



Environmental and Development Services
Department

MINUTES

REGULAR MEETING OF THE PLANNING COMMISSION

7:30 p.m.
Wednesday, August 15, 2012
El Cerrito City Hall
Council Chambers
10890 San Pablo Avenue, El Cerrito

This Meeting Place Is Wheelchair Accessible

Roll Call – Chair: Bill Kuhlman; Commissioners: Amy Coty, Carla Hansen, and Tim Pine. Lisa Motoyama had an excused absence.

1. Council / Staff Liaison Report

Councilmember Greg Lyman reported to the Commission regarding upcoming Planning Commission appointments and the upcoming City Council election.

2. Comments from the Public

No members of the public addressed the Commission.

3. Approval of Minutes

Motion to approve the July 18, 2012 meeting minutes: Pine; 2nd: Hansen. Vote: 4-0-0-1

4. Commissioner Communication/Conflict of Interest Disclosure

Nothing was reported.

5. Public Hearing – Xiao Yi, Use Permit

Application: PL12-0080

Applicant: Xiao Yi, Zheng

Location: 11858 San Pablo Avenue

APN: 501-252-046

Zoning: CC (Community Commercial)

General Plan: Commercial/Mixed Use

Request: Planning Commission consideration of a use permit for the reuse of a vacant auto dealership for an auto sales (consignment sales) and auto service use (Chapter 19.38 ECMC)

CEQA: Exempt, Section 15301, Class 1 – Existing Facilities

COMMUNICATION ACCESS INFORMATION

To request a meeting agenda in large print, Braille, or on cassette, or to request a sign language interpreter for the meeting, call Jennifer Carman, Staff Liaison at (510) 215-4330 (voice) at least FIVE (5) WORKING DAYS NOTICE PRIOR TO THE MEETING to ensure availability.

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Senior Planner, Noel Ibalio presented the project and answered questions from the Commission.

The applicant addressed the Commission and answered questions from the Commission.

Steve Kahn, owner of Steve's Auto Care, addressed the Commission.

Motion to approve a use permit to allow an auto dealership for an auto sales (consignment sales) and auto service use at 11858 San Pablo Avenue with the addition of the following conditions of approval:

- a. Prior to the issuance of a building permit, the applicant shall consult and obtain approval from the Police Department for the proposed use and all site improvements.
- b. The hours of operation shall be as follows:
 - Auto Service - Monday through Saturday, 7:30 a.m. to 7: p.m.
 - Auto Sales - 7-days a week, 7:30 a.m. to 7 p.m. Hours of operation

Motion: Coty; 2nd: Pine. Vote: 4-0-0-1

6. Staff Communications

Planning staff updated the Commission on upcoming agenda items.

7. Adjournment

8:10 p.m.

Appeals:

A decision of the Planning Commission may be appealed to the City Council, by the applicant or any El Cerrito resident or property owner, through the filing of a written statement and the payment of an appeal fee of \$316 with the City Clerk within ten calendar days after the decision date. (The applicant may file an appeal for the cost of half the original permit fee.)

Any writings or documents provided to a majority of the Planning Commission regarding any item on this agenda will be made available for public inspection in the Planning Division office located at 10890 San Pablo Avenue during normal business hours.