



Community Development Department

**AGENDA**  
**PUBLIC MEETING**  
**OF THE**  
**CITY OF EL CERRITO**  
**SUBDIVISION COMMITTEE**

**4:00 p.m.**  
**Thursday, December 8, 2016**  
**El Cerrito City Hall**  
Creekside Room  
10890 San Pablo Avenue, El Cerrito

**This Meeting Place Is Wheelchair Accessible**

**Roll Call** - Planning Commissioners Brendan Bloom, City Manager, Scott Hanin, City Engineer, Yvetteh Ortiz .

**1. Comments from the Public**

*(Each speaker is limited to a maximum of 3 minutes.)*

**2. Committee Member Communication/Conflict of Interest Disclosure**

This time on the agenda is reserved for Committee Members to disclose communications from individuals regarding specific agenda items or to state a potential conflict of interest in relation to a specific agenda item.

**3. Public Hearing – Creekside Subdivision**

Application: PL16-0156  
Applicant: Derek Baak  
Location: El Cerrito Plaza  
APN: 504-170-022  
Zoning: Transit Oriented Higher-Intensity Mixed Use Zone  
General Plan: Transit Oriented Higher-Intensity Mixed Use Zone  
Request: Request Subdivision Committee consideration of a Parcel Map for a one lot subdivision for condominium purposes (ECMC Chapter 18.12 Subdivision Ordinance)  
CEQA: Exempt under Class 15, Section 15315 of the California Environmental Quality Act

**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.*

10890 San Pablo Avenue, El Cerrito, CA 94530 Tel: (510) 215-4330  
E-mail: jcarman@ci.el-cerrito.ca.us

4. **Public Hearing** – Chevron Station Subdivision

Application: PL16-0110  
Applicant: David Jungman  
Location: 11319 San Pablo Avenue / 6115 Potrero Avenue  
APN: 513-337-036 / 513-337-035  
Zoning: Transit Oriented Higher-Intensity Mixed Use Zone  
General Plan: Transit Oriented Higher-Intensity Mixed Use Zone  
Request: Request Subdivision Committee consideration of a parcel map to split a lot into two lots (ECMC Chapter 18.12 Section I.). The original lot is a 21,043 square foot lot located at the northwest corner of San Pablo Avenue and Potrero Avenue Lot 1 (APN 513-337-036), San Pablo Avenue lot will be 16,021 square feet in size with an ingress and egress easement of ten feet along the northerly property line. Lot 2 (APN 513-377-035), will be 5,022 square feet.  
CEQA: Exempt under Class 15, Section 15315 of the California Environmental Quality Act

5. **Adjournment**

***Appeals:***

*A decision of the Subdivision Committee may be appealed to the Planning Commission, 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 \$339 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 Subdivision Committee 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.***