



Council Chamber
100 Civic Center Plaza
Dublin, CA 94568

Regular Meeting of the **DUBLIN PLANNING COMMISSION**

Tuesday, August 25, 2026

Location: Peter W. Snyder
City Council Chamber
100 Civic Plaza
Dublin, CA 94568

REGULAR MEETING 7:00 PM

Additional Meeting Procedures

Regular Planning Commission Meetings will be livestreamed on the City's website beginning at 7:00 p.m. at www.dublin.ca.gov/planningmeetings.

For the convenience of the City and as a courtesy to the public, members of the public who wish to offer comments electronically have the option of giving public comment via Zoom, subject to the following procedures:

- ☐ Fill out an online speaker slip available at <https://dublin.ca.gov/83/Planning-Commission>. The speaker slip will be made available at 10:00 a.m. on the morning of the meeting. Upon submission, you will receive the Zoom link information. Speakers slips will be accepted until the public comment period ends, or until the public comment period on non-agenda items is closed.
- ☐ Once connected to the Zoom platform using the Zoom link information provided, the public speaker will be added to the Zoom webinar as an attendee and muted. The speaker will be able to observe the meeting from the Zoom platform.
- ☐ When the agenda item upon which the individual would like to comment is addressed, the recording secretary will announce the speaker in the meeting when it is their time to give public comment. The speaker will then be unmuted to give public comment via Zoom.
- ☐ Technical difficulties may occur that make the option unavailable, and, in such event, the meeting will continue despite the inability to provide the option.

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **PRESENTATIONS** - None

4. **PUBLIC COMMENT**

At this time, the public is permitted to address the Planning Commission on non-agendized items. Please step to the podium and clearly state your name for the record. COMMENTS SHOULD NOT EXCEED THREE (3) MINUTES. In accordance with State Law, no action or discussion may take place on any item not appearing on the posted agenda. The Planning Commission may respond to statements made or questions asked, or may request Staff to report back at a future meeting concerning the matter. Any member of the public may contact the Planning Division related to the proper procedure to place an item on a future Planning Commission agenda. The exceptions under which the Planning Commission MAY discuss and/or take action on items not appearing on the agenda are contained in Government Code Section 54954.2(b)(1)(2)(3).

5. **CONSENT CALENDAR**

Consent Calendar items are typically non-controversial in nature and are considered for approval by the Planning Commission with one single action. Members of the audience, Staff or the Planning Commission who would like an item removed from the Consent Calendar for purposes of public input may request the Chair to remove the item.

5.1 **Approval of June 23, 2026, Planning Commission Meeting Minutes**

Draft Minutes of the June 23, 2026, Planning Commission Meeting.

STAFF RECOMMENDATION:

Approve the Minutes of the June 23, 2026, Planning Commission Meeting.

[Staff Report](#)

[Attachment 1 - Draft Minutes of June 23, 2026 Planning Commission Meeting](#)

6. **PUBLIC HEARING**

6.1 **Enlight Academy Conditional Use Permit Amendment (PLPA-004440-2026)**

The Applicant, Enlight Academy, requests approval of an amendment to a previously approved Conditional Use Permit to increase enrollment at its private K-6 school from 20 students to 34 students. The school operates at the Nielsen Elementary School site located at 7500 Amarillo Road. The Planning Commission will also consider a categorical exemption from the requirements of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301 (Existing Facilities).

STAFF RECOMMENDATION:

Conduct the public hearing, deliberate and adopt the **Resolution** approving a Conditional Use Permit Amendment to increase enrollment at a private K-6 school from 20 students to 34 students.

[Staff Report](#)

7. **UNFINISHED BUSINESS** - None

8. **NEW BUSINESS** - None

9. **STAFF AND COMMISSIONER REPORTS**

Brief informational only reports from Planning Commissioners and/or Staff, including reports from Planning Commissioners related to meetings attended at City expense (AB1234).

10. **ADJOURNMENT**

This AGENDA is posted in accordance with Government Code Section 54954.2(a)

If requested, pursuant to Government Code Section 54953.2, this agenda shall be made available

in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans with Disabilities Act of 1990 (42 U.S.C. Section 12132) (ADA, and the federal rules and regulations adopted in implementation thereof. To make a request for disability-related modification or accommodation, please contact the City Clerk's Office (925) 833-6650 at least 72 hours in advance of the meeting. Upon receiving a request, the City will swiftly resolve requests for reasonable accommodation for individuals with disabilities, consistent with the federal ADA, and resolve any doubt in favor of accessibility.

Agenda materials that become available within 72 hours in advance of the meeting, and after publishing of the agenda, will be available at Civic Center, 100 Civic Plaza, and will be posted on the City's website at www.dublin.ca.gov/ccmeetings.

Mission

The City of Dublin promotes and supports a high quality of life, ensures a safe, secure, and sustainable environment, fosters new opportunities, and champions a culture of equity, diversity, and inclusion.



STAFF REPORT

Planning Commission

DATE: August 25, 2026

TO: Planning Commission

SUBJECT: Approval of June 23, 2026, Planning Commission Meeting Minutes
Prepared by: Cathy Wells, Senior Office Assistant

EXECUTIVE SUMMARY:

Draft Minutes of the June 23, 2026, Planning Commission Meeting.

STAFF RECOMMENDATION:

Approve the Minutes of the June 23, 2026, Planning Commission Meeting.

DESCRIPTION:

The Planning Commission will consider approval of the minutes of the June 23, 2026, Regular Planning Commission Meeting.

ENVIRONMENTAL DETERMINATION:

None

NOTICING REQUIREMENTS/PUBLIC OUTREACH:

The Planning Commission Agenda was posted.

ATTACHMENTS:

- 1) Draft Minutes of June 23, 2026 Planning Commission Meeting



MINUTES OF THE PLANNING COMMISSION OF THE CITY OF DUBLIN

Regular Meeting: June 23, 2026

REGULAR MEETING 7:00 PM

A Regular Meeting of the Dublin Planning Commission was held on **Tuesday, June 23, 2026**, in the Peter W. Snyder Council Chamber. The meeting was called to order at 7:00 PM, by Planning Commission Vice Chair, Simuro.

1) CALL TO ORDER

Attendee Name	Status
Wahida Rashid, Planning Commission Chair	Absent
Margaret Simuro, Planning Commission Vice Chair	Present
Srinivas Badami, Planning Commissioner	Present
Guanghui Han, Planning Commissioner	Absent
Jaisena Prasath, Planning Commissioner	Present
John Wu, Alternate Planning Commissioner	Absent

2) PLEDGE OF ALLEGIANCE

3) PRESENTATIONS – None

4) PUBLIC COMMENT - None

5) CONSENT CALENDAR

5.1) Approve of the May 26, 2026, Planning Commission Meeting Minutes.

On a motion by Commissioner Badami, seconded by Commissioner Prasath and by unanimous vote, the Planning Commission adopted the Consent Calendar.

RESULT:	ADOPTED [UNANIMOUS]
MOVED BY:	Srinivas Badami, Planning Commissioner
SECOND:	Jaisena Prasath, Planning Commissioner
AYES:	Badami, Prasath, Simuro
ABSENT:	Han, Rashid

6) PUBLIC HEARING

6.1) Dublin Collision Center (PLPA-004314-2025)

Jennifer Byous, Planning Manager, gave a presentation.

Vice Chair Simuro opened the public hearing.

Upon receiving no public comments, Vice Chair Simuro closed the public hearing.

On a motion by Commissioner Badami, seconded by Commissioner Prasath a unanimous vote, the Planning Commission adopted the Resolution No. 26-06 titled, "Resolution Approving a Site Development Review Permit for the Dublin Collision Center"

RESULT:	ADOPTED [UNANIMOUS]
MOVED BY:	Srinivas Badami, Planning Commissioner
SECOND:	Jaisena Prasath, Planning Commissioner
AYES:	Badami, Prasath, Simuro
ABSENT:	Han, Rashid
ABSTAIN:	

7) UNFINISHED BUSINESS – None

8) NEW BUSINESS – None

9) OTHER BUSINESS –

The Planning Commission and Staff provided brief information-only reports.

10) ADJOURNMENT

Vice Chair Simuro adjourned the meeting at 7:14 PM.

Wahida Rashid
Planning Commission Chair

ATTEST:

Jennifer Byous
Community Development Director



STAFF REPORT

PLANNING COMMISSION

DATE: August 25, 2026

TO: Planning Commission

SUBJECT: Enlight Academy Conditional Use Permit Amendment (PLPA-004440-2026)
Prepared by: Kristie Wheeler, Special Projects Manager

EXECUTIVE SUMMARY:

The Applicant, Enlight Academy, requests approval of an amendment to a previously approved Conditional Use Permit to increase enrollment at its private K-6 school from 20 students to 34 students. The school operates at the Nielsen Elementary School site located at 7500 Amarillo Road. The Planning Commission will also consider a categorical exemption from the requirements of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301 (Existing Facilities).

STAFF RECOMMENDATION:

Conduct the public hearing, deliberate and adopt the **Resolution** approving a Conditional Use Permit Amendment to increase enrollment at a private K-6 school from 20 students to 34 students.

DESCRIPTION:

Background

The project site is the former Nielsen Elementary School located at 7500 Amarillo Road. The Dublin Unified School District (DUSD) closed the school in 2008. Prior to closure, Nielsen Elementary School served approximately 312 students.

The project site has a General Plan land use designation of Public/Semi-Public and is located within the R-1 (Single Family Residential) zoning district. It is primarily surrounded by single family homes, in addition to Mape Memorial Park to the east and John Knox Presbyterian Church to the south. The Zoning Ordinance classifies a private school at which attendance “satisfies the requirements of the Compulsory Education Law of the State” as a Community Facility. A Community Facility requires Planning Commission approval of a Conditional Use Permit to

operate in the R-1 zoning district.

On August 22, 2023, the Planning Commission approved a Conditional Use Permit to allow Enlight Academy to establish a private school serving up to 20 students (Resolution No. 23-06). In addition, on August 23, 2023, Planning staff approved a ministerial Zoning Clearance to allow Enlight Academy to operate a day care center with 15 children ages 3-6.

Proposed Project

Enlight Academy is a private school using Montessori-inspired instruction for students in grades K-6. The private school would be comprised of four instructional classrooms, one administrative office, and an outdoor play area. The applicant is requesting approval of a Conditional Use Permit Amendment to increase enrollment from 20 students to 34 students. In addition, the applicant is requesting approval of a Zoning Clearance to increase enrollment for the existing day care center from 15 children to 25 children ages 3-6. The Zoning Clearance application is being processed separately.

Analysis

Conditional Use Permit Amendment

The Conditional Use Permit process allows the City to review the operation of a proposed use to ensure that it is consistent with the intent of the Zoning Ordinance and enables the City to place

conditions of approval on a project to ensure that the operating characteristics are compatible with surrounding uses. Since the Planning Commission's approval of a Conditional Use Permit in August 2023, Enlight Academy has operated on the project site in compliance with the original conditions of approval. The proposed amendment to the Conditional Use Permit to allow an increase in enrollment from 20 students to 34 students would be subject to conditions of approval to ensure on-going compatibility with the site surroundings.

