

## Alamo Municipal Advisory Council

Susan Rock, Chair  
Aron DeFerrari, Vice-Chair  
Sanjiv Bhandari  
David Barclay  
Clark Johnson  
Steve Mick  
Anne Struthers  
Jennifer Carter, Alternate  
Katherine Gillen, Youth Member



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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, May 7, 2019

The Alamo Women's Club at 1401 Danville Boulevard, Alamo

1. **CALL TO ORDER - PLEDGE OF ALLEGIANCE - ROLL CALL**
  - a. Meeting called to order at 6:00pm. All Alamo MAC Members present.
2. **STAFF/AGENCY REPORTS**
  - a. District 2 Staff Update
    - i. The next Alamo Liaison meeting is scheduled for May 20<sup>th</sup>, 2019, beginning at 8:30 a.m.
  - b. San Ramon Valley Fire Protection District update
    - i. Paige Meyer and Frank Dayton in attendance - Frank is back from a tour of duty in the Middle East and will be attending on a regular basis.
    - ii. SRVFD is in discussion with the Sheriff's office regarding Fire Station 32. Discussions are very preliminary. The building would serve as a Substation for the Sherriff.
    - iii. SRVFD Working with San Ramon Police Department and SRVFD to share one building - state of the art EOC which could withstand a seismic event. Partnering would be fiscally responsible.
3. **PUBLIC COMMENT (3 minutes/speaker)**
  - a. Mike Gibson – Report that the County Zoning Administrator heard the application for the New Life Church on May 6 and decided to continue the hearing to June. Would like for the Alamo MAC to send a representative. Members Steve Mick and Anne Struthers will attend.
4. **PRESENTATIONS**

None.
5. **NEW BUSINESS**
  - a. Application MS18-0009 - Requests minor subdivision for two lots with a variance to average width to lot B. Address is 166 Crest Avenue, Alamo.
    - i. Applicant not present
    - ii. Public Comment: Mike Gibson (AIA); Karen Belsky
    - iii. Motion to approve by Member Bhandari, second Member Barclay; unanimous approval
  - b. Application SD13-9338 – The Ball Estate project is a proposed 35 single-family custom home development that would subdivide an existing approximately 61-acre site. The MAC will provide a recommendation to Supervisor Andersen on the Final Environmental Impact Report. Address is 333 Camille Avenue, Alamo.

Public Comment: Beverly Lane (EBRPD), Devan Reiff (EBRPD), Vince D'Alo, Shannon Jones, SRVFD Chief Paige Meyer, John Whetten, Ally Whiteneck, Mike Gibson, Bob Dominici, Smitty Schmidt

- i. Recommend approval of the Final Environmental Impact Report for the Ball Estates Project subject to the following prior motions: (Motion to recommend approval by Member Barclay, DeFerrari Second; 6-1, Member Mick Opposed)
  - ii. Motion: Mitigation Measure AES-1 be expanded to require all custom homes for perimeter lots include the Alamo MAC as part of the proposed administrative design review process. This will ensure that all affected existing neighbors have an opportunity to make public comments before approval by the county. (Motion to approve by Member Barclay, Member DeFerrari seconds; Unanimously approved)
  - iii. Mitigation Measure Bio-8 be amended to include a provision that the Offsite Tree Replacement Plan prioritize Alamo parks and streets as a location for the planting of replacement trees. (Motion to approve by Member Barclay, Member DeFerrari seconds; Unanimously approved)
  - iv. Motion: Recommend approval of the EVA as proposed in the project description. (Motion to approve by Member Barclay, Member DeFerrari seconds; Unanimously approved)
  - v. Motion: Recommend Lot 21 be used as the location for the EBRPD staging area. (Motion to approve by Member Struthers; Motion Fails)
  - vi. Motion: Recommend Parcel D as the location for the EBRPD staging area contingent on elimination of the proposed gate or in the alternative a gate that is managed in a way that allows unrestricted public access from sun up to sun down. (Motion to approve by Member DeFerrari, Member Clark seconds; approved 5 to 3)
  - vii. Motion: Recommend Parcel B (Open Space) be dedicated to and managed by a public agency. (Motion to approve by Chair Clark, Member Struthers seconds, approved; Member Carter abstains)
- c. Review and accept 2019 – 2020 CSA R-7 and Zones 36, 45 and 54 Budgets
- i. Action requested: District 2 Supervisor Staff to follow up with Public Works and Alamo MAC Members regarding Measure WW funds.
  - ii. Motion to approve by Member Struthers, second by Member Mick; unanimous approval

