

CURRENT PROJECT LIST

City of San Ramon
Planning Services Division

May 2016



**City of San Ramon Current Project List
Planning Services Division
May 2016**

Project Name / Address	Applicant	Application Number(s)	Description	Planner	Date Filed	Status
Commercial						
Texaco / Restaurant Drive-Thru (1) 2400 San Ramon Valley Blvd	David J Elliott - Applicant Hakam Mission (SSR Inc.) - Owner	MUP 15-501-016 AR 15-200-026 DP 15-300-006	Request for approval of a Development Plan, Minor Use Permit, and Architectural Review to construct an addition to convert the existing services bays in the existing building to a drive-thru restaurant.	Ryan Driscoll	6/19/2015	Incomplete Under Review
San Ramon Valley Blvd Public Art 2017 San Ramon Valley Blvd	John McHugh - Owner Scott Busby - Applicant	AR 16-200-005	Request for an Architectural Review Application to install a public art feature as required by the development approval for a 17,007 Sq. Ft. commercial center.	Ryan Driscoll	2/3/2016	Under Review
Magnolia Square Tree Removal 2015 Crow Canyon Pl	Arborwell - Applicant	AR 16-200-007	Request for Architectural Review to replace the existing landscape and remove trees on-site.	Ryan Driscoll	2/26/2016	Incomplete Under Review
Canyon Lakes Brewery (2) 640 Bollinger Canyon Way	Ashley Reynolds - Applicant Dan Naumann - Owner	DPA 16-310-002 MUP 16-501-004	Request to add a microbrewery to the existing clubhouse	Shinei Tsukamoto	3/25/2016	Under Review
Nearon Landscaping Improvements 3401 Crow Canyon Rd - Sunset Business Park		AR 16-200-013			4/29/2016	Under Review
Intelos Education (3) 2000 Crow Canyon Pl 130	Legacy Partners-Owner	LUP 16-500-004 MX 16-350-002		Cindy Yee	5/5/2016	Under Review
Brar Concept Site Plan (4) 18880 Bollinger Canyon Rd	Brad Brar	DP 16-300-001	Single family home on a variant lot.	Cindy Yee	5/5/2016	Under Review
Renata Learning Center (5) 2272 Camino Ramon 300	Sandy Hsi - Applicant Plethora Properties/Ken Madsen - Owner	MUP 16-501-008	Request for a Minor Use Permit to establish a "studio" land use for a tutoring business.	Ryan Driscoll	5/5/2016	Under Review
McHugh & McCarthy Retaining Wall 2017 & 2023 San Ramon Valley Blvd	Brad McCarthy	DPA 16-310-003	Request for a Development Plan Amendment to include an intergrated retaining wall and grading plan.	Ryan Driscoll	5/24/2016	Under Review

() Indicates Map Location

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Residential						
El Nido (6) 19251 San Ramon Valley Blvd	El Nido Trust	SP 14-800-001	Specific plan amendment for El Nido Property - Residential	Lauren Barr	2/13/2014	Incomplete
ROEM - SRVB Apartments (7) 2251 San Ramon Valley Blvd		DP 15-300-002 AR 15-200-005 IS 15-250-017	A mixed use development. Consists of 169 apartment units with 2,700 Sq. Ft. commercial uses.	Shinei Tsukamoto	2/5/2015	Under Review Application Complete
Starkweather Lot Split (8) Starkweather Property	Randy Starkweather	MS 15-910-003	Request for a lot line adjustment on 2 parcels	Cindy Yee	12/7/2015	Under Review Application Incomplete
Chang Property Development Plan Change Property	Yuet-Ming Chu - Owner David Bowlby - Applicant	DP 15-300-007	Request for Conceptual Review	Debbie Chamberlain	12/18/2015	Under Review
Faria Preserve Lot Line Adjustment (9) 18888 Bollinger Canyon Rd	Gardens LLC Merrill - Owner Richard Lafferty - Applicant	MS 16-910-001	Request for a lot line adjustment on two parcels to facilitate the Faria Preserve Development	Cindy Yee	2/23/2016	Under Review Incomplete
Dougherty Valley Annexation #17 (10) Gale Ranch Phase 4, Neighborhood 6	City of San Ramon	PZ 16-610-001	Request to prezone a 43.97 acre area within Gale Ranch Phase 4, neighborhood 6 in anticipation of annexation into the city	Ryan Driscoll	4/6/2016	Under Review
Chang Residential Subdivision (11) Crow Canyon Rd. & Bollinger Canyon Rd.	David Bowlby - Applicant Hsientein Project Inv llc - Owner	MJ 16-900-001 DP 16-300-002		Cindy Yee	5/27/2016	Under Review

