



AGENCY COMMENT REQUEST

Date _____

We request your comments regarding the attached application currently under review.

DISTRIBUTION

INTERNAL

☐ Building Inspection ☐ Grading Inspection
☐ Advance Planning ☐ Housing Programs
☐ Trans. Planning ☐ Telecom Planner
☐ ALUC Staff ☐ HCP/NCCP Staff
☐ APC PW Staff ☐ County Geologist

HEALTH SERVICES DEPARTMENT

☐ Environmental Health ☐ Hazardous Materials

PUBLIC WORKS DEPARTMENT

☐ Engineering Services (1 Full-size + 3 email Contacts)
☐ Traffic
☐ Flood Control (Full-size) ☐ Special Districts

LOCAL

☐ Fire District _____
 ☐ San Ramon Valley – (email) rwendel@srvfire.ca.gov
 ☐ Consolidated – (email) fire@cccfdp.org
 ☐ East CCC – (email) brodriguez@cccfdp.org
☐ Sanitary District _____
☐ Water District _____
☐ City of _____
☐ School District(s) _____
☐ LAFCO
☐ Reclamation District # _____
☐ East Bay Regional Park District
☐ Diablo/Discovery Bay/Crockett CSD
☐ MAC/TAC _____
☐ Improvement/Community Association
☐ CC Mosquito & Vector Control Dist (email)

OTHERS/NON-LOCAL

☐ CHRIS (email only: nwic@sonoma.edu)
☐ CA Fish and Wildlife, Region 3 – Bay Delta
☐ Native American Tribes

ADDITIONAL RECIPIENTS

Please submit your comments to:

Project Planner _____

Phone # _____

E-mail _____

County File # _____

Prior to _____

* * * * *

We have found the following special programs apply to this application:

☐ Active Fault Zone (Alquist-Priolo)
☐ Flood Hazard Area, Panel # _____
☐ 60-dBA Noise Control
☐ CA EPA Hazardous Waste Site
 High or Very High FHSZ

* * * * *

AGENCIES: Please indicate the applicable code section for any recommendation required by law or ordinance. Please send copies of your response to the Applicant and Owner.

Comments: ☐ None ☐ Below ☐ Attached

Print Name _____

Signature _____ DATE _____

Agency phone # _____



CONTRA COSTA

CONSERVATION & DEVELOPMENT

Planning Application Summary

County File Number: CDVR24-01046

File Date: 9/24/2024

Applicant:

Robert Nunally
2758 del Monte Ave
El Cerrito, CA 94530

rob.nunally@meta-tek.com
(808) 987-5095

Property Owner:

Robert Nunally
2758 Del Monte Ave
El Cerrito, CA 94530

rob.nunally@meta-tek.com
(808) 987-5095

Project Description:

The applicant requests approval of a Variance and Small Lot Design Review to allow for an 8'-8.5" secondary frontage and public road setback (where 15' is the minimum and 10' minimum to the public road setback) and for the construction of second story addition and house remodel. The existing residence is currently encroaching onto the secondary frontage.

Project Location: (Address: 2758 DEL MONTE AVE, RICHMOND, CA 945301508), (APN: 521122001)

Additional APNs:

General Plan Designation(s): SH

Zoning District(s): R-6

Flood Hazard Areas: X

AP Fault Zone:

60-dBA Noise Control:

MAC/TAC:

Sphere of Influence: El Cerrito

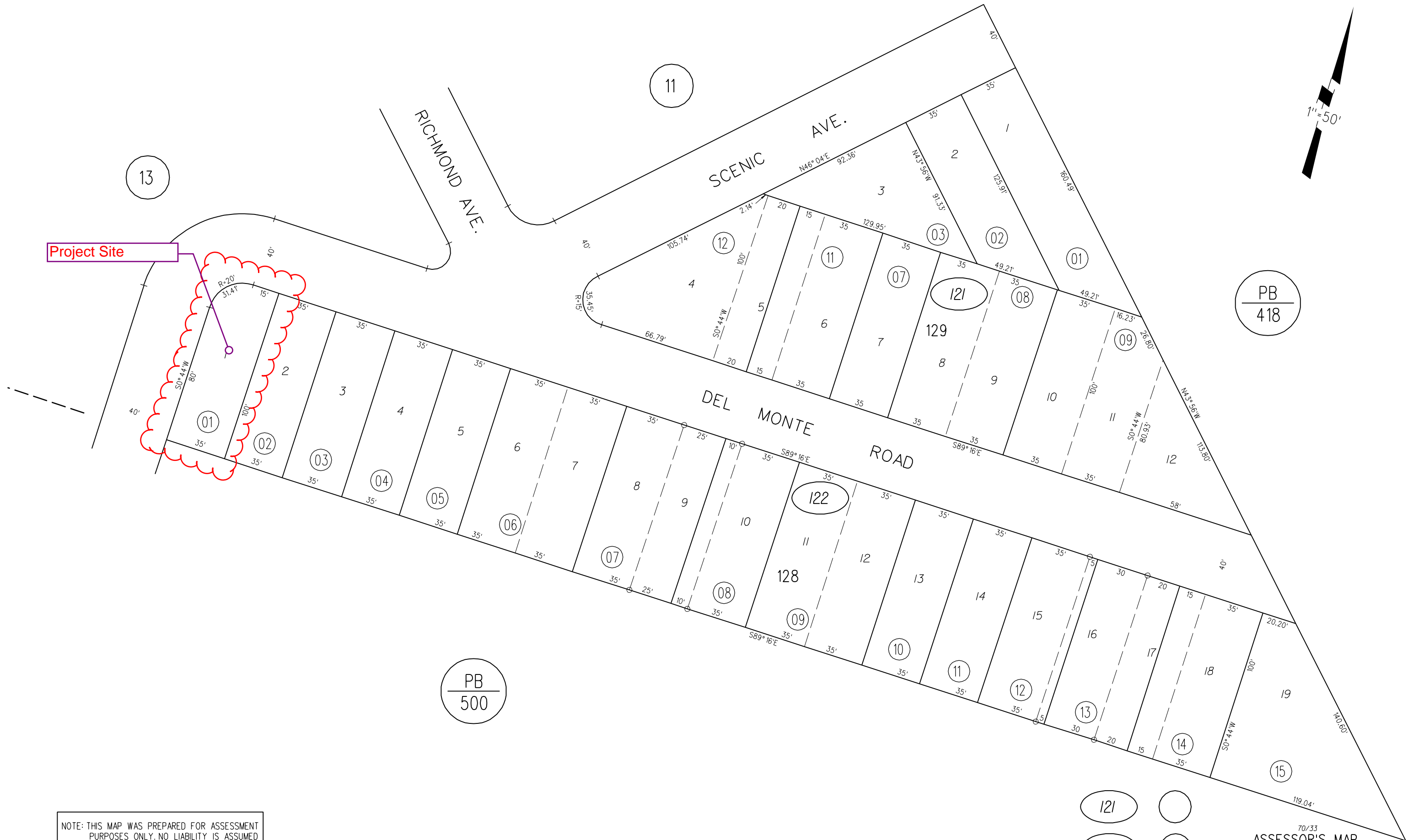
Fire District: CONSOLIDATED FIRE

Sanitary District: WEST CO WASTEWATER

Housing Inventory Site:

Fees:

Fee Item	Description	Account Code	Total Fee	Paid
052B	Notification Fee (\$30)	002606-9660-REV-000-5B052B	30.00	30.00
HSDR	Environmental Health Fee (\$57)	002606-9660-REV-000-5BHSDR \$5.00	57.00	57.00
VRS0044	Zone Variance - DCD	002606-9660-REV-000-5B0044	3250.00	3250.00
Total:			3337.00	3337.00

