

**MEETING AGENDA
CITY OF PLEASANT HILL
ZONING ADMINISTRATOR MEETING**

**September 14, 2017
5:00 P.M.**

www.pleasanthillca.org (925) 671-5209

Public Works and Community Development Conference Room, 100 Gregory Lane, Pleasant Hill, CA 94523

Members of the audience wishing to speak on any matter are requested to fill out a card and turn it in to the Zoning Administrator. Items not on the agenda will be considered during the Public Comment portion of the meeting. Comments on any item under the Public Hearing portion of the agenda will be accepted only when the public hearing is opened for that item. Comments are limited to three minutes per speaker. Presentations made by applicants are limited to a maximum combined time of 15 minutes. If the applicant or his or her representative fails to attend the public hearing concerning their application, the Zoning Administrator may take action to deny the application. An application may be entertained for continuance upon receipt of written notification of the applicant's inability to attend the hearing. Materials related to an item on this agenda submitted to the Zoning Administrator after distribution of the packet are available for public review in the City of Pleasant Hill Planning Division at 100 Gregory Lane, Pleasant Hill, CA 94523 during normal business hours. Such documents are also available on the City of Pleasant Hill website at www.pleasant-hill.ca.us subject to staff's ability to post the documents before the meeting. An appeal of the decision or conditions of the Zoning Administrator to the Planning Commission must be filed in writing with the City within 10 calendar days of the mailed notice of decision.

Attention: If, due to a disability, a reasonable accommodation is needed to participate in this meeting, please contact the ADA Coordinator 72 hours in advance of the meeting at (925) 671-5221 or via California Relay at 711."

CALL TO ORDER

PUBLIC COMMENT

The public is welcome at this time to address the Zoning Administrator on any item, with the exception of items scheduled for Public Hearing. Comments are limited to three minutes per speaker. Persons wishing to speak under this opportunity should identify themselves to the Zoning Administrator prior to the start of the meeting.

PUBLIC HEARINGS

1. PLN 17-0307, THE ANOINTED ATHLETE MINOR USE PERMIT, PERSONAL SERVICE USE IN PROFESSIONAL & ADMINISTRATIVE OFFICE DISTRICT AT 2800 PLEASANT HILL ROAD

Staff Memo

Attachment A	Staff Recommended Conditions of Approval and Findings
Attachment B	Location Map
Attachment C	Project Plans and Written Statement
Attachment D	Use Permit Analysis
Attachment E	Environmental Information Form
Attachment F	Public Notice

Public hearing to consider approval of Minor Use Permit PLN 17-0307, submitted by Lonelle Madsen, for a massage therapy (*personal service*) use in an existing two-story office building to be associated with an athletic wellness-coaching service (*Fitness Studio* use). The massage therapy service would occupy 300 square feet of floor area (to be located on the second floor – Suite 230). Section 18.25.020 of the Zoning Ordinance requires use permit approval for massage therapy as a *personal service* use in a *PAO Professional Administrative Office* zoning district. The property is zoned PAO Professional & Administrative Office district. Assessor Parcel Number: 152-023-024.

CEQA: Categorically Exempt Class 3 (conversion of existing small structures from one use to another).

Project Planner: Jeff Olsen, 925 671-5206, jolsen@pleasanthillca.org

ADJOURNMENT

Adjourn to the next scheduled meeting of the Zoning Administrator on Thursday, September 28, 2017, at 5:00 P.M., in the Public Works and Community Development Conference Room, 100 Gregory Lane.