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Project Name / Address	Applicant	Application Number(s)	Description	Planner	Date Filed	Status
Approved - Waiting for Building Permits or Business License						
Church on the Hill - Modification 20801 San Ramon Valley Blvd.	Roger Gaither (925) 892-5577	VTM 8364 DPA 07-310-007 VAR 08-320-010 DPA 12-310-001	Amendment to DP 99-003 increasing the church facility building size.	Shinei Tsukamoto	12/21/2007	Approved PC Reso No. 14-08
Church of the Nazarene 12700 Alcosta Blvd.		AR 08-200-039 DPA 08-310-004 LUP 08-500-044 IS 08-250-008	30,000 sq. ft. Church Expansion.	Lauren Barr	5/2/2008	PC Approved 03/02/10 Reso No. 05-10 Extension Approved to 3-12-17
Faria Preserve (12)	Pat Toohey Lafferty Communities	AR 12-200-046 IS 12-250-004 DPA 12-310-003 MJ 12-900-002	Request for a vesting tentative map, architectural review and development plan amendment for a 740-unit residential subdivision	Cindy Yee	10/4/2012	Application Complete PC Reso No. Signed May 6, 2014
AT&T New Cell Site 115 Ryan Industrial Court	Sequoia Development Services Pete Shubin	AR 13-200-021 DPA 13-310-002 LUP 13-500-002	AT&T new wireless telecommunications facility at an existing church building.	Shinei Tsukamoto	4/17/13	Approved on 6/17/14 PC Reso No. 6-14 first time extension granted until 6/16/16
City Center (13) Intersection of Bollinger Canyon Rd. and Camino Ramon	Sunset Development (925) 866-0100	DP 07-300-001 DP 07-300-002 AR 07-200-050 AR 07-200-051 DPA 07-310-002 MJ 07-900-001 DPA 13-310-005 AR 14-200-052 IS 14-250-002 DPA 14-310-004 MUP 14-501-026	A request to develop 2.1 million sq. ft. for a mixed use center on 39 acres. Approximately 489 residential housing units would be above ground floor retail. Subdivision Assoc. with City Center Mixed Use. DPA 13-310-005. Modification to Conditions of Approval consistent with approved MOU. DPA 14-310-004. Plaza District Revision.	Lauren Barr	7/7/2014	Approved City Council Reso No. 2007-206 & 2007-207 DPA - Approved ZA Ord. 07-14 ARB 9/11/14 Revisions Under Review ZA Hearing on 11/20/14 ZA Order No. 30-14 on 11/20/14 Demo Permit Issued
Retail Development-Revised 2014 Plans (14) 2017 San Ramon Valley Blvd	Scott Busby John McHugh (Owner) Bruce Ballentine (Architect)	DP 14-300-005 AR 14-200-057 MSP 14-700-001 VAR 14-320-001	Request to revise a 2010 approved retail development. The revised plan includes approx. 17,000 sq. ft. within 2 buildings and 73 on-site parking spaces for retail development.	Ryan Driscoll	8/4/2014	Approved PC Reso. No. 02-15

