

## Alamo Municipal Advisory Council

Michael McDonald, Chair  
David Barclay, Vice-Chair  
Ed Best  
David Bowlby  
Steve Mick  
Anne Struthers



## Candace Andersen, Supervisor

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*The Alamo Municipal Advisory Council serves as an advisory body to the Contra Costa County Board of Supervisors and the County Planning Agency.*

### **MEETING AGENDA**

**Tuesday, September 3, 2013, 6:00 p.m.**

**\*NOTE CHANGE OF VENUE**

**Hap Magee Ranch Park (Swain House)  
1025 La Gonda Way, Danville**

*Time is allotted under Public Comment for persons who wish to speak for up to three minutes on any item NOT on the agenda. Persons who wish to speak on matters on the agenda will be heard for up to three minutes when the Chair calls for comments. After persons have spoken on an agenda item, the public comment period will be closed by the Chair and the matter is subject to discussion and/or action by the MAC. Persons wishing to speak must fill out a speaker card.*

**1. CALL TO ORDER - PLEDGE OF ALLEGIANCE - ROLL CALL**

**2. STAFF/AGENCY REPORTS**

**A. District II Staff Update**

- The next Alamo Liaison meeting is scheduled for September 16<sup>th</sup> beginning promptly at 8:00 a.m.  
Note venue change: Safeway, Alamo. Location: conference room

**3. PUBLIC COMMENT (3 minutes/speaker)**

*Pursuant to the Brown Act, this time is provided for members of the public and community groups to address the committee on matters within the committee's jurisdiction and not on the agenda. An opportunity will be provided as part of each agenda item for public comment on the item. Time allowed for each individual is three minutes. The Chair will recognize only those speakers who have filled out and turned in a speaker card.*

**4. PRESENTATIONS**

**A.** Dave Casteel, Maintenance Supervisor, from the Town of Danville, to provide an update about the Hap Magee Ranch Dog Park.

**B.** San Ramon Valley Fire Protection District Assistant Chief of Operations, Derek Krause, to provide an update about the fencing around Station 32.

**5. NEW BUSINESS**

**A.** Development Plan (DP13-3023), has been submitted requesting approval for a small lot design review to determine neighborhood compatibility for the construction of a new two story single family residence on a vacant lot, as a result of letters from neighbors. The property is located at 173 South Via Lucia, Alamo.  
- Action requested: receive application, take public comment, discuss  
- Make recommendation to Supervisor Andersen

**B.** Pre-application Review (PR13-0001) has been submitted in search of feedback from the MAC and community members. The applicant is in the process of determining the feasibility of changing the General Plan on his property from Single-Family Very Low Density (SV) (0.2-0.9 units per net acre) to Single-Family Low Density (SL) (1.0-2.9 units per acre), changing the zoning from R-40 (40,000 sq. ft. minimum lot size) to R-20 (20,000 sq. ft. minimum lot size) and subdividing the lot into two parcels. The property is located at 195 Vernal Drive, Alamo.  
- Action requested: receive application, take public comment, discuss  
- Make recommendation to Supervisor Andersen

