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Lafayette
Civic News

Public Meetings

City Council

Monday, Feb. 11, 7 p.m.
Lafayette Library & Learning Center,
Community Hall, 3491 Mt. Diablo Blvd.

Planning Commission

Monday, Feb. 4, 7 p.m.
Lafayette Library & Learning Center,
Community Hall, 3491 Mt. Diablo Blvd.

Design Review

Monday, Feb. 11, 7 p.m.
Lafayette Library & Learning Center,
Arts & Science Discovery Center,
3491 Mt. Diablo Blvd.

School Board Meetings

Acalanes Union High School District
Wednesday, Feb. 6, 7:30 p.m.
Wednesday, Feb. 20, 7:30 p.m.
Del Valle Education Center, 1963
Tice Valley Blvd., Walnut Creek.
www.acalanes.k12.ca.us

Lafayette School District

Wednesday, Feb. 13, 7 p.m.
Regular Board Meeting
Stanley Library
3477 School St., Lafayette
www.lafsd.k12.ca.us

Check online for agendas, meeting notes and announcements

City of Lafayette:

www.ci.lafayette.ca.us
Phone: (925) 284-1968

Chamber of Commerce:

www.lafayettechamber.org



Land Swap for New EBMUD Pumping Plant

By Cathy Tyson



Proposed pumping plant at the corner of Mt. Diablo Blvd. and Mt. Diablo Court

Image provided

The vintage Diablo Vista pumping plant dating from 1954 that serves almost all of Lafayette, pumping approximately 12 million gallons of water per day, is rapidly nearing the end of its lifespan. EBMUD and the City of Lafayette have been working on plans to do a land swap that trades the parcel with the existing aging plant—which, when demolished can eventually become a city-owned parking lot—for a larger vacant parcel on which a new plant can be built. The wrinkle in this equation is the parcels aren't of equal value, although both parties,

wanted to make it an even exchange. The swap is a good deal for both parties. The vacant city-owned right-of-way parcel in front of Blodgett's at the corner of Mt. Diablo Boulevard and Mt. Diablo Court makes sense for a new plant: it's near existing underground pipes and is easily accessible for construction. The unremarkable shed-like old pumping plant lot, next to the Ace Hardware store also on Mt. Diablo Boulevard is strategically located to help relieve congested parking in the area.

The city and EBMUD had both parcels professionally appraised and agree with their current valuations: the larger site near Blodgett's coming in at \$394,200 while the smaller site has a fair market value of \$226,500. The goal of the land swap is a non-cash exchange, so the price difference called for other items to even out the trade. Because the parcel the city wants to buy is smaller and worth less, the city will be contracting with EBMUD for additional work, such as relocating a substantial storm drain along with over \$100,000 worth of paving, light-

ing, and landscaping. The bottom line is that both entities pay each other the same amount, making the transaction equivalent.

Design Review Commissioners recently approved plans for the new 1,935 square foot pumping plant that is set back from the corner in front of Blodgett's. Looking a bit like a nondescript garage, it was a challenge to find a balance that seems slightly residential but also utilitarian on a lot with a cemetery next door. A sidewalk will be installed, along with landscaping, a meandering path, an architectural fence, louvers on the windows and gated access for service vehicles.

At the Jan. 14 city council meeting where the land swap agreement was finalized, the biggest concerns were about the construction phase, with both Larry Blodgett and the owner of Minute Man press worried about access for their customers, along with carpet and paper deliveries during the project. They were assured that there will be a lane available in either direction on Mt. Diablo Boulevard during the entire process, and work hours will run from 8 a.m. to 8 p.m. to expedite the job.

Proposed Subdivision in Happy Valley

By Cathy Tyson

A rare vacant parcel in Happy Valley is in the preliminary stages of being subdivided into five lots for generous single-family homes while retaining the existing open hillside easement. On the very edge of Lafayette city limits, bordering Orinda, is the 19.2 acre parcel on Happy Valley Road near Sundown Terrace owned by Robin and Chris Leamy.

Back in 2008 there was a settlement agreement entered into that divided the property into three lots, aptly named A, B and C. The Leamys are asking for approval of a subdivision on the 13.7-acre lot B.

The Design Review Commission took a look at the proposed subdivi-

sion earlier this month, and made a motion to recommend approval, however it was concerned about a few issues including tree removal, privacy from the existing neighbors and more.

While it looks like the subdivision will be approved, a final decision is expected at the Feb. 19 Planning Commission meeting; all of the proposed homes will need to go through the Design Review process. In the preliminary conceptual version prepared to make a determination for the subdivision, Alan Page of the Talon Design Group prepared rough footprints to give an idea of the proposed homes. He used a range of home sizes from 4,000 to 6,000 square feet with traditional architecture. Page has in

mind homes similar to the style that he designed for Branagh Development at Hidden Oaks.

