

**CITY OF UNION CITY
AGENDA FOR THE REGULAR PLANNING COMMISSION MEETING
OF JUNE 4, 2009, 7:00 P.M.
IN THE COUNCIL CHAMBERS OF CITY HALL
34009 ALVARADO-NILES ROAD, UNION CITY, CALIFORNIA**

- I. **ROLL CALL:** Commissioners Raymond Gonzales Jr., Jo Ann Lew, Froilan (Roy) Panlilio, Gurnam (Gary) Singh, and Chairperson Tikisa Anderson
Alternate: Phillip Crosby
- II. **APPROVAL OF MINUTES:** Regular Planning Commission Minutes of May 21, 2009
- III. **ORAL COMMUNICATIONS:**
(This is an opportunity for persons to speak on items not listed on the agenda. According to the California Government code the commission is prohibited from taking any immediate action on an item which does not appear on the agenda.)
- IV. **WRITTEN COMMUNICATIONS:**
- V. **PUBLIC HEARINGS:** Next PC Res. #14-09
- A. **CONTINUED HEARINGS:** None.
- B. **NEW HEARINGS:**
1. **SMART & FINAL, 31070 DYER ST., Zoning Text Amendment AT-02-09 and Use Permit UP-05-09;** the applicant is proposing a Zoning Text Amendment AT-02-09 to amend Table 18.39.050 of the Union City Municipal Code to increase the maximum square footage allowed for specialty food stores in the Union Landing commercial district from 20,000 square feet to 30,000 square feet. The applicant is also seeking Use Permit UP-05-09 approval to establish a specialty food store in the former Linen's n' Things space located at 31070 Dyer Street (APN: 463-0060-022-05). The project site is located within the CUL, (Union Landing Commercial) Zoning District in the SRSC, (Subregional Specialty Commercial), Subarea. This project is considered categorically exempt under Section 15301, Class 1, Existing Facilities, of the California Environmental Quality Act (CEQA).
 2. **TIBURCIO VASQUEZ. 32970 ALVARADO-NILES RD, STE 760, Use Permit UP-04-09** – the applicant, Tiburcio Vasquez Health Center, is seeking Use Permit UP-04-09 approval for a health service use. The Women, Infants, and Children (WIC) program is proposed to be located at 32970 Alvarado-Niles Road, Suite 760, which is in the ML, (Light Industrial), Zoning District. This project is considered categorically exempt under Section 15301, Class 1, Existing Facilities, of the California Environmental Quality Act (CEQA).

Any writings or documents provided to a majority of the Commission regarding any item on this agenda will be made available for public inspection at the City Clerk's Counter at City Hall located at 34009 Alvarado-Niles Road, Union City, California, during normal business hours.

VI. SUPPLEMENTAL STAFF REPORTS:

A. CONTINUED REPORTS: None.

B. NEW REPORTS: None.

VII. REDEVELOPMENT AND ECONOMIC DEVELOPMENT REPORTS:

VIII. COMMISSION MATTERS:

A. Follow-up on Planning Commission referrals to the City Council.

B. Upcoming applications for the Planning Commission meeting for June 18, 2009.

IX. GOOD OF THE ORDER:

X. ADJOURNMENT: