

**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.**

**All meetings are electronically recorded.**

**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.**

## **Agenda**

### **East County Board of Zoning Adjustments**

### **Thursday, October 9, 2008**

#### **Field Trip**

**Time:** 9:00 a.m.

**Place:** City of Pleasanton  
200 Old Bernal Avenue  
Pleasanton

**Note:** The Board will adjourn to the field and will reconvene at 1:30 p.m. for the Regular Meeting in the City of Pleasanton, 200 Old Bernal Avenue, Pleasanton, California.

1. **WYLLIE/LIVERMORE ROD and GUN CLUB, CONDITIONAL USE PERMIT, C-8754** ~ Application to allow continued operation of an outdoor recreation facility in an 'A' (Agricultural) District, located at 4000 Dagnino Road, east side, approximately 1299 feet east of May School Road, Livermore area unincorporated Alameda County, bearing Assessor's Parcel Numbers: 902-0003-001-19; 902-0003-001-20 and 902-0003-001-21. **Staff Planner: Jeff Bonekemper**
  
2. **MUNN/CORBETT/STONY RIDGE WINERY, CONDITIONAL USE PERMIT, C-8755** ~ Application to allow winery related activities and to expand the existing facilities (additional restrooms), a dressing room, expanding the tasting room and reconfiguring the parking area), in the A-C-A (Agricultural, Cultivated Agricultural Overlay) District, located at 4948 Tesla Road, Livermore area of unincorporated Alameda County, bearing Assessor's Parcel Number: 099-1250-034-00. **Staff Planner: Jeff Bonekemper**
  
3. **OBAID/KHAN PETROLEUM, INC., CONDITIONAL USE PERMIT, C-8758** ~ Petition to review, renew and amend conditions for the continued operation of a 'Type A' service station, in the P-D (Planned Development) District, located at 3004 Andrade Road, east side, approximately 175 feet south of Mission Road, Sunol area of unincorporated Alameda County, bearing Assessor's Parcel Number: 096-0001-007-07. **Staff Planner: Andrew Young**
  
4. **WENTE VINEYARDS, VARIANCE, V-12130** ~ Application to allow construction of a nine feet high masonry wall where six feet is the maximum height permitted, in an 'A-CA' (Agricultural, Cultivated-Agriculture) District, located at 5565 Tesla Road, south side, approximately 0.4 mile east of Mines Road, Livermore area of unincorporated Alameda County, bearing Assessor's Parcel Number: 099A-2340-004-01. **Staff Planner: Donna Vingo**

### Regular Meeting

Time: 1:30 p.m.  
Place: City of Pleasanton Council Chambers  
200 Old Bernal Avenue  
Pleasanton, California

- A. Call to Order/Roll Call
  
- B. Open Forum
  
- C. Neighborhood Preservation and Zoning Ordinance Abatement

D. Consent Calendar

1. **RON and JANICE STALEY, CONDITIONAL USE PERMIT, C-8616** ~ Application to allow continued operation of a kennel and occupancy of a mobile home for a caretaker, in an "A" (Agricultural) District, located at 10633 Dublin Canyon Road, south side, approximately 1.6 miles west of Foothill Road, Pleasanton area of unincorporated Alameda County, bearing Assessor's Parcel Number: 941-2750-001-13. (To be continued to November 13, 2008) **Staff Planner: Christine Greene**

E. Regular Calendar

1. **BRETT and MONIQUE CAIRES, CONDITIONAL USE PERMIT, C-8741** ~ Application to allow winery-related uses (weddings/events) in an A-CA (Agricultural, Cultivated Agriculture) District, located at 9309 Tesla Road, south side, approximately 3/10<sup>th</sup> mile west of Reuss Road, Livermore area of unincorporated Alameda County, bearing Assessor's Parcel Number: 099A-2003-006-00. (Continued from August 28, 2008) **Staff Planner: Richard Tarbell**
2. **WYLLIE/LIVERMORE ROD and GUN CLUB, CONDITIONAL USE PERMIT, C-8754** ~ Application to allow continued operation of an outdoor recreation facility in an 'A' (Agricultural) District, located at 4000 Dagnino Road, east side, approximately 1299 feet east of May School Road, Livermore area unincorporated Alameda County, bearing Assessor's Parcel Numbers: 902-0003-001-19; 902-0003-001-20 and 902-0003-001-21. **Staff Planner: Jeff Bonekemper**
3. **MUNN/CORBETT/STONY RIDGE WINERY, CONDITIONAL USE PERMIT, C-8755** ~ Application to allow winery related activities and to expand the existing facilities (additional restrooms), a dressing room, expanding the tasting room and reconfiguring the parking area), in the A-C-A (Agricultural, Cultivated Agricultural Overlay) District, located at 4948 Tesla Road, Livermore area of unincorporated Alameda County, bearing Assessor's Parcel Number: 099-1250-034-00. **Staff Planner: Jeff Bonekemper**
4. **OBAID/KHAN PETROLEUM, INC., CONDITIONAL USE PERMIT, C-8758** ~ Application to review, renew and amend conditions for the continued operation of a 'Type A' service station, in the P-D (Planned Development) District, located at 3004 Andrade Road, east side, approximately 175 feet south of Mission Road, Sunol area of unincorporated Alameda County, bearing Assessor's Parcel Number: 096-0001-007-07. **Staff Planner: Andrew Young**

5. **WENTE VINEYARDS, VARIANCE, V-12130** ~ Application to allow construction of a nine feet high masonry wall where six feet is the maximum height permitted, in an 'A-CA' (Agricultural, Cultivated-Agriculture) District, located at 5565 Tesla Road, south side, approximately 0.4 mile east of Mines Road, Livermore area of unincorporated Alameda County, bearing Assessor's Parcel Number: 099A-2340-004-01. **Staff Planner: Donna Vingo**
  
- E. Approval of Minutes – July 17 and August 28, 2008
  
- F. Staff Comments & Correspondence
  
- G. Board Announcements, Comments & Reports
  
- H. Adjournment

**NEXT EAST COUNTY BOARD OF ZONING ADJUSTMENT HEARING  
THURSDAY, NOVEMBER 13, 2008**