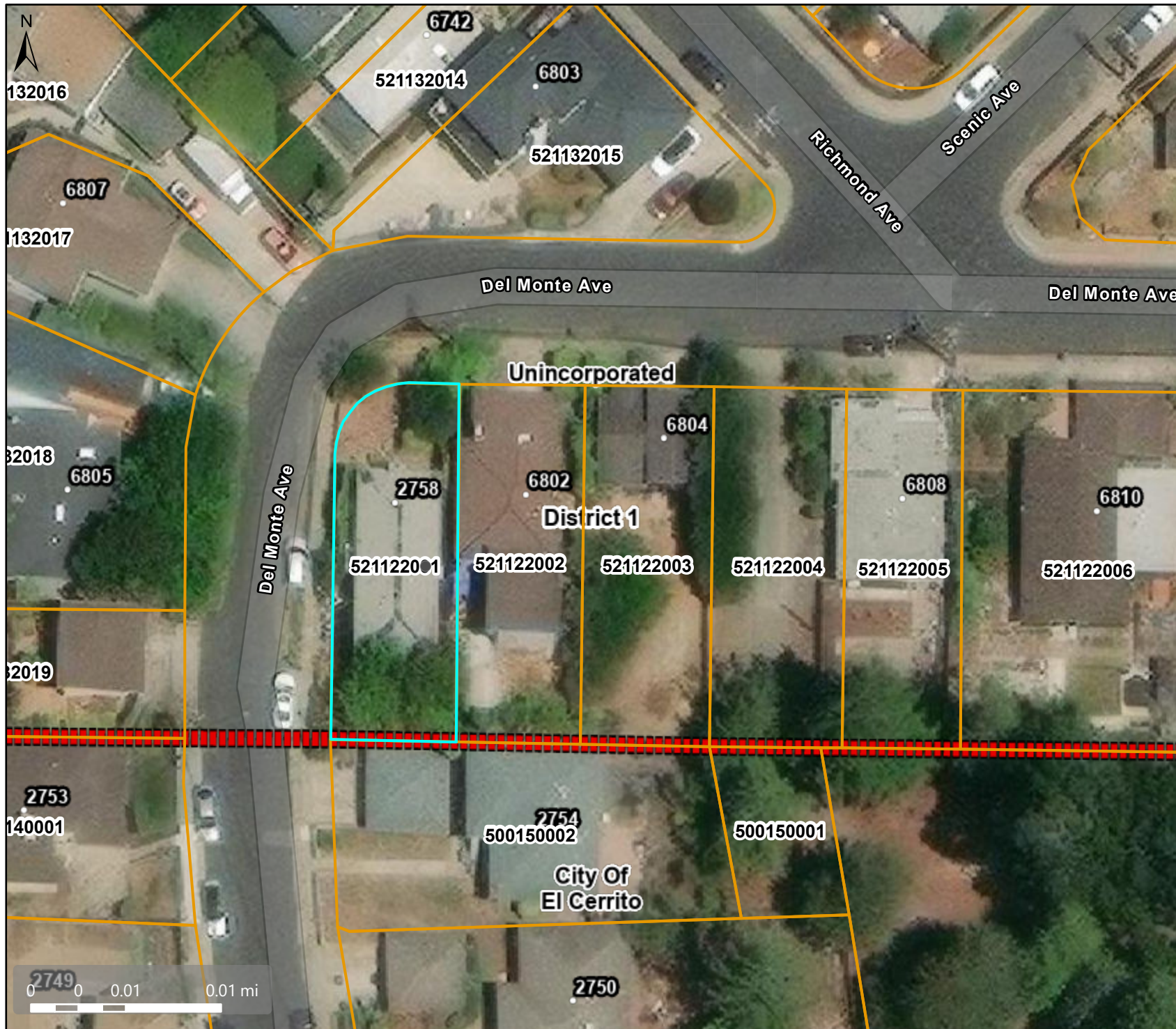


NOTE: THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE INFORMATION DELINEATED HEREON. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL LOT SPLIT OR BUILDING SITE ORDINANCES.

121
122



Aerial View



Map Legend

- Assessment
Parcels
- Planning Layers
(DCD)
 - Unincorporated
 - City Limits
 - Board of
Supervisors'
Districts
- Base Data
 - Address Points



This map is a user generated, static output from an internet mapping application and is intended for reference use only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

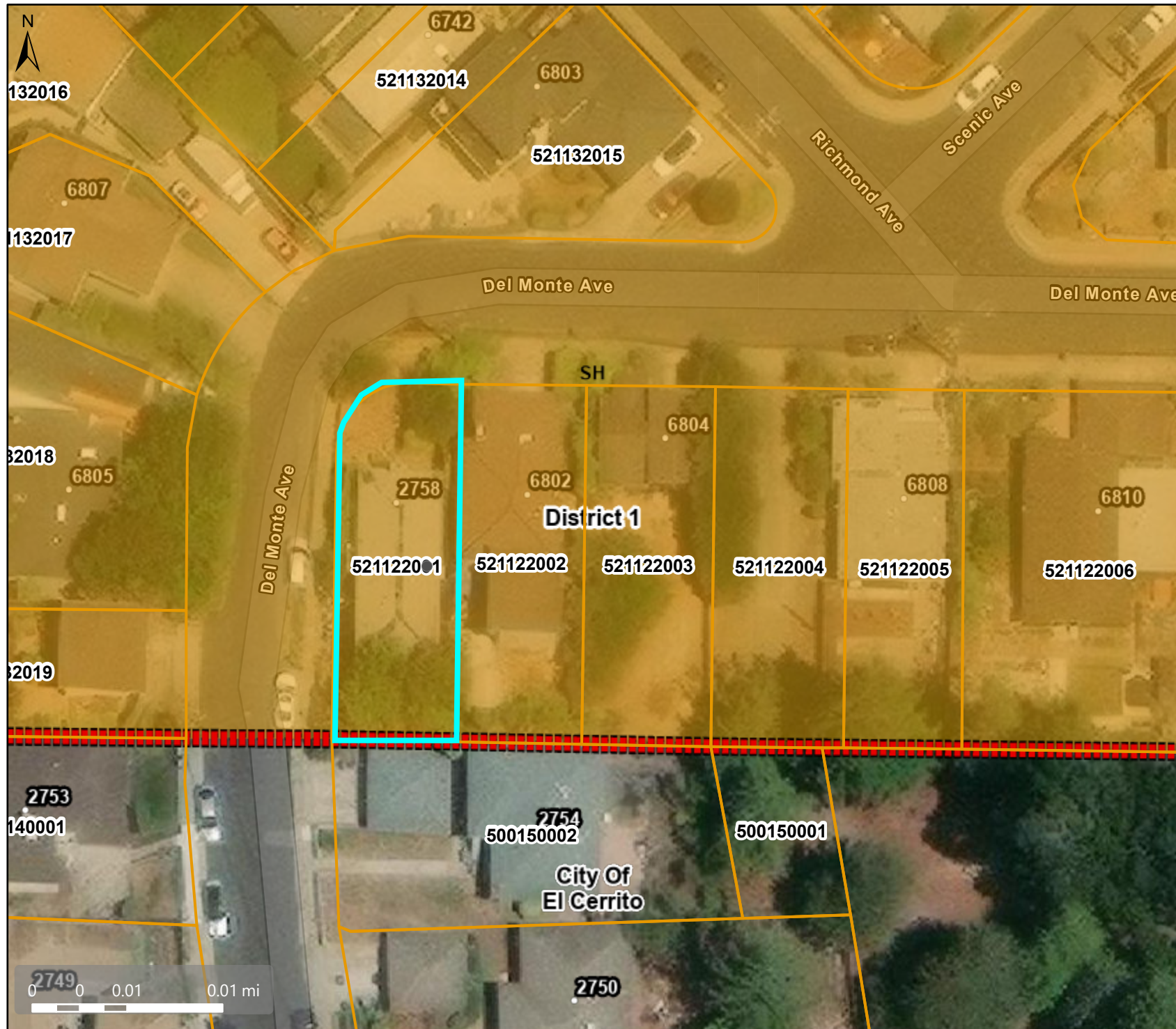
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Spatial Reference
PCS: WGS 1984 Web Mercator Auxiliary Sphere
Datum: WGS 1984



General Plan Designation



Map Legend

Assessment
Parcels

Planning Layers
(DCD)

