



The Weekly Update from the City of Pleasant Hill

May 6, 2016

General Update

Pleasant Hill Farmers' Market – The Grand Opening of this year's Farmers' Market is on tomorrow, May 7th. The market will be open every Saturday through November from 10 a.m. to 2 p.m. on Trelany Road next to City Hall. Opening day will feature Storytime by Pleasant Hill Library at 10 a.m., a Ribbon Cutting at 11 a.m., music by the Famous ThreeO!, kids entertainment and free giveaways. The market is operated by Pacific Coast Farmers' Market Association.

PLEASANT HILL FARMERS' MARKET

SATURDAYS 10AM - 2PM
New Hours!
GREGORY LANE & TRELANY ROAD

Join us May 7th for the seasonal grand opening!

Bring this coupon to the farmers' market info on **May 7th** to receive:

Free
Farmers' Market insulated Tote bag
Limit 1 per customer • First 50 customers
Expires 5/8/2016

Bring this coupon to the farmers' market info booth to receive:

\$2 worth of **FREE** Carrot Cash to spend at the Farmers' Market!
Limit 1 per customer • Expires 6/25/2016
Only valid at the Pleasant Hill Farmers' Market

Bring this coupon to the farmers' market info booth to receive:

\$1 worth of **FREE** Carrot Cash to spend at the Farmers' Market!
Limit 1 per customer • Expires 6/25/2016
Only valid at the Pleasant Hill Farmers' Market

PCFMA.ORG 800-949-FARM
FB.com/PLEASANTHILLFARMERSMARKET

Chamber of Commerce

Budget Survey - The City is in the process of drafting its Biennial Budget for Fiscal Years 2016/2017 and 2017/2018. This Budget will cover the period of July 1, 2016 through June 30, 2018. As part of the budget process, the City is interested in hearing from the City's residents and businesses about their priorities and concerns. If you are

interested in giving the City your input, please complete a brief, three question survey at www.pleasanthillca.org/budgetsurvey.



CarFit Event - The Commission on Aging is hosting its annual CarFit event on Saturday, May 21, 2016. CarFit is a free, interactive, and educational program designed to improve older driver safety by ensuring a safe “fit” between the driver and the vehicle. For more information, please visit [Carfit Online](#). Reservations are required and can be made by calling the Commission’s Staff Liaison, Danielle Habr, at (925) 671-5221.



Senior Van Service volunteer opportunities - Are you looking for an opportunity to volunteer in the community? The City of Pleasant Hill Senior Van Service, which has been offering door-to-door service to Pleasant Hill seniors since 2001, needs a volunteer to coordinate the service’s day-to-day activities, including scheduling and overseeing the dedicated volunteer dispatchers and drivers. We are looking for someone who is organized, detail oriented, has a flexible schedule, and cares about the seniors in our community. The hours are varied and most of the work can be done from home by phone or email. For more information, please call Kathy McVey at (925) 671-5288.

Engineering Division

Price Lane Homes Grading Permit - Staff issued a grading permit for onsite work at Subdivision 9075 on Price Lane. This five lot subdivision is located on a one acre parcel at the corner of Price Lane and Theo Lane. Work covered by the grading permit includes onsite grading for the lots and private street, underground utilities, and surface improvements. The work associated with this permit is expected to be complete in

approximately two months. Construction for the homes is anticipated to follow soon after.

Boyd Road/Elinora Drive Sidewalk Installation Project - The Engineering Division is currently re-bidding the Boyd Road/Elinora Drive Sidewalk Installation Project. The project originally bid on March 30, 2016. Based on higher than anticipated bid results, the City Council rejected all bids at their regularly scheduled April 18, 2016 City Council meeting, and authorized staff to re-bid the project.

The work to be done is located on Boyd Road between Horten Court and Liahona Court, and Elinora Drive between Gregory Lane and Gladys Drive. Work includes, but is not limited to, demolition of existing improvements including asphalt-concrete path, pavement, dike, landscaping, curb and gutter, curb ramps, trees and signs. New construction will include ADA compliant concrete sidewalks, curb ramps, driveways, curb and gutter; bio-retention landscape areas and new drainage; traffic striping, grading, landscaping and asphalt concrete conforms. An enhanced crosswalk and two speed feed-back radar signs will also be installed at the Elinora Drive location.

The Notice Inviting Bids was sent to the Trade Journals on May 4, 2016. The bid opening is scheduled for June 8, 2016.

