

Alamo MAC

David Bowlby, Chair
Michael McDonald, Vice-Chair
David Barclay
Ed Best
Nancy Dommes
Janet Miller Evans
Steve Mick



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District III

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*The Alamo Municipal Advisory Council serves as an advisory body to the
Contra Costa County Board of Supervisors and the County Planning Agency.*

Record of Actions

Tuesday, February 15, 2011

1. **CALL TO ORDER** Meeting called to order by Chair Bowlby at 7:00 P.M.
2. **PLEDGE OF ALLEGIANCE** Led by Member Dommes
3. **ROLL CALL** Members Present: David Bowlby, Nancy Dommes, Ed Best, Steve Mick, David Barclay, Janet Miller Evans, and Michael McDonald.
4. **PUBLIC COMMENT (3 Minutes/speaker)**
 - A. None.
5. **ADOPTION OF MEETING SUMMARIES FROM FEBRUARY 1ST, 2011**

Member Mick moved to approve Meeting Summary from February 1st, 2011, seconded by Member Dommes, item passed.
6. **COMMUNITY ORGANIZATION REPORTS**
 - A. None.
7. **STAFF/AGENCY REPORTS**
 - A. District III staffs update.
 1. Reminder of annual advisory body training, February 28th, 2011 in the Board Chambers located 651 Pine Street, Martinez; time is 4:30 P.M. – 6:00 P.M.
8. **PRESENTATIONS**
 - A. None.
9. **ITEMS FOR DISCUSSION AND/OR ACTION**
 - A. Review and consider monetary donation to Alamo Rotary and its beautification efforts at the on-off ramp at Stone Valley Road as it relates to their presentation.

Dick Olsen and Diane Barley from the Alamo Rotary provided an update on the proposed beautification efforts at the on/off ramps at Stone Valley Road. The Rotary is working diligently with Caltrans to ensure all permitting requirements are met and materials proposed are approved and suitable for the longevity of the project. Rotary is looking for both MAC and other community support to help fund the project. The project has been placed “on HOLD” for the 2011 year due to the rehabilitation work along HWY 680. The project is set to resume this next January 2012.

- B. 3169 Round Hill Road – Review and consider Land Use Permit Application #LP10-2079. Round Hill Country Club requests approval to install outdoor lighting for tennis courts. Height of the lights to be set at 24’ where 7’ is permitted.

Greg Gonsalves, General Manager of Round Hill Country Club, and Colleen Pastore, lighting professional, presented the project application to the MAC for their consideration. The Club stated they were willing to make concessions to the project as best they are able to help mitigate concerns by the immediate neighbors. They had met with neighbors a few times and were not able to agree to any mitigation efforts. They look to the MAC for their consideration and recommendation.

The MAC discussed the project and did note the following concerns as they related to the proposed project application: What was the petition process and how were signatures gathered to support the project? Was there any analysis on how many additional hours of playtime would be granted if the lights were installed? Can the lights be turned on the courts on an “as needed” basis v. continually until 10:00 or 11:00 P.M.? What were the nature of discussions with the neighbors?

Public Comment Provided By:

Bruce Anderson spoke in support of the proposed project.

Kirk and Mary Bennett spoke in opposition of the project. They noted concerns over the increased traffic and the lack of a “buffer zone” between the courts and the immediate neighbors.

Jamie Carey spoke in support of the project.

Michael Cooke spoke in support of the proposed project.

Kevin Cuny spoke in support of the proposed project.

Bill Ferrara spoke in support of the proposed project.

Mike Gibson representing the AIA provided their analysis of the proposed project. AIA does not believe the project can be adequately mitigated.

Fred Glueck spoke in support of the proposed project.

Lyn Halthcock spoke in support of the proposed project.

Mitch Hertz spoke in support of the proposed project.

Patrick Lane spoke in support of the proposed project.

Nino Louarshbshvili spoke in support of the proposed project.

Colleen Pastore spoke in support of the proposed project.

Kathryn and Paul Schafer spoke in opposition of the project. They represent the organization “Friends and Neighbors of Round Hill for Quality of Life”. They are concerned with the light that could be projected into their backyard along with extended game play and noise associated with the project. They are also concerned with the potential for increased traffic.

Dawn Smallwood spoke in support of the proposed project.

Marge and Mark Taylor spoke in opposition of the project.

The MAC recommended the following:

Member Bowlby recommended supporting the project application with the following conditions: (1) an independent 3rd party lighting specialist review and prepare a lighting analysis, (2) no food and/or beverages be served at the lower tennis courts to assist with limiting the noise levels, (3) consideration of limiting the evening play time until 10:00 P.M. V. 11:00 P.M. as noted on the current application. The vote was split 3-3 with Members Bowlby, Dommes and Miller Evans supporting the application and Members Barclay, Mick and Best denying the proposed project as presented and Member McDonald recusing himself as he is a club member.