Parking

Per Dublin Municipal Code Chapter 8.76 (Off-Street Parking and Loading Regulations), a total of eight parking spaces are required on-site for an elementary school. Refer to Table 1 below for the parking requirement calculation.

Table 1: Parking Requirement

Land Use	DMC Parking Requirement	Proposed	Required Parking
Elementary School (Community Facility)	2 spaces per classroom, plus 60 lineal feet of street loading area for every 100 students*	4 classrooms	8 spaces
Total Parking Required			8 spaces
Total Parking Available On-Site			31 spaces
Surplus Parking			23 spaces

*Given that there are less than 100 students, there is no loading requirement. However, there is ample parking on-site to provide for loading and unloading.

In addition to Enlight Academy's elementary school use on the project site, they currently operate a day care center with 15 children ages 3-6. As noted above, Enlight Academy is processing a new ministerial Zoning Clearance to increase enrollment of the day care center to 25 children. The parking requirement for a day care center is one space per employee, plus one space per company vehicle, plus a loading space for every five children. This results in a parking requirement of an additional seven parking spaces or 15 spaces total for the elementary school use and day care center. With 31 existing parking spaces on-site, there would be ample parking to accommodate the 15 required spaces.

Nielsen Elementary School was designed for and enrolled over 300 students. With the proposed increase in enrollment, Enlight Academy would have significantly fewer students and less impact than Nielsen Elementary School had while operating at full capacity.

To approve a Conditional Use Permit, the Planning Commission must make the required findings specified in Dublin Municipal Code (DMC) Section 8.100.060, as provided in the draft Planning Commission Resolution (Attachment 1). The draft Resolution also includes project-specific conditions of approval.

ENVIRONMENTAL DETERMINATION:

The California Environmental Quality Act (CEQA), together with the State CEQA Guidelines and City of Dublin CEQA Guidelines and Procedures require that certain projects be reviewed for environmental impacts and when applicable, environmental documents be prepared. Staff recommends that the Planning Commission find the project is categorically exempt from the requirements of CEQA in accordance with CEQA Guidelines Section 15301 (Existing Facilities). The project consists of a Conditional Use Permit Amendment for the operation of a private school with up to 34 students.

NOTICING REQUIREMENTS/PUBLIC OUTREACH:

In accordance with State law, a public notice was mailed to all property owners and occupants within 300 feet of the project site. The public notice was also published in the *East Bay Times* and posted at several locations throughout the City. A copy of this Staff Report has been provided to the Applicant.

ATTACHMENTS:

- 1) Resolution Approving Conditional Use Permit Amendment to Increase Enrollment at Private K-6 School from 20 Students to 34 Students
- 2) Exhibit A to Attachment 1 - Project Plans

RESOLUTION NO. 26-XX

**A RESOLUTION OF THE PLANNING COMMISSION
OF THE CITY OF DUBLIN**

**APPROVING A CONDITIONAL USE PERMIT AMENDMENT TO INCREASE
ENROLLMENT AT A PRIVATE K-6 SCHOOL FROM 20 STUDENTS TO 34 STUDENTS
(APN 941-0101-003-03)
PLPA-004440-2026**

WHEREAS, on August 22, 2023, the Planning Commission approved a Conditional Use Permit to allow the Applicant, Enlight Academy, to establish a private K-5 school on a portion of the former Nielsen Elementary School site serving up to 20 students (Resolution No. 23-06); and

WHEREAS, the Applicant submitted an application for a Conditional Use Permit Amendment to increase the enrollment of the private school (now K-6) from 20 students to 34 students (the “Project”); and

WHEREAS, the Project site is located in an R-1 (Single Family Residential) zoning district; and

WHEREAS, a private school is considered a Community Facility use and is permitted in the R-1 zoning district subject to Planning Commission approval of a Conditional Use Permit; and

WHEREAS, the proposed increase in enrollment requires Planning Commission approval of a Conditional Use Permit Amendment; and

WHEREAS, the Project is located on the former Nielsen Elementary School site and would continue to operate out of existing classrooms previously used by the Dublin Unified School District; and

WHEREAS, the California Environmental Quality Act (CEQA) together with the CEQA Guidelines and Dublin’s CEQA Guidelines and Procedures require that certain projects be reviewed for environmental impacts and when applicable, environmental documents prepared; and

WHEREAS, the Project is Categorically Exempt from the requirements of CEQA per CEQA Guidelines Section 15301 (Existing Facilities), which exempts minor alterations of existing public or private structures involving negligible or no expansion of existing or former uses; and

WHEREAS, a Staff Report, dated August 25, 2026, and incorporated herein by reference, described and analyzed the Project, including the Conditional Use Permit Amendment; and

WHEREAS, the Planning Commission held a properly noticed public hearing on the Project, on August 25, 2026, at which time all interested parties had the opportunity to be heard; and

WHEREAS, the Planning Commission considered all above-referenced reports, recommendations and testimony to evaluate the Project.

NOW, THEREFORE, BE IT RESOLVED that the City of Dublin Planning Commission does hereby make the following findings and determinations regarding the Conditional Use Permit Amendment:

- A. *The proposed use and related structures are compatible with other land uses, transportation and service facilities in the vicinity in that: 1) the Project is located on a portion of a former elementary school site and utilizes existing classrooms and playground areas to provide elementary education; 2) the Project is consistent with the previous use of the site as an elementary school; and 3) the Project proposes to operate with no more than 34 students.*
- B. *It will not adversely affect the health or safety of persons residing or working in the vicinity, or be detrimental to the public health, safety and welfare in that: 1) the project site was originally designed and used as a public elementary school serving over 300 children, which exceeds the number of children proposed with this application; and 2) conditions of approval have been included to limit the hours of operation and enrollment to 34 students minimizing the potential for impacts on surrounding residential uses.*
- C. *It will not be injurious to property or improvements in the neighborhood in that: 1) the Project utilizes existing classrooms for operation of the private school; and 2) the project site provides adequate on-site parking for a private school use in accordance with Dublin Municipal Code (DMC) Chapter 8.76 (Off-Street Parking and Loading Regulations).*
- D. *There are adequate provisions for public access, water, sanitation, and public utilities and services to ensure that the proposed use and related structures would not be detrimental to the public health, safety, and welfare in that: 1) the Project is located on a fully improved site that was previously utilized as an elementary school; and 2) the project site has adequate provisions for water, sanitation, and public utilities and services.*
- E. *The subject site is physically suitable for the type, density and intensity of the use and related structures being proposed in that: the Project is consistent with the previous use of the site as an elementary school and utilizes existing classrooms and playground areas to provide education for up to 34 students, significantly fewer than when the elementary school was in operation.*

- F. *It will not be contrary to the specific intent clauses, development regulations, or performance standards established for the zoning district in which it is located in that: 1) the Project will not generate traffic congestion, nor will it overload public services or utilities; and 2) the Project will not generate excessive noise, illumination, unsightliness, odor, smoke, or other objectionable influences.*
- G. *It is consistent with the Dublin General Plan and with any applicable Specific Plans in that: 1) the Project is consistent with the Public/Semi-Public General Plan land use designation, which allows for the establishment of schools; and 2) the Project is not located within a Specific Plan area.*

BE IT FURTHER RESOLVED that this Resolution amends and restates Resolution No. 23-06 in its entirety.

BE IT FURTHER RESOLVED that the City of Dublin Planning Commission does hereby approve the Conditional Use Permit Amendment for the Project subject to the conditions of approval included below.

CONDITIONS OF APPROVAL:

Unless stated otherwise, all conditions of approval shall be complied with prior to the issuance of building permits or establishment of use and shall be subject to Planning Department review and approval. The following codes represent those departments/agencies responsible for monitoring compliance of the conditions of approval: [PL] Planning, [B] Building, [PO] Police, [PW] Public Works, [ADM] Administration/City Attorney, [FIN] Finance, [PCS] Parks and Community Services, [F] Alameda County Fire Department, [DSR] Dublin San Ramon Services District, [LDD], Livermore Dublin Disposal, [CO] Alameda County Department of Environmental Health, [Zone 7], Alameda County Flood Control and Water Conservation District, Zone 7, [LAVTA], Livermore Amador Valley Transit Authority, [CHS], California Department of Health Services.

	CONDITION TEXT	RESPON AGENCY	WHEN REQUIRED Prior to:
PLANNING – GENERAL			
1.	Approval. This Conditional Use Permit (CUP) Amendment approval allows the establishment and operation of a private school with up to 34 students in grades K-6. This approval shall be as generally depicted and indicated on the project plans prepared by Zoreh Afshar, dated May 28, 2026, attached as Exhibit A and other plans, text, and diagrams relating to the Project, and as specified in the following conditions of approval.	PL	On-going
2.	Effective Date. This CUP Amendment approval shall become effective 10 days after action by the	PL	On-going

	Planning Commission, unless otherwise appealed to the City Council.		
3.	Permit Expiration. Construction or use shall commence within one (1) year of Permit approval or the CUP Amendment shall lapse and become null and void. If there is a dispute as to whether the CUP Amendment has expired, the City may hold a noticed public hearing to determine the matter. Such a determination may be processed concurrently with revocation proceedings in appropriate circumstances. If the CUP Amendment expires, a new application must be made and processed according to the requirements of the Zoning Ordinance.	PL	One Year After Effective Date
4.	Time Extension. The Director of Community Development may, upon the Applicant's written request for an extension of approval prior to expiration, and upon the determination that any conditions of approval remain adequate to assure that applicable findings of approval will continue to be met, grant a time extension of approval for a period not to exceed 12 months. The Director of Community Development may grant a maximum of two extensions of approval, and additional extensions may be granted by the original decision maker.	PL	Prior to Expiration Date
5.	Compliance. Applicant/Property Owner shall operate this use in compliance with the conditions of approval of this CUP Amendment, the approved plans, and the regulations established in the Zoning Ordinance.	PL	On-going
6.	Modifications. Modifications or changes to this CUP Amendment approval may be considered by the Community Development Director if the modifications or changes proposed comply with Dublin Municipal Code (DMC) Section 8.100.080.	PL	On-going
7.	Revocation of Permit. The CUP Amendment approval shall be revocable for cause in accordance with DMC Section 8.96.020.I. Any violation of the terms or conditions of this permit shall be subject to citation.	PL	On-going
8.	Required Permits. Applicant/Property Owner shall obtain all permits required by other agencies including, but not limited to, the Department of State Architect, Alameda County Flood Control and Water Conservation District Zone 7, California Department	PW	Building Permit Issuance and Grading Permit Issuance

	of Fish and Wildlife, Army Corps of Engineers, Regional Water Quality Control Board and Caltrans and provide copies of the permits to the Public Works Department.		
9.	Fees. Applicant/Property Owner shall pay all applicable fees in effect at the time of building permit issuance, including, but not limited to, Planning fees, Building fees, Traffic Impact Fees, TVTC fees, Dublin San Ramon Services District fees, Public Facilities fees, Dublin Unified School District School Impact fees, Fire Facilities Impact fees, Alameda County Flood and Water Conservation District (Zone 7) Drainage and Water Connection fees; or any other fee that may be adopted and applicable.	Various	Building Permit Issuance
10.	Indemnification. Applicant shall defend, indemnify, and hold harmless the City of Dublin and its agents, officers, and employees from any claim, action, or proceeding against the City of Dublin or its agents, officers, or employees to attack, set aside, void, or annul an approval of the City of Dublin or its advisory agency, appeal board, Planning Commission, City Council, Community Development Director, Zoning Administrator, or any other department, committee, or agency of the City ; provided, however, that the Applicant's duty to so defend, indemnify, and hold harmless shall be subject to the City's promptly notifying the Applicant of any said claim, action, or proceeding and the City's full cooperation in the defense of such actions or proceedings.	ADM	On-going
11.	Clarification of Conditions. In the event that there needs to be clarification to the conditions of approval, the Director of Community Development and City Engineer have the authority to clarify the intent of these conditions of approval to the Applicant/Developer without going to a public hearing. The Director of Community Development and the City Engineer also have the authority to make minor modifications to these conditions without going to a public hearing in order for the Applicant/Property Owner to fulfill needed improvements or mitigations resulting from impacts to this Project.	PL, PW	On-going
12.	Clean-up. Applicant/Property Owner shall be responsible for clean-up and disposal of project related trash to maintain a safe, clean and litter-free site.	PL	On-going

