

REGULAR MEETING OF THE
CITY OF CONCORD PLANNING COMMISSION
COUNCIL CHAMBER, 1950 PARKSIDE DRIVE
CONCORD, CALIFORNIA

Wednesday, July 16, 2014

A regular meeting of the Planning Commission, City of Concord, was called to order by Chair Obringer at 7:00 P.M., Wednesday, July 16, 2014, in the City Council Chamber.

I. ROLL CALL

COMMISSIONERS PRESENT: Chair Carlyn Obringer
Vice Chair John Mercurio
Commissioner Ernie Avila

COMMISSIONER ABSENT: Commissioner Robert Hoag
Commissioner Tim McGallian

STAFF PRESENT: Andrew Mogensen, Interim Planning Manager
Susanne Brown, Senior Assistant City Attorney
Jason Hade, Associate Planner
Robert Ovadia, City Engineer

II. PLEDGE TO THE FLAG

Commissioner Avila led the pledge.

III. PUBLIC COMMENT PERIOD

Ray Barbour spoke about changing the name of the North Concord/Martinez Bart Station to something that better represents the City of Concord.

IV. ADDITIONS / CONTINUANCES / WITHDRAWALS

Staff reported there were no changes to the agenda.

V. CONSENT CALENDAR

APPROVAL OF MINUTES

Motion was made by Commissioner Avila, and seconded by Commissioner Mercurio to table the meeting minutes of June 4, 2014, due to a lack of quorum.

The item was tabled until August 20, 2014. The motion was passed by the following vote:

AYES: Avila, Mercurio, Obringer
 NOES: None
 ABSTAIN: None
 ABSENT: Hoag, McGallian

VI. PUBLIC HEARINGS

The notice of this public hearing was published in the Contra Costa Times and posted in the City’s posting cabinet on July 11, 2014.

La Vista Villas Subdivision (PL131338 – TM, DR, AA, RT) – Application for a Vesting Tentative Map, Design Review, Minor Exception, and Tree Removal permit to subdivide a 1.8-acre site into eight residential lots and one lettered lot (roadway) and construct eight single-family residential homes on the eight residential lots at 1425 La Vista Avenue. The General Plan designation is Low Density Residential; Zoning classification is RS-8 (Single Family Residential, 8,000 sq. ft. minimum lot size); APN 132-030-041; 042; 043; 044; and 045. Pursuant to the provisions of the California Environmental Quality Act (CEQA) of 1970, as amended, and pursuant to Section 15332 “In-Fill Development Projects,” the project is classified as a Class 32 Categorical Exemption, and therefore, no further environmental review is required. Project Planner: Jason Hade @ (925) 671-3281.

Project Planner Jason Hade presented the staff report.

Public Comment

The following individuals spoke regarding the project: Ray Barbour, Paul Roy, Lin Buhlman, Tom Buhlman, Troy Wright and Lynda Roy.

Motion was made by Commissioner Mercurio and seconded by Commissioner Avila to adopt Resolution No. 14-17PC, modifying conditions of approval No. 26, 31, 43, and 66(f), and approving the La Vista Villas Subdivision. The motion passed by the following vote:

AYES: Mercurio, Avila, Obringer
 NOES: None
 ABSTAIN: None
 ABSENT: Hoag, McGallian

VII. COMMISSON CONSIDERATIONS

There were no items to be considered.

VIII. STAFF REPORTS / ANNOUNCEMENTS

Interim Planning Manager Andrew Mogensen announced that the August 6th Planning Commission meeting has been cancelled.

IX. COMMISSION REPORTS/ANNOUNCEMENTS

Chair Obringer asked staff to schedule future study sessions with the focus on how other Cities and Counties approve or deny uses, such as hookah lounges. Commissioner Avila asked for updates regarding the Specific Plan and keeping the Commission and the public informed as to what has transpired since the Commission approval.

X. FUTURE PUBLIC HEARING ITEMS

Interim Planning Manager Andrew Mogensen reiterated the August 6th meeting is cancelled and announced a proposed variance is scheduled for the August 20th meeting.

XI. ADJOURNMENT

Commissioner Avila moved to adjourn at 8:49 P.M. Commissioner Mercurio seconded the motion. Motion to adjourn was passed by unanimous vote of the Commissioners present.

APPROVED:



Andrew J. Mogensen, AICP
Planning Commission Secretary
Interim Planning Manager



Transcribed by Grant Spilman,
Administrative Coordinator