



PLANNING COMMISSION AGENDA

**City Council Chambers
200 Old Bernal Avenue
Pleasanton, California**

**Wednesday, August 22, 2007
7:00 p.m.**

PUBLIC HEARING PROCEDURE

Each of the items listed will be heard as shown on the agenda unless the Planning Commission chooses to change the order. As each item is called, the hearing will proceed as follows:

- . A Planning Department staff member will make a presentation on each case and answer Planning Commission questions, as needed.
- . The applicant will be asked to make a presentation, if desired, or answer questions. Applicant presentations should be no longer than 10 minutes.
- . The Chair then calls on anyone desiring to speak on the item. Speakers are requested to give their names and addresses for the public record and to keep their testimony to no more than 5 minutes each, with minimum repetition of points made by previous speakers.
- . Following public testimony, the applicant will be given the opportunity to respond to issues raised by the public. The response should be limited to 5 minutes.

The public hearing will then be closed. The Planning Commission then discusses among themselves the application under consideration and acts on the item. Planning Commission actions may be appealed to the City Council. Appeals must be filed with the Planning Department within 15 days of the Planning Commission's action.

Because meetings are frequently lengthy, the Planning Commission may enforce such other rules as may further the fair and efficient running of the meeting, allowing all those who wish to do so the opportunity to provide input at a reasonable time for each item on the agenda. Courtesy to all those wishing to testify on all cases can be shown by being quiet while others are speaking and by being as brief as possible in making your testimony.

Next Resolution No. is PC-2007-37

1. **CALL TO ORDER, PLEDGE OF ALLEGIANCE, AND ROLL CALL**
2. **APPROVAL OF MINUTES**

3. **MEETING OPEN FOR ANY MEMBER OF THE AUDIENCE TO ADDRESS THE PLANNING COMMISSION ON ANY ITEM WHICH IS NOT ALREADY ON THE AGENDA**

4. **REVISIONS AND OMISSIONS TO THE AGENDA**

5. **CONSENT CALENDAR**

Consent Calendar items are considered routine and will be enacted, approved, or adopted by one motion unless a request for removal for discussion or explanation is received from the Planning Commission or a member of the public by submitting a speaker card for that item.

6. **PUBLIC HEARINGS AND OTHER MATTERS**

Work Session items are for the Planning Commission to review applications and to provide comments and direction to staff and the applicant(s); no decisions are taken. The title and project description may read differently if or when the items return for action by the Planning Commission.

a. **PUD-62/PGPA-13, Windstar Communities, Inc.**

Work Session to review and receive comments on applications for General Plan Amendment and Planned Unit Development (PUD) rezoning and development plan to construct a mixed-use high-density residential/commercial development containing 350 apartment units and approximately 12,000 square feet of commercial/retail space at the property located at 6110 Stoneridge Mall Road (adjacent to the future West Dublin/Pleasanton BART station). The current zoning for the property is PUD-C-O (Planned Unit Development – Commercial-Office) District.

b. **PUD-63, Frank Auf der Maur, Michael Carey, and Steve Maestas**

Work Session to review and receive comment for an application for Planned Unit Development to construct four single-family residential units with detached garages at the property located at 418 Rose Avenue. Zoning for the property is RM-15 (Multiple-Family Residential) District and Core Area Overlay District.

c. **PREV-650, Robert Wentworth**

Work Session to review and receive comments on a preliminary review proposal to subdivide an existing 6.04-acre parcel into three lots ranging from 1.54 acres to 2.75 acres in conformance with the Happy Valley Specific Plan, or to consider increasing the number of lots up to eight, ranging from 9,200 square feet to 68,080 square feet. The project is located at 1157 Happy Valley Road and is zoned PUD-SRDR (Planned Unit Development – Semi-Rural Density Residential) District.

7. **MATTERS INITIATED BY COMMISSION MEMBERS**

a. Tabled motion: Consideration of whether to take the motion made by Commissioner Olson on July 11, 2007 from the table; if majority support to do so, then consider Commissioner Olson's July 11, 2007 motion.

b. Discussion of the types of projects to be placed on the Consent Calendar.

8. MATTERS FOR COMMISSION'S REVIEW/ACTION

a. Future Planning Calendar

The August 28, 2007 Joint City Council-Planning Commission Work Session on the Staples Ranch Project has been canceled.

Thursday, September 6, 2007, Special Meeting on the Draft Circulation Element of the General Plan.

The September 12, 2007 regular meeting has been canceled in observance of Rosh Hashanah.

b. Actions of the City Council

c. Actions of the Zoning Administrator

9. COMMUNICATIONS

10. REFERRALS

11. MATTERS FOR COMMISSION'S INFORMATION

a. Brief report on conferences, seminars, and meetings attended by Commission Members

12. ADJOURNMENT