



City of Brisbane
50 Park Place
Brisbane, CA 94005-1310
415-508-2120
415-467-4989 Fax

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held by the City of Brisbane Planning Commission on **Thursday, December 13, 2022, at 7:30 p.m., virtually via Zoom, videoconference broadcast on local Comcast channel 27 and the City's YouTube channel**, to consider the following matter:

APPLICATION NO.: 2022-UP-3

APPLICANT/OWNER: Sam Khodja, applicant; Oyster Point Properties, owner.

LOCATION: 575 Tunnel Ave (Baylands)
(Assessor's Parcel No. 005-152-240, 005-152-250 and 005-152-260)

ZONING: C-1 Commercial District (Baylands)

REQUEST: Interim Use Permit, renewal of UP-5-16, to allow continuation of the use of a Transdev para-transit mini-bus yard and dispatch facility, with expansion of the use area from the UP-5-16 permit from approximately 2.3 to 2.6 acres and from a maximum of up to 125 buses to be up to 150 para-transit shuttle buses, that are up to 25 feet in length, with no modification to the existing building or perimeter fence.

ENVIRONMENTAL STATUS: Categorical Exemption per State CEQA Guidelines Section 15301- this project falls within a class of projects which the State has determined not to have a significant effect on the environment. The exceptions to this categorical exemption referenced in Section 15300.2 of the CEQA Guidelines do not apply.

HOW TO VIEW THE MEETING

This meeting will be conducted exclusively via videoconferencing in compliance with California Assembly Bill No. 361 effective September 16, 2021. The purpose of this virtual public meeting is to provide the safest environment for staff, Planning Commissioners, and the public while ensuring public participation. The Community Meeting Room at City Hall will remain closed and inaccessible to the public until large public gatherings are permitted to resume.

Members of the public have the following options for viewing the meeting:

- Local Comcast Channel 27.
- The City's YouTube channel at <https://youtube.com/BrisbaneCA>.
- Join the Zoom webinar listed on the December 13, 2022 agenda.

HOW TO PROVIDE COMMENTS ON THE APPLICATION

Prior to the meeting - by 4 p.m. on December 13, 2022: You are encouraged to submit comments in writing prior to the meeting by 4 p.m. on December 13, 2022. Public comments received by this deadline will be provided to the Commission, incorporated into the record of the agenda item posted on the Internet at: www.brisbaneca.org/meetings, and made available in hard copy in the front lobby at City Hall. You may email written comments prior to 4 p.m. on December 13, 2022 to Jeremiah Robbins, Associate Planner at the below email. Questions about the application may also be directed to Jeremiah Robbins by email or the phone number below.

Phone: 415-527-7801

Email: kjohnson@brisbaneca.org

After 4 p.m. December 13, 2022: If you wish to make a comment after 4 p.m. on December 13, 2022, you may email or text the following email and text line, which will be monitored during the meeting. **Please make sure you send your comments before or during the public hearing for this item.** Written comments received after the public hearing is closed will not be considered by the Commission. Any writings that are received after the agenda has been posted but after 4 p.m. of the day of the meeting will be available on the internet at the start of the meeting (www.brisbaneca.org/meetings), at which time the materials will be distributed to the Planning Commission.

Email: jswiecki@brisbaneca.org

Text: 415-713-9266

Should you wish to make verbal comments during the public hearing, please join the Zoom meeting listed on the December 13, 2022 agenda that may be viewed on the City's [website](#) after 1 p.m. on December 9, 2022 or call the teleconference phone number, **which will be announced by the Chairperson and displayed on the screen during the public meeting.**

HOW TO VIEW THE APPLICATION MATERIALS

The meeting agenda, staff's agenda report, and the application materials may be viewed on the City's website at www.brisbaneca.org/meetings after 1 p.m. on December 9, 2022. The materials may also be viewed at City Hall during open hours (please note health screening will be required prior to entering the building).

If you challenge the application 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 Planning Commission at, or prior to, the public hearing. Written information or comments that may include a person's name, address, email address, etc., submitted to the City, City Council, Council Commissions and Committees and City staff are public records under the California Public Records Act, are subject to disclosure and may appear on the City's website. Any attendee who wishes accommodation for a disability should contact the Community Development Department at least forty-eight hours prior to the meeting.

DATED: December 2, 2022



John A. Swiecki, Community Development Director