General Plan

SH (Single
Family
Residential -
High) 5.0 - 7.2
Units per Net
Acre

City Limits

Board of
Supervisors'
Districts

Base Data

Address Points

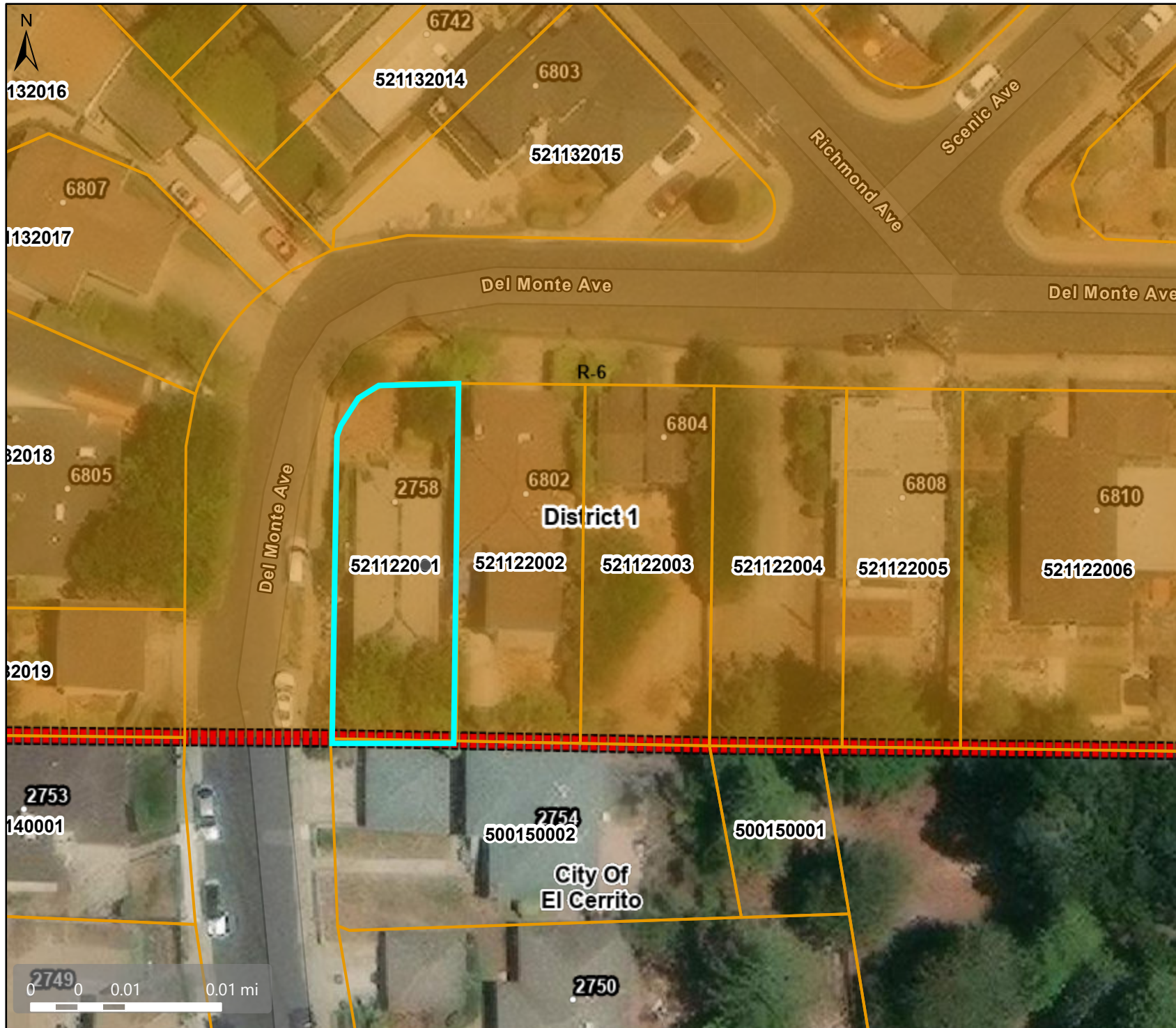
DOIT **GIS**
CONTRA COSTA COUNTY

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Datum: WGS 1984



Zoning District



Map Legend

Assessment
Parcels

Planning Layers
(DCD)

Zoning

ZONE_OVER

R-6 (Single
Family
Residential)

City Limits

Board of
Supervisors'
Districts

Base Data

Address Points

DOIT
GIS
CONTRA COSTA COUNTY

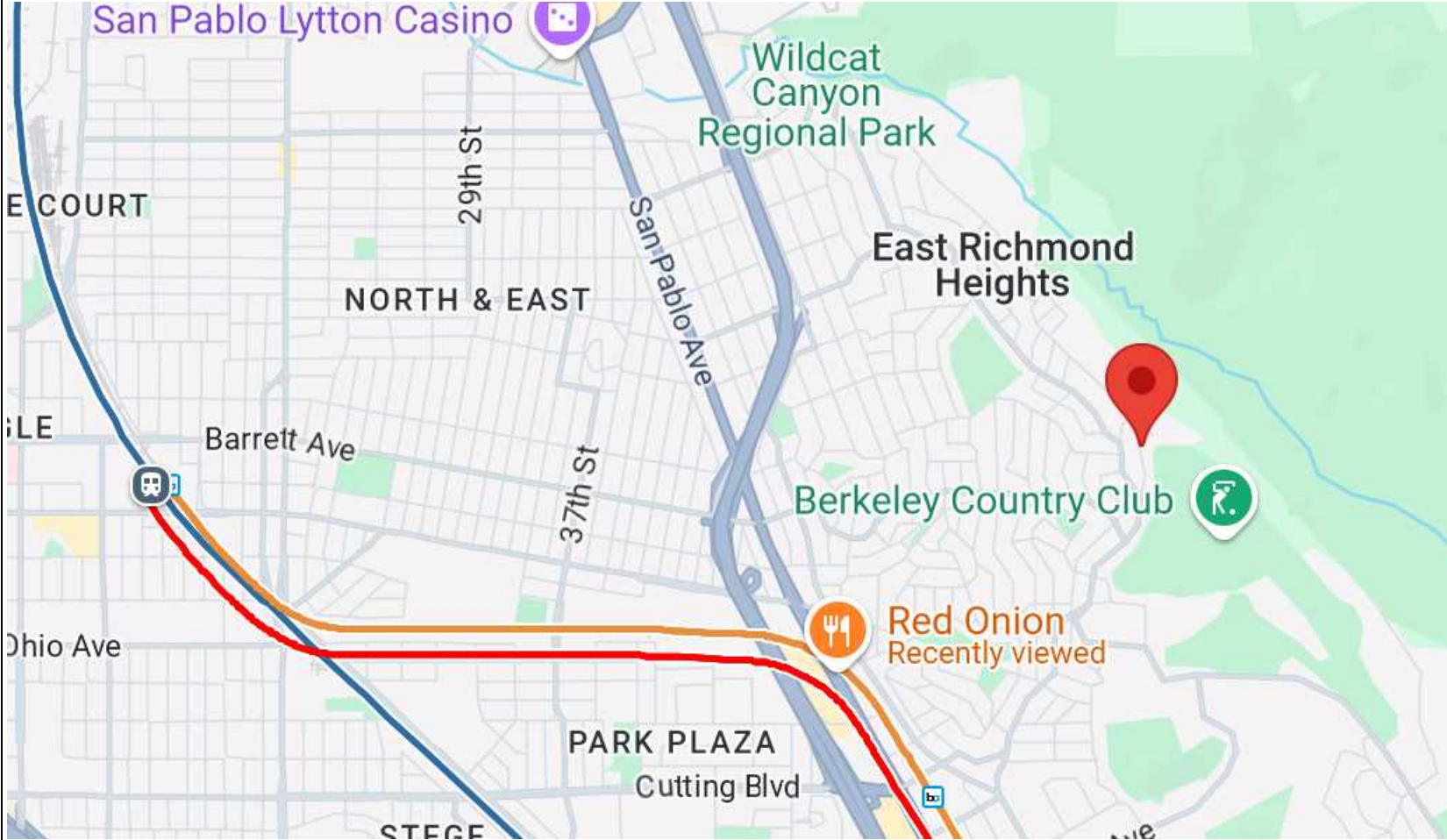
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Datum: WGS 1984



