CONSENT CALENDAR PROCEDURES

Due to the extreme length of the Zoning Adjustments Board agenda, a Consent Calendar will be used to approve certain types of applications at one time. The Consent Calendar is divided into two parts:

Part 1  Routine business such as amendments of use permits not subject to a public hearing and items proposed for continuance. (Please note that items proposed for continuance to a date certain will not be re-noticed by mail or posting on site.)

Part 2  Public hearings on use permits and variances that are apparently non-controversial, on which no adverse comment has been received, and on which the Zoning Officer has made a favorable recommendation.

The Chairperson of the Board will announce the items on the Consent Calendar at 7:05 p.m. Anyone present who wishes to speak on an item should raise his or her hand and advise the chairperson, and the item will be pulled. Any applicant, member of the audience, or Zoning Adjustments Board Member may require that a Consent Calendar II item be removed the Calendar for discussion and testimony. Items pulled from the Consent Calendar will be heard following "Continued" Matters.

PUBLIC TESTIMONY PROCEDURES

The Board may limit the number of speakers and the length of time allowed to each speaker. Persons wishing to offer testimony are encouraged to submit their comments in writing. If you want to speak at a public hearing, you must turn in a speaker card by 7:15 p.m. on the night of the hearing. Cards may also be submitted at the Zoning Counter at 2120 Milvia Street prior to 5 p.m. on the day of the hearing.

Note: Attendees at public meetings are reminded that other attendees may be sensitive to various odors, whether natural or manufactured, in products and materials. Please help the City respect these needs.
AGENDA

Roll Call 7:10 PM

Public Comment 7:11 PM

Business Meeting

1. Chair’s Report

2. Current Business/Committee Appointments

3. Future Agenda Items

4. Other Matters
   A. Discussion of Application Checklists: Progress Report in 3 months requested

NOTE: PSA = Permit Streamlining Act Date For Action

Consent Calendar I

5. 762 ENSENADA AVENUE Appeal of Zoning Officer's decision to approve Administrative Use Permit #00-20000216 to construct a 1,200 square foot, second-floor addition (Greg Powell)
   PSA Action Date: None (Consideration of Appeal)
   Continued From: 04-26-01, 05-24-01, 06-14-01
   Board Action: Continued to 07-12-01

6. 1231 GRIZZLY PEAK BLVD Request by Dimitre Trifonov and Elena Serbinova to construct a 2,490 square foot, three-story residence - UP #00-10000082 (Gisele Sorensen)
   PSA Action Date: 09-13-01
   Continued From: 04-12-01, 05-24-01, 06-14-01
   Board Action: Continued off-calendar
Consent Calendar I - Continued:

7. 1521 LA LOMA AVENUE Request by Marcy Wong for Bruce Jackan and Beth Simmons to construct a 1,572 square foot major residential second story addition to an existing 1,978 square foot, one story, single family house - UP #99-20000186 (Gisele Sorensen)
   PSA Action Date: 09-13-01
   Continued From: 06-14-01
   Board Action: Continued to 07-12-01

Consent Calendar II

8. 1301 VIRGINIA STREET Request by Gale & Eve Bach to modify Use Permit #00-10000057 to allow an additional off-street parking space by modifying an existing curb cut (Gisele Sorensen)
   PSA Action Date: 08-09-01
   Continued From: None
   Board Action: Approved - 9-0-0

Appeal of Administrative Use Permits:

Appeal of Administrative Use Permits are not subject to public hearing and no public testimony will be taken at this time. The Board can choose to set the matter for public hearing or affirm the decision of the Zoning Officer to grant the permit.

9. 2021 GRANT STREET Appeal of Zoning Officer's decision to approve Administrative Use Permit to construct a 75 square foot addition maintaining non-conforming yard setbacks - #01-20000015 (Gisele Sorensen)
   PSA Action Date: None
   Continued From: None
   Board Action: Affirmed Zoning Officer's decision - 8-0-0 (Sprague - Recused)
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Appeal of Administrative Use Permits - Continued:

10. 109 HILLCREST ROAD
    Appeal of Zoning Officer's decision to approve Administrative Use Permit to construct a one story, three car detached garage 10 feet from the rear property line and 6 inches from the left side property line and 20 feet from the front property line with an average height of 16 feet where 10 feet would be allowed - #01-20000013 (Christina Ratcliffe)

    PSA Action Date: None
    Continued From: None
    Board Action: Affirmed Zoning Officer's decision with modification - 9-0-0

Hearing on Continued Items:

11. 1631 CHANNING WAY
    Request by David Bacon and Lillian Galedo to construct a 761 square foot addition with 80 square feet added at the ground floor and 681 square feet at the second floor, maintaining a non-conforming 1.7' east side yard setback and a non-conforming 18' front yard setback - UP #00-10000143 (Gisele Sorensen)

    PSA Action Date: None (Consideration of an appeal)
    Continued From: 05-24-01, 06-14-01
    Board Action: Approved with modifications - 9-0-0

New Hearing:

12. 1536 TYLER STREET
    Request by Kathleen Vaughn to add three dwelling units to an existing single family dwelling - UP #01-20000093 (Xandra Grube)

    PSA Action Date: 08-09-01
    Continued From: None
    Board Action: Continued for re-design to 08-09-01 - 5-4-0
    (Matthews, Pietras, Poschman, Sprague - No)
13. **Administrative Use Permits Approved by the Zoning Officer**

1630 Blake St  
1408 Carleton St  
2429 Roosevelt Ave

14. **Information/Communication**

   None

**Adjourn:** 9:02 PM

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**Legal Notice Concerning Your Legal Rights**

If you object to a decision by the Zoning Adjustments Board to approve or deny a permit or variance for a project, the following requirements and restrictions apply:

1. You must appeal to the City Council within fourteen (14) days after the Notice of Decision of the action of the Zoning Adjustments Board is mailed. It is your obligation to notify the Current Planning Division in writing to receive a Notice of Decision when it is completed.

2. Pursuant to Code of Civil Procedure, Section 1094.6(b), no lawsuit challenging a City Council decision to deny a permit or variance may be filed more than ninety (90) days after the date the decision becomes final, as defined in Code of Civil Procedure, Section 1094.6(b), which has been adopted by the City. Any lawsuit not filed within that ninety (90) day period will be barred.

3. Pursuant to Government Code, Section 65009(c)(5), no lawsuit challenging a City Council decision to approve (with or without conditions) a permit or variance may be filed more than ninety (90) days after the date the decision becomes final, as defined in Code of Civil Procedure, Section 1094.6(b), which has been adopted by the City. Any lawsuit not filed within that ninety (90) day period will be barred.

4. If you believe that this decision or any condition attached to it denies you any reasonable economic use of the subject property, was not sufficiently related to a legitimate public purpose, was not sufficiently proportional to any impact of the project, or for any other reason constitutes a “taking” of property for public use without just compensation under the California or United States Constitutions, the following requirements apply:
Legal Notice Concerning Your Legal Rights - Continued:

A. That this belief is a basis of your appeal.

B. Why you believe that the decision or condition constitutes a “taking” of property as set forth above.

C. All evidence and argument in support of your belief that the decision or condition constitutes a “taking” as set forth above.

If you do not do so, you will waive any legal right to claim that your property has been taken, both before the City Council and in court.

Communication Access

To request a meeting agenda in large print, Braille, or on cassette, or to request a sign language interpreter for the meeting, call the City Clerk's Office at 981-6900 (voice) or 981-6903 (TDD); at least five (5) working days notice will ensure availability.

Ag062801