

West County Times

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SAN PABLO CITY OF
CITY CLERK OFFICE
LEHNY CORBIN
13831 SAN PABLO AV BLDG #1
SAN PABLO, CA 94806

PROOF OF PUBLICATION

FILE NO. PLAN1610-0024

In the matter of

West County Times

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not a party to or interested in the above-entitled matter.

I am the Principal Legal Clerk of the West County Times, a newspaper of general circulation, printed and published at 2640 Shadelands Drive in the City of Walnut Creek, County of Contra Costa, 94598

And which newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of Contra Costa, State of California, under the date of August 29, 1978. Case Number 188884.

The notice, of which the annexed is a printed copy (set in type not smaller than nonpareil), has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

03/09/2017

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

Executed at Walnut Creek, California.
On this 9th day of March, 2017.



Signature

Legal No.

0005915388

CITY OF SAN PABLO NOTICE OF PUBLIC HEARING MONDAY, MARCH 20, 2017

NOTICE IS HEREBY GIVEN that the City Council of the City of San Pablo, State of California, will hold a public hearing on the following item:

PLAN1610-0024: Consideration of a Major Design Review and a Tentative Subdivision Map to allow for the division of a 0.78 acre parcel identified as Assessor's Parcel No: 417-130-034 at 13717 San Pablo Avenue within the Plaza San Pablo development. The Major Design Review is for a proposed Mixed Use Development that includes a retail building, a parking area, a public access walkway, and eight single-family attached zero-lot line townhomes. The proposed retail building is a 3,607 square foot building that could include three retail spaces and two patio areas located along San Pablo Avenue and Luna Lane. The eight proposed two story single-family attached townhomes range in size from 1,713 square feet to 1,804 square feet fronting on Chattleton Lane. The proposed Tentative Subdivision Map would divide the existing parcel into nine parcels. The property is located in the Plaza San Pablo area and zoned SP2-San Pablo Avenue Specific Plan and designated in the Mixed Use Center South Regulatory Code. It has been determined that the proposed project would be consistent with the assumptions for the project site as presented in the General Plan and Specific Plan, and the project would not result in any new significant impacts or increase the severity of any significant impacts identified in the General Plan EIR, Specific Plan EIR, or Mixed Use Center South Mitigated Negative Declaration. The circumstances under which the project would be undertaken have not substantially changed such that new or more severe impacts would occur. Therefore, no further environmental analysis is required. The Planning Commission held a public hearing on this item at their meeting of February 22, 2017 and recommended approval to the City Council. The City Council will consider the item and the recommendation of the Planning Commission regarding the proposed project.

NOTICE IS HEREBY FURTHER GIVEN that the hearing will be held at the City Council meeting on Monday, the 20th day of March, 2017 at 6:00 p.m. The meeting will take place in the City Council Chambers located at One Alvarado Square, 13831 San Pablo Avenue, San Pablo, CA. 94806 at which time and place all persons interested may be heard. Questions may be directed to the City of San Pablo Development Services Department at (510) 215-3030.

NOTE: If you challenge this item in court, you may be limited to raising only those issues raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk at, or prior to, the public hearing.

If you need Spanish language assistance, please contact the Development Services Department at (510) 215-3030. Si necesita asistencia en español, por favor contacte al Departamento de Servicios de Desarrollo al (510) 215-3030.

**Rod Simpson, Associate Planner
Development Services**

WCT 5915388 March 9, 2017