AGENDA

CITY OF PITTSBURG
PLANNING COMMISSION
65 CIVIC AVENUE
7:00 p.m.
August 26, 2003

I. CALL TO ORDER:  

NOTE: After the August 26, 2003 meeting, the following Regular Meetings will be held on September 16, 2003 and September 30, 2003.

II. ROLL CALL:

Commissioners:  

Dolojan  ________  Garcia   ________  Harris   ________  Kelley   ________  Leonard  ________  Ramirez  ________  Tumbaga  ________

Staff Present:

III. POSTING OF AGENDA:  (This Agenda was posted at City Hall on August 22, 2003.)

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. PC Minutes August 12, 2003

IX. PUBLIC HEARINGS:

ITEM 1: G. B. MAX SECOND HAND SALES. AP-03-31 (UP).
This is a public hearing on an application by Patasay Safi of GB Max requesting a use permit to establish a second hand sales business at 3827 Railroad Avenue, CC (Community Commercial) District; APN: 088-072-063. CB
Contact: Patasay Safi (925) 674-0581
ACTION:

ITEM 2: BANCROFT GARDENS SUBDIVISION. SUBD 8657 & AP-03-41 (VA, DR).
This is a public hearing on an application by Sal Evola of Discovery Builders requesting approval of a tentative map to subdivide one parcel into 22 single-family residential lots, a variance to allow a reduction in minimum lot width/street line for one lot (Lot 13), and design review approval of the proposed home designs. The project is located on an undeveloped 4.07-acre site south of State Route 4 and North of West Leland Road at the western terminal of Wedgewood Drive. The site is zoned RS (Single-Family Residential) District; APN 095-150-030. KS
Contact: Sal Evola (925) 766-7006
ACTION:

X. COMMISSION CONSIDERATION:

ITEM 3: AMERICAN AUTO BODY FREESTANDING SIGN. AP-03-45 (DR)
This is a request by Tom Ksenzulak of American Auto Body for design review approval of architectural plans to construct a 40 square foot, seven-foot two-inch high freestanding sigh at the northeast corner of Markstein Drive and North Park Boulevard for “American Auto Body” located at 3001 North Park Boulevard. The site is zoned IP (Industrial Park) District; APN: 088-151-012. KS
Contact: Tom Ksenzulak (925) 432-0010
ACTION:
ITEM 4: APPLICATION OF GENERAL PLAN HILLSIDE POLICIES
Clarification of the application of General Plan hillside policies MA

Contact: Melissa Ayres (925) 252-4929

ACTION:

ITEM 5: DELEGATION OF DESIGN REVIEW AUTHORITY
Consideration of a proposal to delegate design review authority of certain types of projects to the City Planner/Zoning Administrator. MA

Contact: Melissa Ayres (925) 252-4929

ACTION:

XI. STAFF COMMUNICATIONS:

XII. COMMITTEE REPORTS:

XIII. 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 Council 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)