

DESIGN REVIEW BOARD MEETING AGENDA

MEETING DATE: **MONDAY May 24, 2010, at 7:00 pm**

LOCATION: **Moraga Library Meeting Room, 1500 St. Mary's Road, Moraga, CA 94556**

NOTE: Applicants or their representatives are required to attend the meeting. An applicant's presentation should not exceed ten minutes. Agenda items, which the Board has not acted upon prior to 10:00 p.m. may be continued to the next open agenda, unless the Board chooses to discuss the item after 10:00 p.m.

I. CALL TO ORDER AND ROLL CALL

Design Review Board

- A. Glover, Kline, Kuckuk, Sayles, Zhu
- B. Conflict of Interest

II. ADOPTION OF MEETING AGENDA

III. PUBLIC COMMENTS

NOTE: This part of the agenda is limited to comments regarding matters that are not on this agenda. Action cannot be taken on public comments at the meeting but they may be referred to a subcommittee for response.

IV. PLANNING COMMISSION LIAISON REPORT- Commissioner Levenfeld

V. ADOPTION OF THE CONSENT AGENDA

Consent agendas consist of items that are considered to be non-controversial and routine by the Town Planning Department. Anyone attending the meeting that would like to discuss an item listed on the consent agenda should request the Board to move the item from the consent agenda to the regular agenda when the Chair presents that option to the audience. Any member of the Board may also direct that a consent agenda item be placed on the regular agenda for consideration and discussion by the Board. Items that are not removed from the consent agenda are approved under one motion by the Board, and are not subject to individual debate and discussion.

A. APPROVAL OF MINUTES for May 10, 2010

VI. DESIGN REVIEW

Opening remarks by an applicant shall not exceed ten minutes. Comments by others shall not exceed three minutes. The purpose of a public hearing is to supply the Design Review Board with information that it cannot otherwise obtain. Please limit testimony and presentation to the supplying of factual information. In fairness to everyone in attendance, please avoid redundant, superfluous or otherwise inappropriate questions or testimony. Thank you. Moraga Design Review Board.

- A. **DRB 06-10 – Verizon Wireless, Inc. / Charnel James for NSA Wireless, Inc. (Applicant), PG&E (Transmission Tower Owner), Rancho Laguna LLC (Property Owner).** Design review and hillside development permit for an equipment enclosure for Verizon Wireless to be located 5-feet southeast of the EBMUD fence enclosure around the Fayhill Reservoir. The equipment enclosure will be 35-feet wide and 17-feet deep with a 5-foot high retaining wall behind it and a 6-foot high chain link fence around it. The equipment in the enclosure includes a 30 KVA generator for emergency power, cellular transmitter cabinets, battery cabinets and step-down transformer. Nine 6-foot high panel antennae will be located on a 12-foot extension of the existing 105-foot high PG&E transmission tower located on the Rancho Laguna property adjacent to the Fayhill Reservoir. The purpose of the new transmitter facility is to provide cellular phone service to Rheem Valley and the Campolindo High School area. The use permit for the new transmitter facility was approved by the Planning Commission on March 1, 2010. The property is zoned OSM-DT (Open Space – MOSO – Density Transfer). APN 256-040-024.
- B. **DRB 07-10 – AT&T Wireless Transmitter Facility / Shannon McDougall (Applicant) for AT&T, PG&E (Transmission Tower Owner), Rancho Laguna LLC (Property Owner).**

Design review and hillside development permit for an equipment enclosure for a new AT&T telecommunications facility to be located 53-feet southeast of the EBMUD fence enclosure around the Fayhill Reservoir. The equipment enclosure will be 36-feet wide and 17-feet deep with a 3-foot high retaining wall behind it and a 6-foot high chain link fence around it. Three cabinets measuring 69-inches high, 51-inches wide and 36-inches deep will be installed initially with splice boxes for two additional cabinets in the future. Nine 6-foot high panel antennae will be mounted 42-feet above the ground near the middle of the 105-foot high PG&E transmission tower located adjacent to the Fayhill Reservoir. The purpose of the new transmitter facility is to provide cellular phone service to Rheem Valley and the Campolindo High School areas. The use permit for the new transmitter facility was approved by the Planning Commission on March 1, 2010. The property is zoned OSM-DT (Open Space – MOSO – Density Transfer). APN 256-040-024.

VII. OTHER MATTERS – None

VIII. STAFF REPORT

IX. BOARD MEMBER REPORTS – Glover, Kline, Kuckuk, Sayles and Zhu.

X. ADJOURNMENT

Next meeting: Monday, June 14, 2010 at 7:00 pm at the Moraga Library Meeting Room located at 1500 Saint Mary's Road, Moraga, CA 94556.

Design Review Board meeting Agendas are posted at 2100 Donald Drive – Hacienda de las Flores, Moraga Commons Park, and the Moraga Public Library.

NOTICE: If you challenge a town's zoning, planning or other decision in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Design Review Board at, or prior, to the public hearing. Judging review of any town administrative decision may be had only if petition is filed with the court not later than the 90th day following the date upon which the decision becomes final. Judicial review of environmental determinations may be subject to a shorter time period for litigation, in certain cases 30 days following the date of final decision.

The Town of Moraga will provide special assistance for disabled citizens upon at least 24 hours advance notice to the Planning Department (925-888-7040). If you need sign language assistance or written material printed in a larger font or taped, advance notice is necessary. All meeting rooms are accessible to disabled.

Copies of all staff reports and documents subject to disclosure that relate to each item of business referred to on the agenda are available for public inspection on the Monday before each regularly scheduled meeting located at the Planning Department, 329 Rheem Blvd, Moraga, CA. Any documents subject to disclosure that are provided to all, or a majority of all, of the members of the Board regarding any item on this agenda after the agenda has been distributed will also be made available for inspection at 329 Rheem Blvd, Moraga, CA during regular business hours.