



City of Santa Clara

**ARCHITECTURAL COMMITTEE
MEETING AGENDA**

Wednesday, January 22, 2014 – 6:00 P.M.

**CITY COUNCIL CHAMBERS
1500 Warburton Avenue
Santa Clara, CA 95050**

Please refer to the Architectural Committee Procedural Items
coversheet for information on all procedural matters.

ITEMS FOR COUNCIL ACTION

The following items from this Architectural Committee agenda will be scheduled for Council review following the conclusion of hearing and recommendations by the Architectural Committee. Due to timing of notices for Council hearings and the preparation of Council agenda reports, these items will not necessarily be heard on the date the minutes from this meeting are forwarded to the Council. Please contact the Planning Division office for information on the schedule of hearings for these items:

- None

1. CALL TO ORDER

2. ROLL CALL

3. DISTRIBUTION OF AGENDA

Copies of the current agenda are available from the Planning Division office on the Friday afternoon preceding the meeting and are also available at the Committee meeting.

4. DECLARATION OF COMMITTEE PROCEDURES

5. REQUESTS FOR EXCEPTIONS, WITHDRAWALS AND CONTINUANCES

- A. Withdrawals
- B. Continuances without a hearing
- C. Exceptions (requests for agenda items to be taken out of order)

6. ORAL PETITIONS/ ANNOUNCEMENTS AND COMMUNICATIONS

Members of the Public may briefly address the Committee on any item not on the agenda.

7. CONSENT CALENDAR

Consent Calendar items may be enacted, approved or adopted, by one motion unless requested to be removed by anyone for discussion or explanation. If any member of the Architectural Committee, staff, the applicant or a member of the public wishes to comment on a Consent Calendar item, or would like the item to be heard on the regular agenda, please notify Planning staff, or request this action at the Architectural Committee meeting during the Consent Calendar review. Items listed on the Consent Calendar with associated file numbers constitute Public Hearing items.

- None

*****END OF CONSENT CALENDAR*****

8. PUBLIC HEARING ITEMS

- 8.A. File No.(s):** **PLN2013-10150**
Location: 931 Rose Court, a 6,400 square foot lot, located on the south side of Rose Court, approximately 280 feet south of Rose Way, APN: 230-31-151; property is zoned R1-6L (Single-Family Residential)
Applicant/Owner: Jim Aruta / Lawrence Moberly
Request: **Architectural Review** of second story sunroom enclosure, approximately 5 feet by 19 feet
CEQA Determination: Categorical Exemption per Section 15301, Existing Facilities
Project Planner: Debby Fernandez, Associate Planner
Recommendation: **Approve**, subject to conditions
- 8.B. File No.(s):** **PLN2013-10151**
Location: 2984 Butte Street, a 7,200 square foot lot, located on the south side of Butte Street approximately 65 feet east of Alpine Avenue, APN: 290-05-015; property is zoned R1-6L (Single-Family Residential)
Applicant/Owner: Duks U. Lee / Jinny Ahn
Request: **Demolition** of an existing one-story residence and **Architectural review** for new construction of a replacement single story residence with Modification to reduce minimum interior garage dimensions
CEQA Determination: Categorical Exemption per Section 15303, New Construction or Conversion of Small Structures
Project Planner: Debby Fernandez, Associate Planner
Recommendation: **Approve**, subject to conditions
- 8.C. File No.(s):** **PLN2013-09986 (PLN2013-09973, PLN2013-09977)**
Location: 3051 Homestead Road, a 0.69 acre parcel located on the north side of Homestead Road, approximately 175 feet west of Pepper Tree Lane, APN's: 290-24-001 and a portion of 290-24-044; property is zoned PD (Planned Development)
Applicant: Justin Mozart, Peninsula Communities, Inc.
Owners: Peninsula Communities, Inc., and Equity Residential
Request: **Architectural Review** in conjunction with a proposal to demolish an existing single family residence; and develop nine (9) new two-story single family homes
CEQA Determination: Categorically Exempt per section 15332 - In-Fill Development Projects
Project Planner: Jeff Schwilk, AICP, Associate Planner
Staff Recommendation: **Approve**, subject to conditions

9. OTHER BUSINESS

- 9.A. Committee Procedures and Staff Communications**
- i. **Announcements/Other Items**
 - ii. **Report of the Liaison from the Planning and Inspection Department**
 - iii. **Committee/Board Liaison and Committee Reports**
 - iv. **Committee Activities**
 - v. **Upcoming Agenda Items**

10. ADJOURNMENT

Adjourn. The next regular Architectural Committee meeting will be held on February 19, 2014, at 6:00 p.m.

Prepared by:



Yen Chen
Associate Planner

Approved:



Gloria Sciara, AICP
Development Review Officer

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