



PLANNING AND ZONING COMMISSION REGULAR MEETING

Albany City Hall, 1000 San Pablo Avenue, City Council Chambers
Tuesday, May 8, 2007, 7:30 pm

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**
4. **CONSENT CALENDAR**

(Consent Calendar items are considered to be routine and will be enacted by one motion. By approval of the Consent Calendar, the staff recommendations will be adopted unless otherwise modified by the Commission. There will be no separate discussion on these items unless a Commission Member or a member of the audience requests removal of the items from the Consent Calendar.)

- a. **Minutes from the March 27, 2007 meeting.**
Staff recommendation: approve.
- b. **956 Ventura. Planning Application 07-030. Design Review.** Request for approval of a 60sq.ft., second-story addition to an existing single-family home. *Staff recommendation: approve.*

5. **PUBLIC COMMENT**

For persons desiring to address the Commission/Committee/Board on an item that is not on the agenda please note that each speaker is limited to three (3) minutes. The Brown Act limits the Commission/Committee/Board ability to take and/or discuss items that are not on the agenda; therefore, such items are normally referred to staff for comment or to a future agenda.

6. **DISCUSSIONS AND POSSIBLE ACTION ON MATTERS RELATED TO THE FOLLOWING ITEMS**

- a. **711 Curtis. Planning Application 07-026. Design Review.** Public Hearing on a request for Design Review approval of an 892sq.ft., second-story addition to an existing single-family home.
Staff recommendation: approve.
- b. **Golden Gate Fields Track Resurfacing (1100 Eastshore Highway).** Informational report and discussion on the proposed project involving replacing the existing dirt track with an artificial track material, pursuant to the requirements of the California Horse Racing Board. The

discussion will include City of Albany processing of the application and the California Environmental Quality Act requirements.

Staff Recommendation: No action required. For discussion only.

- c. 1003 Curtis. Planning Application 07-024. Design Review. Front Yard Parking Exception.** Public Hearing on a request for Design Review approval to create a new 914sq.ft. basement and to expand the existing attic space into conditioned living area. A one-car garage provides one off-street parking space. A Front Yard Parking Exception is requested to allow one off-street parking space where two are required.

Staff recommendation: approve.

- d. Green Building Program Standards of Compliance.**

Staff recommendation: That the Commission recommend to the City Council adoption of Single Family Residential, Multi-Family Residential and Commercial Green Building Program Standards of Compliance.

- e. Association of Bay Area Governments (ABAG) FOCUS Initiative and associated Application Guidelines for priority Development Areas**

Staff Recommendation: No action required. For discussion only.

7. ANNOUNCEMENTS/COMMUNICATIONS:

- a. Waterfront Planning Process
- b. Future Planning And Zoning Commission Meeting Agenda Items

8. FUTURE AGENDA ITEMS

(Commission Member announcement of requests for future agenda items. No public comment will be taken on announcement of future agenda items).

9. ADJOURNMENT

The Commission/Committee/Board packet is available for public inspection at the Albany Library, Fire Department and City Hall. The agenda and supporting staff reports can be found on our web page at www.albanyca.org.

Please note that if you provide your name and address when speaking before the Commission/Committee/Board it will become part of the official public record, which will be posted on the Internet.