ENCROACHMENT PERMITS

Diablo Vista Water System – Hawthorne Ct. at Shelly Dr., 52 Chaucer Dr., 76 Chaucer Dr., 217 Poshard St., 270 Boyd Rd. – The contractor made final asphalt paving and concrete repairs at these five leak repair locations. These jobs are complete.

110 Gregory Ln. – The City is issuing a permit for a sewer lateral repair in the roadway using the trenchless method. The work requires excavating in the center of Gregory Ln. where this residential sewer lateral connects to the existing sewer main. Motorists should expect a temporary traffic lane closure in each direction on Gregory Ln. when this work is in progress. Work hours will be limited in order to minimize impacts on traffic. This work is scheduled to begin on Tuesday, May 10th, and should be finished in one or two days.

106 Mercury Way – The City issued a permit to construct a new driveway approach. Demolition of the old driveway began this week.

Planning Division

Planning Commission (Special Meeting)

Rehabilitation Services Of Northern California, 490 Golf Club Road

A “special meeting” to conduct a site visit and receive a presentation (convened at the project site) on a potential project by Rehabilitation Services of Northern California for redevelopment of the site to include various care services and affordable, senior and assisted living units. The project site is located at 490 Golf Club Road. The site is zoned R-7 Single Family – 7,000 square foot lots. Assessor Parcel Number: 154-150-024 (primary assessor parcel number).

Action: No actions were taken. No members of the public spoke.

Appeal Period: Not applicable.

Zoning Administrator

No meeting scheduled.

Tree Removal Permits:

- Modesto Ash at 101 Moiso Lane

Architectural Review Commission

PLN 16-0105, McDonald's Restaurant, with Drive-Through, at 624 Contra Costa Boulevard

Study session to review preliminary plans for a proposed new McDonald's restaurant (3,819 square foot building with a drive-through facility) at the current site of the vacant Carrow's Restaurant. The site is approximately 1.56 acres, is zoned RB-Retail Business; with an APN: 153-270-011.

Action: Study session, no actions taken. No members of the public spoke. The Commission provided the following comments on the proposal:

- Review the choices of plants (i.e.) it was noted that Strawberry Trees drop fruit and can be messy and that Rockrose may not be durable for the site
- Study pedestrian circulation from back parking lot to the restaurant
- Consider some type of treatment to add texture to the front elevation
- Reconsider/reduce sign area
- Show auxiliary signage on elevations
- Provide photos of existing newly constructed McDonald's
- Prepare a photometric study to document compliance with maximum limits
- Include existing landscape proposed to remain in calculations

Appeal Period: Not applicable. No action taken.

Miscellaneous

Upcoming Study Sessions:

PLN 15-0339, Stringer-Bates Major Subdivision and PUD, 100 Mayhew Way

The study session for this item which was scheduled to be conducted by the Planning Commission on May 24, 2016 has been canceled at the request of the applicant and will be rescheduled to a future date to be determined.

Proposal by Stringer-Bates for a Planned Unit Development for 51 detached residential

units, clustered on small lots much like a multi-family complex, and associated site improvements. The project involves a General Plan Amendment, Rezoning, Major Subdivision, Development Plan and Architectural Review Permit and is located at 100 Mayhew Way, Assessor Parcel 148-070-004. The property is currently zoned PAO – Professional & Administrative Office and is approximately 3.3 acres.

Please contact Jeff Olsen, project planner, for further information at jolsen@pleasanthillca.org (925) 671-5206.

Administrative Permits – April 2016

Zoning Permits 13

Home Occupation Permits 8

Temporary Sign Permits 4

Sign Permits 3

Temporary Use Permits 0

Special Event Permits 1

Tree Removal Permits 4

Other Activity – 1st Quarter

Planning Division Phone Inquiries 288

Planning Division Counter Inquiries 352

Public Records Requests 52 (28 - Planning Division Only and 24 - Multi-Divisional, Including Planning)

Status of Major Current Planning Applications: <http://www.ci.pleasant-hill.ca.us/DocumentCenter/Home/View/709>

Code Compliance

No information to report.

The City is in the process of recruiting for a new Code Enforcement Officer. The new CEO is expected to begin employment during May. In the interim, please contact Greg Fuz, City Planner, 925-671-5218, gfuz@pleasanthillca.org for assistance or information regarding code enforcement matters.