13.	Controlling Activities. Applicant/Property Owner shall control all activities on the project site so as not to create a nuisance to the existing or surrounding businesses and residences.	PL	On-going
PLANNING – PROJECT SPECIFIC CONDITIONS			
14.	Hours of Operation. The approved hours of operation are 8:00 a.m. to 5:00 p.m., Monday through Friday. The Applicant shall be responsible for ensuring that the drop-off and pick-up of children is conducted in an orderly manner and does not negatively impact surrounding residents.	PL	On-going
15.	Outdoor Events. Events which are outside normal school activities shall be subject to the Temporary Use Permit requirements contained in DMC Section 8.108.020.	PL	On-going
16.	Noise. Outdoor play activities shall be controlled so as not to create unusual or unnecessary noise beyond that of a typical elementary school that may disturb or annoy any reasonable person of normal sensitivity living or working in the vicinity.	PL	On-going
17.	Temporary Signs. Temporary signs, including but not limited to, banner signs and balloons, shall be subject to compliance with DMC Chapter 8.84 and require a Zoning Clearance from the Planning Division prior to installation.	PL	On-going
18.	Permanent Signage. All permanent signage shall conform to DMC Chapter 8.84 at all times.	PL	On-going
19.	Business License. Applicant shall apply for a City of Dublin Business License prior to operation of use.	Various	Occupancy
FIRE PREVENTION			
20.	The private school is located on a site owned by Dublin Unified School District which falls within the jurisdiction of the Division of the State Architect (DSA). Construction on-site shall be submitted to DSA for review.	F/B	Construction and On-going
PUBLIC WORKS - ON-SITE IMPROVEMENTS			
21.	Trash Management. Applicant/Property Owner shall maintain weekly trash, recycling, and compost service at the site. The required three trash carts (landfill waste, recycling, and compost) for the Applicant's exclusive use shall be placed indoors. If the enrollment size at the academy increases beyond 59 students including day care center use, City staff may reevaluate the need for a waste enclosure, pursuant to DMC Chapter 7.98, including	PW/ESD	On-going

	but not limited to providing sewer and water hook-ups.		
22.	On-site Parking. Applicant/Property Owner shall relocate at minimum one of the three storage containers that occupy existing parking spaces in the front parking lot. The parking spaces beneath the relocated storage container shall be repainted if the striping is not clearly visible	PW	Prior to Occupancy
PUBLIC WORKS- STREET IMPROVEMENTS			
23.	Public Improvement Conformance. All public improvements shall conform to the City of Dublin Standard Plans, current practices, and design requirements and as approved by the City Engineer.	PW	On-going
PUBLIC WORKS – STORM DRAINAGE & OTHER UTILITIES			
24.	Storm Drain Inlet Markers. All public and private storm drain inlets must be marked with storm drain markers that read: “No dumping, drains to creek,” and a note shall be shown on the encroachment permit plans. The markers may be purchased from the Public Work Department.	PW	Encroachment Permit and Sitework Permit Issuance
PUBLIC WORKS – EROSION CONTROL & STORMWATER QUALITY			
25.	Trash Capture. The project must include appropriate full trash capture devices for both private and public improvements. Specific details on the trash capture devices selected are required on the construction plan set demonstrating how MRP Provision C.10 (trash capture) requirements are met. A list of approved full trash capture devices may be found at the California Stormwater Quality Association website at the following link: https://www.casqa.org/resources/trash/certified-full-capture-system-trash-treatment-control-devices	PW	Sitework Permit Issuance
26.	Urban Runoff Requirement Acknowledgement Form. Applicant/Contractor shall submit a complete Urban Runoff Acknowledgement Form to the Public Works Department prior to any construction activity. The form can be downloaded from the following link: http://dublin.ca.gov/1656/Development-Permits---Stormwater-Require .	PW	Sitework Permit Issuance
27.	Construction Phase Best Management Practices. Applicant/Contractor shall include the Construction Phase Best Management Practices handout in the plan set. The plan sheet can be downloaded from the following link: http://dublin.ca.gov/1656/Development-Permits---Stormwater-Require .	PW	Sitework Permit Issuance
DUBLIN SAN RAMON SERVICES DISTRICT			

28.	The regulations that apply to development projects are codified in the Dublin San Ramon Services District (DSRSD) Code; DSRSD “Standard Procedures, Specifications and Drawings for Design and Installation of Water and Wastewater Facilities” as amended from time to time; all applicable DSRSD Master Plans; and all DSRSD policies. Prior to issuance of any building permit, complete improvement plans shall be submitted to DSRSD that conform to the pertinent documents.	DSR	Prior to Building Permit Issuance
29.	Planning and review fees, inspection fees, and fees associated with a wastewater discharge permit shall be paid to DSRSD in accordance with the rates and schedules and at time of payment as established in the DSRSD Code. Planning and review fees are due after the 1st submittal of plans. Construction Permit and Inspection Fees are due prior to the issuance of a Construction Permit. Capacity Reserve Fees are due before the water meter can be set or the connection to the sewer system.	DSR	Prior to Building Permit Issuance
30.	Prior to issuance of any building permit by the City; or any building permit or construction permit by DSRSD, all improvement plans for DSRSD facilities shall be signed by the District Engineer. Each drawing of improvement plans for DSRSD facilities shall contain a signature block for the District Engineer indicating approval of the sanitary sewer and/or water facilities shown. Prior to approval by the District Engineer, the Applicant shall pay all required DSRSD fees and provide an engineer’s estimate of construction costs for the sewer and water systems, a faithful performance bond, and a comprehensive general liability insurance policy in the amounts and forms that are acceptable to DSRSD. The Applicant shall allow at least 15 working days for final improvement drawing review by DSRSD before signature by the District Engineer.	DSR	Prior to Building Permit Issuance
31.	This Project will be analyzed by DSRSD to determine if it represents additional water and/or sewer capacity demands on the District. Applicant will be required to pay all incremental capacity reserve fees for water and sewer services as required by the Project demands. All capacity reserve fees must be paid prior to installation of a water meter for water. If a water meter is not	DSR	Prior to Building Permit Issuance

	required, the capacity reserve fee shall be paid prior to issuance of a building permit. The District may not approve the building permit until capacity reserve fees are paid.		
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PASSED, APPROVED AND ADOPTED this 25th day of August 2026 by the following vote:

AYES:

NOES:

ABSENT:

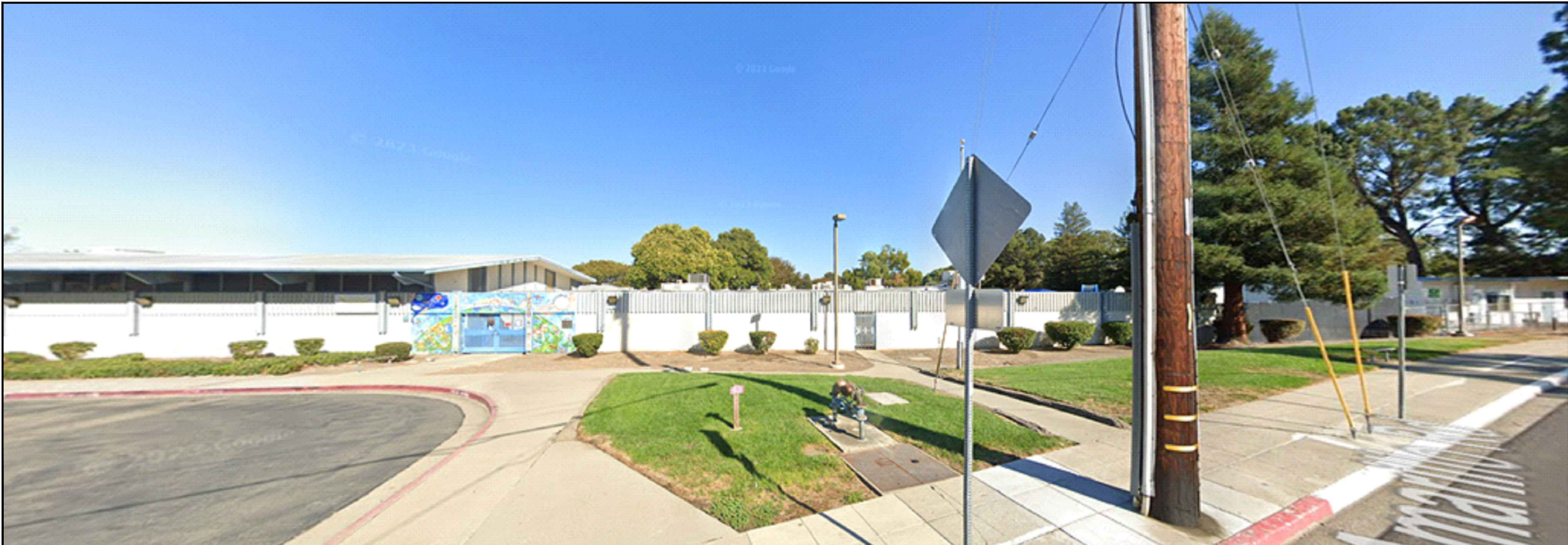
ABSTAIN:

Planning Commission Chair

ATTEST:

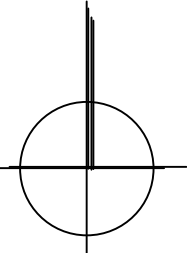
Planning Manager

SHEET INDEX	
A1	DESIGN DATA
A2	PROPOSED SITE PLAN
A2.1	300' RADIUS MAP
A3	(E) FLOOR PLAN - BUILDING "D"
A3.1	(PROPOSED) FLOOR PLAN - BUILDING "D"
A3.2	INGRESS/EGRESS PLAN
A4	ELEVATION PICTURES
D1	DOOR SCHEDULE
D2	DOORS DETAILS



2
A1

STREET VIEW /NTS



NIELSEN ELEMENTARY SCHOOL

ADDRESS: 7500 AMARILLO RD., DUBLIN, CA 94568

GOVERNING AGENCIES:
CITY OF DUBLIN
DUBLIN FIRE DEPARTMENT

County	Alameda
District	Murray Elementary
School	Nielsen Elementary / Enlight Academy
Parcel No.	941-0101-003-03
Zoning	R-1
CDS Code	01 61226 6001432
School Type	Elementary Schools (Public) (Presently Vacant)
Low Grade	PRESCHOOL
High Grade	5
Public School	Yes
Charter	No
Year Round	No

PROJECT DESCRIPTION:

INCREASE LEASED AREA BY ENLIGHT ACADEMY PRIVATE SCHOOL
1. ADD CLASSROOM 14; 2. ADD BATHROOMS; 3. MOVE OFFICE 8 TO ROOM 19
PREVIOUS LEASED ROOMS TOTAL AREA: 3,860 SQ.FT.
PROPOSED ADDITIONAL LEASED AREAS MINUS OFFICE 8: 2,485 SQ.FT.
PROPOSED TOTAL AREA: 6,345 SQ.FT.

