

**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, August 27, 2007**

**Time:** 6:30 p.m.

**Place:** Castro Valley Unified School District Offices  
4400 Alma Avenue, Castro Valley, California

- A.** Call to Order/Roll Call
- B.** Approval of Minutes of July 23 and August 13, 2007
- C.** Public Announcements

**D. Consent Calendar**

1. Continued discussion and action related to an encroachment permit application for the property located at 4746 Ewing Road, Castro Valley, CA 94546 – Art Carrera, Public Works.

**E. Regular Calendar**

1. **VARIANCE, V-11982, PATRICK LOVE** - Application to retain a converted one-car garage thereby eliminating the required on-site parking space where otherwise not permitted in a R-1-CSU-RV (Single Family Residence, Conditionally Permitted Secondary Unit, Recreational Vehicle) District located at 3773 Cottage Court, north side, approximately 284 feet west of Parsons Avenue, in the unincorporated Castro Valley area of Alameda County, bearing Assessor's Parcel designation: 84D-1329-017-00. **(Continued from August 13, 2007).**
2. **VARIANCE, V-12078 - TIM and HELEN NGUYEN** – Application to allow construction of an attached addition encroaching ten feet into a Special Building Line of 20 feet, in a R-1-CSU-RV (Single Family Residence, Conditional Secondary Unit, Recreational Vehicle) District, located at 3694 Quail Avenue, west side, corner south of Seven Hills Road, unincorporated Castro Valley area of Alameda County, bearing Assessor's Parcel Number: 084D-1300-001-21.
3. **SITE DEVELOPMENT REVIEW, S-2059 – HUMMER** - Application to retain a converted one-car garage without permit so as to locate one required on-site parking space in front of the converted garage on the 52 foot long driveway in a R-1-CSU-RV (Single Family Residence, Conditionally Permitted Secondary Unit, Recreational Vehicle) District located at 3765 Cottage Court, north side, approximately 284 feet west of Parsons Avenue, in the unincorporated Castro Valley area of Alameda County, bearing Assessor's Parcel designation: 84D-1329-016-00.
4. **SITE DEVELOPMENT REVIEW, S-2109 – DINH NGUYEN** - Application to allow placement of a storage container in the parking lot, in a CVCBD Specific Plan Sub-3 (Castro Valley Central Business District Specific Plan) District, located at 2644 Castro Valley Blvd., north side 133 feet west of Park Way, in the unincorporated Castro Valley area of Alameda County, bearing Assessor's designation: 084A-0181-069-00.

- F. Open Forum**
- G. Chair's Report**
- H. Committee Reports**
  - **Eden Area Alcohol Policy Committee**
  - **Redevelopment Citizens Advisory Committee**
  - **Ordinance Review Committee**
  - **Eden Area Livability Initiative**
- I. Staff Announcements, Comments and Reports**
- J. Council Announcements, Comments and Reports**
- K. Adjourn**

**NEXT HEARING DATE: MONDAY, SEPTEMBER 10, 2007**