5728 Del Monte Av El Cerrito Ca
ROB NUNALLY

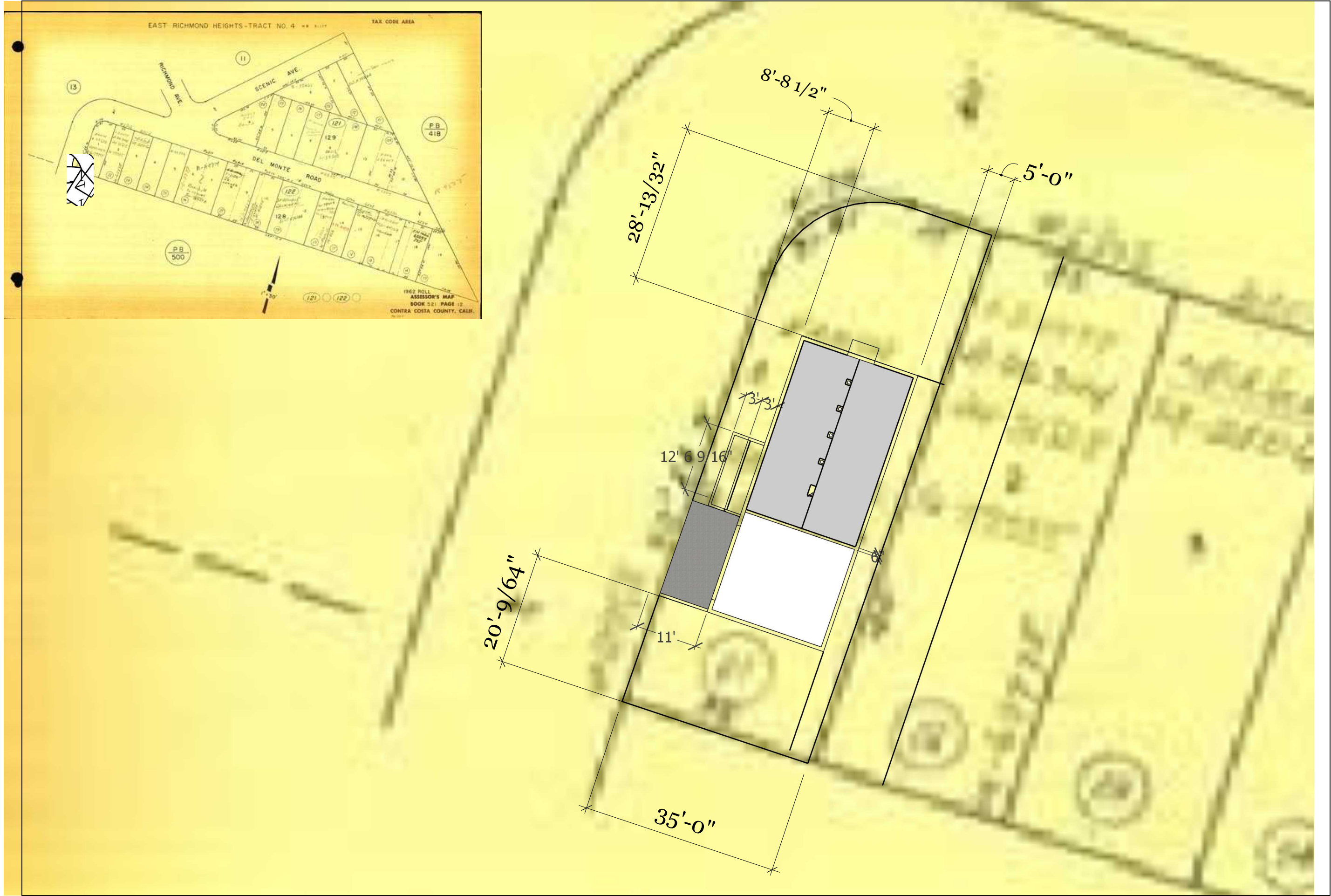


REVISIONS		REMARKS	
1	9/12/24
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The Greg Phipps Company	
2758 Del Monte AV El Cerrito CA	

2758 Del Monte Av Renovation	
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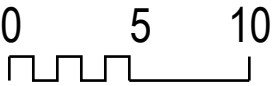
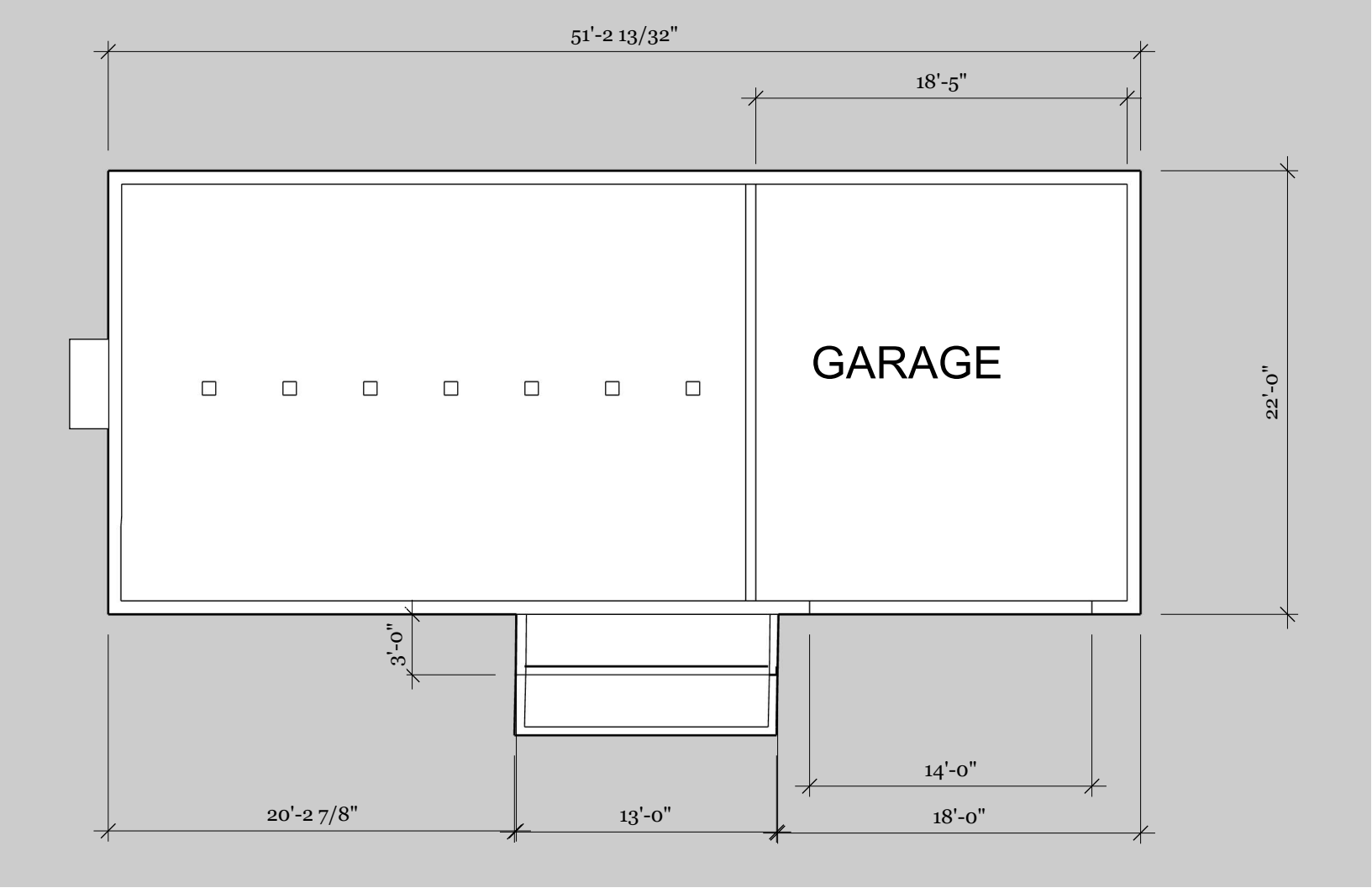
REVISIONS		REMARKS
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Site Plan