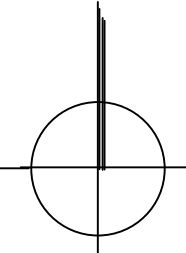
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PROJECT DATA



3
A1

AERIAL VIEW /NTS



REVISIONS

DATE:

PROJECT:
INCREASED LEASE AREA BY
ENLIGHT ACADEMY PRIVATE SCHOOL

CONTACT: MRS. ASMA JAFRI

CELL PHONE: (408) 705-0434

asmajafri14@outlook.com

NIELSEN ELEMENTARY SCHOOL
SILVERGATE TRACT
ALAMEDA COUNTY
MURRAY SCHOOL DISTRICT

7500 AMARILLO RD
DUBLIN, CA 94568

DATE: 05/28/2026

SCALE:

DRAWN BY: ZOREH AFSHAR

JOB NO. :

Signature

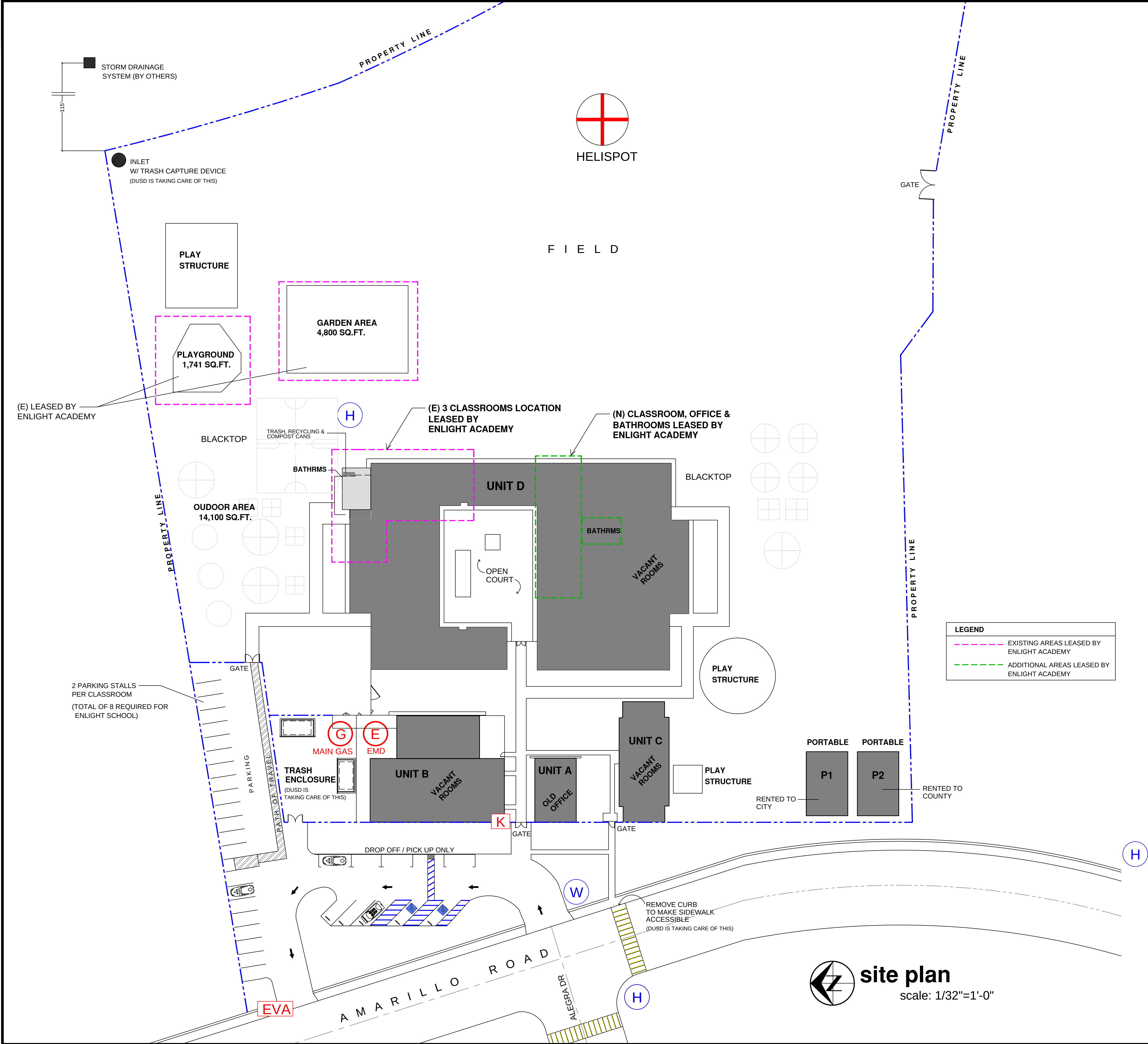
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PROJECT DATA

Apex
Concepts

11171 OAKWOOD DR., K305
LOMA LINDA, CA 92354
GABRIEL ISAIA
GC LICENSE #719518
(909) 379 3556



LEGEND

K

KNOX / MEDECO
SYSTEM (BY OTHERS)

+

HELISPOT

■

STORM DRAINAGE

●

INLET
W/ TRASH CAPTURE DEVICE

H

HYDRANT

E

ELECTRICAL MAIN
DISCONNECT

G

GAS VALVE

W

WATER SHUT-OFF
VALVE

EVA

EMERGENCY VEHICLE
ACCESS

PARKING CALCULATION:

REQUIRED PARKING SPACES			
DESCRIPTION	NO.	REQUIRED	TOTAL
CLASSROOMS	3	2 PER CLASSRM	6
EMPLOYEES	4	1 PER EMPLOYEE	4
PRESCHOOLERS	15	1 PER 5 PRESCHOOLER	3
TOTAL REQUIRED PARKINGS			13

EXISTING PARKING SPACES

DESCRIPTION	TOTAL	
REGULAR PARKING SPACES	24	
PICK UP/DROP OFF SPACES	4	
ADA PARKING SPACES	3	
TOTAL EXISTING PARKINGS	31	

PROPOSED AREA CALCULATION	
PREVIOUSLY LEASED AREA	3,860 SF
ADD CLASSROOM 14	929 SF
CONVERT READING RM (19) TO OFFICE	1,588 SF
BOYS/GIRLS/STAFF BATHROOMS	470 SF
CORRIDORS	473 SF
REMOVE OFFICE 8	-970 SF
PROPOSED TOTAL LEASED AREAS	6,345 SF

REVISIONS

DATE:

PROJECT:
INCREASED LEASE AREA BY
ENLIGHT ACADEMY PRIVATE SCHOOL

CONTACT: MRS. ASMA JAFRI

CELL PHONE: (408) 705-0434
asmajafri14@outlook.com

NIELSEN ELEMENTARY SCHOOL
SILVERGATE TRACT
ALAMEDA COUNTY
MURRAY SCHOOL DISTRICT

7500 AMARILLO RD
DUBLIN, CA 94568

DATE: 07/15/2026

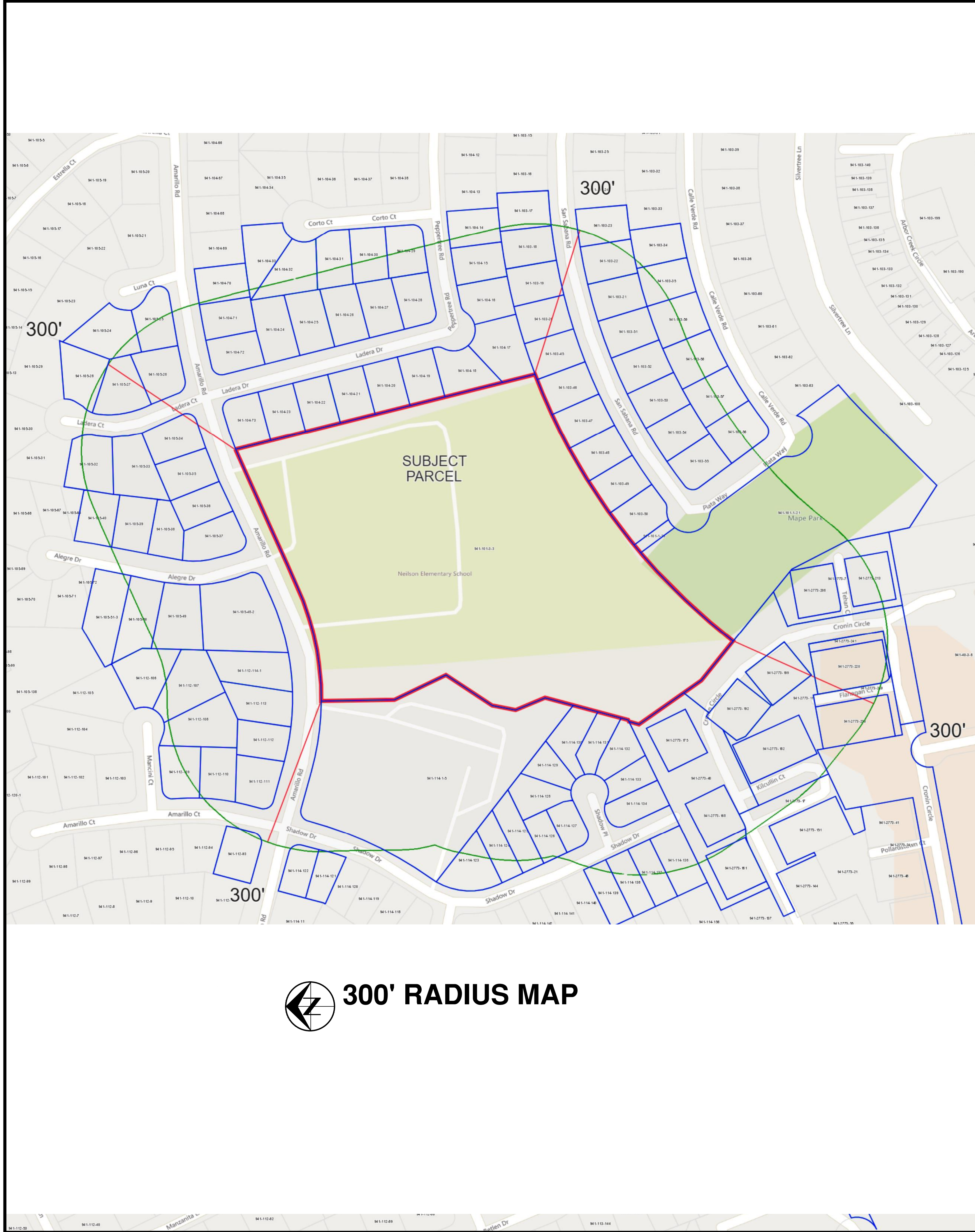
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DRAWN BY: ZOREH AFSHAR

