

**CITY OF UNION CITY**  
**AGENDA FOR THE REGULAR PLANNING COMMISSION MEETING**  
**OF SEPTEMBER 6, 2007, 7:00 P.M.**  
**IN THE COUNCIL CHAMBERS OF CITY HALL**  
**34009 ALVARADO-NILES ROAD, UNION CITY, CALIFORNIA**

- I. **ROLL CALL:** Commissioners Anderson, Lew, Saini, Singh, and Chairperson Sweeney
- II. **APPROVAL OF MINUTES:** Regular Planning Commission Minutes of August 16, 2007.
- III. **ORAL COMMUNICATIONS:**
- IV. **WRITTEN COMMUNICATIONS:**
- V. **PUBLIC HEARINGS:** Next PC Res. #20-07
- A. **CONTINUED HEARINGS:** None.
- B. **NEW HEARINGS:**
1. **JOLLIBEE, 32460 DYER ST., Modification Use Permit UP-06-99 and Administrative Site Development Review ASD-13-07;** the applicant is requesting approval of a modification to their Use Permit (MOD UP-06-99) to extend drive-thru operations to 24 hours for the Jollibee restaurant located at 32460 Dyer Street (APN: 463-0060-015-11). The applicant is also requesting approval of an Administrative Site Development Review permit (ASD-13-07) to install additional lighting on the building exterior. This project is considered categorically exempt per Section 15303, Class 3(a), New Construction, of the California Environmental Quality Act (CEQA) Guidelines.
- VI. **SUPPLEMENTAL STAFF REPORTS:**
- A. **CONTINUED REPORTS:** None.
- B. **NEW REPORTS:**
1. **HEIDEE RAPP-RUIZZORRILLA, 32748 JEAN DRIVE, Administrative Use Permit AUP-06-07;** the applicant is requesting approval of an Administrative Use Permit (AUP-06-07) to operate a large family daycare home for up to 14 children in a single-family residence. The subject property is located at 32748 Jean Drive (APN: 483-0105-059-00). This project is considered categorically exempt per Section 15301, Class 1(a), Existing Facilities, of the California Environmental Quality Act (CEQA) Guidelines.
- VII. **REDEVELOPMENT AND ECONOMIC DEVELOPMENT REPORTS:** None.
- VIII. **COMMISSION MATTERS:**
- A. Follow-up on Planning Commission referrals to the City Council.

- B. Upcoming applications for the next Regular Planning Commission meeting for September 20, 2007.

IX. **GOOD OF THE ORDER:**

X. **ADJOURNMENT:**