



MEMORANDUM

TO: Mayor and City Council

FROM: June W. Catalano, City Manager

DATE: August 2, 2012

SUBJECT: **WEEKLY UPDATES**

GENERAL UPDATE

- Downtown Plaza Concert – The third concert in the monthly Downtown Plaza Concert Series takes place on Friday, August 3rd from 6:30 pm to 8:30 pm. The featured band is Rebel Yell, and the Chamber of Commerce is also hosting a Wine Walk at selected merchants along Crescent Drive. Free admission to the concert and \$20 per ticket to participate in the Wine Walk.
- Moonlight Movie at City Hall – Pleasant Hill Recreation and Park District is hosting a free Moonlight Movie on the lawn at City Hall on Friday evening, August 3rd, beginning at 8:30 pm. The featured movie is E.T. and families are welcome to attend. Movie goers are encouraged to bring blankets and lawn chairs.
- Summer Concert at City Hall on Sunday – The Sunset at the Lake Summer Concert Series continues this Sunday, August 5th, with Bay Area favorites, The Fundamentals, taking the stage at 6:00 pm. Food will be provided by Smokehouse Ten BBQ and Cold Stone Creamery. Sponsors for this event are Astound Cable and Allied Waste Services.
- National Night Out – The Pleasant Hill Police Department will host National Night Out 2012 on Tuesday, August 7th from 5:30 pm to 8:30 pm on the Lawn at City Hall. This is a nationwide celebration of the partnership between local communities and their police departments. Held annually across the country on the first Tuesday evening in August, National Night Out gives citizens and police officers the chance to interact in a relaxed atmosphere to celebrate their accomplishments.

This year's event will feature free barbecued hot dogs, a bouncy house for the kids, a fire truck from local Engine 5 and a police K9 demonstration. In addition, numerous police officers will be present to answer questions or just chat. This is a great opportunity to spend a relaxing evening while listening to some great music, getting to know local police

officers and enjoying delicious hot dogs. For more information please contact: Officer Anthony Biama, Community Resource Officer, Pleasant Hill Police Department at (925) 288-4637 or email Abiama@ci.pleasant-hill.ca.us.

PUBLIC WORKS AND COMMUNITY DEVELOPMENT

Building Division

- County Square (508 “L2” Contra Costa Boulevard) – A tenant improvement permit has been issued for Jaguar Karaoke & Billiard. The permit was issued for the billiard room which is adjacent to (and with an open door leading to) the existing karaoke facility.
- County Square (508 “B” Contra Costa Boulevard) – A tenant improvement permit has been issued for Glassy Liquor & Smoke.

Engineering Division

- Taylor Boulevard Bridge Barrier Replacement Project No. 05-12 – The bid opening for the Taylor Boulevard Bridge Barrier Replacement Project was held on July 30th at 2:00 pm at City Hall. Four responsive bids were received. The apparent low bidder is Pleasanton Engineering Contractors, Inc., in the amount of \$142,425, which is below the Engineer’s Estimate of \$154,000 for this project. The project has been awarded grant funds in the amount of \$145,000. The item will go before the City Council for award in August and, if approved, construction would begin in September 2012. The project will provide for the replacement of bridge barrier rails and crash attenuators to meet current design standards. Minor sidewalk and landscape work is also part of the project scope.
- PG&E Gas Main Installation on Oak Park Boulevard – The Engineering Division has issued an encroachment permit to PG&E for the installation of 535 feet of gas main and lateral replacements on Oak Park Boulevard between Stevenson Drive and Keats Avenue. The work began this week and is scheduled to be completed prior to the start of the new school year. All property owners within 300 feet of the work have been notified by flyer regarding the work. Work is also being coordinated with the nearby City’s Trail Crossing Project on Oak Park Boulevard.
- Encroachment Permits Underway

Roto Rooter – Replace sewer lateral at 1691 Merian Drive

EBMUD – Repair water line at 2933 Madeira Way

Maintenance Division

- Creek Clean Up – Staff has completed step one of the Annual Creek Clean Up process by mailing packets/letters to approximately 400 residents and/or property owners. The

letters explain the City's guidelines on how the creeks should be maintained in order to allow the most efficient water flow during the upcoming rainy season. An additional 50 mailings were sent to rental properties with the intent of increasing the awareness of this important process. Staff has received and responded to about a half dozen calls for clarifications on the extent of the clean up required. Step two, the physical walking to inspect the 13.1 miles of public and private creeks, will start on August 20th.