JOB NO. :

SHEET
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FLOOR PLAN

11171 OAKWOOD DR., K305
LOMA LINDA, CA 92354
GABRIEL ISAIA
GC LICENSE #719518
(909) 379 3556



300 Ft Radius Map - 7500 Amarillo St Dublin, CA 94568						
APN	Type	Name	Address	City	State	ZIP
941-101-21, 23	OWNER	CITY OF DUBLIN	100 CIVIC PLZ	DUBLIN	CA	94568-2058
941-101-3-3	OWNER	DUBLIN UNIFIED SCHOOL DISTRICT	7471 LARKDALE AVE	DUBLIN	CA	94568-1600
941-101-3-3	BUSINESS	BUSINESS OWNER	7500 AMARILLO RD	DUBLIN	CA	94568-2224
941-103-17	OWNER	REDELL DANIEL E	7880 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-18	OWNER	FOR MARY	7514 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-19	OWNER	CONLOGUE NOELITA T	7592 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-20	OWNER	LUNA CARMEN M	7548 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-21	OWNER	LEE RICHARD KAI	7549 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-22	OWNER	GANESH SURESHKUMAR	7563 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-23	OWNER	TERESINI STEPHEN T	7575 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-34	OWNER	MOHAMMED ILYAS	1117 FLEMING AVE	SAN JOSE	CA	95127-3607
941-103-34	RESIDENT	RESIDENT	7584 CALLE VERDE RD	DUBLIN	CA	94568-2228
941-103-35	OWNER	HAMBY KEVIN	7590 CALLE VERDE RD	DUBLIN	CA	94568-2228
941-103-45	OWNER	HAYES THERESA A	6790 STERLING CREEK RD	JACKSONVILLE	OR	97530-9078
941-103-45	RESIDENT	RESIDENT	7540 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-46	OWNER	GOWEN FREDERICK W	7532 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-47	OWNER	CROWFOOT PAMELA J	6881 BRITTANY DR	DUBLIN	CA	94568-3508
941-103-47	RESIDENT	RESIDENT	7524 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-48	OWNER	PEREZ CARLOS	7518 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-49	OWNER	PHAN LINH	7508 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-50	OWNER	SIMPSON JOHN L	7530 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-51	OWNER	MONEY JOAN ELIZABETH	7541 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-52	OWNER	THORNTON ROBERT F	7533 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-53	OWNER	FINLAYSON DANIEL SCOTT	7515 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-54	OWNER	BURKE MICHAEL D	7507 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-55	OWNER	NOVAK ERIC J	7501 SAN SABANA RD	DUBLIN	CA	94568-2246
941-103-56	OWNER	BUSCHKE KARL A	7502 CALLE VERDE RD	DUBLIN	CA	94568-2228
941-103-57	OWNER	HOPKINS REBECCA R	7510 CALLE VERDE RD	DUBLIN	CA	94568-2228
941-103-58	OWNER	MORAN MAI M	7518 CALLE VERDE RD	DUBLIN	CA	94568-2228
941-103-59	OWNER	ICAY ERIC F	7526 CALLE VERDE RD	DUBLIN	CA	94568-2228
941-104-14	OWNER	SOLMAN SAMMY I	8684 WATERFORD CT	DUBLIN	CA	94568-1083
941-104-14	RESIDENT	RESIDENT	7517 PEPPERREE RD	DUBLIN	CA	94568-2227
941-104-15	OWNER	SWENSEN JOHN A	7565 PEPPERREE RD	DUBLIN	CA	94568-2241
941-104-16	OWNER	PHILIPS DARREN	7563 PEPPERREE RD	DUBLIN	CA	94568-2241
941-104-17	OWNER	BURKE JOHN T	7541 PEPPERREE RD	DUBLIN	CA	94568-2241
941-104-18	OWNER	BREWER ANTHONY	11751 LADERA DR	DUBLIN	CA	94568-2237
941-104-19	OWNER	THEIN MIN	11737 LADERA DR	DUBLIN	CA	94568-2237
941-104-20	OWNER	PELO DANIEL H	11723 LADERA DR	DUBLIN	CA	94568-2237
941-104-21	OWNER	SHANCHANA YASUO TODD	11711 LADERA DR	DUBLIN	CA	94568-2237
941-104-22	OWNER	YU IN CHANG	11697 LADERA DR	DUBLIN	CA	94568-2237
941-104-23	OWNER	VANNULE JEFFREY	11685 LADERA DR	DUBLIN	CA	94568-2237
941-104-24	OWNER	WONG KAE JEAN	11680 LADERA DR	DUBLIN	CA	94568-2238
941-104-25	OWNER	WILLS SAMUEL BROWN	11708 LADERA DR	DUBLIN	CA	94568-2238
941-104-26	OWNER	YOUNG SANG A	2332 SKYLINE AVE	MLPTAS	CA	90203-6077
941-104-27	OWNER	JORDAN JOYCE M	11780 LADERA DR	DUBLIN	CA	94568-2238
941-104-28	OWNER	CHAN PAUL R & JULIE M	7560 PEPPERREE RD	DUBLIN	CA	94568-2242
941-104-29	OWNER	JENNE KEITH	11743 CORTO CT	DUBLIN	CA	94568-2232
941-104-30	OWNER	BOLLA ALBERT J	11731 CORTO CT	DUBLIN	CA	94568-2232
941-104-31	OWNER	QUINCY G	11719 CORTO CT	DUBLIN	CA	94568-2232
941-104-32	OWNER	BILLIG G & EILEEN S TR	11707 CORTO CT	DUBLIN	CA	94568-2232
941-104-33	OWNER	JARCHOW JOHN W	11685 CORTO CT	DUBLIN	CA	94568-2232
941-104-34	OWNER	SEIDMAN MARK	11679 CORTO CT	DUBLIN	CA	94568-2232
941-104-35	OWNER	MAYS FRANKLIN D	7567 AMARILLO RD	DUBLIN	CA	94568-2223
941-104-36	OWNER	HIRANO HOWARD H	7555 AMARILLO RD	DUBLIN	CA	94568-2223