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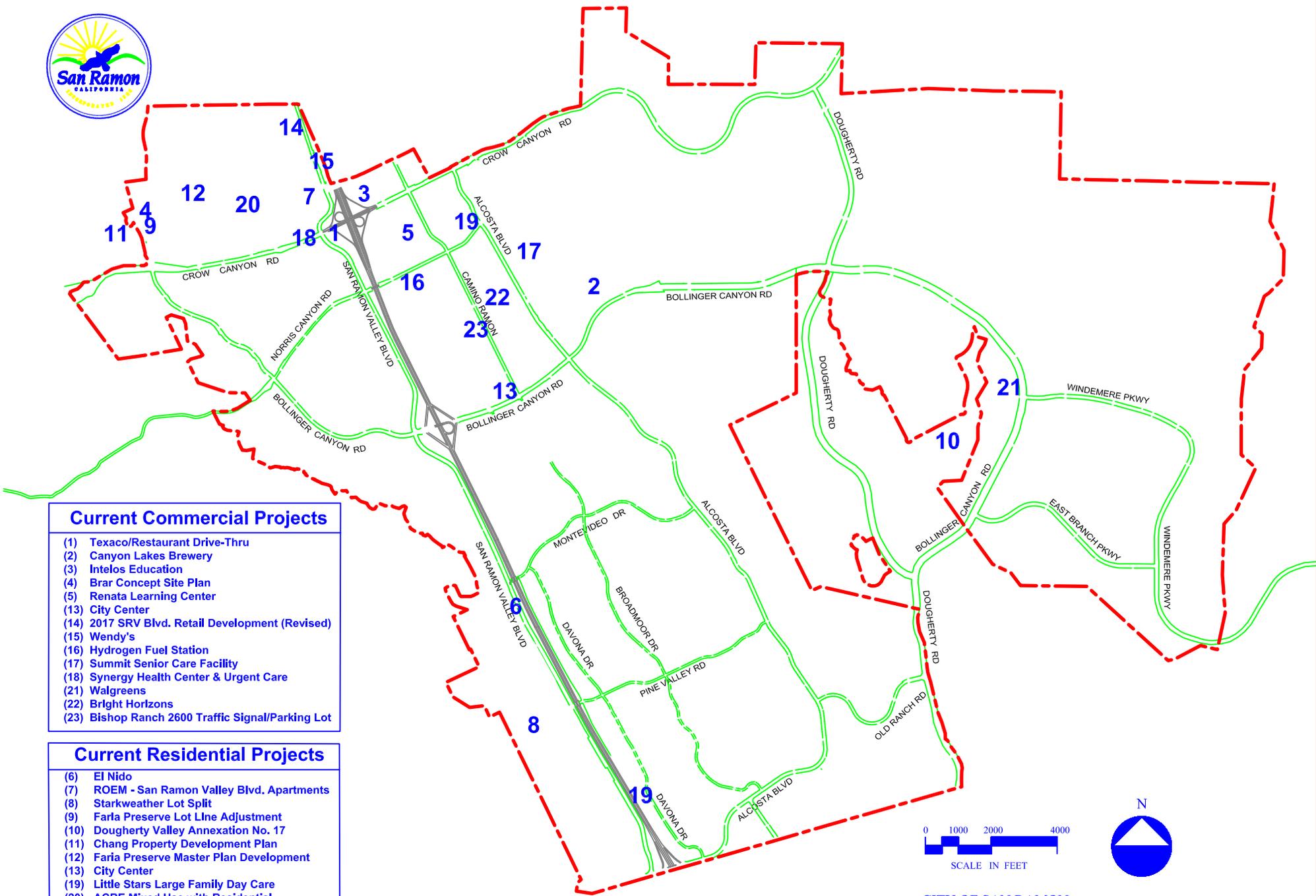
Project Name / Address	Applicant	Application Number(s)	Description	Planner	Date Filed	Status
Wendy's (15) 2222 San Ramon Valley Blvd	John Dodson PHAAS LLC/Amar Sindhu (Owner)	DP 14-300-006 LUP 15-500-001 AR 15-200-009 MS 15-910-001	Request for approval of a 3,200 SQ Ft restaurant	Cindy Yee	9/12/2014	PC Approved 9/15/15 Reso No. 08-15
Hydrogen Fuel Station (16) Norris Canyon Rd at Bishop Dr.	Toyota Motor Sales USA	AR 14-200-068 LUP 14-500-005 IS 14-250-004 DP 14-300-009	Request to install an unattended hydrogen fuel station	Lauren Barr	11/17/2014	Approved Application resubmittal on 5/27/15 ARB on 7/9/15 PC 11/3/15 Reso No. 13-15 In Plan Check
Summit Senior Care Facility (17) 12700 Alcosta Blvd	Watermark Retirement Communities - Applicant Church of the Nazarene - Owner	LUP 15-500-002 IS 15-250-002 DP 15-300-005 AR 15-200-023 AR 16-200-002		Lauren Barr	6/11/2015	PC Approved Reso No. 09-15 ARB 7/9/15 PC 8/18/15 Design Revisions Under Review ARB 2/4/16
Synergy Health Center & Urgent Care (18) 2810 Crow Canyon Rd	DG Design/Alina Robin - Applicant Pauline Liu - Owner	MUP 16-501-007 LUP 16-500-003	Request for a Land Use Permit to establish a health care service within an existing office building.	Shinei Tsukamoto	2/16/2016	Approved ZA Order No. 07-16 on 5/17/16 Application complete
S.E.I. 2600 Old Crow Canyon rd 101	In-Seob Byeon - Applicant Wachter Enterprises LLC - Owner	MUP 16-501-005	Request for a Minor Use Permit to establish a "personal improvement service" for a tutoring business within an existing tenant space.	Cindy Yee	3/31/2016	Approved ZA Order No. 09-16 on 5/24/16
Little Stars Large Family Day Care (19) 7605 May Way	Vicky Lopez	MUP 16-501-006	Proposal for a large family day care within a single family home.	Cindy Yee	4/4/2016	Approved ZA Order No. 08-16
Approved - Under Construction						
2257 San Ramon Valley Blvd. Retail Space 2257 San Ramon Valley Blvd.	Simon Lin 1110 Architect & Associates	DP 12-300-001 VAR 12-320-001 VAR 12-320-002 AR 12-200-001 IS 12-250-002	A proposal to demolish the existing 1,200 sf building and construct a new 2-story 6,200 sf building for a restaurant use, retail use, and office use. The proposal would share a driveway and parking lot with the adjacent property at 2259 San Ramon Valley Blvd.	Ryan Driscoll	1/11/2012	Approved 8/7/12 PC Reso No. 10-12

