



# CONTRA COSTA COUNTY

## AGENDA

### Contra Costa County Zoning Administrator

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**Monday, June 2, 2025**

**1:30 PM**

**30 Muir Road, Martinez**

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**Zoom: <https://cccouny-us.zoom.us/j/83831039285> Call in: (888) 278-0254 Access Code 198675**

The Zoning Administrator meeting will be accessible in-person, via telephone, and via live-streaming to all members of the public. Zoning Administrator meetings can be viewed live online at: [http://contra-costa.granicus.com/ViewPublisher.php?view\\_id=13](http://contra-costa.granicus.com/ViewPublisher.php?view_id=13).

Persons who wish to address the Zoning Administrator during public comment or with respect to an item on the agenda may comment in person or may call in during the meeting by dialing (888) 278-0254, followed by the access code 198675##. A caller should indicate they wish to speak on an agenda item, by pushing "#2" on their phone. Access via Zoom is also available using the following link <https://cccouny-us.zoom.us/j/83831039285>. Those participating via Zoom should indicate they wish to speak on an agenda item by using the "raise your hand" feature in the Zoom app. Public comments may also be submitted before the meeting by email at [planninghearing@dcd.cccounty.us](mailto:planninghearing@dcd.cccounty.us) or by voicemail at (925) 655-2860.

Commenters will generally be limited to three (3) minutes each. Comments submitted by email or voicemail will be included in the record of the meeting but will not be read or played aloud during the meeting. The Zoning Administrator may reduce the amount of time allotted per commenter at the beginning of each item or public comment period depending on the number of commenters and the business of the day. The Zoning Administrator may alter the order of agenda items at the meeting. Your patience is appreciated.

The Community Development Division of the Department of Conservation and Development will provide reasonable accommodations to those persons needing translation services and for persons with disabilities who wish to participate in Zoning Administrator meetings. Please contact Hiliana Li at least 48 hours before the meeting at (925) 655-2860.

1. PUBLIC COMMENTS
2. DEVELOPMENT PLAN: CONTINUED PUBLIC HEARING

- 2a. THOMAS BIGGS (Applicant) - ROBEL ASEFAW (Owner), County File #CDDP24-03060: The applicant requests approval of a Development Plan for a Kensington Design Review to allow for the construction of a new 1,643-square-foot, two-story single-family residence with an approximately 54-square-foot covered front porch and an approximately 83-square-foot covered second story balcony. The total gross floor area of the parcel will be 3,235 square feet, where 2,600 square feet is the maximum gross floor area. The project is located at 279 Colusa Ave, in the Kensington area of Contra Costa County. (Zoning: R-6 Single-Family Residential District, -TOV Tree Obstruction of Views, -K Kensington Combining District) (Assessor's Parcel Number: 571-350-018) (Continued from 05.19.2025) EL [25-2068](#)

**Attachments:** [Attachment A Findings and Conditions of approval CDDP24-03060](#)

3. MINOR SUBDIVISION: PUBLIC HEARING

- 3a. ALEXANDER MEHRAN (Applicant and Owner), County File CDMS24-00013: The applicant requests approval of a Vesting Tentative Parcel Map for a two-lot Minor Subdivision application to subdivide a 5.89-acre residential parcel into a 2.59-acre Parcel A and a 3.29-acre Parcel B. No development is proposed with this application. The applicant is also requesting authorization of an Exception to the requirements and regulations of County Code Section 914-2.004 (Offsite Collect and Convey). The project site is located at 1699 Alameda Diablo in the Diablo area of unincorporated Contra Costa County (Zoning: R-20, Single-Family Residential District, -UE Urban Farm Animal Exclusion Combining District) (Assessor's Parcel Number: 195-151-009) DL [25-2069](#)

**Attachments:** [Attachment A - Findings and COAs final](#)  
[Attachment B - Maps](#)  
[Attachment C - Project Plans](#)  
[Attachment D - Cultural Resources Records Review](#)  
[Attachment E - Agency Comments](#)  
[Attachment F - MND](#)  
[Attachment G - MMRP](#)

PLEASE NOTE: THE NEXT MEETING OF THE CONTRA COSTA COUNTY ZONING ADMINISTRATOR WILL BE HELD ON MONDAY, JUNE 16, 2025.