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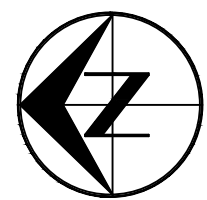
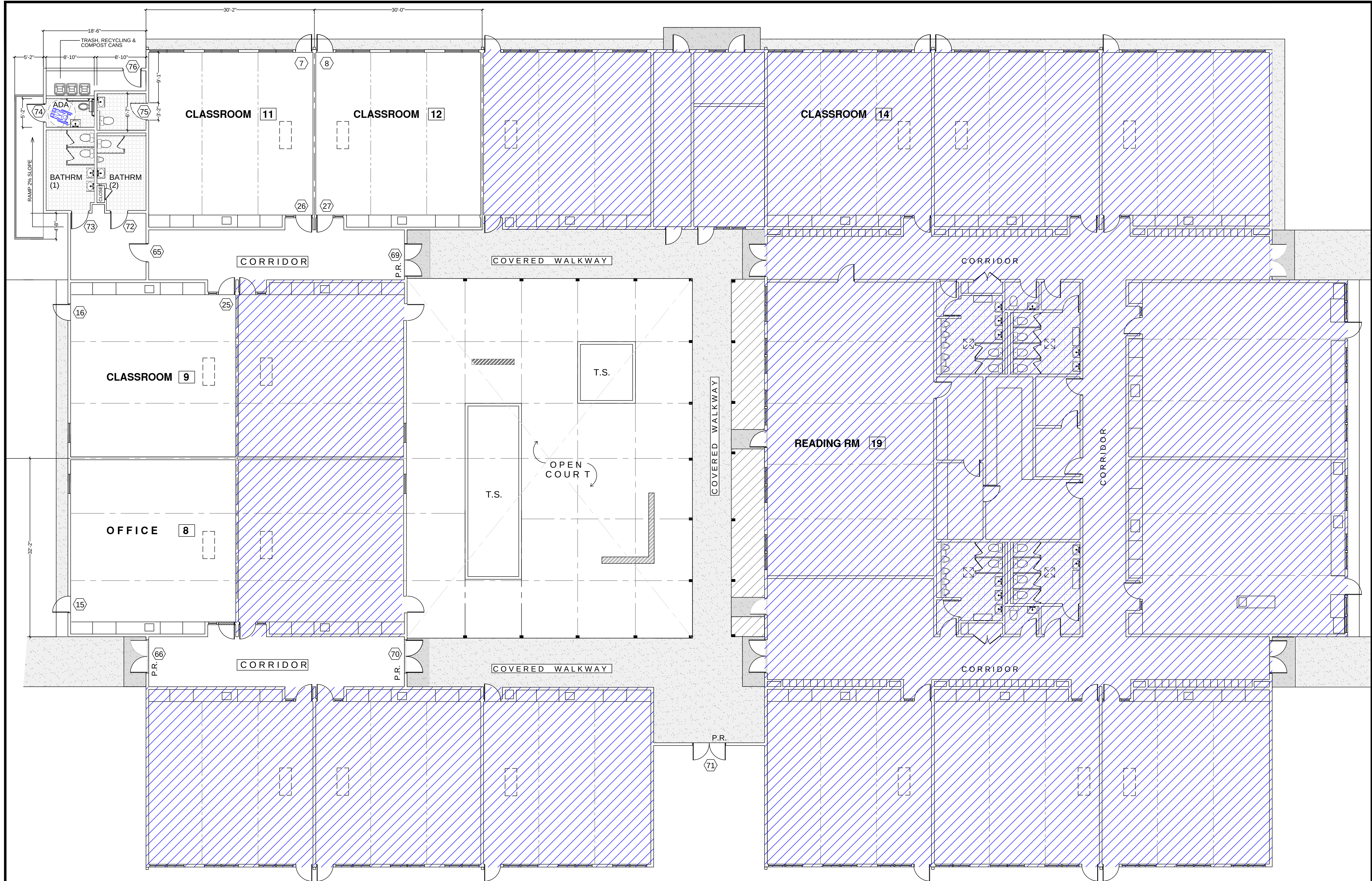
300 Ft Radius Map - 7500 Amarillo St Dublin, CA 94568						
APN	Type	Name	Address	City	State	ZIP
941-2773-11, 17, 240, 241, 7	OWNER	KILDARA OWNERS ASSOCIATION	11875 FLANAGAN CT	DUBLIN	CA	94568-2340
941-2773-161	OWNER	RUBENGT BARBARA E	7330 CROWN CIR	DUBLIN	CA	94568-2337
941-2773-162	OWNER	WHITE CHARLES D	7332 CROWN CIR	DUBLIN	CA	94568-2337
941-2773-163	OWNER	WONG KAE JEAN	7334 CROWN CIR	DUBLIN	CA	94568-2337
941-2773-164	OWNER	CASTILLOGLAZE MARIEL	7336 CROWN CIR	DUBLIN	CA	94568-2337
941-2773-165	OWNER	LOPEZ JEFFREY L	7338 CROWN CIR	DUBLIN	CA	94568-2337
941-2773-166	OWNER	TAPT DANIEL GEOFFREY	7340 CROWN CIR	DUBLIN	CA	94568-2337
941-2773-167	OWNER	WANG NAN	7342 CROWN CIR	DUBLIN	CA	94568-2340
941-2773-168	OWNER	CHE LAUREN	7344 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-170	OWNER	KIM SH HYUN	7346 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-171	OWNER	VANLON MARK V	7348 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-172	OWNER	LEE HOLMAN	7350 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-173	OWNER	PENG GAN	7352 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-174	RESIDENT	RESIDENT	11855 KILCULLIN CT	DUBLIN	CA	94568-2352
941-2773-175	OWNER	SULLIVAN ANN E	110 CEDAR HILL DR	ASSISCON NJ	08021-2217	
941-2773-176	RESIDENT	RESIDENT	7370 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-176	OWNER	PIOTTE REFUGIO	7372 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-177	OWNER	ATTIEN GREGORY	486 SILVERADO DR	LAFAYETTE	CA	94549-0724
941-2773-177	RESIDENT	RESIDENT	7374 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-178	OWNER	KUBIK PAUL R	7376 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-179	OWNER	DONALDSON SUZANNE	7378 CROWN CIR # 41	DUBLIN	CA	94568-2343
941-2773-179	RESIDENT	RESIDENT	7378 CROWN CIR	DUBLIN	CA	94568-2343
941-2773-180	OWNER	BELSH JR MICHAEL A	7380 CROWN CIR # 42	DUBLIN	CA	94568-2343
941-2773-180	RESIDENT	RESIDENT	7380 CROWN CIR	DUBLIN	CA	94568-2343
191, 198, 205, 216, 228, 229	OWNER	SHEA DICK	916 SAN RAMON VALLEY BLVD STE 205	DANVILLE	CA	94526-4051
941-2773-181	RESIDENT	RESIDENT	11833 KILCULLIN CT	DUBLIN	CA	94568-2352
941-2773-181	RESIDENT	RESIDENT	11841 KILCULLIN CT	DUBLIN	CA	94568-2352
941-2773-182	OWNER	LEW MICHAEL J	11818 KILCULLIN CT	DUBLIN	CA	94568-2351
941-2773-183	OWNER	MARAMONTE CHERYL	11812 KILCULLIN CT	DUBLIN	CA	94568-2351
941-2773-184	OWNER	LEVINE JAMES	11806 KILCULLIN CT	DUBLIN	CA	94568-2351
941-2773-185	OWNER	LEE JUDY	234 CANYON LAKES PL	SAN RAMON	CA	94582-9977
941-2773-185	RESIDENT	RESIDENT	11830 KILCULLIN CT	DUBLIN	CA	94568-2353
941-2773-186	OWNER	PEREIRA MARIA N	11824 KILCULLIN CT	DUBLIN	CA	94568-2353
941-2773-187	OWNER	DHAKAL PRABESH	11826 KILCULLIN CT	DUBLIN	CA	94568-2353
941-2773-188	OWNER	CHAU PAULINE	11842 KILCULLIN CT	DUBLIN	CA	94568-2353
941-2773-188	OWNER	JOHANNESSEN SUE	11848 KILCULLIN CT	DUBLIN	CA	94568-2353
941-2773-190	OWNER	LIU YANPEI	7668 KELLY CANYON PL	DUBLIN	CA	94568-1395
941-2773-190	RESIDENT	RESIDENT	11854 KILCULLIN CT	DUBLIN	CA	94568-2353
941-2773-192	OWNER	SERFAS BRUNO	7391 CROWN CIR	DUBLIN	CA	94568-2342
941-2773-193	OWNER	CHAPMAN EARL R	7393 CROWN CIR	DUBLIN	CA	94568-2342
941-2773-194	OWNER	HURDICK GLORIA J	11898 VALLEY VIEW CT	DUBLIN	CA	94568-3538
941-2773-194	RESIDENT	RESIDENT	7395 CROWN CIR	DUBLIN	CA	94568-2342
941-2773-195	OWNER	GANU SHOBHAN	7397 CROWN CIR	DUBLIN	CA	94568-2342
941-2773-196	OWNER	THAKURIT PL	9726 NE 1ST PL	RENTON	WA	98059-1057
941-2773-196	RESIDENT	RESIDENT	7399 CROWN CIR	DUBLIN	CA	94568-2342
941-2773-197	OWNER	SWEENEY DOUGLAS J	8754 ONYX PL	DUBLIN	CA	94568-3495
941-2773-197	RESIDENT	RESIDENT	7401 CROWN CIR	DUBLIN	CA	94568-2344
941-2773-198	RESIDENT	RESIDENT	11847 KILCULLIN CT	DUBLIN	CA	94568-2352
941-2773-198	RESIDENT	RESIDENT	11853 KILCULLIN CT	DUBLIN	CA	94568-2352
941-2773-199	OWNER	WIXSON NINA	7403 CROWN CIR	DUBLIN	CA	94568-2344
941-2773-200	OWNER	HAGERTY ALISA	7405 CROWN CIR	DUBLIN	CA	94568-2344
941-2773-201	OWNER	TAYLOR LINDA J	7407 CROWN CIR	DUBLIN	CA	94568-2344

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Page 3

300 Ft Radius Map - 7500 Amarillo St Dublin, CA 94568						
APN	Type	Name	Address	City	State	ZIP
941-104-73	OWNER	KIM DAVID INHANG	11867 LADERA DR	DUBLIN	CA	94568-2237
941-105-24	OWNER	KEDA RISHABH ALOK	11837 LUNA CT	DUBLIN	CA	94568-2239
941-105-25	OWNER	KACHALUKIN BARBARA TR	7574 AMARILLO RD	DUBLIN	CA	94568-2224
941-105-26	OWNER	KELLY MARTIN A	11844 LADERA CT	DUBLIN	CA	94568-2238
941-105-27	OWNER	SPRUIT WILLIAM E	11824 LADERA CT	DUBLIN	CA	94568-2238
941-105-28	OWNER	KAMMERMAN MARLENE C	11810 LADERA CT	DUBLIN	CA	94568-2238
941-105-30	OWNER	PETERSON DONNA	11809 LADERA CT	DUBLIN	CA	94568-2238
941-105-33	OWNER	RUSSELL JOSEPHINE B	11825 LADERA CT	DUBLIN	CA	94568-2235
941-105-34	OWNER	FERRIS LINDA IRENE	7542 AMARILLO RD	DUBLIN	CA	94568-2224
941-105-35	OWNER	HALE LOUIE D	7539 AMARILLO RD	DUBLIN	CA	94568-2224
941-105-36	OWNER	MERRICK DANIEL DAVID	7539 AMARILLO RD	DUBLIN	CA	94568-2224
941-105-37	OWNER	SANTOS RECTO LINDO	1434 SOUZA DR	EL DORADO	CA	95762-7963
941-105-37	RESIDENT	RESIDENT	7566 AMARILLO RD	DUBLIN	CA	94568-2224
941-105-38	OWNER	MERRIAM SAMEH	11824 ALLEGRE DR	DUBLIN	CA	94568-2214
941-105-39	OWNER	OTO RONALD K	11812 ALLEGRE DR	DUBLIN	CA	94568-2214
941-105-40	OWNER	DAI XINGQUAN	11800 ALLEGRE DR	DUBLIN	CA	94568-2214
941-105-40-2	OWNER	NIELSEN JEFFREY G	219 GLODY LANE CT	SAN RAMON	CA	94582-8811
941-105-48-2	RESIDENT	RESIDENT	11827 ALLEGRE DR	DUBLIN	CA	94568-2214
941-105-49	OWNER	MAJAYA HONG	11825 ALLEGRE DR	DUBLIN	CA	94568-2214
941-105-50	OWNER	MISHLOFF MICHAEL N	11827 ALLEGRE DR	DUBLIN	CA	94568-2214
941-105-51-3	OWNER	MANGAT VANDER	11807 ALLEGRE DR	DUBLIN	CA	94568-2214
941-112-106	OWNER	GARD MATTHEW	7438 MANON CT	DUBLIN	CA	94568-2240
941-112-107	OWNER	COOL PATRICK G	7427 MANON CT	DUBLIN	CA	94568-2240
941-112-108	OWNER	ELPOKROBY RICHARD A	7415 MANON CT	DUBLIN	CA	94568-2240
941-112-109	OWNER	ROBINSON MILDRED D	11688 AMARILLO CT	DUBLIN	CA	94568-2216
941-112-110	OWNER	BONG ANNA	11688 AMARILLO CT	DUBLIN	CA	94568-2216
941-112-111	OWNER	SHANDEVIKA CHANDRA	11702 AMARILLO CT	DUBLIN	CA	94568-2216
941-112-112	OWNER	WHITE MITCHELL	7416 AMARILLO RD	DUBLIN	CA	94568-2222
941-112-113	OWNER	TOWNSEND SCOTT	7426 AMARILLO RD	DUBLIN	CA	94568-2222
941-112-114-1	OWNER	GREEN KERRY	2890 BARDOUN CT	LIVERMORE	CA	94589-4889
941-112-114-1	RESIDENT	RESIDENT	7442 AMARILLO RD	DUBLIN	CA	94568-2222
941-112-83	OWNER	DANDKAR UMESH ASHOK	11701 AMARILLO CT	DUBLIN	CA	94568-2217
941-114-121	OWNER	FU XIAO	3888 BLACK AVE	PLEASANTON	CA	94586-8805
941-114-121	RESIDENT	RESIDENT	11703 SHADOW DR	DUBLIN	CA	94568-2203
941-114-122	OWNER	KUMAR AMIT	11705 SHADOW DR	DUBLIN	CA	94568-2203
941-114-123	OWNER	MANSFIELD ARPANA T	11738 SHADOW DR	DUBLIN	CA	94568-2204
941-114-124	OWNER	CHANDAN SAMUEL	11746 SHADOW DR	DUBLIN	CA	94568-2204
941-114-125	OWNER	CUJ LIN	11755 MONTANA AVE	LOS ANGELES	CA	90049-3518
941-114-125	RESIDENT	RESIDENT	11756 SHADOW DR	DUBLIN	CA	94568-2204
941-114-126	OWNER	ATHANASIOU BRAMANTHY	11758 SHADOW DR	DUBLIN	CA	94568-2204
941-114-127	OWNER	BARADARASHI	11759 SHADOW DR	DUBLIN	CA	94568-2204
941-114-128	OWNER	CARTILLAR ROXANNE	7364 SHADOW PL	DUBLIN	CA	94568-2206
941-114-129	OWNER	HUCKLER MATT J	7378 SHADOW PL	DUBLIN	CA	94568-2206
941-114-130	OWNER	BURMAN ARTHUR L	7382 SHADOW PL	DUBLIN	CA	94568-2206
941-114-131	OWNER	THOMAS KIM	7396 SHADOW PL	DUBLIN	CA	94568-2206
941-114-132	OWNER	EBENIADT TODD A	7379 SHADOW PL	DUBLIN	CA	94568-2206
941-114-133	OWNER	REID KIMBERLY	7383 SHADOW PL	DUBLIN	CA	94568-2206
941-114-133	OWNER	SANTHAKRUM	7383 SHADOW PL	DUBLIN	CA	94568-2206
941-114-134	OWNER	KUMAR KAMAL	7417 SHADOW PL	DUBLIN	CA	94568-2206
941-114-136	OWNER	SCOTT ARTHUR P	11805 SHADOW DR	DUBLIN	CA	94568-2201
941-114-137	OWNER	JI CI	11796 SHADOW DR	DUBLIN	CA	94568-2203
941-114-138	OWNER	HOCK RUSSEL	11796 SHADOW DR	DUBLIN	CA	94568-2203
941-114-139	OWNER	CHU ROY	11797 SHADOW DR	DUBLIN	CA	94568-2203
941-114-1-5	OWNER	PRESBYTERY OF SF	7412 AMARILLO RD	DUBLIN	CA	94568-2221