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Gomez Residence 3250 Bollinger Canyon Road	Habitec Architecture	AR 12-200-009 VAR 12-320-003	A request for review of a proposal to construct a 3,788 sq. ft. single-family residence with an attached 3-car garage and lanai, on a vacant 0.61 acre parcel and to reduce a 100-foot creek setback to 48 feet.	Ryan Driscoll	2/24/2012	Approved 8/28/12 ZA Order No. 31-12
ACRE Mixed Use Project (Residential and Live/Work Units) (20) 125 & 130 Ryan Industrial Court	Taylor Morrison	MUP 13-501-018 VAR 13-320-001 AR 12-200-038 IS 12--250-003 DP 12-300-003 MJ 12-900-001	Request for a Vesting Tentative Map, Architectural Review, Development Plan Amendment, Minor Use Permit and Variance to construct 42 townhomes and 6 Live/Work units on three (3) acres.	Lauren Barr	5/29/13	Approved PC Order No. 06-13 Approved CC Reso No. 29-13 Final Map Under Review Demo. Permit issued Wall Permits issued Foundation Permits Issued Model Home Permit Under Construction
Walgreens (21) 11440 Windemere Pkwy	Aaron Zuzack Browman Development Co, (Owner)	DP 14-300-001 AR 14-200-028 MUP 14-501-011	Request for approval to construct a new 12,600 SQ FT pharmacy	Shinei Tsukamoto	3/18/2014	Public Hearing was held on 9/2/14, 4/21/15 & 6/2/15. The Planning Commission continued the item to 9/1/15 PC Approved on 9/1/15 Reso No. 07-15
Bright Horizons (22) 2603 Camino Ramon	Sunset Development Company- Owner Bright Horizons - Applicant	IS 15-250-003 LUP 15-500-005	Child care center for up to 204 children within the BR3 Office Complex	Lauren Barr	12/3/2015	Approved Reso No. 01-16 Application Complete PC Approved 3/1/2016
Home Depot Fuel Cell 2750 Crow Canyon Rd	Craig D'Arcy - Owner Richard Dole - Applicant	DPA 15-310-001 LUP 15-500-004 MX 16-350-001	Request for a Development Plan Amendment & a Land Use Permit to install a fuel cell generator at the back of the store building.	Shinei Tsukamoto	8/12/2015	PC Approved 11/17/15 PC Reso No. 14-15
Bishop Ranch 2600 - New Traffic Signal /Parking Lot (23) 2600 Camino Ramon	AT&T /Rene Jackson - Owner Sunset Development - Applicant	DPA 16-310-001 IS 16-250-001	Request to install a new traffic signal and parking lot revisions	Lauren Barr	2/5/2016	Approved ZA Order No. 06-16 Site Development Review
General Plan Amendments/Zoning Text Amendments						
2015 Zoning Ordinance Update	City of San Ramon	ZTA 15-410-001	Update Zoning Ordinance	Lauren Barr	9/3/2015	Under Review

