

Draft
BRISBANE PLANNING COMMISSION
Action Minutes of September 26, 2013
Regular Meeting

CALL TO ORDER

Chairperson Parker called the meeting to order at 7:30 p.m.

ROLL CALL

Present: Commissioners, Do, Cunningham and Munir and Chairperson Parker.
Commissioner Reinhardt arrived at 7:40 p.m.

Absent: None

Staff Present: Community Development Director Swiecki and Senior Planner Johnson

ADOPTION OF AGENDA

Commissioner Do moved to adopt the agenda. The motion was seconded by Commissioner Cunningham. The motion carried 4-0.

ORAL COMMUNICATIONS

None.

WRITTEN COMMUNICATIONS

Chairperson Parker acknowledged items not on the agenda.

NEW BUSINESS

1. **PUBLIC HEARING: 60 Plumas Street; Design Permit DP-2-13** for Development of a Three Unit Multi-family Dwelling on a 5,000 sq. ft. Vacant Lot in the R-3 Residential Zoning District; James Seto, applicant; James, Saovanh, Robert, and Amy Seto, owners.

Senior Planner Johnson presented the agenda report and answered the Commission's questions regarding use of solar energy, sustainable materials, noise, design review criteria, and implications of potential establishment as condominiums.

The owner/applicant, James Seto, answered the Commissions questions regarding the design inspiration, the potential use of solar energy on the project and sustainable design issues, and parking.

Brisbane resident Donna Shields spoke in opposition to the proposed development.

There being no other members of the public to address the Commission, Commissioner Cunningham moved and Commissioner Do seconded to close the public hearing. The motion carried 5-0.

With the applicant's agreement to have a condition of approval that the Building will be designed to meet the new Title 24 standards (scheduled to be effective on January 1, 2014) regardless of the timing of the application, Commissioner Cunningham moved and Commissioner Reinhardt seconded to approve the application. The motion carried 4-0. Commissioner Munir abstained.

ITEMS INITIATED BY STAFF

Director Swiecki updated the Commission on the Draft EIR public comment meeting schedule and the status of the condominium and grading ordinances that are being heard by the City Council.

ITEMS INITIATED BY THE COMMISSION

Commissioner Reinhardt provided an update on the status of the Sustainability Subcommittee.

The Commission indicated that it would like to have future informational reports or study sessions on the General Plan, garage parking widths, and the Title 24 new measures for energy savings once they are finalized by the state.

ADJOURNMENT

There being no further business, Chair Parker motioned and Commissioner Munir seconded to adjourn to the meeting of October 10th, 2013. The motion carried 5-0 and the meeting adjourned at 9:25 p.m.

Attest:

John Swiecki, Community Development Director

NOTE: A full video record of this meeting can be found on DVD at City Hall and the City's website at www.brisbaneca.org.