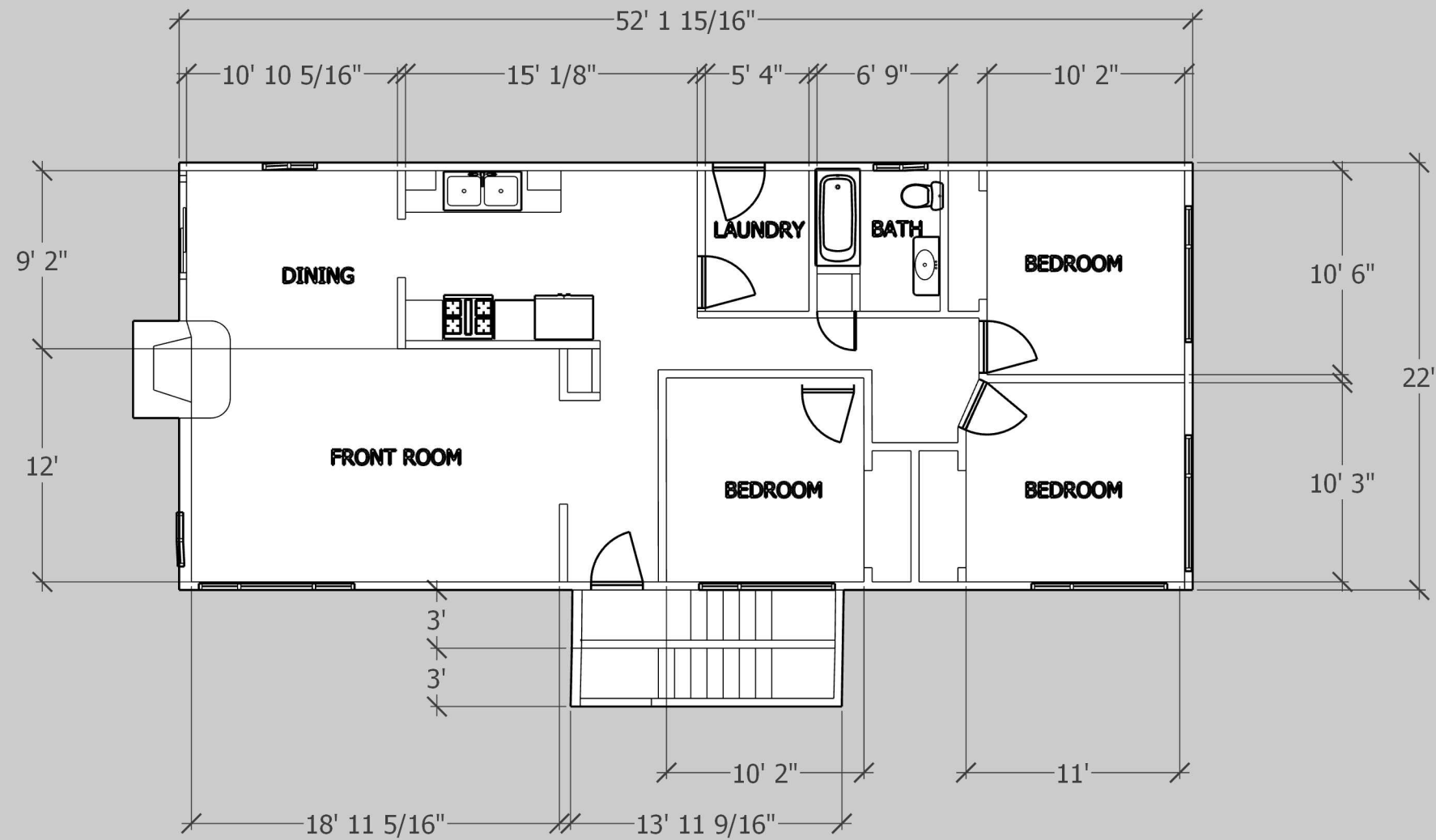
2758 Del Monte AV El Cerrito CA

CA

01



A	AS BUILT FOUNDATION			REVISIONS	
	2758 Del Monte AV El Cerrito CA			REMARKS	
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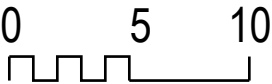
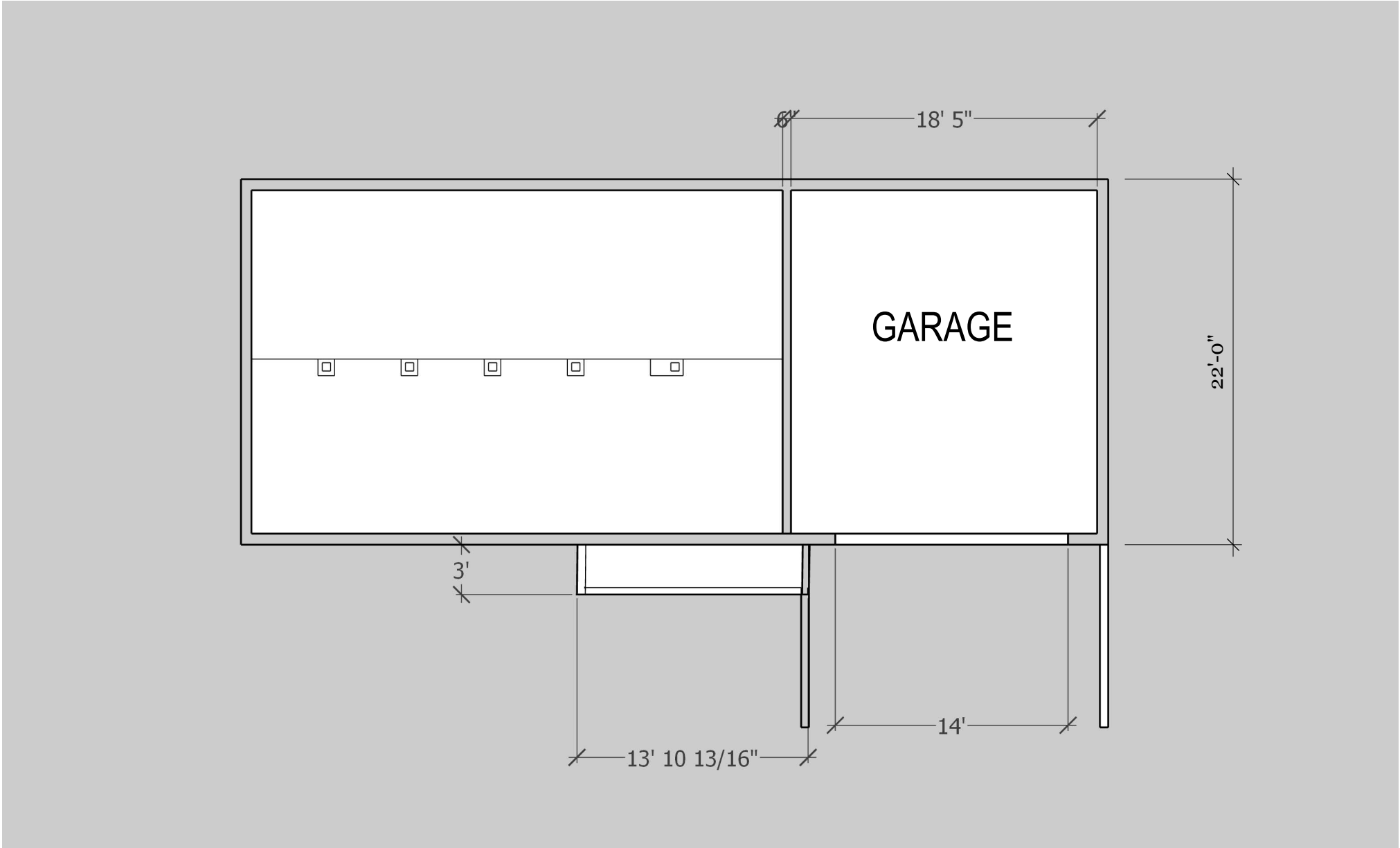


