AGENDA

CITY OF PITTSBURG
PLANNING COMMISSION
65 CIVIC AVENUE
7:30 p.m.
July 23, 2002

I. CALL TO ORDER:

NOTE: After the July 23, 2002 meeting, the following Regular Meetings will be held on August 13, 2002 and August 27, 2002.

II. APPOINTMENT OF COMMISSIONERS:

III. ROLL CALL:

Commissioners:

Dolojan
Garcia
Glynn
Harris
Kelley
Leonard
Ramirez

Staff Present:

IV. REORGANIZATION:

V. COMMITTEE APPOINTMENTS:

VI. POSTING OF AGENDA: (This Agenda was posted at City Hall on July 19, 2002.)

VII. PLEDGE OF ALLEGIANCE:

*Item Held As A Public Hearing.

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 written notice of the appeal must be filed within this period with the City Planner, City Hall. This notice 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.
VIII. MINUTES: June 25, 2002

IX. DELETIONS/WITHDRAWALS:

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

XI. PRESENTATIONS:

XII. PUBLIC HEARINGS:

City-initiated proposal to prezone several parcels currently located in unincorporated Contra Costa County; the affected area is within the County Urban Limit Line, and the City of Pittsburg Sphere of Influence and General Plan Planning Area. The proposal consists of approximately 964 acres along the southern shoreline of the Suisun Bay located in the Northwest River Subarea of the General Plan. The site includes the existing Mirant Power Plant, several adjacent parcels to the west and south, and a small number of parcels along Willow Pass Road occupied by light industrial, commercial, and residential uses. All prezoning will be consistent with the current City of Pittsburg General Plan "Pittsburg 2020: A Vision for the 21st Century" Land Use Designations (Industrial, Utility/ROW and Open Space). There is no development proposed in conjunction with this project. APN's: 085-010-014 and 015, 096-100-024, 025 and 026, 096-092-007, 009, 012, 013, and 014. KS

Contact: Ken Strelo, 252-4920

ACTION: Continue to August 13, 2002

*ITEM 2: Frontage Road/Dover Way Utility Rezoning. RZ-02-11.
City-initiated proposal to rezone 0.25 acres from RZ (Single-Family Residential) to GQ (Governmental/Quasipublic) for the existing City-operated pump stations and for a potential ability to allow a billboard sign for commercial advertisement on-site of a City-owned water well located north of the western terminus of Frontage Road and south of State Route 4; APN 087-270-000. DH

Contact: Dana Hoggatt, 252-4920

ACTION:
ITEM 3:  7-Eleven/CITGO Gas Resubmittal. UP-02-12 & DR-02-16.
Application by David Lundy for a use permit for a grocery store and gas station, and approval of architectural and site development plans to construct a 2,940 sq. ft. convenience store, fuel pump islands with a canopy, and two freestanding signs, located at the southwest corner of Century Boulevard and Somersville Road, CC (Community Commercial) zone; APN 074-460-017.  
Contact: David Lundy, (916) 646-4003
ACTION:

XIII. COMMISSION CONSIDERATION:

ITEM 4: Faith Worship Center Freestanding Sign. DR-02-14.
Application by Anthony Blackman for design review approval of sign plans for the installation of a freestanding sign identifying a religious worship center located at 579 Garcia Avenue, IP-O (Industrial Park with Overlay) zoning district; APN 088-183-035.  
Contact: Anthony Blackman, 427-0978
ACTION:

XIV. STAFF COMMUNICATIONS:
1. Planning Commission Committee Appointments for 2002-2003
2. Stonetech Professionals Exterior Modifications

XV. GENERAL PLAN IMPLEMENTATION:

XVI. ZONING ADMINISTRATOR REPORT:
XVII. COMMITTEE REPORTS:

XVIII. COMMENTS FROM COMMISSIONERS:

XIX. ADJOURNMENT: Adjourn to regular meeting August 13, 2002.

RJ/fb
July 23, 2002 PC AGD
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 HEARING IMPAIRED

In compliance with the Americans with Disabilities Act, the City of Pittsburg will provide special assistance for disabled citizens. 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 Planning Commissioner’s Secretary for personal use during the Commission meetings. If you need special assistance to participate in this meeting, please contact the Planning Commissioner’s Secretary at 252-4920. Notification 24 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.102-35.104 ADA Title II)