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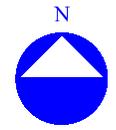
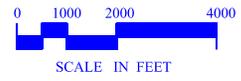
Current Commercial Projects

- (1) Texaco/Restaurant Drive-Thru
- (2) Canyon Lakes Brewery
- (3) Intelos Education
- (4) Brar Concept Site Plan
- (5) Renata Learning Center
- (13) City Center
- (14) 2017 SRV Blvd. Retail Development (Revised)
- (15) Wendy's
- (16) Hydrogen Fuel Station
- (17) Summit Senior Care Facility
- (18) Synergy Health Center & Urgent Care
- (21) Walgreens
- (22) Brlght Horizons
- (23) Bishop Ranch 2600 Traffic Signal/Parking Lot

Current Residential Projects

- (6) El Nido
- (7) ROEM - San Ramon Valley Blvd. Apartments
- (8) Starkweather Lot Split
- (9) Farla Preserve Lot LLine Adjustment
- (10) Dougherty Valley Annexation No. 17
- (11) Chang Property Development Plan
- (12) Farla Preserve Master Plan Development
- (13) City Center
- (19) Little Stars Large Family Day Care
- (20) ACRE Mixed Use with Residential

**Current Project List
May 2016**



CITY OF SAN RAMON
PLANNING DEPARTMENT

**City of San Ramon
Planning Services Division
Development Applications
May 2016**

<u>APPLICATION TYPE</u>	<u>No. of Applications in 2015</u>	<u>No. of Applications Processed in May 2016</u>	<u>No. of Apps. (cumulative) in 2016 (as of 5/31/16)</u>	<u>No. of Applications In Review (as of 5/31/16)</u>	<u>Y-T-D FY 15-16</u>
Annexation (100):	0	0	0	0	0
Architectural Review (200):	64	1	14	5	48
Development Plan (300):	7	2	2	5	3
Development Plan Amendment (310):	1	1	3	2	4
General Plan Amendment (400):	0	0	0	0	0
Home Occupation Permit (510):	190	14	80	0	173
Initial Study (250):	3	0	1	1	2
Land Use Permit (500):	5	1	4	3	6
Master Sign Program (700):	0	0	0	0	0
Master Sign Program Amend (710):	5	0	0	0	4
Minor Exception (350):	4	1	2	1	4
Minor Land Use Permit (501):	23	1	8	7	14
Prezoning (610):	0	0	1	1	1
Rezoning (600):	1	0	0	0	0
RV Registration (550):	1	0	1	0	1
Specific Plan (800):	0	0	0	1	0
Subdivision, Major (900):	0	1	1	1	1
Subdivision, Minor (910):	3	0	1	2	2
Portable On Demand Storage (520):	6	1	2	0	5
Temporary Land Use Permit (502):	19	1	4	0	15
Text Amendment (410):	0	0	0	1	0
Variance (320):	0	0	0	0	0
Zoning Clearance (650):	26	0	8	0	27
Total:	358	24	132	30	310

Permits Issued by the Building Division (as of 12/31/15): 2,778 Permits
 Permits Issued for May 2016: 237
 Permits Y-T-D Fiscal Year 15/16: 2,258
 Bus. Lic. Processed - May 2016: 90