



AGENDA

REGULAR MEETING OF THE PLANNING COMMISSION

Wednesday, April 5, 2006
North Berkeley Senior Center
7:00 PM

1901 Hearst Avenue

1. *Roll Call*
2. *Order of Agenda*
3. *Public Comment Period:* Speakers are customarily allotted up to three minutes each. Speakers are encouraged to submit more extensive comments in writing. To ensure adequate time for action items on the Agenda, the Planning Commission may limit the number of public speakers during the public comment period.
4. *Planning Staff Report:* Report on upcoming planning issues and recent Council actions. In addition to the items below, additional matters may be reported to the Commission at the meeting.
5. *Chairperson's Report:* Report by Commission Chair.
6. *Committee Reports:* Reports by Commission committees or liaisons. In addition to the items below, additional matters may be reported to the Commission at the meeting.
 - a. Creeks Task Force
 - b. Density Bonus Procedure/Inclusionary Housing Provisions Subcommittee
 - c. Downtown Area Plan Advisory Committee (DAPAC)
 - d. Downtown BART Plaza and Transit Area Design Plan Citizens Advisory Committee
 - e. Major Residential Additions Subcommittee
 - f. Southside Plan Subcommittee
7. *Approval of Minutes:* Approved minutes of February 22, 2006 Special Joint Meeting; approved minutes of March 8, 2006 meeting; draft minutes of March 22, 2006 meeting.
8. *Future Planning Commission Agenda Items and Other Planning-Related Events*

ACTION ITEMS: *Matters for discussion and possible action.*

9. **West Berkeley Bowl**

a. Public Hearing: Recirculated Traffic Impact Analysis and Revised Alternatives Analysis for Draft EIR

b. Request to Set hearing for West Berkeley Bowl Final EIR

10. **Creeks Task Force Recommendations for Creeks Ordinance** (Report Attached; Attachment A to be delivered)
11. **Public Hearing: 4 by 4 Exception to Inclusionary Ordinance** (Report Attached)
12. **FY 2007 Land Use Policy Work Plan: Introduction** (Report to be delivered)

INFORMATION ITEMS: *Action may be taken on any information report at this meeting if any Commissioner requests its placement on the agenda as an action item.*

COMMUNICATIONS: In compliance with Brown Act regulations, no action may be taken on these items. However, discussion may occur at this meeting upon a Commissioner request. Normally, communications received by the end of the day on the Wednesday one week before the Planning Commission meeting will be transmitted with the staff report packet to the commissioners. Communications received later will be sent to the Commission separately, either by handing out at the meeting or including in the next available Planning Commission packet.

- Creeks Task Force Minority Report, dated March 20, 2006.
- Letter from Andrew Watry, dated March 13, 2006, regarding St. Mary's conceptual master plan.
- Email from Mark Loilios, dated March 22, 2006, regarding Creeks Ordinance.
- Letter from Rachel Rupert, Berkeley Chamber of Commerce, dated March 21, 2006, regarding the proposed Transportation Services Fee.
- Letter from Kevin Allen, Innkeeper of the Rose Garden Inn, dated March 22, 2006, regarding the proposed Transportation Services Fee.
- Letter from Roland Peterson, Telegraph Business Improvement District, dated March 16, 2006, regarding the proposed Transportation Services Fee.
- Letter from Sydney Morrone, dated March 15, 2006, regarding creation of a sports complex.
- Letter from Mr. and Mrs. Gary Fong, dated March 16, 2006, regarding Creeks Ordinance.
- Letter from Wendy Markel, BAHA, dated March 23, 2006, regarding the Creeks Ordinance.
- Email from Barbara Stern, dated March 15, 2006, regarding the Creeks Ordinance.
- Email from Juliet Lamont, March 21, 2006, regarding the Creeks Ordinance.
- Email from Kate Joy, March 21, 2006, regarding the Creeks Ordinance.
- Email from Paul Krahenbuhl and Patricia Boyar, March 21, 2006, regarding the Creeks Ordinance.

- Email from Caryn Gottcent, March 21, 2006, regarding the Creeks Ordinance.
- Email from Dale R. Hopkins & Jeff Carlock, March 21, 2006, regarding the Creeks Ordinance.
- Email from Bill Springer, March 22, 2006, regarding the Creeks Ordinance.
- Email from Mark Liolios, March 22, 2006, regarding the Creeks Ordinance.
- Letter from Katherine Bowman and Robert Schneider, March 22, 2006, regarding the Creeks Ordinance.
- Email from Scott Alexander, March 22, 2006, regarding the Creeks Ordinance.
- Email from Chris Dutra, March 22, 2006, regarding the Creeks Ordinance.
- Email from Scott Alexander, March 22, 2006, regarding the Creeks Ordinance.
- Email from Joseph Klems, March 22, 2006, regarding the Creeks Ordinance.
- Email from Susan McCue & Hillary Gitelman, March 26, 2006, regarding the Creeks Ordinance.
- Email from John T. Selawsky, March 26, 2006, regarding the Creeks Ordinance.
- Email from Jennifer Mary Pearson, March 27, 2006, regarding the Creeks Ordinance.

Late Communications distributed at the 3/22 Public Hearing :

- Email from Henrik and Barbara Bull , March 17, 2006.
- Email from Dorothea Dorenz, March 17, 2006.
- Email from Diane Tokugawa, March 19, 2006.
- Email from Alan Gould, March 19, 2006.
- Email from Robert and Elizabeth Burrell, March 19, 2006.
- Email from David Jaber, March 19, 2006.
- Email from Robert Clear, March 19, 2006.
- Email from Eric Wasserman, March 19, 2006.
- Submitted by Barbara Allen, Summary of Comments from Neighbors on Urban Creeks Town Hall Meetings, submitted March 20, 2006.
- Email from Jennifer Pearson, March 20, 2006.
- Email from Joan Sprinson, March 20, 2006.
- Email from Brent Plater, March 21, 2006.

- Letter from William Derr, March 20, 2006

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Please refrain from wearing scented products to public meetings.

Written material may be viewed in advance of the meeting at the Planning and Development Department, 2118 Milvia Street, Third Floor, during working hours or at the Main Branch Library, Shattuck/Kittredge Streets, during regular library hours at the Reference Desk.

Accommodations Provided Upon Request. To request meeting materials in large print, Braille, or on cassette, or to request a sign language interpreter, assistive-listening device, real-time captioning or other accommodation for the meeting, call 981-7480 (voice) or 981-7474 (TDD). Providing at least five working days' notice will help to ensure availability at the meeting.

Note: If you object to a project or to any City action or procedure relating to the project application, any lawsuit which you may later file may be limited to those issues raised by you or someone else in the public hearing on the project, or in written communication delivered at or prior to the public hearing. The time limit within which to commence any lawsuit or legal challenge related to these applications is governed by Section 1094.6 of the Code of Civil Procedure, unless a shorter limitations period is specified by any other provision. Under Section 1094.6, any lawsuit or legal challenge to any quasi-adjudicative decision made by the City must be filed no later than the 90th day following the date on which such decision becomes final. Any lawsuit or legal challenge, which is not filed within that 90-day period, will be barred.