

*****SPECIAL MEETING***
MEETING AGENDA
CITY OF PLEASANT HILL
ARCHITECTURAL REVIEW COMMISSION**

**September 23, 2010
5:00 P.M.**

Large Community Room, 100 Gregory Lane, Pleasant Hill, CA 94523 www.ci.pleasant-hill.ca.us (925) 671-5209

CHAIR: RICHARD STANTON

VICE CHAIR: GEORGE CORRIGAN

MEMBERS: JILL BERGMAN, JOHN HART, THOR SCORDELIS

Members of the audience wishing to speak on any matter must fill out a card and turn it in to the secretary. Items not on the agenda will be considered during the Public Comment portion of the meeting. Comments on any item under the Public Hearing portion of the agenda will be accepted only when the public hearing is opened for that item. Comments are limited to three minutes per speaker. Presentations made by applicants are limited to a maximum combined time of 15 minutes. If the applicant or his or her representative fails to attend the public hearing concerning their application, the Architectural Review Commission may take action to deny the application. An application may be entertained for continuance upon receipt of written notification of the applicant's inability to attend the hearing. Materials related to an item on this agenda submitted to the Commission after distribution of the packet are available for public review in the City of Pleasant Hill Planning Division at 100 Gregory Lane, Pleasant Hill, CA 94523 during normal business hours. Such documents are also available on the City of Pleasant Hill website at www.pleasant-hill.ca.us subject to staff's ability to post the documents before the meeting.

An appeal of the decision or conditions of the Architectural Review Commission to the City Council must be filed in writing with the City within 10 calendar days of the mailed notice of decision.

CALL TO ORDER

ROLL CALL

PUBLIC COMMENT

The public is welcome at this time to address the Architectural Review Commission on any subject, with the exception of scheduled items. Comments are limited to three minutes per speaker.

ANNOUNCEMENTS

MINUTES

[September 2, 2010](#)

PUBLIC HEARINGS

1. ARC 09-024, CLEARWIRE WIRELESS ANTENNA, 199 BRANDON ROAD – CHRIST THE KING CHURCH CAMPUS (10 Minutes)(Continued from September 2, 2010)

[Staff Report](#)
[Attachment A](#)
[Attachment B](#)
[Revised Plans](#)

The applicant is requesting design review approval to install a wireless communication facility, on the roof of an existing auditorium/gymnasium building, inside a proposed 7-foot wide by 8-foot long by 10-foot high cupola. Three 3-foot tall panel antennas, two microwave antennas, three RRU units and one GPS unit are proposed to be installed inside the cupola. The associated equipment cabinet would be installed inside the attic of the existing building. In addition, the Commission is also requested to accept the Categorical Exemption proposed for the project pursuant to section 15303 (Class 3) of the State Guidelines for Implementation of the California Environmental Quality Act (CEQA) of 1970 for construction and location of limited numbers of new, small facilities or structures; installation of small new equipment and facilities in small structures; and the conversion of existing small structures from one use to another where only minor modifications are made to the exterior of the structure. Assessor's Parcel Number: 149-010-014 & 149-010-082.

Project Planner: Lori Radcliffe, (925) 671-5297, lradcliffe@ci.pleasant-hill.ca.us

2. TRP 10-025, VILLAGE SQUARE II HOA TREE REMOVAL PERMIT, OAK GATE PLACE (20 Minutes)

[Staff Report](#)
[Attachment A-D](#)
[Attachment E-G](#)

The applicant is requesting approval to remove a heritage valley oak tree (*Quercus lobata*) (59" diameter) located within the common area of the Village Square II Homeowner's Association. In addition, the Commission is also requested to accept the Categorical Exemption proposed for the project pursuant to section 15301 (h) (Class 1) of the State Guidelines for the Implementation of the California Environmental Quality Act (CEQA) of 1970 for maintenance of existing landscape and/or native growth and tree replacement. Assessor's Parcel Number 148-049-049.

Project Planner: Lori Radcliffe, (925) 671-5297, lradcliffe@ci.pleasant-hill.ca.us

3. ARC 09-024, T-MOBILE WIRELESS ANTENNA, 1432 CONTRA COSTA BOULEVARD (20 Minutes)

[Staff Report](#)
[Attachments](#)

The applicant is requesting approval for the installation of a wireless communication facility consisting of 6 antennas, 3 radome canister antenna screens, and associated equipment on the roof of an existing building. The installation of the proposed antennas would be at a height of 41' above grade (the existing building height is 36' above grade). In addition, the Commission is also requested to accept the Categorical Exemption proposed for the project pursuant to Section 15303 (Class 3) of the State Guidelines for the Implementation of the California Environmental Quality Act (CEQA) of 1970, for construction and location of limited numbers of new, small facilities or structures; installation of small new equipment

and facilities in small structures; where only minor modifications are made to the exterior of the structure. Assessor's Parcel Number 127-050-068.

Project Planner: Lori Radcliffe, (925) 671-5297, lradcliffe@ci.pleasant-hill.ca.us

STAFF COMMUNICATIONS

UPCOMING PROJECTS AND FUTURE MEETINGS

ADJOURNMENT

Adjourn to a regular meeting of the Architectural Review Commission on October 7, 2010, at 5:00 P.M., in the Large Community Room, 100 Gregory Lane, Pleasant Hill.