

ZA: A. BHAT
PW: J. LAROCQUE & K. SCHUH-GARIBAY
STAFF: W. NELSON & D. VOGELPOHL

CONTRA COSTA COUNTY ZONING ADMINISTRATOR
MONDAY, AUGUST 17, 2015
30 MUIR ROAD
MARTINEZ, CA 94553

*****1:30 P.M.*****

NOTICE: The Zoning Administrator may alter the order of agenda items at the 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 Zoning Administrator meetings. Please contact Hiliana Li at least 48 hours before the meeting at (925) 674-7792.

NONE

1. PUBLIC COMMENTS:

DEVELOPMENT PLAN: CONTINUED PUBLIC HEARING

APPLICATION
WITHDRAWN ON
AUGSUT 17, 2015

2. GARY EARL PARSONS, ARCHITECT (Applicant) – GILLIAN THACKRAY (Owner), County File #DP14-3044: The applicant is requesting approval of a Kensington Design Review Development Plan to construct a 942 square-foot two-story addition to the existing 1,538 square foot single-family residence and a 421 square-foot split-level deck. The subject property is located at 30 Ardmore Road in the Kensington area in unincorporated Contra Costa County. (Zoning: R-6, Single Family Residential District; -TOV, Tree Obstruction of Views Combining District; -K, Kensington Combining District) (Assessor's Parcel Number: 571-090-001) (Continued from 07/20/15 AMB) SM [Staff Report](#)

LAND USE PERMIT: PUBLIC HEARING

APPROVED WITH
MODIFICATIONS TO
COA #12

3. ON AIR LLC for VERIZON WIRELESS (Applicants) - DELTA COMMUNITY PRESBYTERIAN CHURCH (Owners), County File #LP14-2064: The applicant requests approval of a land use/development plan combination permit to allow the construction of a new Verizon wireless telecommunications facility. The project also includes a request for approval of a modification to Final Development Plan #DP90-3016 to allow for the construction of a 2,840 square foot expansion of the church's southern parking lot, and approval of a tree permit to allow the removal of one 8-inch Eastern White Pine tree. The subject property is located at 1900 Willow Lake Road in the Discovery Bay area. (Zoning: Planned Unit, P-1) (Parcel Number: 008-330-068) ST [Staff Report](#)

*****3:30 P.M.*****

SCOPING SESSION: PUBLIC HEARING

OPENED THE HEARING
AND CLOSED THE
HEARING

4. HALL EQUITIES GROUP (Applicant and Owner) - ATRIOM VILLA HOMEOWNERS ASSOCIATION (Owners); County File Numbers GP13-0003, RZ13-3224, SD13- 9359, DP13-3035: This is a scoping meeting for the recirculated draft environmental impact report (RDEIR) for the Saranap Village Mixed-Use Project. The applicant requests approval of a General Plan Amendment, Rezoning, Major Subdivision, and Final Development Plan to allow redevelopment of a portion of Boulevard Way into a mixed-use village including 235 multiple-family residential uses and neighborhood-serving restaurants, services, and shops. Concurrent with the Saranap Village Project, the County is considering changing the roadway classification for the entire length of Boulevard Way (from Olympic Boulevard to Mount Diablo Boulevard) from "arterial" to "collector." The project site is approximately 4.6 acres addressed as 1285, 1298, 1299, 1300, 1310, and 1326 Boulevard Way, and 1176 and 1180 Saranap Avenue, in the Saranap area. [Zoning: Retail Business (R-B), Neighborhood Business (N-B), Multiple-Family Residential High-Density (M-29), Planned Unit District (P-1)] [Parcel Numbers: 184-010-035, 184-010-046, 184-450-025, 184-480-025, 185-370-010, 184-370-012, 185-370-018, 185-370-033] WRN [Staff Report](#)

PLEASE NOTE: THE NEXT MEETING OF THE CONTRA COSTA COUNTY ZONING ADMINISTRATOR WILL BE HELD ON WEDNESDAY, SEPTEMBER 9, 2015. PLEASE BE AWARE OF THE MEETING LOCATION, 30 MUIR ROAD, MARTINEZ, CA.

Staff reports prepared for hearing items may be obtained by calling the Community Development Division at (925) 674-7792 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 the Zoning Administrator 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.

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.