



**AGENDA**  
**HAYWARD PLANNING COMMISSION**  
**777 B STREET, HAYWARD, CA 94541-5007**  
**THURSDAY, April 13, 2006**  
**(510) 583-4205 / [www.hayward-ca.gov](http://www.hayward-ca.gov)**  
**LIVE BROADCAST – LOCAL CABLE CHANNEL 15**

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**MEMBERS OF THE AUDIENCE WISHING TO ADDRESS THE PLANNING COMMISSION:**

Obtain a speaker's identification card, fill in the requested information, and give the card to the Commission Secretary. The Secretary will give the card to the Commission Chair who will call on you when the item in which you are interested is being considered. When your name is called, walk to the rostrum, state your name and address for the record and proceed with your comments. Copies of reports are available from the Commission Secretary.

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**AGENDA**

**7:30 P.M. COUNCIL CHAMBERS REGULAR MEETING**

**ROLL CALL**

**SALUTE TO FLAG**

**PUBLIC COMMENT – NON AGENDA ITEMS** (*The PUBLIC COMMENTS section provides an opportunity to address the Planning Commission on items not listed on the agenda. The Commission welcomes your comments and requests that speakers present their remarks in a respectful manner, within established time limits, and focus on issues which directly affect the City or are within the jurisdiction of the City. As the Commission is prohibited by State law from discussing items not listed on the agenda, your item will be taken under consideration and may be referred to staff.*)

**PUBLIC HEARINGS** – On agenda items 1, 2 and 3 the decision of the Planning Commission is final unless appealed. The appeal period is 10 days from the date of the decision. If appealed, a public hearing will be scheduled before the City Council for final decision.

- 1. Site Plan Review No. PL-2006-0003, Administrative Use Permit No. PL-2006-0097 & Variance No. PL-2006-0098 – Dr. Dharam Salwan (Applicant/Owner)** - Request to Construct a Mixed-Use Building with Ground-Floor Retail and Two Second-Floor Condominiums and a Remote Parking Lot Requiring Variances – The Property is Located at 22605 Second Street, at the corner of B Street, with the Parking Lot at 22645 Second Street
  
- 2. Use Permit No. PL-2005-0712 – Mathew Zaheri (Applicant/Owner)** – Request to Operate a New and Used Auto Sales Lot on an Existing Car Storage Lot and Install a Temporary 750-Square-Foot Modular Office Building for a Period of Five Years – The Property is Located at 24874 Mission Boulevard at Carlos Bee Boulevard



Assistance will be provided to persons requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Persons needing accommodation should contact Debbie Summers 48 hours in advance of the meeting at (510) 583-4205, or by using the TDD line for those with speech and hearing disabilities at (510) 247-3340.

3. **Variance No. PL-2005-0413 – Sneh Lata (Applicant/Owner)** – Request for a Variance to Parking and Circulation Setbacks to the Side Property Lines and the Existing Building Associated with a Single-Family House being Converted to an Office Building – The Property is Located at 22602 Mission Boulevard

#### ADDITIONAL MATTERS

4. Oral Report on Planning and Zoning Matters
5. Commissioners' Announcements, Referrals

#### APPROVAL OF MINUTES

- March 16, 2006

#### ADJOURNMENT

**PLEASE TAKE NOTICE** that if you file a lawsuit challenging any final decision on any public hearing item listed in this agenda, the issues in the lawsuit may be limited to the issues which were raised at the City's public hearing or presented in writing to the City Clerk at or before the public hearing. **PLEASE TAKE FURTHER NOTICE** that the City Council has adopted Resolution No. 87-181 C.S., which imposes the 90 day deadline set forth in Code of Civil Procedure section 1094.6 for filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.