Currently there are story poles with orange webbing on the site. Attorney David Bowie came before the Planning Commission Jan. 22 to re-

view the history of the proposed subdivision that dates back to the 1970s starting with a scenic conservation easement along with access improvements a decade later. He joked that his now silver hair was brown when this process started.

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Police Report

Jan. 6 to 19, 2013

Alcohol:

1/7 drunk in public 3500 block Mt Diablo Bl
1/9 DUI 100 block Fiesta Ln
1/13 DUI Deer Hill @ Pleasant Hill Rd

Animal:

1/18 cruelty 100 block Lafayette Cir

Accident:

1/7 hit & run 1200 block El Curtola
1/8 fire & amb 3600 block Mt Diablo Bl
1/9 fire & amb 900 block Dewing
1/10 prop damage Pleasant Hill Rd @ Rancho View Dr
prop damage 3300 block Deer Hill Rd
hit & run 3400 block Mt Diablo Bl
1/11 hit & run 3600 block Mt Diablo Bl
hit & run Brook St @ Moraga Rd
prop damage Beechwood Dr @ Reliez Station Rd
hit & run Brook St @ Moraga Rd
1/12 hit & run Hwy 24 @ Central Lafayette exit
1/13 reckless driv HW 24 @ Pleasant Hill Rd
1/14 prop damage Pleasant Hill @ Reliez Valley Rd
1/15 hit & run 1st St @ Moraga Bl
reckless driv Happy Valley Rd @ Rose Ln
reckless driv Hw 24 @ Oak Hill
1/16 hit & run 3300 block Deer Hill Rd

reckless driv Reliez Valley Rd @ Withers Av
1/17 hit & run 3500 block Mt Diablo Bl
prop damage Happy Valley Rd @ Mt Diablo Bl
minor injuries Florence Dr @ St Mary's Rd
1/18 reckless driv Deer Hill @ Pleasant Hill Rd
Assault:
1/11 battery Moraga Rd @ Mt Diablo Bl
1/13 false imprisonment undisclosed location
Burglary/Theft/Robbery/Forgery:
1/6 auto burglary El Nido Ranch @ Upper Happy Valley
auto burglary 1000 block Upper Happy Valley Rd
petty theft 3500 block Mt Diablo Bl
1/7 grand theft 3300 block Mt Diablo Bl
residential 800 block Acalanes Rd
petty theft 800 block Avalon Av
1/8 stolen veh 3200 block Mt Diablo Bl
1/9 identity 3600 block Mt Diablo Bl
1/10 commercial 3600 block Mt Diablo Bl
forgery 3500 block Mt Diablo Bl
petty theft 100 block Lafayette Cr
petty theft 3500 block Mt Diablo Bl
1/11 auto burglary 3200 block Mt Diablo Bl
auto burglary 3200 block Mt Diablo Bl
identity 3600 block Crescent Dr
1/12 prowler 3200 block Burton Ct
1/13 identity 3600 block Mt Diablo Bl
1/14 auto 900 block Moraga Rd
auto 900 block Moraga Rd
1/15 fraud 3500 block Mt Diablo Bl
petty theft 1100 block Martino Rd

shoplifting 3600 block Mt Diablo Bl
forgery 3300 block Reliez Highland Rd
1/16 forgery 1700 block Springbrook Rd
burglary 100 block Via Magdalena
1/17 auto burglary 3600 block Mt Diablo Bl
prowler 200 block Happy Hollow Ct
identity 3600 block Mt Diablo Bl
1/18 forgery 1000 block Dyer Dr
petty theft 3300 block Carlyle Ter
Disturbance:
1/6 fight 100 block Lafayette Cr
reckless driving Moraga Rd @ Mt Diablo Bl
1/8 public nuisance Lucas Dr @ Michael Ln
harassment 1000 block Oak Hill Rd
threats 500 block Silverado Dr
juvenile 1100 block Pleasant Hill Cr
harassment 3700 block Mt Diablo Bl
1/11 threats 3500 block Moraga Bl
1/14 harassment 3500 block Mt Diablo Bl
1/15 harassment 3500 block Mt Diablo Bl
1/18 threats 3000 block Camino Diablo
Missing:
1/15 missing adult 900 block Dewing Ave
1/18 missing juvenile 900 block Moraga Rd
Vandalism:
1/6 3500 block Golden Gate Way
1/7 3100 block Sandalwood Ct
1/14 3500 block Mt Diablo Bl
3500 block Mt Diablo Bl

Traffic Stops over the two week period: 147