AGENDA
CITY OF PITTSBURG
PLANNING COMMISSION
65 CIVIC AVENUE
7:00 p.m.
March 9, 2004

I. CALL TO ORDER:

NOTE: After the March 9, 2004 meeting, the following Regular Meetings will be held on March 23, 2004 and April 13, 2004,

II. ROLL CALL:

Commissioners:     Staff Present:
Dolojan           ________
Garcia            ________
Tumbaga           ________
Harris            ________
Kelley            ________
Leonard           ________
Ramirez           ________

III. POSTING OF AGENDA:  (This Agenda was posted at City Hall on March 5, 2004.)

IV. PLEDGE OF ALLEGIANCE:

V. DELETIONS/WITHDRAWALS/CONTINUANCES:

VI. COMMENTS FROM AUDIENCE:  (For items/issues not listed on the Agenda.)

If you wish to speak on a scheduled item, please complete the “Citizen Comments” form and give to the Minutes Clerk or a staff member.

Decisions and Appeals
A decision by the Planning Commission is not final until the appeal period expires 10 days from the meeting. The applicant, City Council, City Manager, or any affected person may appeal either the denial, approval or any condition of approval of an item within 10 calendar days of the decision. A completed appeal form and the applicable filing fee must be filed within this period with the City Planner, City Hall. The appeal form must contain the name and address of the appellant and state the reasons for the appeal. The appeal will be set for hearing before the City Council and public notice given.
VII. PRESENTATIONS:

VIII. CONSENT:

   a) February 10, 2004 Minutes
   b) 514 Railroad Avenue Building Improvement DR-01-41
       (Extension of Approval)

IX. PUBLIC HEARINGS:

ITEM 1: Fort Knox Self-Storage Facility Landscape and Fence Revisions
       UP-98-10

This is a request to change the previously approved wrought iron fence to a block wall
along the El Dorado Drive frontage and approval of the landscape plan for a site
currently addressed 3865 Railroad Avenue in the C-O-O (Commercial Office w/Overlay)
District; APN 088-072-062 and 088-072-065. N

Contact: John Compagna, (925) 935-3200

ACTION:

X. COMMISSION CONSIDERATIONS:

ITEM 2: Highlands Square Shopping Center Remodel and Sign Exception.
        AP-03-75 (DR)

Application by Douglas Messner requesting design review approval of architectural
plans for the renovation of an existing 86,495 square foot shopping center (consisting of
two buildings), master sign program, and sign exception for maximum height and area
for the replacement two existing freestanding signs located at 1317-1399 Buchanan
Road, CN (Neighborhood Commercial) district; APN 088-460-002. CB

Contact: Douglas Messner, (925) 427-3700

ACTION:

XI. STAFF COMMUNICATIONS:

   1. Notices of Intent (to review/approve projects at staff level):

      b) Los Medanos Plaza Exterior Remodel. AP-04-44 (DR).
      c) Metro PCS Collocation at 2099 Range Road. AP-04-97.

   2. Update advanced planning work program
XIII. COMMITTEE REPORTS:

XIV. COMMENTS FROM COMMISSIONERS:

NOTICE TO PUBLIC

SPEAKER’S CARD

Members of the audience who wish to address the Planning Commission should complete a Speaker’s Card available at the dais. Submit the completed card to the Minutes Clerk before the item is called, preferably before the meeting begins.

COMMENTS FROM AUDIENCE

The Comments from Audience period is for the public to come forward to address the Commission on any items/issues they wish, excluding items scheduled for this agenda.

PUBLIC HEARINGS

Persons who wish to speak on Public Hearings listed on the agenda will be heard when the Public Hearing is opened. After the public has commented, the item is closed to public comment and brought to the Commission level for discussion and action. Further comment from the audience will not be received unless requested by the Commission.

COMMISSION CONSIDERATION

Persons who wish to speak on Commission Considerations listed on the agenda will be heard when the Commission Consideration is opened. After the public has commented, the item is closed to public comment and brought to the Commission level for discussion and action. Further comment from the audience will not be received unless requested by the Commission.

NOTICE TO THE DISABLED AND VISUALLY OR HEARING IMPAIRED

In compliance with the Americans with Disabilities Act, the City of Pittsburg will provide special assistance for disabled citizens. Upon request, an agenda for any meeting shall be made available in appropriate alternative formats. The Council Chamber is equipped with sound amplifier units for use by the hearing impaired. The units operate in conjunction with the Chamber’s sound system. You may request the sound amplifier from the City Clerk for personal use during Commission meetings. If you need special assistance to participate in this meeting, or are requesting a specially formatted agenda, please contact the City Clerk at 925-252-4850. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting or provide the requested agenda format. (28 CFR 35.102-35.104 ADA Title II)

DISRUPTIVE CONDUCT

The Commission requests that you observe the order and decorum of our Council Chamber by turning off or setting to vibrate all cellular telephones and pagers, and that you refrain from making personal, impertinent, or slanderous remarks. Boisterous and disruptive behavior while the Commission is in session and the display of signs in a manner which violates the rights of others or prevents others from watching or fully participating in the Council meeting, is a violation of Municipal Code and any person who engages in such conduct can be ordered to leave the Council Chamber by the Planning Commission Chairperson.