



See public meetings schedule on this pages and 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

3838 Happy Valley Road, Lafayette



3838HappyValleyRoad.com \$3,250,000
 4BR + Bonus | 2.5BA | 3926 Sq. Ft. Main House
 .42± Acre Lot in Gated Enclave

25 Van Ripper Lane, Orinda



25VanRipperLane.com \$2,795,000
 4BR | 4.5BA | 3600± Sq. Ft. Main House +
 538± Sq. Ft. Guest House with Kitchen | .62± Acre Lot



DANA GREEN

COMPASS

Lamorinda's #1 Realtor Since 2010
 925.339.1918 | DanaGreenTeam.com | DRE 01482454

Traffic concerns at heart of residents' objections to 315-unit development



Proposed Deer Hill Rd./Pleasant Hill Rd. intersection

By Pippa Fisher

The Planning Commission held a joint meeting with the Transportation and Circulation Commission on Jan. 21 as a first look at the results of the traffic impact study report for the proposed Terraces development on Deer Hill Road.

No decision was reached at this meeting but the commissions had a chance to hear not only from traffic consultants TJKM as they presented their report, but also from members of the public who were overwhelmingly critical of the report's findings.

The Terraces, which would sit on a 22-acre parcel on Deer Hill Road, was first proposed in March 2011 but its application was suspended in 2014 in favor of alternative plans for a scaled back development of 44 single-family

homes, and amenities including a dog park, playground, playing fields and a car park. Local preservationist group

Save Lafayette sued the city, resulting in a referendum on the future of the revised project. With the defeat of Measure L in 2018, the developer O'Brien Homes resumed the original application for the 315-unit apartment project under the process agreement.

Planning Director Greg Wolff introduced Renee Powell and Chris Kinzel of TJKM, explaining that the company prepared both the initial 2012 study for the apartments and also the 2015 study for the Homes.

Powell presented the company's key findings and mitigations for traffic along

the Deer Hill/Pleasant Hill Road corridor. She said they looked at changes added since 2011, including plans regarding access to the development and driveways to improve sight lines, improved frontage with a bus dugout, sidewalks, and plans for an additional southbound "trap" lane that would begin north of the Deer Hill Road intersection – a lane dedicated to feed traffic onto the westbound entrance ramp for Highway 24. Powell said they looked at passenger loading and parking especially around the high school and at emergency vehicle response times on Pleasant Hill.

Powell addressed traffic mitigation on Deer Hill Road at Brown Avenue with signalization, and mitigation for emergency vehicle response times along Pleasant Hill Road by adding emergency vehicle signal preemption. She explained a construction management plan would address timing of construction work, and a BART shuttle would be added to address the impact on parking at the BART station.

"The bottom line of our findings is that there were no new significant traffic impacts," said Powell.

... continued on Page A8



City Council
 Monday, Feb. 10, 7 p.m.
 Lafayette Library & Learning Center, Community Hall, 3491 Mt. Diablo Blvd.

Planning Commission Meeting
 Tuesday, Feb. 18, 7 p.m.
 Lafayette Library & Learning Center, Community Hall, 3491 Mt. Diablo Blvd.

Design Review
 Monday, Feb. 10, 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. 5, 7 p.m.
 AUHSD Board Room
 1212 Pleasant Hill Road, Laf.
 www.acalanes.k12.ca.us

Lafayette School District
 Wednesday, Feb. 12, 7 p.m.
 Regular Board Meeting
 Stanley M.S. Library
 3477 School St., Lafayette
 www.lafsd.k12.ca.us




OUR LAMORINDA LISTINGS

Coming Soon



27 Overhill Road, Orinda
 Call For Price | 2 Beds, 2 Baths | 1821 SqFt
 Compass Concierge Improvements

Coming Soon



62 Heather Lane, Orinda
 5 Beds, 3.5 Baths | 3357 SqFt
 Call For Price

Coming Soon



127 Scenic Drive, Orinda
 4 Beds, 2.5 Baths | 2969 SqFt
 Call For Price

Coming Soon



MORAGA COUNTRY CLUB

We Have the Inside Track on MCC Listings!

Available



1003 Woodbury Road Unit 208, Lafayette
 2 Beds, 2 Baths | 1110 SqFt
 Offered at \$995,000

Pending



164 Haslemere Court, Lafayette
 3 Beds, 3 Baths | 1638 SqFt
 Offered at \$829,000

Pending



3276 Sweet Drive, Lafayette
 5 Beds, 3 Baths | 3371 SqFt
 Off-Market Sale

Sold



655 Los Palos Drive, Lafayette
 4 Beds, 3 Baths | 2904 SqFt
 Sold for \$2,440,000



Kurt Piper
 Realtor® | Broker Associate
 925 818 8000
 Kurt@KurtPiperGroup.com
 kurtpipergroup.com
 DRE 01130308



Barb Brawner JD
 Realtor
 925.212.7672
 Barb@BarbBrawner.com
 DRE 01922264



Kim Siegel
 Realtor
 925.297.9262
 Kim@KimSiegel.com
 DRE 02085951

Compass is a real estate broker licensed by the State of California and abides by Equal Housing Opportunity laws, License Number 01866711. All material presented herein is intended for informational purposes only and is compiled from sources deemed reliable but has not been verified. Changes in price, condition, sale or withdrawal may be made without notice. No statement is made as to accuracy of any description. All measurements and square footage are approximate.

Pending With Multiple Offers!

Carefree Luxury Living in Downtown Lafayette
1010 Woodbury Road, Unit 202




Fabulous Location Closest to Town
 Totally Private - Lives Like a Single Family Residence
 Beautiful Lawn, Garden, Oak Tree & Mt Diablo Views
 Secure Access Elevator & Building, Private Entry
 Private Two-Car Garage with Bonus Workspace
 Offered at \$2,300,000

Our experience, support, marketing backgrounds, hands on nature, proven results and love of what we do lead us to wholly support our clients.



We support Measure L.



Patricia & Ashley Battersby
 Brokers/Partners
 (925) 330-6663 & (925) 323-9955
 DRE# 00854469 & 01407784
 www.ashleybattersby.com
 @ashleybattersbyhome

Love Where You Live!

