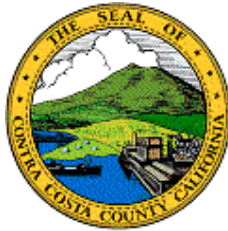


Alamo Municipal Advisory Council



Office of Supervisor
Mary Nejedly Piepho
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.*

Meeting Summary Tuesday, June 15, 2010

1. **CALL TO ORDER**
Meeting called to order by Chair Bowlby at 7:01 p.m.
2. **PLEDGE OF ALLEGIANCE**
Led by Member Miller Evans
3. **ROLL CALL**
Members Present: David Bowlby, Nancy Dommies, Janet Miller Evans, Ed Best, Michael McDonald, Steve Mick, David Barclay
4. **PUBLIC COMMENT (3 Minutes/speaker)**
A. Alicia Watson spoke about MAC sub-committees and maintenance of weeds, etc. in Alamo.
5. **ADOPTION OF MEETING SUMMARY FROM May 18, 2010**
Member Best moved to adopt Meeting Summary from 5/18/2010, seconded by Member Dommies, item passed unanimously.
6. **COMMUNITY ORGANIZATION REPORTS**
 - A. P-2B – Bill Nelson reported on behalf of P-2B committee. Mr. Nelson mentioned there is a new Lieutenant in Alamo, Lt. Gwen Brady. She was former Sergeant in Alamo; community is familiar with her. He also spoke on the fact that the committee members terms were extended until the end of the year and not reappointed to full terms. He introduced a letter from P-2B to the MAC dated 5/13/2010.
 - B. P-5 – John Jones reported on behalf of P-5; semi-annual newsletter will be ready for distribution soon.. Committee meets the 2nd Wednesday at Round Hill Country Club at 7:00pm
 - C. Delta Nu Psi – 17,450 lbs. in goodies sent overseas to Iraq and Afghanistan
7. **STAFF/AGENCY REPORTS**
 - A. District III Staff Update; Staff introduced the appointment of Supervisor Piepho as the first Chair of the Delta Conservancy Board. Staff provided update on Contra Costa County's Project Marine Care which sends materials overseas to our troops. Packages shipped to date are 6,005 and over 80,110lbs.
8. **PRESENTATIONS**
 - A. None.
9. **ITEMS FOR DISCUSSION AND/OR ACTION**
 - A. Review and comment on DRAFT Alamo Parks Strategic Plan
 1. Staff introduced a draft Alamo Parks and Recreation Strategic Plan. The Town of Danville keeps master calendar of all activities at local parks. JPOC Agreement to be reviewed for clarification on how monetary approvals flow between the JPOC and the MAC. The MAC will review the JPOC Agreement and propose amendments to the Agreement. The balance of Parks contracts will be reviewed one at a time and thereby figure what is best for the community of Alamo. The MAC Chair recommends the formation of a sub-committee at the appropriate time. MAC to provide specific direction to staff on what they want investigated as Public Works staff time will be billed against R-7A funds.

MAC Questions/Comments:

Member Barclay requested PW review ability to landscape ingress/egress to Alamo via HWY 680. Interested in having the MAC provide a service to the community that residents could see; i.e. landscape improvement, beautification, etc .

Member Miller Evans requested the final approved budgets as they affect Alamo so MAC can see what

proposed costs are v. what community is asking for. Staff will provide last approved budget(s) for Special Districts and R-7A and the approved budgets as they might affect Alamo.

Member Dommès suggests that all “drafts” come noting date and time in footnote as subsequent documents will be forthcoming.

Member McDonald commented on the lack of attention made to various areas of Alamo that needs weed abatement attention.

Member Bowlby asked that if funding is not available, why? MAC can then figure alternative measure to rectify with the community. Would like to see Public Works calendar noting maintenance schedule.

2. Discussion of Park and Recreation events.

MAC Questions/Comments:

Member Best concerned about costs for Doggie Day in the Park and Multi-Cultural event. What was the object set to host those two events and was the object met? Concerned this was not a good use of Alamo tax payer dollars. Some PW have to be incurred but they need to reassessed. Consideration of sponsors to assist in hosting Event(s)? Would like to see volunteers more prevalent in the events.