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AS BUILT MAIN FLOOR

2758 Del Monte AV El Cerrito CA

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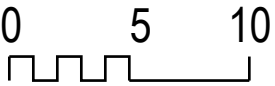
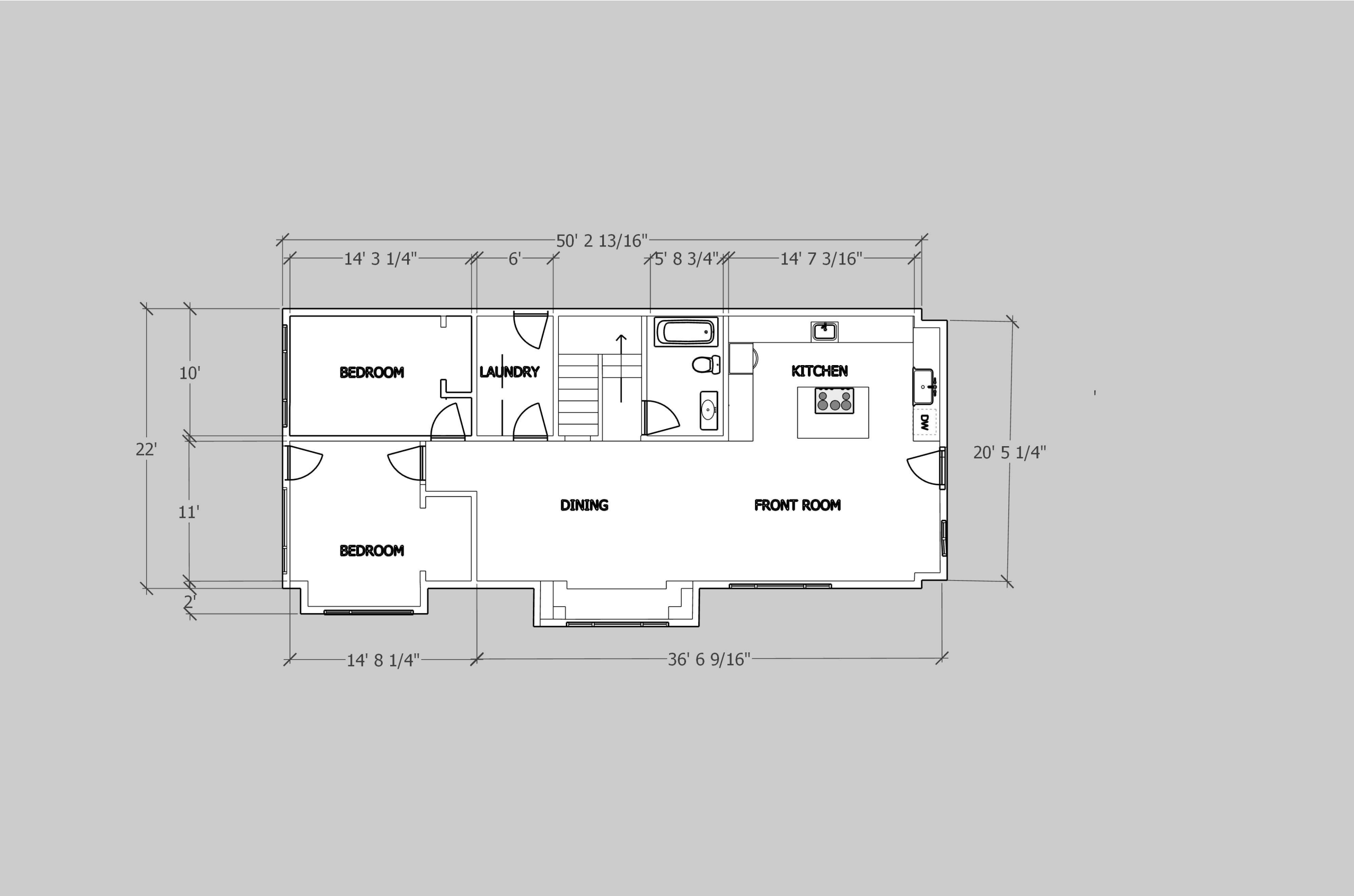
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FOUNDATION

2758 Del Monte AV El Cerrito CA

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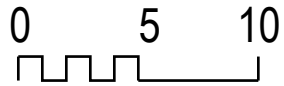
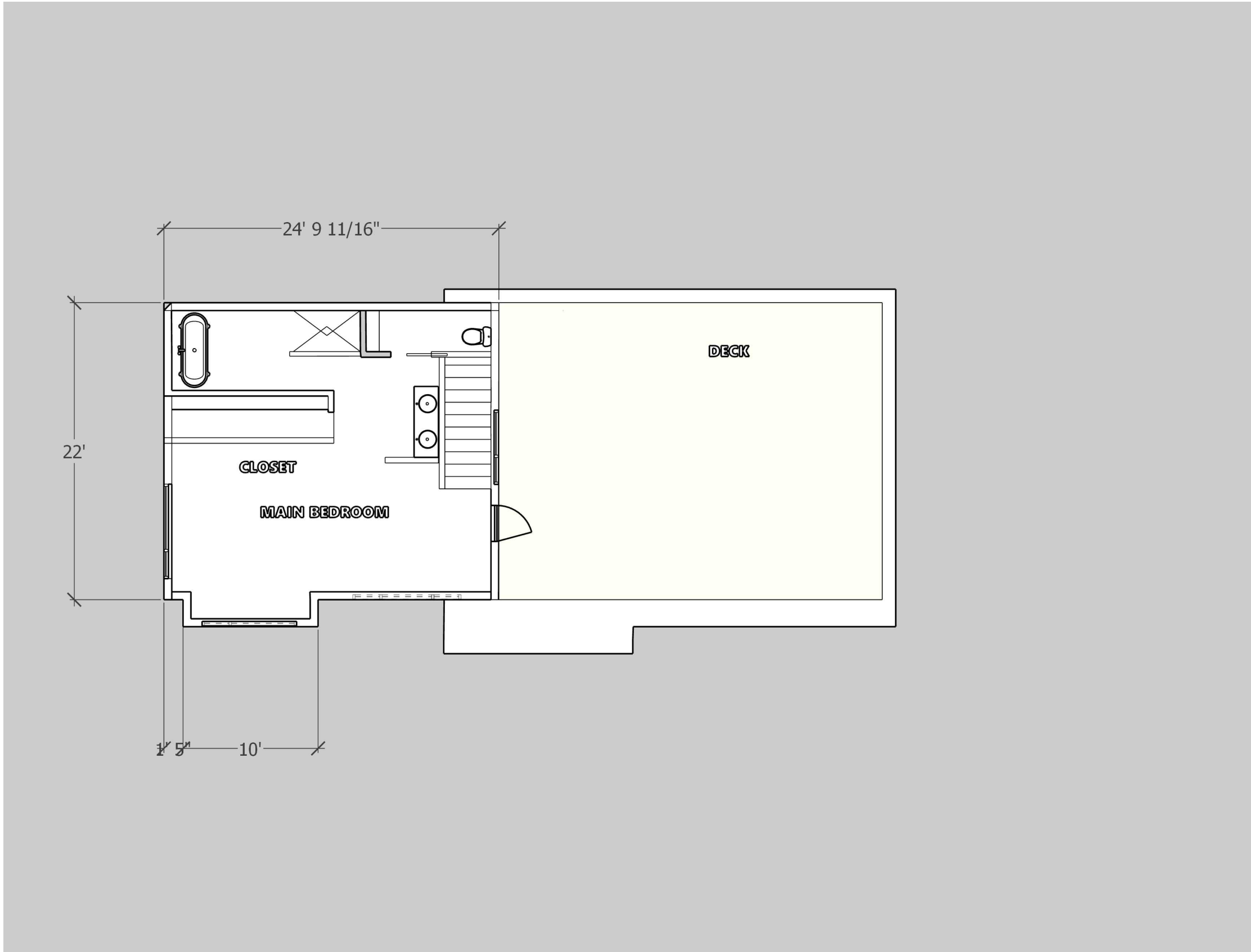
REVISIONS		REMARKS	
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Main Floor