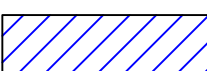
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floor plan * unit D * classroom building
(existing leased areas)

scale: 1/8"=1'-0"

LEGEND:



HATCHED AREAS ARE NOT LEASED BY
ENLIGHT ACADEMY PRIVATE SCHOOL

NOTE:
REFERENCED FROM ORIGINAL DRAWING (D.1)
BY AITKEN & COLLINS ARCHITECTS

REVISIONS

DATE:

PROJECT:

INCREASED LEASE AREA BY
ENLIGHT ACADEMY PRIVATE SCHOOL
ENLIGHT ACADEMY PRIVATE SCHOOL
CONTACT: MRS. ASMA JAFRI

CELL PHONE: (408) 705-0434
asmajafri14@outlook.com

NIELSEN ELEMENTARY SCHOOL

SILVERGATE TRACT
ALAMEDA COUNTY
MURRAY SCHOOL DISTRICT

7500 AMARILLO RD
DUBLIN, CA 94568

DATE: 05/28/2026

SCALE: 1/8" = 1'-0"

DRAWN BY: ZOREH AFSHAR

JOB NO. :

Signature

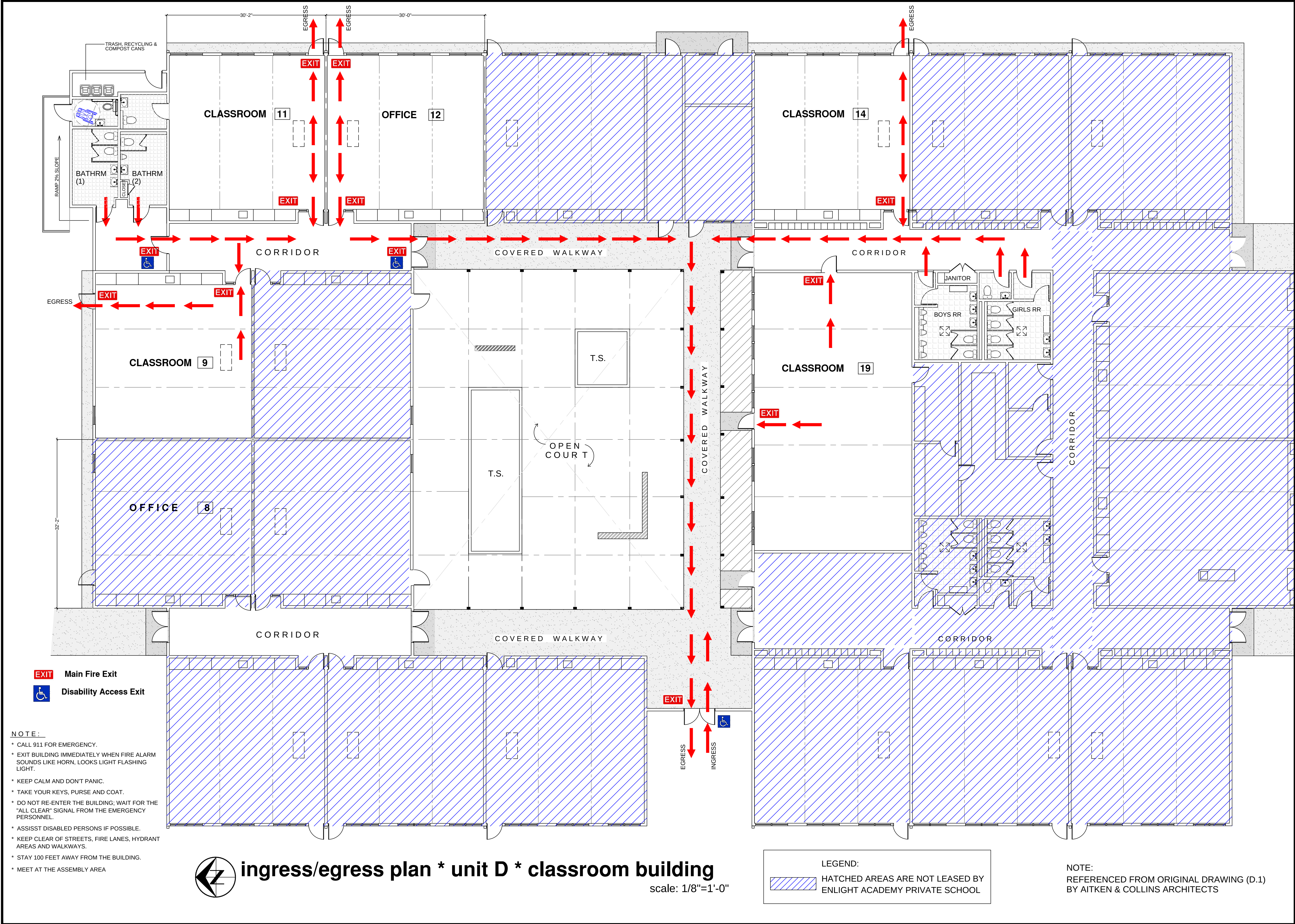
SHEET

A3

FLOOR PLAN
EXISTING



11171 OAKWOOD DR., K305
LOMA LINDA, CA 92354
GABRIEL ISAIA
GC LICENSE #719518
(909) 379 3556



REVISIONS	
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ZOREH AFSHAR

JOB NO.:

SHEET

A3.2

INGRESS/EGRESS
PROPOSED

Apex Concepts

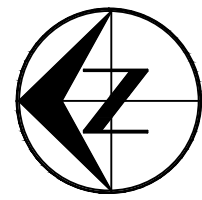
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LOMA LINDA, CA 92354

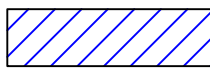
GABRIEL ISAIA

GC LICENSE #719518

(909) 379 3556

 **ingress/egress plan * unit D * classroom building**
scale: 1/8"=1'-0"

LEGEND:

 HATCHED AREAS ARE NOT LEASED BY
ENLIGHT ACADEMY PRIVATE SCHOOL

NOTE:
REFERENCED FROM ORIGINAL DRAWING (D.1)
BY AITKEN & COLLINS ARCHITECTS



 east elevation * unit D *



 north elevation * unit D *

REVISIONS

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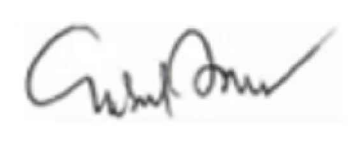
05/28/2026

SCALE:

DRAWN BY:

ZOREH AFSHAR

JOB NO. :



SHEET

A4

ELEVATIONS



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DOOR SCHEDULE - UNIT "D"

DOOR NO.	SIZE	MAT'L	TYPE	D E T A I L S				HD'WARE GROUP	NOTES
				HEAD	JAMB	MULL	SILL		
15	3'0" X 6'8"	H.M.	D	29/D.6	9/D.6	—	3'0"/D.6	D.1	⑦ ⑧
16	3'0" X 6'8"	H.M.	D	29/D.6	9/D.6	—	3'0"/D.6	D.1	⑦ ⑧
22	3'0" X 6'8"	WD	B	31/ X .4	12/D.6	13/D.6	—	D.2	②
25	3'0" X 6'8"	WD	B	31/ X .4	12/D.6	13/D.6	—	D.2	②
26	3'0" X 6'8"	WD	B	31/ X .4	12/D.6	13/D.6	—	D.2	②
27	3'0" X 6'8"	WD	B	31/ X .4	12/D.6	13/D.6	—	D.2	②
65	3'0" X 6'8"	H.M.	D	22a/D.6	12/D.6	—	3'0"/D.6	D.1	—
66	3'0" X 6'8" PR.	H.M.	D	22a/D.6	12/D.6	—	3'0"/D.6	D.21	—
69	3'0" X 6'8" PR.	H.M.	D	22a/D.6	12/D.6	—	3'0"/D.6	D.21	—
70	3'0" X 6'8" PR.	H.M.	D	22a/D.6	12/D.6	—	3'0"/D.6	D.21	—
71	3'0" X 7'11" PR.	H.M.	D	22a/ X .2	12/D.6	—	3'0"/D.6	D.21	—
72	3'0" X 6'8"	WD	B	31/ X .4	12/D.6	13/D.6	—	D.2	②
73	3'0" X 6'8"	WD	B	31/ X .4	12/D.6	13/D.6	—	D.2	②
74	3'0" X 6'8"	H.M.	B	22a/D.6	12/D.6	—	3'0"/D.6	D.1	②
75	3'0" X 6'8"	WD	B	31/ X .4	12/D.6	13/D.6	—	D.2	②
76	3'0" X 6'8"	H.M.	B	22a/D.6	12/D.6	—	3'0"/D.6	D.1	②