Member Mick provided historical perspective on why events were proposed. Alamo Parks and Recreation Has over \$800k resident tax income from taxes. Former R-7A felt offering community events might be a good use of some of those funds. Still would propose that Alamo really invest in an additional Alamo park. Concerned at the amount of money to process \$1,500 donation check from R-7A to the Alamo Chamber of Commerce Tree Lighting event.

Member Dommès recommends the continuation of the Alamo Movie Night. Community appeared interested in seeing more and would like to see more this year. Also enjoyed the Doggie Day in the Park and the activity was well received by the community. Does believe that being an inaugural event is going to cost more money for initial learning curve. Would like to see survey results from those community attendees at the Multi-Cultural event. MAC needs to be more of a focus v. just noting Alamo Parks and Recreation.

Member Miller Evans thought all the events offered were thoughtful and covered a vast majority of the Alamo community. If the MAC is to host an event then the MAC should be present at the event.

Member McDonald concerned at the two most expensive events and unless the costs can be reviewed and adjusted prefers not to have the Multi-Cultural and Doggie Day events due to their per person costs.

Member Barclay would like to see the idea of sponsors explored for various events; i.e. PETCO to sponsor the dog event.

Member Bowlby would like to see the park survey out in the community to see where the attendees are from; i.e. Alamo, Danville, Walnut Creek, etc.

Public Comment Provided by:

Alicia Watson reported on expenditures for the multi-cultural event. Did enjoy Doggie Day in the Park, but was concerned at cost per person. Concerts in the Park is well attended. Alamo Music Festival is well attended as is the Tree Lighting event.

Smitty Schmidt provided comment on past improvements made to the ingress/egress to Alamo.

Christy Campbell spoke on Dog Day event hosted by YMCA. Is willing to speak with PW about cost reducing measures. The YMCA sponsored the program.

Bill Nelson acknowledged the Alamo Chamber of Commerce and the annual Tree Lighting and Music Festival. He encouraged the MAC to be more involved in the discussions with both the Alamo Chamber and Rotary.

Member McDonald makes motion to continue with Doggie Day in the Park as planned without charging admission to Attendees. Consider for vendors and request sponsors and volunteers to minimize the costs of Public Works. Seconded by Member Miller Evans. Two neighs by Member Mick and Member Best. Item passes.

2. Review and comment on DRAFT survey regarding Alamo Parks and Recreation.

3. Consider JPOC alternate appointment. Action/Motion by Member McDonald to appoint Member Best as alternate to JPOC. Seconded by Member Miller Evans. Motion passes unanimously.

4. Consider Monte Vista Pool Committee appointment. MAC recommends to the Supervisor an annual appointment v. 6 month terms. MAC also recommends to the Supervisor, Member Miller Evans and Member Barclay, seconded by Miller Dommies, motion carries.

10. COUNCIL MEMBER REPORTS

- A. Member Mick reported on the East Bay Stand Down. This is a multi-day event and is held at the Pleasanton fairgrounds. Donations and volunteers are extremely low. August 5th through 8th.
AIA Board of Directors had an election and appointed new directors.
New Alamo magazine coming out soon called "Views". Distribution slated for late June.
Member Mick urges the formation of a sub-committee to review planning issues.