2758 Del Monte AV El Cerrito CA

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06



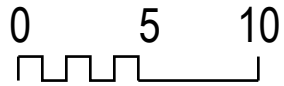
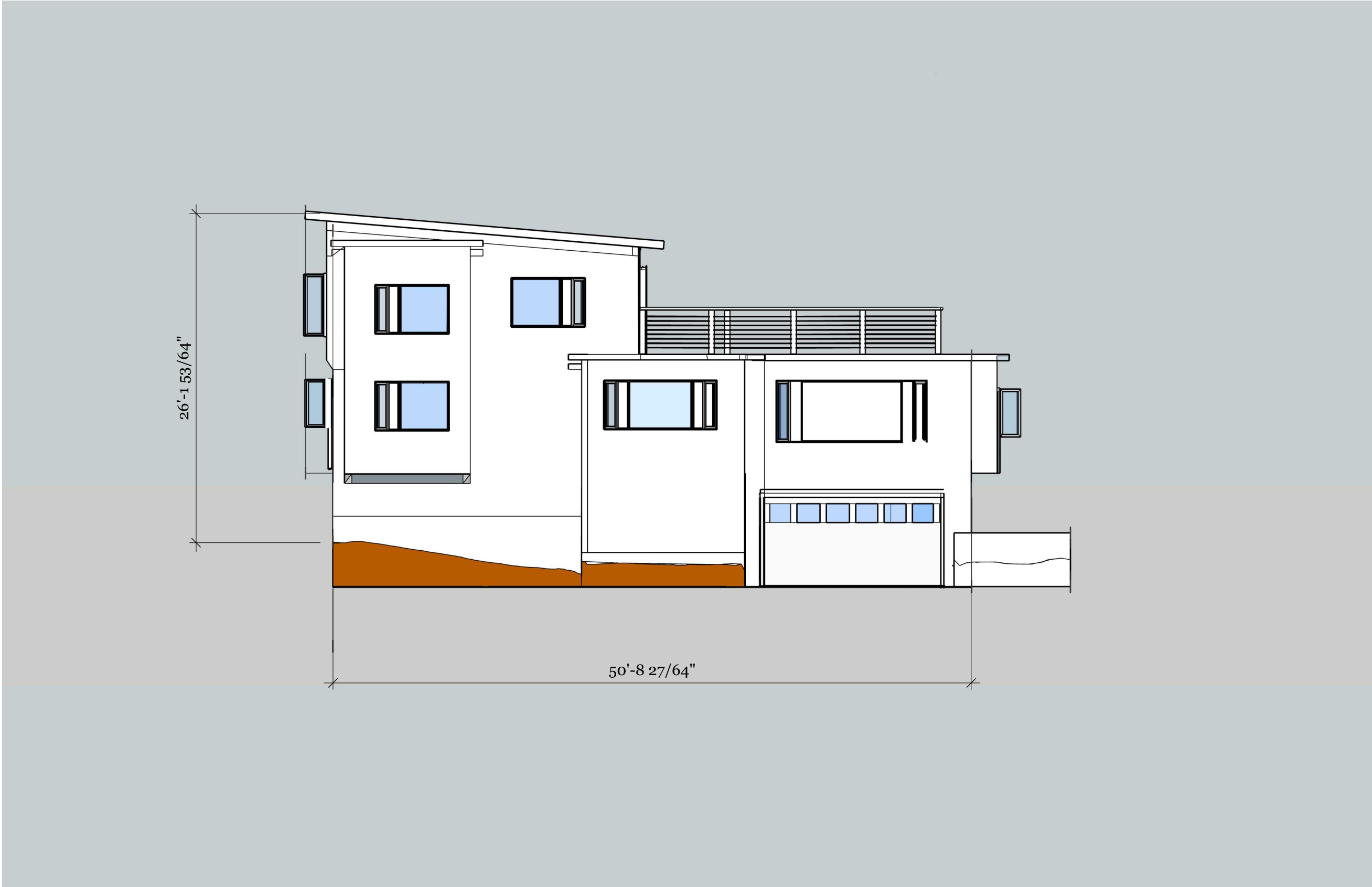
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MAIN BEDROOM

2758 Del Monte AV El Cerrito CA

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07



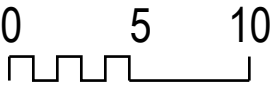
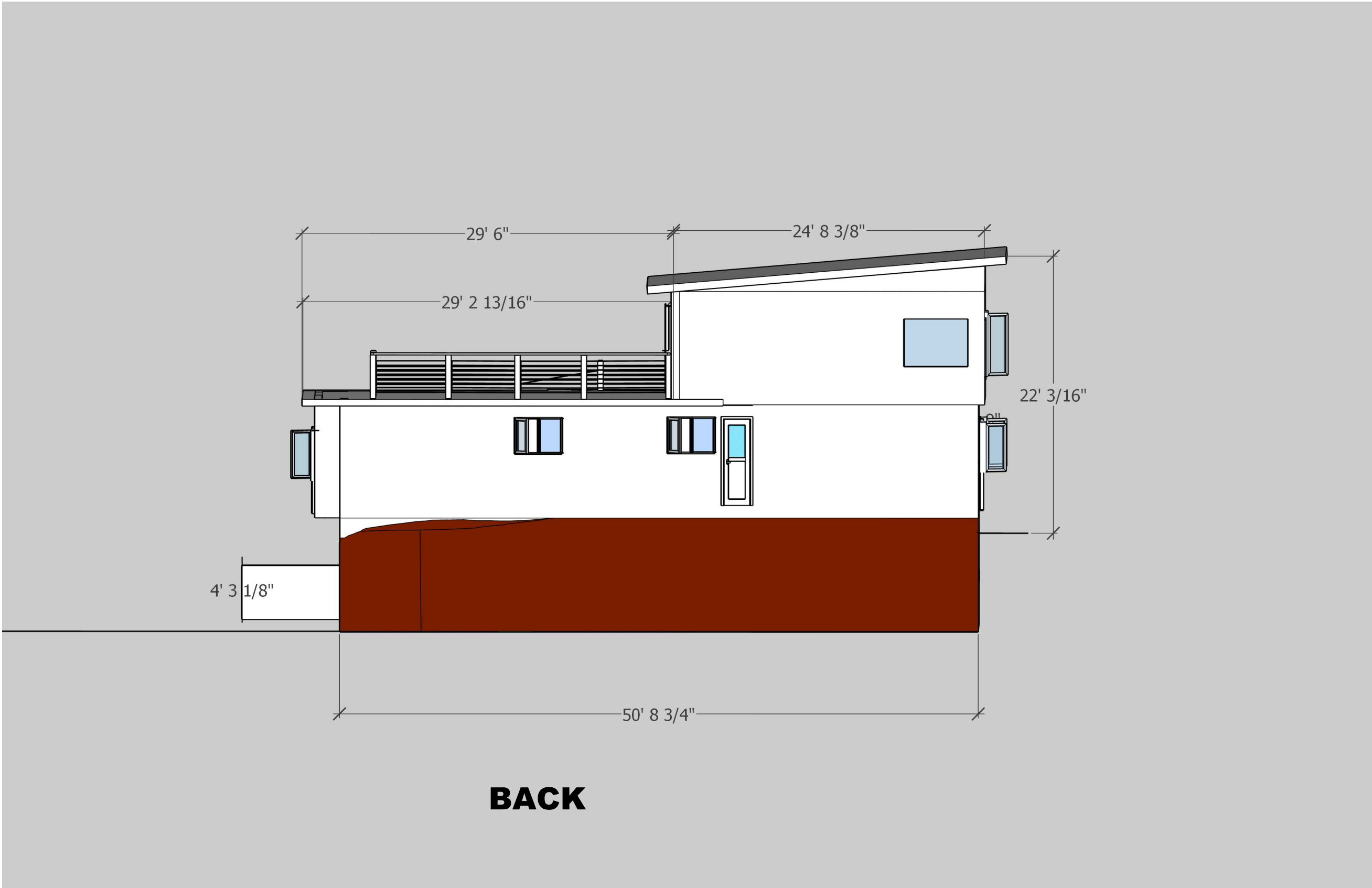
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FRONT ELEVATION

