

## **PLANNING COMMISSIONERS:**

Lawrence C. (Buzz) Cardoza, Chair  
Sean Moss, Vice Chair  
Gail Donaldson, Commissioner  
Brad Gunkel, Commissioner  
Steven Keller, Commissioner  
Vanessa Kuemmerle, Commissioner  
Kairee Tann, Commissioner

# **AGENDA EMERYVILLE CITY PLANNING COMMISSION CITY COUNCIL CHAMBERS 1333 PARK AVENUE EMERYVILLE, CALIFORNIA**

**THURSDAY, JANUARY 23, 2014  
6:30 P.M.**

**A COMPLETE COPY OF THE TEXT PORTION OF THE AGENDA PACKET WILL BE AVAILABLE FOR PUBLIC VIEWING IN THE PLANNING COMMISSION OFFICE, FROM THE MONDAY BEFORE THE COMMISSION MEETING. THE MEETING IS SHOWN LIVE ON EMERYVILLE CABLE TELEVISION AND AGAIN AT 4:00 P.M. THE MONDAY FOLLOWING THE PLANNING COMMISSION MEETING. ALL WRITINGS THAT ARE PUBLIC RECORDS AND RELATE TO AN AGENDA ITEM BELOW WHICH ARE DISTRIBUTED TO A MAJORITY OF THE PLANNING COMMISSION (INCLUDING WRITINGS DISTRIBUTED TO A MAJORITY OF THE PLANNING COMMISSION LESS THAN 72 HOURS PRIOR TO THIS MEETING) WILL BE MADE AVAILABLE AT THE INFORMATION COUNTER, 1333 PARK AVENUE, EMERYVILLE, CA DURING NORMAL BUSINESS HOURS (9:00 A.M. TO 5:00 P.M., MONDAY THROUGH FRIDAY, EXCLUDING LEGAL HOLIDAYS).**

If you challenge the adequacy of the subject application in court, you will be limited to raising only those issues or alleged inadequacies which you presented to the Emeryville Planning Commission, orally or in writing, at or prior to the public hearing. You may not be entitled to maintain a legal action against the application unless you object to it, orally or in writing, at or prior to the public hearing.

In compliance with the Americans with Disabilities Act (ADA), if you need special assistance to participate in this hearing, you should contact the office of the City Manager/City Clerk at (510) 596-4373. Notification 72 hours prior to the hearing will enable the city to make reasonable arrangements to assure accessibility to this hearing.

Persons who wish to speak on matters set for PUBLIC COMMENT will be heard when the Presiding Officer calls for comments from those persons who are in support of or in opposition thereto. After persons have spoken, the Hearing is closed and brought back to Commission level for discussion and action. There is no further comment permitted from the audience unless requested by the Commission.

**I. CONVENE, ROLL CALL, AND PLEDGE OF ALLEGIANCE**

**II. PUBLIC COMMENT**

**III. ACTION RECAP – [December 12, 2013](#)**

**IV. DIRECTORS REPORT**

**V. PUBLIC HEARINGS**

**A. [Public Market Identification Signs \(SIGN13-028\)](#)** – Consideration of a Major Sign Permit application to replace two existing identification signs at the east and north entrances of the Public Market at 5959 Shellmound Street. CEQA Status: This project is exempt from environmental review under State CEQA Guidelines Section 15311(a) which applies to accessory structures including on-premise signs; and the “general rule” at Section 15061(b)(3) because it can be seen with certainty that there is no possibility that the proposal may have a significant effect on the environment. General Plan Land Use Classification: Mixed Use with Residential. Zoning District: Planned Unit Development (PUD-2)(Applicant: Crome Architecture)(Owner: AG-CCRP Public Market L.D.)(APN: 49-1556-2)

**B. [Planning Regulations Amendment for Emergency Shelters, Supportive Housing, and Transitional Housing \(ORD14-001\)](#)** - Consideration of an amendment to the Planning Regulations in Title 9 of the Emeryville Municipal Code to add Article 18 to Chapter 5 concerning standards for Emergency Shelters; and to make modifications to Table 9-3.202 in Section 9-3.202: “Uses Permitted, Conditionally Permitted and Prohibited” concerning Supportive Housing and Transitional Housing. This ordinance would apply citywide. CEQA Status: The proposed ordinance is exempt from the requirements of the California Environmental Quality Act (CEQA) under Section 15061(b)(3), the “general rule” that CEQA does not apply to projects where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment.

**VI. STUDY SESSION**

**A. [Hyatt Place Hotel at Bay Street \(FDP13-002\)](#)** – A study session to review a proposed Final Development Plan (FDP) for a six story, 171-room hotel (Hyatt Place) in accordance with the Preliminary Development Plan (PDP) approved for the South Bayfront Retail/Mixed Use Project (Site A) by the City Council on September 14, 1999. CEQA Status: Final Environmental Impact Report for the South Bayfront Retail/Mixed Use Project certified by the City Council on February 2, 1999. General Plan Land Use Classification: Mixed Use with Residential. Zoning District: Planned Unit Development (PUD-4)(Applicant: Ensemble Hotel Partners, LLC)(Owner: Madison Bay Street , LLC) (APN:49-1038-17)

**VII. COMMISSIONERS COMMENTS**

**VIII. ADJOURNMENT**

**THE NEXT SCHEDULED MEETING WILL BE HELD ON THURSDAY, FEBRUARY 27, 2014 AT 6:30 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 1333 PARK AVENUE, EMERYVILLE, CA 94608.**