

The meeting room is wheelchair accessible. A Sign Language interpreter may be available upon five (5) days notice. Please telephone 510-670-5400.

Any member of the Audience desiring to address the Board:

- * 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.

At the discretion of the Chair of the Board, on the night of the meeting, any item may be taken out of order.

At the discretion of the Chair of the Board, new items not heard by 9:00 p.m. may be continued.

At the discretion of the Chair of the Board, any item that may last over 30 minutes may be continued to a special meeting.

Revised Agenda
West County Board of Zoning Adjustments
Wednesday, March 26, 2008

Regular Meeting

Time: 1:30 p.m.

Place: Public Hearing Room
224 West Winton Avenue
Hayward, California

- A. Call to Order/Roll Call
- B. Neighborhood Preservation and Zoning Ordinance Abatement Hearings
- C. Open Forum
- D. Consent Calendar
 - 1. **SPRINT PCS, CONDITIONAL USE PERMIT, C-8690** - Application to allow continued operation of a telecommunications facility in an R-S-D-15 (Suburban Residence, 1,500 square feet, Minimum per Dwelling Unit) District, located at 16065 Mateo Street, southwest side, approximately 350 feet west of 162nd Avenue, unincorporated, Ashland area of Alameda County, designated Assessor's Parcel Number: 080-0057-036-00. (Continued from January 23, 2008; to be continued to May 28, 2008). **Staff Planner: Howard Lee.**
 - 2. **MIKE BOCKS, VARIANCE, V- 12085** - Application to allow a garage conversion providing: 1) Three parking spaces where four are required; 2) A zero foot setback from the driveway where 10 feet is required; and 3) A two foot side yard where five feet is required in an RC (Residential and Commercial District within the Ashland and Cherryland Business District Specific Plan,) District, on a property 7,500 square feet in area, located at 330 Lewelling Boulevard, south side, 50 feet west of Tracy Street, unincorporated Ashland area of Alameda County, designated Assessor's Parcel Number: 413-0097-021-00. (Continued from November 14, 2007; and January 23, 2008; to be continued to April 23, 2008). **Staff Planner: Christine Greene.**
- E. Regular Calendar
 - 1. **T MOBILE, CONDITIONAL USE PERMIT, C-8662** – Application to allow a telecommunications facility (Cell Site) in a P-D (ZU-1334, 1336, 1341 Zoning Units) District, located at 7804 Coolidge Court, northeast side corner of Summer Glen Place, unincorporated Castro Valley area of Alameda County, bearing County Assessor's designation: 085A-0100-002-08. (Continued from December 12, 2007; and February 27, 2008). **Staff Planner: Christine Greene.**
 - 2. **METRO PCS, CONDITIONAL USE PERMIT, C-8708** - Application to allow continued operation of a cell site, in an "A" (Agricultural) District, located at 23207 Hollis Canyon Road, east side approximately 100 feet north of Interstate - 580 Freeway, Unincorporated Castro Valley Area of Alameda County, designated Assessor's Parcel Number: 085A-1150-001-05. (Continued from February 27, 2008). **Staff Planner: Richard Tarbell.**

3. **BRIAN LESEUR, VARIANCE, V-12071** – Application to subdivide one site into two parcels (with a boundary adjustment) resulting in a zero foot side and a 16 foot, front setback where 10 feet, and 20 feet setbacks respectively are required, in an R-1-CSU-RV (Single Family Residence, Conditional Secondary Unit, Recreational Vehicle) District, located at 19223 Carlton Avenue, west side, approximately 380 feet south of Massachusetts Street, unincorporated Castro Valley Area of Alameda County, Designated Assessor's Parcel Number: 084B-0441-043-00. (Continued from October 24 and November 14, 2007; and January 9, and February 13, 2008). **Staff Planner: Andy Young.**

4. **CHOONG HYUN PAIK, VARIANCE, V-12096** – Application to consider an application to allow subdivision of one site into two lots, with front yards of 13.66 feet, and 14.45 feet where 20 feet is the minimum required; and side yards of 3.71 feet, and 4.83 feet where 5 feet is the minimum required, in an R-2-B-E (Two Family Residence, 7,500 square foot Minimum Building Site Area) District, located at 21415 and 21437 Locust Street, southwest side, approximately 250 feet northwest of Grove Way in the unincorporated Ashland area of Alameda County, designated Assessor's Parcel Number: 414-0086-074-00. (Continued from February 27, 2008). **Staff Planner: Christine Greene.**

5. **BP WEST COAST PRODUCTS, VARIANCE, V-12105 & SITE DEVELOPMENT REIVIEW, S-2157** – Application to allow construction of a service station with lot coverage of 31% where 20% is the maximum allowed and to locate a building 8 feet from the street lot line where 40 feet is required in a CVCBD, Specific Plan, Sub Area 5 (Castro Valley Central Business District Specific Plan, Low Intensity Commercial), located at 2770 Castro Valley Boulevard, north at the intersection on the northwest side of Wisteria Street, unincorporated Castro Valley area of Alameda County, bearing Assessor's Parcel Number: 084A-0160-006-01. **Staff Planner: Christine Greene.**

- F. Staff Comments & Correspondence

- G. Board Announcements, Comments & Reports

- H. Adjournment

**NEXT WEST COUNTY BOARD OF ZONING ADJUSTMENT HEARING
WEDNESDAY, APRIL 9, 2008**