

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, April 10, 2006

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 March 27, 2006**
- 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-11986 – WILLIAM & MILDRED NULL** – Application to retain an existing attached carport providing a 2 – foot side yard where 5 feet is minimum, located at 3979 Westbury Road, south side 159 feet west of Thornbury Avenue, unincorporated Castro Valley area of Alameda County, bearing County’s Assessor designation: 084D-1342-048-00.
2. **VARIANCE, V-11989, ANTHONY WRIGHT/ALFREDO GONZALEZ** - Application to allow construction of a 7-1/2 foot high fence where 4 feet is the maximum allowed in an “A” (Agricultural) District, located at 22469 Eden Canyon Road, northwest side 0.65 miles northeast of Hollis Canyon Road, Castro Valley area of unincorporated Alameda County, designated Assessor’s Parcel Number: 085A-0100-003.
3. **VARIANCE, V-11994 – AARON RUNOLFSON** – Application to allow a 10 foot front yard where 20 feet is required, and retention of a 2-foot side yard where 5 feet is required with the construction of front and rear additions, in a R-1-SU-RV (Single Family Residence, Secondary Unit, Recreational Vehicle), located at 1636 Crescent Avenue, north side 150’ feet west of 5th Street, unincorporated Castro Valley area of Alameda County, bearing County’s Assessor designation: 415-0220-030-00.
4. **VARIANCE, V-12000 – DANIEL L. DEL RIO** – Application to allow construction of an attached addition (Garage) providing a 6 foot side yard where 15 is the minimum, in a R-1-L-B-E-CSU-RV (Single Family Residence, Limited Agricultural, 5-Acre Minimum Building Site Area, 100 foot Median Lot Width, 30 foot Front Yard, Conditional Secondary Unit, recreational Vehicle Parking), located at 8216 Crow Canyon Road, west side, ¼ mile north of Norris Canyon Road, unincorporated Castro Valley area of Alameda County, bearing County’s Assessor designation: 085-1750-005-22.

E. Regular Calendar

1. **VARIANCE, V-11998 – DONOVAN McKEEVER** – Application to construct an attached garage and a secondary dwelling unit 3 feet, 2 inches from the side lot line where a six-foot setback is required, and to permit two independently accessible parking spaces where three are required, in a R-1-CSU-RV (Single Family Residence, Conditional Secondary Unit, Recreational Vehicle) District, located at 19349 Santa Maria Avenue, west side 300 feet south of Lux Avenue, unincorporated Castro Valley area of Alameda County, bearing County’s Assessor designation: 84C-0570-125-03.

2. **TENTATIVE PARCEL MAP, PM-8991 – RAMESH KUMAR** – Application to subdivide two parcels containing 0.69 acres into three lots, in a R-1-CSU-RV (Single Family Residence, Conditional Secondary Unit, Recreational Vehicle Parking) District, located at 18782 and 18810 Stanton Avenue, east side, approximately 400 feet west of Sidney Way, Castro Valley area of unincorporated Alameda County, bearing County Assessor’s designation: 084B-0415-002-06 and 004-07.

3. **PARCEL MAP, PM-8958 – JASON KADO** - Application to subdivide one site containing 0.42 acres into two lots, in the R-S-D-20 (Suburban Residential, 2,000 square feet Minimum Building Site Area per Dwelling Unit) District, located at 2516-28 Grove Way, north west, 671 feet southwest of Vergil Street, Castro Valley area of unincorporated Alameda County, bearing County Assessor’s Parcel Number: 416-0040-041-02.

E. Open Forum

F. Chair’s Report

G. Committee Reports

- **Eden Area Alcohol Policy Committee**
- **Redevelopment Citizens Advisory Committee**
- **Castro Valley Parkland Committee**

H. Staff Announcements, Comments and Reports

I. Council Announcements, Comments and Reports

J. Adjourn

NEXT HEARING DATE: MONDAY, April 24, 2006