



City of San Leandro

Civic Center
835 East 14th Street
San Leandro, California

Draft Minutes

Planning Commission and Board of Zoning Adjustments

Chair Dylan Boldt, District 6
Vice Chair Kenneth Pon, At Large (1)
Luis Mendoza, District 2
Michael Santos, District 5
Rick Solis, District 3
Anthony Tejada, District 4
Litha Zuber, District 1

Thursday, May 19, 2022

7:00 PM

City Council Chambers

Special Meeting - No recording available

1. ROLL CALL

Vice Chair Pon; Commissioners Mendoza, Santos, Solis, Tejada, Zuber

Absent: Chair Boldt

2. PUBLIC COMMENTS

None.

3. MINUTES

None. The draft minutes of the Special Meeting of April 21, 2022 will be submitted at the next regular meeting on June 2, 2022.

4. CORRESPONDENCE

None.

5. ORAL COMMUNICATIONS

None.

6. PUBLIC HEARINGS

6. A. [22-286](#)

PLNs 21-0020, 21-0021, 22-0008; Consideration of a Development Agreement, Planned Development Project, and Site Plan Review for the private elements of the Monarch Bay Shoreline Development - a public-private partnership between the City of San Leandro (City) and Monarch Bay LLC (Developer) that includes a 285-unit multi-family apartment complex, 144 single-family homes, 62 townhomes, a hotel with attached restaurant, a restaurant/banquet facility, a market/café, and related site improvements. The Monarch Bay Shoreline area is bounded

by Marina Blvd to the north, the San Francisco Bay to the west, and Fairway Drive to the south. Assessor's Parcel Numbers: 080G 0900 001 08, 080G 0900 004 01, 079A 0475 009 04, 079A 0590 001 05, 079A 0590 001 07, 079A 0590 002 00, 079A 0590 003 00, and 079A 0590 004 00; Monarch Bay LLC (applicant) and City of San Leandro (owner)

6. B. [22-352](#)

Resolution No. 2022-003 Recommending that the City Council adopt an Addendum to the San Leandro Shoreline Development Project EIR (SCH # 2013072011) and approve a Development Agreement, Planned Development Project, and Site Plan Review (PLNs 21-0020, 21-0021, 22-0008) for the private elements of the Monarch Bay Shoreline Development, including a new 210-room hotel with an attached restaurant, a detached 16,024 square foot two-story restaurant/banquet facility, a 2,500 square foot market/café, a 285-unit multi-family apartment complex, development of 144 detached single-family homes, 62 townhomes, and related parking and site improvements (PLNs 21-0020, 21-0021, 22-0008). Assessor's Parcel Numbers: 080G 0900 001 08, 080G 0900 004 01, 079A 0475 009 04, 079A 0590 001 05, 079A 0590 001 07, 079A 0590 002 00, 079A 0590 003 00, and 079A 0590 004 00; Monarch Bay LLC (applicant) and City of San Leandro (owner)

The following people spoke:

Michael Todd Barbour

Due to staff illness, a motion was made by Commissioner Santos, seconded by Commissioner Mendoza, that the agenda items 6. A. and 6. B. on tonight's agenda be postponed to the next scheduled meeting on Thursday, June 2, 2022.

The motion carried by the following vote:

Ayes: 6 - Vice Chair Pon; Commissioners Mendoza, Santos, Solis, Tejada, Zuber

Absent: 1 - Chair Boldt

7. MISCELLANEOUS

None.

8. MEMBERS' COMMENTS

9. STAFF UPDATES/PROJECT STATUS REPORT

New Commissioner, Litha Zuber, introduced herself and said she was happy to be part of the Planning Commission and Board of Zoning Adjustments Board. Her fellow Commissioners welcomed her.

10. ADJOURN

A motion was made by Commissioner Santos to adjourn, seconded by Commissioner Mendaoza.

The meeting was adjourned at 7:42pm.