Roll Call - Chair Margaret Kavanaugh-Lynch; Commissioners: Michael Albrecht, Bill Kuhlman, Lisa Motoyama, Tim Pine, and Sojeila Maria Silva. Amy Coty had an excused absence.

1. Council / Staff Liaison Report
   Council Liaison Bill Jones reported on 1) the budget, 2) reschedule of the goal setting, 3) attended the RDA conference and the lawsuit against the state.

2. Comments from the Public
   None were reported.

3. Approval of Minutes
   Motion to approved the February 17, 2010 minutes: Motoyama, 2nd: Kuhlman. Vote 6-0-0-1

4. Commissioner Communication/Conflict of Interest Disclosure
   None were reported.

5. Public Hearing – Zoning Ordinance Amendment
   Application: PL10-0021
   Applicant: City of El Cerrito
   Location: 10002 – 10078 San Pablo Avenue
   Zoning: TOM (Transit Oriented Mixed Use)
   General Plan: Commercial/Mixed Use
   APN: 504-152-0270, 0171, 0189, 0197, 0205, 0213, 0221, 0239, 0247, 0254, 0262, 0292, 0304, 0312
   Request: Planning Commission consideration of a text amendment to Section 19.24.040 of the Zoning Ordinance to eliminate the parking requirement for all businesses fronting San Pablo Avenue along the Theater Block (10002-10078 San Pablo Avenue).
   CEQA: Exempt pursuant to Section 15061 under the CEQA – General Guidelines, General Rule exemption

   Senior Planner Noel Ibalio presented the report and answered questions from the public.

   Speakers:
   Fara Pakzad, 10078 San Pablo Avenue, El Cerrito
Motion to adopt the resolution approving PL10-0021 amending the Zoning Ordinance: Kuhlman, 2\textsuperscript{nd}. Silva. Vote: 6-0-0-1.

6. **Staff Communications**  
   Planner’s Institute programs and reservations were given to the Commissioners.

7. **Adjournment.** 8:37 p.m.