



City of San Pablo Planning Commission Minutes

Wednesday, February 23, 2022 at 6:00 pm

Roll Call

Vice Chair Harlan-Ogbeide called the teleconferenced/video-conferenced meeting to order at 6:05 p.m. Roll call showed present: Commissioner Gurdian, Commissioner Owens and Vice Chair Harlan-Ogbeide. Commissioner Feliciano and Commissioner Shi were absent. Staff present at the meeting included: Lynn Tracy Nerland, City Attorney, Libby Tyler, Community Development Director, Sandra Marquez, Associate Planner, Michelle Chavez, Administrative Secretary and Griffen Dempsey, Assistant Planner. Community Development Director Tyler announced that the meeting was being held via video/teleconference in accordance with the Brown Act as amended by Assembly Bill 361 and following a determination of the City Council pursuant to Resolution 2021-131 and consistent with the Planning Commission's determination to continue to meet remotely through teleconference, videoconference or both. Ms. Tyler further announced the ways in which members of the public could watch or listen to the meeting during livestream on the City website, which were also highlighted in the Planning Commission's agenda. Instructions were also announced on how the public could provide public comments via email which would be read before consideration of the item.

Public Comments

No Public comments

Appeal Date

Community Development Director Tyler announced that the appeal date for actions taken by the Commission at this meeting would be no later than 6:00 p.m. on March 7, 2022.

Consent

Confirmation of the City Council's determination that Brown Act bodies in the City of San Pablo continue to meet remotely in compliance with Assembly Bill 361. Commissioner Gurdian made a motion to approve the consent item. The motion was seconded by Commissioner Owens and passed as follows:

AYES: Owens, Gurdian, Harlan-Ogbeide
NOES: None
ABSENT: Feliciano, Shi
ABSTAIN: None

Approval of the Minutes

Commissioner Owens made a motion to approve the minutes from the January 25, 2022 meeting. The motion was seconded by Commissioner Gurdian and passed as follows:

AYES: Owens, Gurdian, Harlan-Ogbeide
NOES: None
ABSENT: Feliciano, Shi
ABSTAIN: None

Public Hearing:

File ID#PC22-08: PLAN2105-0011

Location: 1971 23rd Street
APN: 411-201-007 & 411-201-008
Zoning: SP-1, Commercial Mixed-Use
CEQA: Exempt under Section 15332. In-Fill Development Project
Owner: Atulesh Khumar
Applicant: Edwin Mallari, Architect
Staff Contact: Sandra Marquez, Associate Planner

City Attorney Nerland made an announcement about the public hearing procedures. Associate Planner Marquez gave a PowerPoint presentation for the proposed project: a request for approval of Major Design Review and a Conditional Use Permit to allow for the construction of a four-unit multi-family development with an attached two-car garage on two adjoining vacant lots in the SP-1, 23rd Street Specific Plan, Commercial Mixed-Use district. There were no comments or questions from Commissioners. The public hearing was opened at 6:34 p.m. Associate Planner Marquez mentioned that an anonymous caller explained he/she was not opposed to the project, but believes the project was not consistent with the 23rd Street Specific Plan encouragement of mixed uses and was concerned with parking. Altulesh Kumar, the owner, agreed to accept the conditions of approval. The public hearing was closed at 6:37 p.m. Commissioner Owens made a motion for adoption of Resolution PC22-02, subject to the conditions of approval included in the resolution. The motion was seconded by Commissioner Gurdian and passed as follows:

AYES: Owens, Gurdian, Harlan-Ogbeide
NOES: None
ABSENT: Feliciano, Shi
ABSTAIN: None

Staff Updates

Ms. Tyler reminded the Commission to let Ms. Chavez know if they would like to attend the annual Planning Commissioner Academy located in San Ramon, March 16-18, 2022. Ms. Tyler also informed the Commission that the General Plan survey was still available for public responses.

Commissioner Updates

No updates reported

Adjournment

There being no further business, Vice Chair Harlan-Ogbeide adjourned the meeting at 6:41 p.m. to Tuesday, March 22, 2022.



Elizabeth Tyler, Secretary


4/5/2022

Charlene Harlan-Ogbeide, Vice Chair