



Community Development
39550 Liberty Street
Fremont, CA 94538
www.fremont.gov



**ZONING ADMINISTRATOR
RANCHO HIGUERA CONFERENCE ROOM
39550 LIBERTY STREET
FREMONT, CA 94538
3:00 p.m.**

General Order of Business

1. Preliminary (Call to Order – 3:00 p.m.)
2. Public Hearing Items
3. Adjournment

Addressing the Zoning Administrator

Any member of the public may speak on any item under review by the Zoning Administrator after “being recognized” by the Zoning Administrator. After the Zoning Administrator recognizes you, state your name and address. Generally, after the item is introduced, the order of presentation begins with staff introduction and presentation. The project applicant or their authorized representative may then comment. Next, interested members of the public may speak. Additional comments by the applicant or staff, as appropriate, may follow. At the close of testimony, the matter will return to the Zoning Administrator for discussion and action.

General Information

The Zoning Administrator usually holds hearings on the first and third Mondays of each month. Assistance will be provided to those requiring accommodations for disabilities in compliance with the Americans with Disabilities Act. Interested persons must request the accommodation at least two working days in advance of the meeting by contacting the Planning Division (510) 494-4440.

All documents submitted to Boards and Commissions will become public information. Plans and other supporting documents are available at the Development Services Center at 39550 Liberty Street (between Stevenson Boulevard and Walnut Avenue). They are also posted on the City of Fremont’s website (<http://www.fremont.gov/zoningadministrator>). Plans and other supporting documents may be viewed any day until noon the day of the meeting. Copies will be provided at cost when feasible. The Development Services Center is open 8:00 a.m. to 4:00 p.m., Mondays through Thursdays; and 8:00 a.m. to 12:00 p.m., Fridays.

We appreciate your interest in the conduct of your City’s business. Information about the City or the items discussed in this report may be referred to:

Zoning Administrator
City of Fremont
Planning Division
39550 Liberty Street, P.O. Box 5006
Fremont, CA 94537-5006
Telephone: (510) 494-4440

City Staff

Kristie Wheeler, Zoning Administrator



**AGENDA
ZONING ADMINISTRATOR
PUBLIC HEARING MEETING
CITY OF FREMONT, CALIFORNIA
39550 LIBERTY STREET, 3:00 P.M.
RANCHO HIGUERA CONFERENCE ROOM**

July 18, 2016

1. PRELIMINARY

- 1.1 CALL TO ORDER**
- 1.2 ROLL CALL**

2. CONSENT CALENDAR – None

NOTICE: ITEMS ON THE PUBLIC HEARING CALENDAR MAY BE MOVED TO THE CONSENT CALENDAR IF NO ONE IS PRESENT TO SPEAK ON THE ITEMS. ALL APPLICANTS AND INTERESTED PERSONS ARE ADVISED TO BE PRESENT AT THE START OF THE MEETING.

3. PUBLIC HEARING ITEMS

Item 1. [STORAGE SOLUTIONS – 43015 Osgood Road – PLN2016-00197](#) - To consider a Zoning Administrator Permit, Discretionary Design Review Permit and Modification of Zoning Standards to allow construction of a 97,960 -square-foot addition to an existing self storage facility with a floor area ratio (FAR) of 1.134, where an FAR of 0.35 is permitted, located in the Irvington Community Plan Area, and to consider a Mitigated Negative Declaration prepared and circulated for the project in accordance with the requirements of the California Environmental Quality Act (CEQA).
Project Planner – James Willis, (510) 494-4449, jwillis@fremont.gov

Recommended Approve, based on findings and subject to conditions.
Action:

Item 2. [FREMONT AIKIDO CLUB – 43200 Christy Street – PLN2016-00353](#) - To consider a Zoning Administrator Permit to allow an Aikido Club for practice and training located at 43200 Christy Street in the Bayside Industrial Community Plan Area, and to consider a categorical exemption from the California Environmental Quality Act (CEQA) per CEQA Guidelines Section 15301, Existing Facilities.
Project Planner – Hang Zhou, (510) 494-4545, hzhou@fremont.gov

Recommended Approve, based on findings and subject to conditions.
Action:

Item 3. [SMARTWORLD – 48225 Lakeview Boulevard - PLN2016-00420](#) - To consider a Variance request to allow a reduced front yard setback from 25 feet to 20 feet for an addition of a proposed existing building. This project is categorically exempt from the California Environmental Quality Act (CEQA) under CEQA Guideline 15305, Minor Alterations in Land Use Limitations.
Project Planner – Joel Pullen, (510) 494-4436, jpullen@fremont.gov

Recommended Approve, based on findings and subject to conditions.
Action:

4. ADJOURNMENT