



**ACTION MINUTES**

**Planning Commission**

**Planning Commissioners:**

Linda Barrera	Chair
D. Miguel Guerrero	Vice Chair
Gail Donaldson	Commissioner
Jonathan Hidalgo	Commissioner
Steven Keller	Commissioner
Christine Scott Thomson	Commissioner
C. Tito Young	Commissioner

REGULAR MEETING OF  
APRIL 25, 2019 CONTINUED

**Tuesday, May 14, 2019**

**6:30 PM**

**Council Chambers**

**1. CALL TO ORDER**

The meeting was called to order at 6:30 p.m. by Chair Linda Barrera.

**2. ROLL CALL**

Present: (7) Chair Linda Barrera  
Vice Chair D. Miguel Guerrero  
Planning Commissioner Gail Donaldson  
Planning Commissioner Jonathan Hidalgo  
Planning Commissioner Steven Keller  
Planning Commissioner C. Tito Young  
Planning Commissioner Christine Scott Thomson

**3. OLD BUSINESS**

**3.1 Item 7.1 continued from the April 25, 2019 Planning Commission Regular Meeting: Reconsideration of Marketplace Redevelopment Project, "Parcel B" (FDP18-001) –**  
Reconsideration of a new Final Development Plan (FDP) for "Parcel B" of the Marketplace Redevelopment Project Planned Unit Development (PUD04-12) and rescinding of Final Development Plan FDP15-001 that was approved by the Planning Commission on June 23, 2016. The previously approved FDP included 26,000 square feet of retail space and 300 parking spaces. The proposed FDP includes 14,000 square feet of retail space, 150,000 square feet of office/lab space, and 565 parking spaces. (Project previously approved by Planning Commission on January 24, 2019, appealed to City Council on February 8, 2019, and remanded to Planning Commission by City Council on March 19, 2019. Planning Commission public hearing closed April 25, 2019 and item continued to special meeting on May 14, 2019.) CEQA Status: Environmental Impact Report for Marketplace Redevelopment Project PUD certified by City Council on January 15, 2008; no subsequent EIR is required to be prepared pursuant to CEQA Guidelines Section 15162. General Plan Land Use Classification: Mixed Use with Residential and Major Transit Hub; Zoning District: Planned Unit Development (PUD-2) (Applicant/Owner: AG-CCRP Public Market L.P.) (APN: 49-1556-16)

Director Bryant provided a detailed recap of the project process to date and the purpose of tonight's meeting.

Commission Young and Vice Chair Guerrero confirmed that they had reviewed the video of the January 24, 2019 Planning Commission meeting, from which they were absent, and Commissioner Thomson confirmed that she had reviewed the video of the April 25, 2019 Planning Commission meeting from which she was absent.

The public hearing was reopened.

Chair Barrera stated that the wind tunnel analysis submitted by the applicant on May 13, 2019 would be considered during the Commission's deliberations as part of the record.

Geoff Sears, Wareham Development, stated that he had received the applicant's wind tunnel analysis, but did not know that the public hearing was going to be reopened and was unprepared to speak.

The public hearing was closed.

Following Commission deliberation, a motion was made to approve the application.

**Moved:** Keller  
**Seconded:** Guerrero  
**Ayes:** (7) Donaldson, Hidalgo, Keller, Thomson, Young, Guerrero, Barrera  
**Noes:** (0)  
**Abstain:** (0)  
**Absent:** (0)

#### 4. ADJOURNMENT

The meeting was adjourned 6:59 p.m.

**THE NEXT SCHEDULED REGULAR MEETING WILL BE HELD ON THURSDAY, MAY 23, 2019 AT 6:30 P.M. IN THE CITY COUNCIL CHAMBERS, CITY HALL, 1333 PARK AVENUE, EMERYVILLE, CA 94608.**