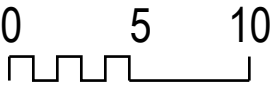
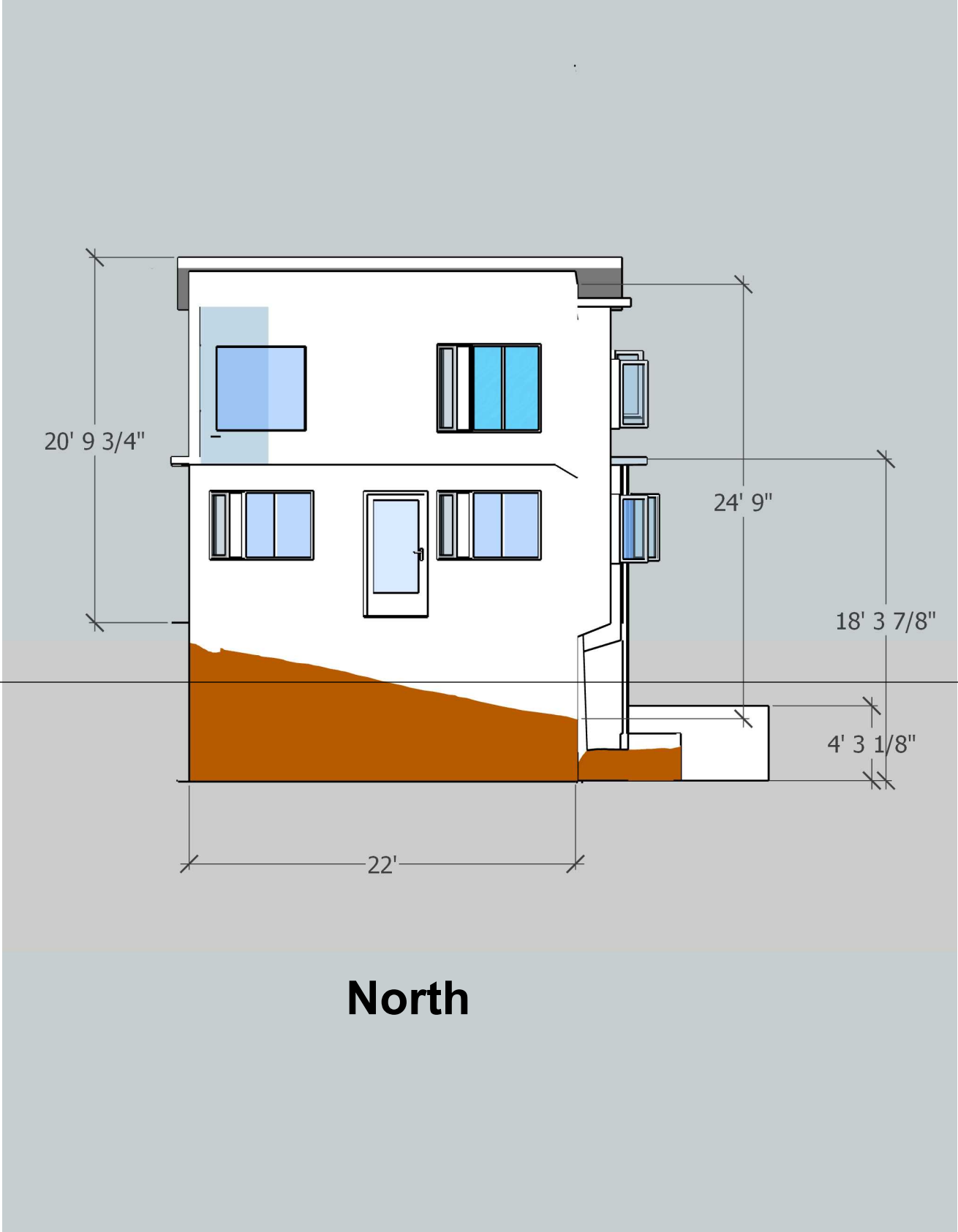
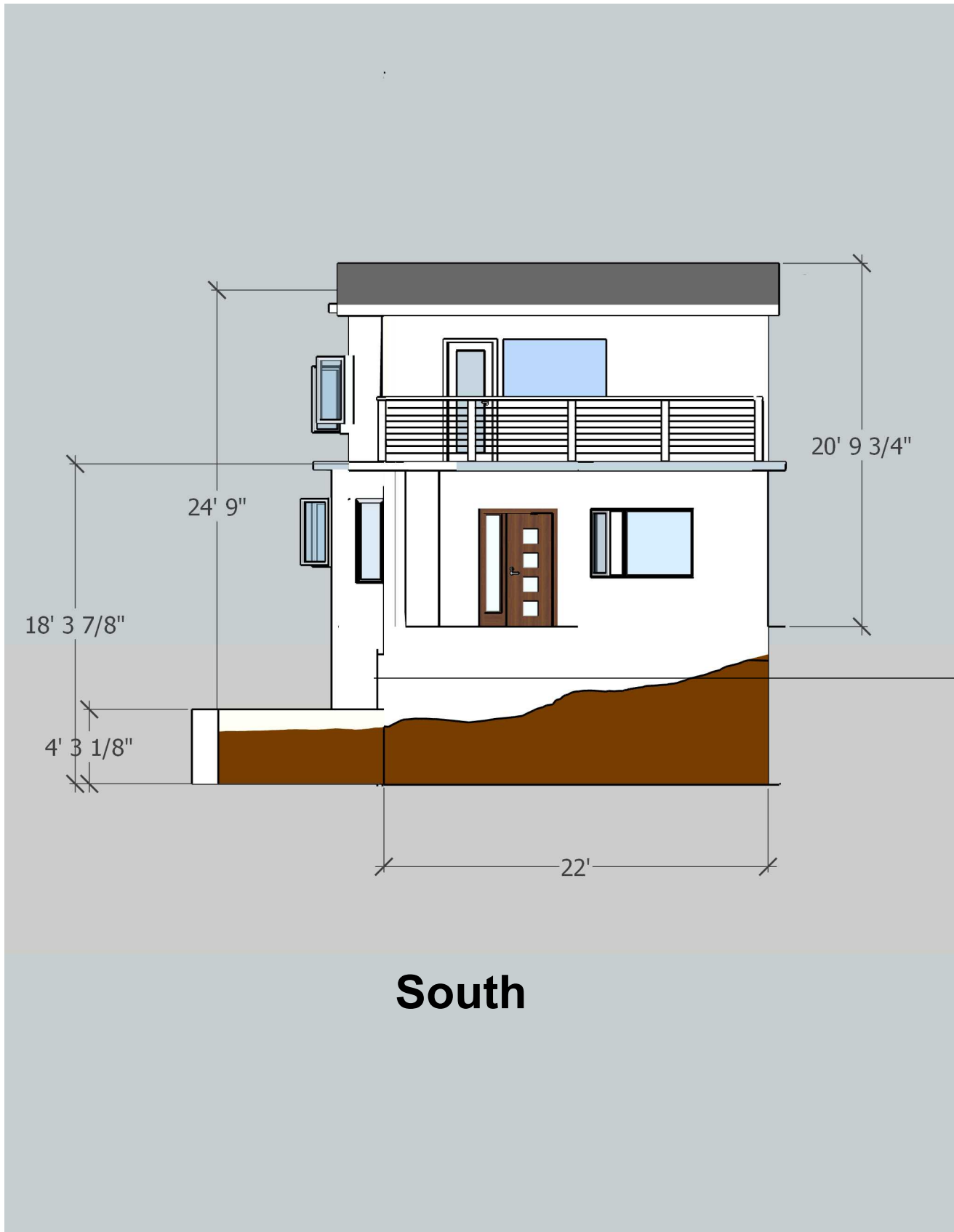
2758 Del Monte AV El Cerrito CA

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REVISIONS		2758 Del Monte AV El Cerrito CA
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BACK		
A	09	



REVISIONS		REMARKS
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N S ELEVATIONS		
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