

The meeting room is wheelchair accessible. A Sign Language interpreter may be available upon five (5) days notice. Please telephone 510-670-5400. Personal sound amplifiers are available for the hearing impaired.

Any member of the Audience desiring to address the Council:

- * Complete a speaker form and give it to the Secretary prior to the start of the hearing, or as soon as possible after the hearing begins;
- * After receiving recognition from the Chair, please walk to the rostrum, located directly in front of the Chair, state your name and address, and then begin your comments;
- * Each speaker may be limited to three (3) minutes).

Only items on the agenda may be acted upon. Open Forum is provided for any member of the public wishing to speak on an item not on the agenda. The three minute limit will apply

Agenda

Castro Valley Municipal Advisory Council

Monday, November 14, 2005

Time: 6:30 p.m.

Place: Castro Valley Unified School District Offices (Redwood School),
4400 Alma Avenue, Castro Valley, California

A. Call to Order/Roll Call

B. Approval of Minutes of October 10 & October 24, 2005

C. Public Announcements

D. Consent Calendar

The purpose of the Consent Calendar is to group routine items that may be approved by one motion, unless a request for removal for discussion or explanation is received from a member of the Council or a member of the public. If discussion is desired, that item will be removed and considered separately before Regular Calendar items on the agenda.

1. **VARIANCE, V-11958 – DONNA WILLIAMS** – Application to allow construction of an attached addition with a front yard setback of 11 feet where 20 feet is the minimum, in a R-1-CSU-RV (Single Family Residence, Conditional Secondary Unit, Recreational Vehicle) District, located at 18472 Vernon Court, Castro Valley area of unincorporated Alameda County, bearing Assessor’s designation: 084D-1208-021-00. **(Continued from September 26, October 10 and October 24, 2005).**
2. **CONDITIONAL USE PERMIT, C-8312, GRIMES & BALDWIN** - Application to allow the continued operation of a horse boarding facility for 63 horses, and the continued occupancy of 2 mobile homes for caretakers in an “A” (Agricultural) District, located at 8018 Crow Canyon Road, west side, 25 feet north of the intersection with Norris Canyon Road, unincorporated Castro Valley area of Alameda County, bearing Assessor’s Parcel Number: 0085-1750-006-06. **(Continued from July 11, 2005, August 22, October 10 and October 24, 2005.)**

E. Regular Calendar

1. **VARIANCE, V-11965, - MIKE LUCIANI** - Application to allow construction of an attached two-story addition resulting in a 29-foot average building height where 25 feet is the maximum allowed, and continuation of an existing 3-foot 6-inch street side yard where a 10-foot yard is required in an R-1-CSU-RV (Single-Family Residence, Secondary Unit, Recreational Vehicle) District, located at 18540 Madison Avenue, east side corner, north of Seaview Avenue, unincorporated Castro Valley area of Alameda County, and designated Assessor’s Parcel Number: 084C-0885-002-01.

2. **CONDITIONAL USE PERMIT, C-8453 – CHRISANN NICHOLSON, KIDS CARE** – Application to allow the continued operation of a child care facility for 49 children, in a R-1-B-E-CSU-RV (Single Family Residence, 10,000 square feet, Minimum building Site Area, Conditional Secondary Unit, Recreational Vehicle) District, located at 19600 Cull Canyon Road, east side 600 feet north of Crow Canyon Road, Castro Valley area of unincorporated Alameda County, bearing County Assessor’s designation: 085-1520-002-11.
 3. **SITE DEVELOPMENT REVIEW, S-1947, FU/NAZARETH-** Application to allow the construction of a new single family dwelling in a parcel approximately 116,741 feet (2.68 acres) in a R-1-RV (Single Family Residence, Recreation Vehicle) District, located on Mikemary Court, northwest side, end of Mikemary Court, unincorporated San Leandro area of Alameda County, designated County Assessor's Parcel Number: 080A-0174-001-04.
 4. **TENTATIVE MAP, PARCEL MAP – PM- 8757 - DUNG-GIPSON -** Application to subdivide one site into three parcels, containing approximately 0.68 acre in a R-1-CSU-RV (Single Family Residence, Conditional Secondary Unit with Recreational Vehicle) District, located at 19388 Lake Chabot Road, east side, 250 feet north of Barlow, unincorporated Castro Valley area of Alameda County, bearing County Assessor's designation: 084B-0529-035-02.
- F. Open Forum
 - G. Chair’s Report
 - H. Committee Reports
 - I. Staff Announcements, Comments and Reports
 - J. Council Announcements, Comments and Reports
 - K. Adjourn

Next Hearing Date: MONDAY, NOVEMBER 28, 2005