

CONTRA COSTA COUNTY ZONING ADMINISTRATOR
MONDAY, JUNE 20, 2016
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:

2. VARIANCE: PUBLIC HEARING

STAFF
RECOMMENDATION
DENIED. VARIANCE
APPROVED WITH
ADDED COA'S AND
FINDINGS (LC)

2a. JO ANN SEMAS (Applicant & Owner), County File #VR15-1046: The applicant requests approval of a variance to allow a 10-foot, 6-inch secondary frontage setback (where 20-feet is required) to construct a 130.5 square-foot addition to an existing detached garage. Staff is recommending that the Zoning Administrator deny the variance. The subject property is located at 1554 Litina Drive in the unincorporated Alamo area. (Zoning: R-20, Single-Family Residential) (APN: 191-050-036) DV [Staff Report](#)

3:30 P.M.

NONE

1. PUBLIC COMMENTS:

2. RECIRCULATED DRAFT ENVIRONMENTAL IMPACT REPORT: PUBLIC HEARING

ACCEPTED COMMENTS
AND LAST DAY TO
SUBMIT WRITTEN
COMMENTS IS 07/06/16
(AMB)

2a. 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 hearing to accept comments on the adequacy of 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 containing 235 multiple-family residential units and approximately 43,500 square feet of neighborhood-oriented businesses and services. 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: General Commercial (C), Retail Business (R-B), Neighborhood Business (N-B), Multiple-Family Residential High-Density (M-29), Planned Unit District (P-1)) (APNs: 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, JULY 6, 2016. PLEASE BE AWARE OF THE NEW 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.