## **6. OLD BUSINESS**

- a. Downtown Roundabout update as provided by Public Works to District 2 staff.
  - i. Public Works continues to have a lack of staff in the Design Division
  - ii. Firm has been hired to complete the design of the roundabout and has a landscape design architect on staff
  - iii. Kick-off meeting with Public Works will take place the first week of June
  - iv. Jerry Fahy will attend the June 2019 MAC Meeting to give an update
- b. Hemme Station Park Update as provided by Public Works Staff to District 2 staff.
  - i. The County continue to believe there are zero signs of toxins in the ground
  - ii. Only one tank, potentially tanks, have been identified
  - iii. When potholing was done, there was no indication of any leakage
  - iv. The schedule has been set to avoid making school traffic worse
  - v. SRVFD has offered to pay for part of the clean-up costs
  - vi. The County has no reason to believe that the storage tanks were not properly sealed and buried

## **7. CONSENT CALENDAR**

All matters listed under CONSENT CALENDAR are considered by the Alamo MAC to be routine and will be enacted by one motion. There will be no separate discussion of these items unless requested by a

member of the Alamo MAC or a member of the public prior to the time the Alamo MAC votes on the motion to adopt.

- a. Approve March 5th, 2019 Record of Actions.
  - i. Motion to approve by Member Mick, Member Johnson seconds; Members Bhandari, DeFerrari abstained; approved.
- b. Approve April 10, 2019 Record of Actions.
  - i. Motion to approve by Member Mick, Member Bhandari seconds; approved.

**8. SUBCOMMITTEE REPORTS**

The Alamo MAC chose to bypass these reports.

- a. Alamo AOB Subcommittee for Schools: Mick, Rock and Carter
- b. Alamo AOB Subcommittee for Downtown: Rock, Barclay, Bhandari
- c. Alamo Police Services Advisory Committee: Johnson and Struthers
- d. Land Use Planning Subcommittee: DeFerrari, Barclay and Bhandari
- e. Parks and Recreation subcommittee: Barclay, Mick, Rock and Struthers
- f. Hap Magee Dog Park Subcommittee: Johnson

**9. CORRESPONDENCE (the following items are listed for informational purposes only and may be considered for discussion at a future meeting).**

- a. None.

**10. COMMENTS BY MEMBERS OF THE ALAMO MAC**

**11. FUTURE AGENDA ITEMS**

- a. The Alamo MAC would like to have Roger Smith from AIA attend the September 2019 meeting to present the Pipeline Safety findings.

**12. ADJOURNMENT**

Meeting adjourned at 8:32pm to the Alamo MAC meeting on **June 4<sup>th</sup>, 2019** at 6:00 P.M. at the Alamo Women's Club at 1401 Danville Blvd.

*The Alamo Municipal Advisory Council will provide reasonable accommodations for persons with disabilities planning to attend the meeting who contact Supervisor Candace Andersen's office at least 72 hours before the meeting at 925-957-8860.*

*Materials distributed for the meeting are available for viewing at the District 2 Office at 309 Diablo Road, Danville, CA 94526. To receive a copy of the Alamo MAC agenda via mail or email, please submit your request in writing using a speaker card or by contacting Supervisor Andersen's office at 925-957-8860. Complete name and address must be submitted to be added to the list.*