11. CORRESPONDENCE

- A. General Correspondence
- B. New Permit Applications Received (*)
 1. Variance Permit Application, #VR10-1017, located at 3181 Miranda Avenue. Applicant requests a variance for an existing carport and to allow for a 3' side yard setback where 15' is required by County code and a 42' front yard setback where a 65' is required by code.
 2. Variance Permit Application, #VR10-1019, located at 25 Francesca Way. Applicant requests approval for a variance to construct a 168 sq. foot addition to a single family residence (SFR) and to allow for a 15' front setback where 25' is required by code. Subject property is a standard size lot.
 3. Land Use Permit Application, #LP10-2041, located at 295 Las Quebradas Lane. Applicant is requesting the approval of permits for an existing second residence. Square footage for second residence on the subject property is 1811 square feet.
 4. Land Use Permit Application, #LP10-2044, located at 3201 Danville Blvd. Applicant requests approval of a land use permit to allow for the installation of antennas and cabinets to an existing wireless facility.
 5. Development Plan Application, #DP10-3024, located at 3157 Danville Blvd. Applicant requests modification to final development plan and land use permit to expand the use for the existing Wells Fargo Bank for the addition of two (2) new ATM machines.
- C. Pending Permit Applications:
 1. Variance Permit Application, VR10-1012 located at 1443 Danville Blvd. Applicant is requesting a variance to allow a zero foot front yard setback to replace an existing sign. New sign will be slightly smaller in size and in a different position although in the same location.
 2. Variance Permit Application, VR10-1013 located at 2640 Danville Blvd. Applicant is requesting a variance to allow the re-building of an existing shed. The variance is for a 5' 5" secondary front setback, where code calls for 20' setback.
 3. Minor Subdivision Application, MS07-00012 located at 62 Crest Estates Drive. An application for a substantial modification to the conditions of approval of the approved minor subdivision.
 4. Variance Permit Application, VR10-0011 located at 1401 Danville Blvd. in Alamo. Applicant requests a variance to construct a new sign structure with a 1' setback where a 25' setback is required. **(propose to hear 7/6/10) ***
 5. Land Use Permit Application (LUP) #LP10-2018 located at 13 Pary Court, Alamo, for the renewal of LUP (LP00-2036) for an existing telecommunications facility.
 6. Development Plan Application #DP10-3007 located at Justin Morgan Drive, Alamo, for the Alamo Highlands HOA Entry Gate Improvements.
 7. Land Use Permit Application LP10-2026 for the installation of new antennas on cellular tower proposed for 2615 Miranda Avenue (Livorna Park).
 8. Land Use Permit application #LP06-2078 Creekside Community Church located at 1206 Danville Blvd. Applicant requests to convert two (2) temporary structures to permanent structures along with installing a play structure. **(propose to hear 7/6/10) ***
 9. Minor Subdivision application #MS06-0036 for approval of a tentative map to subdivide one parcel into three. **(propose to hear 7/6/10) ***
 10. Notice of Public Review and Intent to Adopt a Proposed Mitigated Negative Declaration on County File #MS06-0036 for the vesting of a tentative parcel for a two-lot minor subdivision. The applicant also requests a tree permit for the removal of 13 code protected trees. The tree effects of the project are associated with construction of road and drainage-related improvements. The subject property is located at 141 Dean Road, Alamo. *
 11. Land Use Permit application #LP09-2026 San Ramon Valley Fire Protection District proposes a new fire house at 2100 Stone Valley Road. Applicant requests approval to construct new 9,255 square foot fire station on 1.1 acre SFR lot. Proposed site is 3 miles west of existing fire station #32.
 12. Minor Subdivision #MS07-003 located at 102 Muir Lane. Applicant requests approval to modify COA's for building height on a SFR. Applicant proposes to modify condition #21 to allow for a new residence higher than 25'. **(propose to hear 7/6/10) ***
 13. Variance Permit application #VR10-0011 located at the Alamo Woman's Club at 1401 Danville Blvd. Applicant requests approval of a variance to allow for signage to be placed in the County ROW. Asking for a 1' setback where a 25' setback currently exists.

12. **FUTURE AGENDA ITEMS**

1. A. Scheduled:

1. Continue along with Parks and Rec. survey (July 6, 2010).
2. Discussion/Action of Alamo MAC logo (July 6, 2010).
3. Lighting and Landscaping District (Zones 36, 45 & 54) (July 20, 2010). Maintenance as mentioned by Alicia Watson.
4. Communication issues by and between the MAC and the community (TBD). Member Dommes would like to write article for Alamo Today. Items to pass through Supervisors office.
5. Extend invitation to fire district board to join Alamo MAC to discuss fire house (August 3, 2010 – *tentative*).
6. Chief Administrator Officer (CAO) Update – David Twa (August 17, 2010).
7. AOB and Alamo Roads Issues (August 17, 2010).
8. Signalization and traffic management issues (Walnut Blvd.).

B. Deferred items:

1. P-2B discussion/action
2. CCTA Congestion Management Plan.
3. YMCA community and staff discussion on potential uses for YMCA property; discussion as it relates to the slide area.
 4. MAC by-laws.

13. **ADJOURNED AT 9:15PM UNTIL NEXT REGULAR MEETING JULY 6th, 2010**