

COMMISSIONER CLARK ABSENT
ALL OTHER COMMISSIONERS PRESENT
STAFF: KOPCHIK, BHAT, DINGMAN, BROCKBANK, AVILA AND PARKES

COUNTY PLANNING COMMISSION
CONTRA COSTA COUNTY
TUESDAY, NOVEMBER 18, 2014
30 MUIR ROAD
MARTINEZ, CALIFORNIA 94553

CHAIR: Don Snyder
VICE-CHAIR: Duane Steele
COMMISSIONERS: Richard Clark, Marvin Terrell, Doug Stewart, Jeffrey Wright, Rand Swenson

NOTICE: Commission may change the order of items on the agenda at the beginning of the meeting.

No new items involving the opportunity for public hearing will be considered by the Commission after 10:00 P.M. unless specifically authorized by a unanimous vote of the Commission present. The Commission will adjourn at 10:30 P.M. unless there is a unanimous consent to continue. Items not heard may be rescheduled to the next meeting.

The Community Development Division of the Department of Conservation and Development will provide reasonable accommodations to those persons needing translation services and for persons with disabilities who wish to participate in County Planning Commission meetings. Please contact Hiliana Li at least 48 hours before the meeting at (925) 674-7205.

**** 7:00 P.M. ****

1. PUBLIC COMMENTS: NONE
2. LAND USE PERMIT: CONTINUED PUBLIC HEARING

RECOMMENDED APPROVAL OF NEW AND MODIFIED CONDITIONS OF APPROVAL TO THE BOARD OF SUPERVISORS AS RECOMMENDED BY STAFF IN THE 10/28/14 AND 11/18/14 STAFF REPORTS; AND RECOMMENDED THAT THE BOARD OF SUPERVISORS DIRECT STAFF TO RETURN IN ONE YEAR WITH THE NEXT PERMIT REVIEW.

KELLER CANYON LANDFILL COMPANY (Applicant and Owner), County File #LP89-2020: This is a public hearing for the County Planning Commission to review the conditions of approval for the Keller Canyon Landfill's existing land use permit. As a result of this permit review, the Commission may recommend to the Board of Supervisors new or modified conditions of approval to improve public health, safety, and welfare pursuant to condition of approval #11.1. Additional revisions to the conditions of approval may be recommended to address changes in applicable requirements resulting from court decisions or regulatory modifications that occurred since the permit was approved in 1990. Prior project approvals govern what landfill operations and site development is allowed and this would not change as a result of the permit review process. Any new or modified conditions of approval recommended by the Commission will be subject to final approval by the Board of Supervisors at a future public meeting. The facility is located at 901 Bailey Road, in the Pittsburg area. (Zoning: Heavy Agricultural, A-3 and Agricultural Preserve, A-4) (Assessor Parcel Numbers: 094-360-008, 018, 019, 020 & 021) DAB [Staff Report](#)

Vote: (6-0)

Motion: Steele

Second: Terrell

Ayes: Steele, Terrell
Stewart, Swenson,
Wright and Snyder

Noes: None

Absent: Clark

Abstain: None

RECOMMENDED
APPROVAL TO THE
BOARD OF
SUPERVISORS AND
DIRECTED STAFF TO
CLEARLY DEFINE
THE FLOOD
CONTROL CHANNEL
IN EXHIBITS

3. JOHN L. LINEWEAVER, TRUSTEE, ET. AL. (Applicant and Owner), County File #RZ14-3227. The applicant is requesting a rezoning of three properties totaling 6.18 acres from Planned Neighborhood Business District (P-N-B), -S-2 Sign Control Combining District (-S-2) and R-20 Single-Family Residential District (R-20) to Retail Business District (R-B), -S-2 and R-20. The subject property is addressed 3160 Danville Boulevard in the Alamo area. (Zoning: P-N-B, R-20 and S-2) (General Plan Designations: Commercial (CO) and Single-Family Residential-Low Density (SL)). (Assessor Parcel Numbers: 192-071-064, 192-071-030 & 192-081-004). FA Staff Report

Vote: (6-0)

Motion: Steele

Second: Swenson

Ayes: Steele, Swenson
Stewart, Terrell, Wright
and Snyder

Noes: None

Absent: Clark

Abstain: None

STAFF REPORT: NONE

COMMISSIONERS' COMMENTS: NONE

COMMUNICATIONS: NONE

Meeting adjourned at 8:45 p.m.

PLEASE NOTE: THE NEXT MEETING OF THE CONTRA COSTA COUNTY PLANNING COMMISSION WILL BE ON TUESDAY, DECEMBER 2, 2014.

Staff reports prepared for hearing items may be obtained by calling the Community Development Division at (925) 674-7205 or by visiting our office at 30 Muir Road, Martinez, California. Environmental Impact Reports have been prepared for each of the agenda items indicated by an asterisk (*).

Any disclosable public records related to an open session item on a regular meeting agenda and distributed by the Community Development Division to a majority of members of the County Planning Commission less than 72 hours prior to that meeting are available for public inspection at the Community Development Division of the Department of Conservation and Development, 30 Muir Road, Martinez, California during normal business hours.

Information about this hearing may be obtained online from the Contra Costa County website at <http://www.co.contra-costa.ca.us> under the Department of Conservation & Development's homepage, Commission and Committees and County Planning Commission. Recordings of this hearing are available for reviewing or copying purposes at the Community Development Division of the Department of Conservation and Development, 30 Muir Road, Martinez, California during normal business hours. We are open continuously from 7:30 a.m. to 5:00 p.m. Monday through Thursday and 7:30 a.m. to 4:00 p.m. on Friday. Advance arrangements may be made by calling (925) 674-7205.