- C. Review and consider monetary contribution to have Public Works begin design concept of downtown Blvd. lighting along Danville Blvd.

Member Janet Miller Evans provided MAC update on the proposed downtown Danville Blvd. Tree Lighting efforts. The full scope of the project is being outlined and determined with applicable costs by the Special Districts Team of Public Works. More information should be available at the March 1st MAC meeting.

Public Comment Provided By:

Vicki Koc spoke in support of the tree lighting efforts.

John Lineweaver spoke in support of the tree lighting efforts. As a Member of the Alamo Chamber of Commerce he did note the Chamber would be discussing this same topic at their next meeting.

- D. Review and consider restricted parking signage at Danville Boulevard, north of Stone Valley Road, east side. A “Got Junk” truck has been parking in this area that creates sight line issues for vehicles exiting the Stone Valley Shopping Center.

Member Dommes recommended approval of traffic mitigation as noted by Public Works Jerry Fahy, seconded by Member Mick. Item passed unanimously.

- E. Review and consider the installation of restricted vehicle parking at Danville Boulevard, south of Stone Valley Road, west side. The request here is to limit the size of vehicles parked here to 6-feet in height and 20-feet in length. Several signs would be installed to notify drivers of the restriction.

Member Dommes recommended approval of traffic mitigation as noted by Public Works Jerry Fahy, seconded by Member Mick. Item passed unanimously.

- F. Review and consider restricted parking signage at Danville Boulevard, south of Stone Valley Road, east side. The Hale Wai Homeowner’s association is concerned about vehicles that park in this area that create sight line issues for vehicles exiting the Hale Wai development. Request is to restrict parking completely in this area from the Hale Wai exit to Apple Tree Lane with No Parking signage. Due to the lack of curb and gutter in this area, signs would be necessary to notify

drivers of the restriction.

Member Domes recommended approval of traffic mitigation as noted by Public Works Jerry Fahy, seconded by Member Miller Evans. Item passed unanimously.

- G. Review and consider restricted parking signage at Las Trampas Road, west of Danville Boulevard, north side. There is a motor home that parks around this corner and creates sight line issues for pedestrians and bicyclists on the Iron Horse Trail. The request here is to limit the size of vehicles parked here to 6-feet in height and 20-feet in length. Several signs would be installed to notify drivers of the restriction.

Member Domes recommended approval of traffic mitigation as noted by Public Works Jerry Fahy, seconded by Member McDonald. Item passed unanimously.

10. COUNCIL MEMBER REPORTS

A. None.

11. CORRESPONDENCE

A. General Correspondence:

1. Quarterly Financial Report for County Service Area R-7A December 14, 2010 through January 12, 2011.
2. Quarterly Financial Report for Zone 36 December 14, 2010 through January 12, 2011.
3. 2011 GANN Ballot Measure Information for R-7A.

B. New Permit Applications Received: None.

C. Pending Permit Applications:

1. 2100 Stone Valley Road - Land Use Permit Application #LP09-2026. San Ramon Valley Fire Protection District requests approval to construct new 9,255 square foot fire station. *To be heard March 15, 2011 at Alamo Women's Club located at 1401 Danville Blvd. at 6:00 P.M.*
2. 295 Las Quebradas - Land Use Permit Application #LP10-2041. Applicant requests approval for an existing residence on-site built without permits.
3. Justin Morgan Drive - Development Plan Application #DP10-3007. The Alamo Highlands HOA requests entry gate improvements.
4. 142 Smith Road - Minor Subdivision #MS09-0004. Request for one lot at Alamo Oaks be subdivided into two parcels.
5. 3169 Round Hill Road - Land Use Permit Application #LP10-2079. Round Hill Country Club, requests approval for the installation of outdoor lighting for the lower tennis courts at Round Hill Road and Stone Valley.

12. FUTURE AGENDA ITEMS

A. Scheduled:

1. Review proposed new signage as presented by Round Hill Country Club HOA Board Member (March 1, 2011)
2. Review and consideration of MAC subcommittee Work Plans (April 5, 2011)
3. LL Zones 36, 45 & 54 review of proposed budget for 2011/2012 (April 19, 2011)
4. CSA R-7A semi-annual budget review. (April 19, 2011)

B. Future Agenda Items:

1. Introduction of new County Sheriff, Dave Livingston.
2. CCTA Congestion Management Plan/CRIPP.
3. YMCA community and staff discussion as it relates to the slide area.

13. ADJOURNED AT 10:07 P.M. - NEXT MEETING MARCH 1ST AT 6:00P.M.