



Action Minutes

Planning & Development Department
Land Use Planning Division

Zoning Adjustments Board Thursday, March 24, 2022 - 7:00 PM

Preliminary Matters:

Roll Call:

Commissioners Present: Igor Tregub (Mayor Appointee), Yes Duffy (District 1), Kimberly Gaffney (District 2), Carrie Olson (District 4), Shoshana O'Keefe (Vice Chairperson, District 5), Charles Kahn (Chairperson, District 6), Dohee Kim (District 7), Debra Sanderson (District 8).

Excused Absence: Michael Thompson (District 3)

Staff Present: Secretary Samantha Updegrave, Russell Roe, Cecelia Mariscal, Karen Hernandez, Sarah Cynn

Ex Parte Communication Disclosures: None.

Public Comment: Speakers: 0

Agenda Changes: None.

Consent Calendar

1. Approval of Action Minutes from February 24, 2022

Recommendation:	APPROVE
Motion / Second:	D. Sanderson / I. Tregub
Vote:	8-0-0-1-0
Action:	APPROVED

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2. [1235 Tenth Street](#) – New Public Hearing

Application:	Use Permit #ZP2021-0120 to add the Alcoholic Beverage Service of beer for on-site consumption at a Commercial Recreation Center.
Zoning:	C-W – West Berkeley Commercial
CEQA Recommendation:	Categorically exempt pursuant to Section 15301 of the CEQA Guidelines (“Existing Facilities”).
Applicant:	Tim Alley, 86 El Camino Real, Berkeley
Owner:	Lawrence Thal, 1165 Laurel Drive, Lafayette
Staff Planner:	Russell Roe, roer@cityofberkeley.info , (510) 981-7458
Recommendation:	APPROVE Use Permit #ZP2021-0210 pursuant to Section 23.406.040 and subject to the attached Findings and Conditions.
Motion / Second:	D. Sanderson / I. Tregub
Vote:	8-0-0-1-0
Action:	APPROVED

3. [2361 San Pablo Avenue](#) – New Public Hearing

Application:	Use Permit #ZP2021-0196 to add the Alcoholic Beverage Retail Sale of beer and wine for off-site consumption to an existing Retail Store.
Zoning:	C-W – West Berkeley Commercial
CEQA Recommendation:	Categorically exempt pursuant to Section 15301 of the CEQA Guidelines (“Existing Facilities”).
Applicant:	Clarence Lalaind, 255 Yachtsman Drive, Vallejo
Owner:	Helen Hsu, P.O Box 2751, San Francisco
Staff Planner:	Cecelia Mariscal, cmariscal@cityofberkeley.info , (510) 981-7439
Recommendation:	APPROVE Use Permit #ZP2021-0196 pursuant to Section 23.406.040 and subject to the attached Findings and Conditions.
Motion / Second:	D. Sanderson / I. Tregub
Vote:	8-0-0-1-0
Action:	APPROVED

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Staff Communications


Principal Planner Samantha Updegrave presented on the new Zoning Ordinance, Title 23 of the Berkeley Municipal Code.

Adjourn: 7:36 pm; Motion / Second: Y. Duffy / K. Gaffney

Members of the Public:

Present: 4

Speakers: 0



Samantha Updegrave, Principal Planner
Co-Secretary of the Zoning Adjustments Board