customers to turn right toward Park Street from the San Jose Avenue exit to alleviate traffic impacts on surrounding residential areas.
6. No recapping or retreading of tires on the premises shall be permitted.
7. No testing of vehicles in residential areas shall be permitted.
8. ~~The Use Permit shall be reviewed by Planning Staff one year from the date of final approval, and their determination of compliance with conditions of approval shall be reported back to the Planning Board.~~
9. Hold Harmless and Indemnification Agreement The developer/applicant shall defend (with counsel reasonably acceptable to the City), indemnify, and hold harmless the City of Alameda, the Alameda City Planning Board and their respective agents, officers, and employees from any claim, action, or proceeding (including legal costs and attorney's fees) against the City of Alameda, Alameda City Planning Board and their respective agents, officers or employees to attack, set aside, void or annul, an approval by the City of Alameda, the Community Development Department, Alameda City Planning Board, or City Council relating to this project. The City shall promptly notify the developer/applicant of any claim, action or proceeding and the City shall cooperate in such defense. The City may elect, in its sole discretion, to participate in the defense of said claim, action, or proceeding.