- **Catch Basin Inspections** – Staff has started the annual catch basin inspections. This is a City-wide visual check of the 1,210 catch basins to identify which basins will need cleaning or repairs. After the inspections are completed, staff will address the problem basins in preparation for the rains.
- **Radar Sign** – Staff received the Taylor Boulevard radar sign replacement and has completed the installation and adjustments. The west-bound radar sign was damaged beyond repair by a vehicle on May 24th. Man hours and materials have been tracked for reimbursement from the insurance company.

Planning Division

- **Planning Commission**

No meeting scheduled.

- **Zoning Administrator**

No meeting scheduled.

Architectural Review Commission (ARC)

- ***Oasis Christian Fellowship Church Expansion 12-Month Time Extension (2551 Pleasant Hill Road) ARC 10-016 & S 11-001*** – A public hearing was conducted to consider a request by the property owner for a 12-month time extension of Architectural Review Permit ARC 10-016 and Sign Permit 11-001 and to review compliance with project-approved Condition of Approval No. 1.5 (landscape/fencing/wall plan on the southern edge of the property and final building colors). The project includes expanding the existing facility, site improvements (parking lots, grading and landscaping) and a new freestanding sign. The subject site is located at 2551 Pleasant Hill Road. Assessor Parcel Numbers: 164-030-005 & 008.

Action: A 12-month time extension was approved. The fencing and landscaping plan was approved pursuant to Condition No. 1.5. The color palette was modified and approved. No members of the public spoke.

Appeal Period: The appeal period will end on Monday, August 13, 2012, at 5:00 pm.

- **Code Compliance**

Selected highlights of weekly activity:

Fraudulent Code Enforcement Notice – A resident on Kathleen Drive contacted the City regarding a vehicle abatement warning letter that was placed on the door to his residence. Upon investigation, the letter was determined to be fraudulent. The letter displayed the City of Pleasant Hill’s logo and falsely represented that it was sent by the City’s Code Enforcement Division. It is believed that the suspect posted the letter in hopes that the vehicle’s owner would sell the vehicle at a reduced price. The Police Department is investigating the case.

Hoarding – Staff is currently working with Adult Protective Services to address hoarding and habitability issues at a residence in the Oak Park Boulevard area.

Number of Tasks Completed this Week – 49 tasks completed (including 27 investigations, 8 courtesy notices, 4 sector patrols, 6 referral to assist other agencies/divisions, 2 vehicle abatements, and various miscellaneous activities such as phone calls, emails, internal requests for service, counter coverage and attendance at training sessions).

- **Miscellaneous**

Community Center Tree Removal (320 Civic Drive) – The Zoning Administrator approved a Tree Removal Permit request to amend the approved landscape plan for the new Community Center, originally approved by the ARC on August 4, 2011, for the removal of five additional trees located near the northwest corner of the new Community Center building footprint. The Pleasant Hill Recreation and Park District indicated that these trees need to be removed primarily due to their proximity to the building foundation, which is more extensive than originally realized. The five trees to be removed (all Canary Island Pine trees) will be replaced by five 15-gallon Bradford Pear trees that will be planted at Shadowood Park (located in the northern portion of Pleasant Hill near Spar Court). A total of nine 15-gallon Bradford Pear trees will be planted at Shadowood Park, four of which will be replacement trees, associated with the original ARC-approved landscape/tree removal plan from August 4, 2011.

Previously, the Zoning Administrator approved a Tree Removal Permit request on May 30, 2012 (from the Recreation & Park District in association with the ARC’s approval of the new Community Center) to remove a 43-inch diameter Valley Oak tree at Frank Salfigere Park (adjacent to the Community Center site). The approval was conditioned to provide four 24-inch-box red oak trees to be planted in close proximity to the location of the Valley Oak tree to be removed. This Valley Oak will be removed together with the Canary Island Pine trees noted above.

Administrative Permit Activity – For the month of July, Planning staff reviewed the following applications: 18 Zoning Permits (5 new business, 2 commercial plan check, and 11 residential plan check), 7 Home Occupation Permits, 4 Temporary Sign Permits and 1 Special Event Permit.