DOOR HARDWARE

Hardware for all the doors is Schlage hardware
Exit door # 69 is panic door

INTERIOR REMODELING SCHEDULE

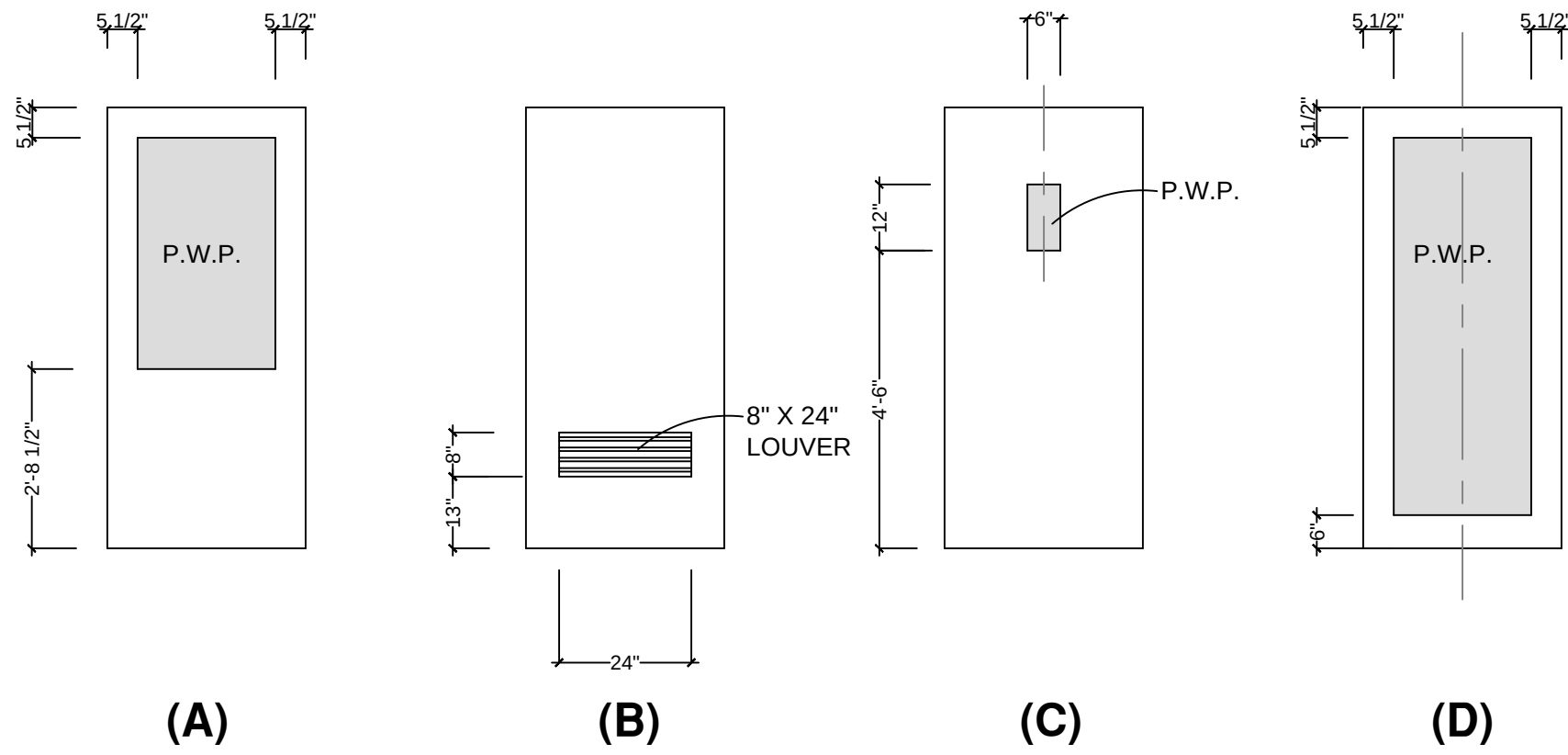
New Carpet: Classrooms # 9, 11 and 12
Carpet Cleaned (not replaced): Room # 8
Interior Paint: Classrooms # 8, 9, 11 and 12

Exterior Paint: North Wall of Unit "D"

NOTES:

- ① ALL H.M. DOORS SHALL BE 1 3/4" THICK, ALL WOOD DOORS SHALL BE 1 3/8" WD S.C.
- ② FURNISH & INSTALL SIGN W/ CARD INSERT OPENING
- ③ UNDERCUT DOOR 1"
- ④ FURNISH & INSTALL SIGN W/ TEXT "BOYS" NO CARD INSERT OPENING
- ⑤ FURNISH & INSTALL SIGN W/ TEXT "GIRLS" NO CARD INSERT OPENING
- ⑥ FURNISH & INSTALL SIGN W/ TEXT "STAFF" NO CARD INSERT OPENING
- ⑦ FURNISH & INSTALL PULL-DOWN SHADE AT GLASS AREA
- ⑧ DOORS # 13,15,16,35,36,42,43,ARE IN 2X6 STUD WALL
- ⑨ 24" X 8" METAL LOUVER IN DOOR
- ⑩ HARDWARE GROUP D.19 FOR DOOR # 61, GROUP D20FOR DOOR #62

DOOR TYPES



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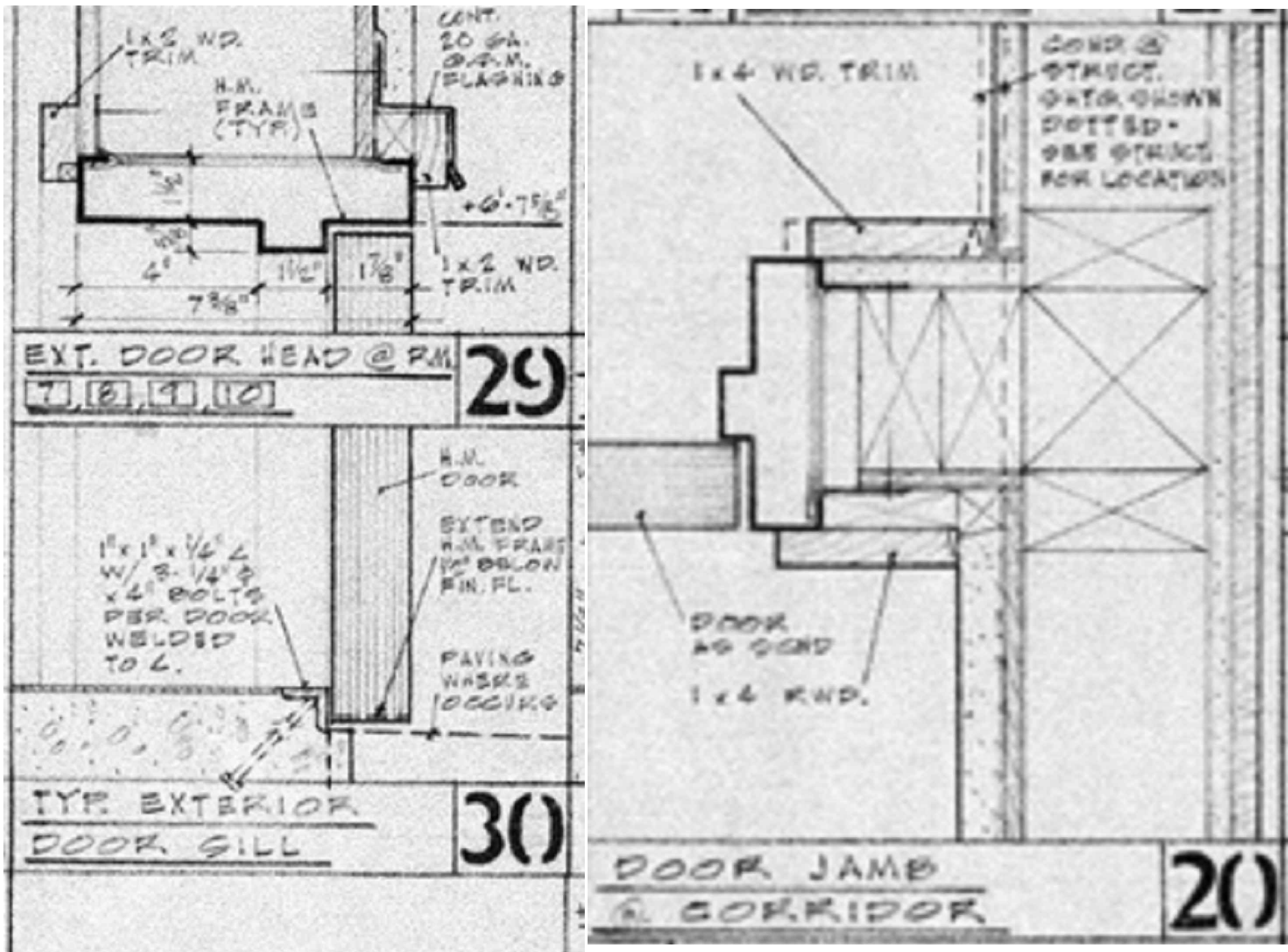
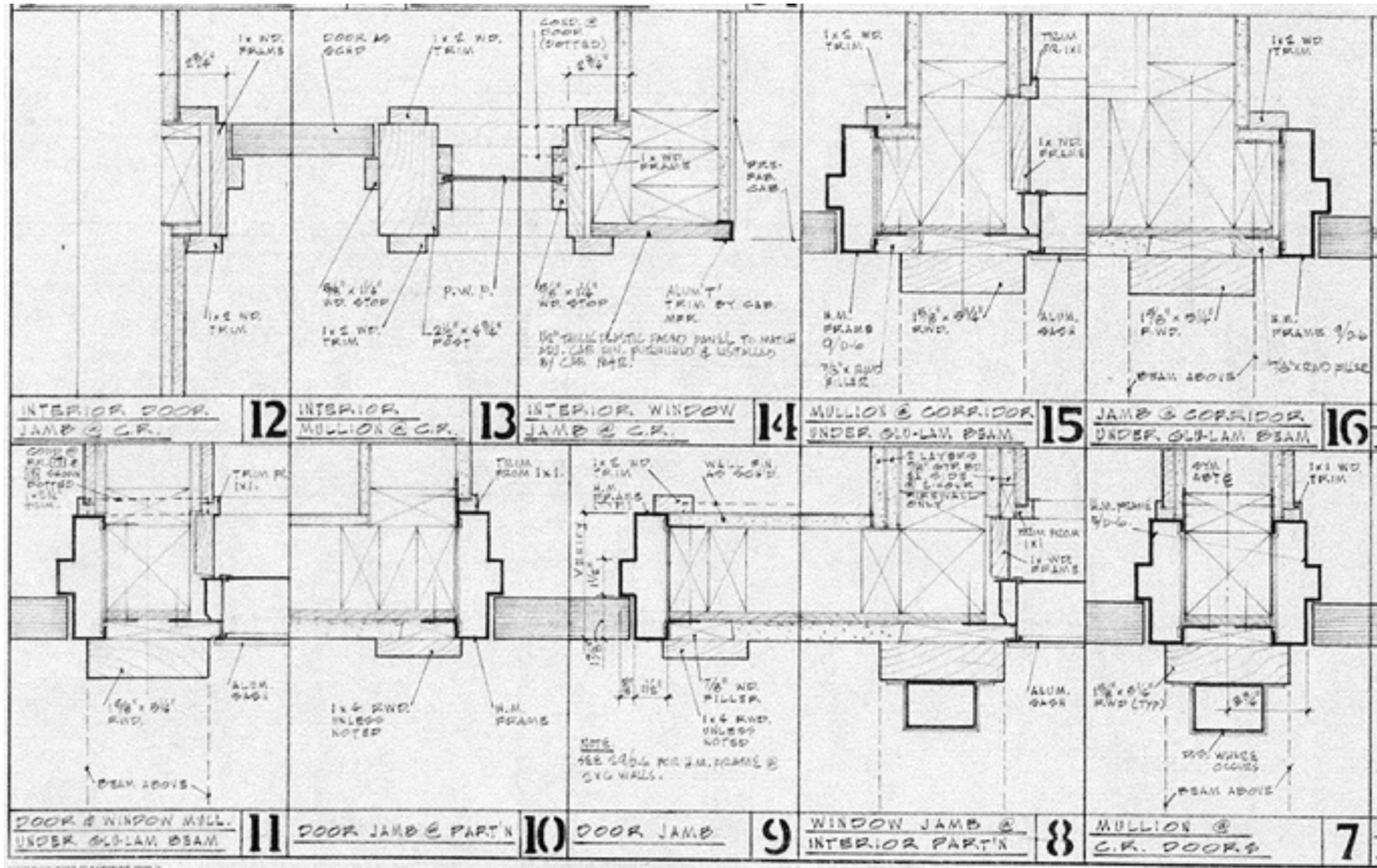
SHEET

D1

DOOR SCHEDULE

Apex
Concepts

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ZOREH AFSHAR

JOB NO.:

Signature

SHEET

D2

DOOR DETAILS

Apex Concepts

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