- C. Variance Permit Application (VR13-1021) has been submitted requesting approval of a variance permit for a side yard setback of 6' 0" (where a minimum of 15' is required) for a second-story addition and reconfiguration of roof pitch. This application includes a small lot design review for neighborhood compatibility to size, location, height and design. The property is located at 2631 Danville Boulevard, Alamo.
- Action requested: receive application, take public comment, discuss
  - Make recommendation to Supervisor Andersen
- D. Development Plan (DP13-3029) has been submitted requesting design review approval for the construction of a new 594 square foot pavilion with fire place, on a substandard size lot. The property is located at 111 Regent Place, Alamo.
- Action requested: receive application, take public comment, discuss
  - Make recommendation to Supervisor Andersen
- E. Land Use Permit (LP11-2049) has been submitted requesting approval to update an existing cell site and renew (LP01-2077), to include upgrade 2 equipment cabinets, 2 panel antennas and associated equipment and cabling. The property is located at: 1241 Laverock Lane, Alamo
- Action requested: receive application, take public comment, discuss
  - Make recommendation to Supervisor Andersen
- F. Land Use Permit (LP13-2092) has been submitted requesting approval of a modification to County File #LP02-2107 to remove the existing pole and antennas, and replace them with a new 71-foot tall monopine pole, nine 8-foot antennas, six remote radio units (RRUs), three surge arrestors and new conduit. The site address is located at 1241 Laverock Lane, Alamo; adjacent to the 680 freeway.
- Action requested: receive application, take public comment, discuss
  - Make recommendation to Supervisor Andersen
- G. Land Use Permit (LP13-2093) has been submitted requesting approval to modify the existing monopine cell site by adding three, 8 ft. antennas on the monopine and relocating the antennas at the base of the monopine. The property is located at 2680 Stone Valley Road, Alamo.
- Action requested: receive application, take public comment, discuss
  - Make recommendation to Supervisor Andersen
- H. Land Use Permit (LP13-2094) has been submitted requesting approval to modify the existing antennas on top of the building by swapping four, 4ft. antennas with 8ft. antennas and adding various cabinets and boxes. The property is located at 3201 Danville Boulevard, Alamo.
- Action requested: receive application, take public comment, discuss
  - Make recommendation to Supervisor Andersen

## 6. **OLD BUSINESS**

- A. 4th Quarter Financial Reports (end of 2012/13 year spending) (Susan Cohen)
- Alamo's Landscaping Zones 36, 45, and 54
  - Alamo's Parks and Recreation County Service Area R-7A
- Action requested: receive updated information, take public comment, discuss
  - Make recommendation to Supervisor Andersen
- B. Zone 36 - review options for the sidewalk repair project (Susan Cohen)
- Action requested: receive updated information, take public comment, discuss
  - Make recommendation to Supervisor Andersen
- C. Zone 36 - Danville Boulevard's Chinese Pistache Trees; canopy trimming (Susan Cohen)
- Action requested: receive updated information, take public comment, discuss
  - Make recommendation to Supervisor Andersen

- D. Hap Magee Ranch Park Operations Costs for Fiscal Year 2012/13 (Susan Cohen)
  - Action requested: receive updated information, take public comment, discuss
  - Make recommendation to Supervisor Andersen

7. **CONSENT CALENDAR**

**All matters listed under CONSENT CALENDAR are considered by the Alamo MAC to be routine and will be enacted by one motion. There will be no separate discussion of these items unless requested by a member of the Alamo MAC or a member of the public prior to the time the Alamo MAC votes on the motion to adopt.**

- A. Approve August 6, 2013 Record of Actions
- B. Approve August 21 Special Meeting, 2013 Record of Actions

8. **WORKING GROUP REPORTS**

\*Updates provided when available.

Alamo Police Services Advisory Committee: Anne Struthers

Parks and Recreation Working Group: David Barclay, Ed Best and Steve Mick

Land Use Planning Working Group: David Barclay, David Bowlby and Michael McDonald

9. **CORRESPONDENCE** (the following items are listed for informational purposes only and may be considered for discussion during a future meeting).

10. **COMMENTS BY MEMBERS OF THE ALAMO MAC**

11. **FUTURE AGENDA ITEMS**

- A. Review Recreational Programming in 2013 and Recommendations for 2014 Recreational Programming

12. **ADJOURNMENT**

- A. Adjourn to the Alamo MAC meeting on **October 1, 2013** at 6:00 P.M. at The Alamo Chamber of Commerce office located at 120-B, Alamo Plaza, Alamo, CA 94507

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The Alamo Municipal Advisory Council will provide reasonable accommodations for persons with disabilities planning to attend the meeting who contact Supervisor Candace Andersen's office at least 72 hours before the meeting at 925-957-8860.

Materials distributed for the meeting are available for viewing at the District 2 Office at 309 Diablo Road, Danville, CA 94526

To receive a copy of the Alamo MAC agenda via mail or email, please submit your request in writing using a speaker card or by contacting Supervisor Andersen's office at 925-957-8860. Complete name and address must be submitted to be added to the list.

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