



City of Santa Clara

PLANNING COMMISSION MEETING AGENDA

Wednesday, August 7, 2013 – 7:00 P.M.

CITY COUNCIL CHAMBERS

1500 Warburton Avenue

Santa Clara, CA 95050

Please refer to the Planning Commission Procedural Items coversheet
for information on all procedural matters.

ITEMS FOR COUNCIL ACTION

The following items from this Planning Commission agenda will be scheduled for Council review following the conclusion of hearings and recommendations by the Planning Commission. 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:

- Item 8.A. File No.(s): PLN2012-09352, PLN2013-09805, PLN2013-09655, and CEQ2013-01158, Location: 2585 El Camino Real

1. PLEDGE OF ALLEGIANCE and STATEMENT OF VALUES

2. ROLL CALL

3. DISTRIBUTION OF AGENDA AND STAFF REPORTS

Copies of current agendas and staff reports for each of the items on the agenda are available from the Planning Division office on the Friday afternoon preceding the meeting and are available at the Commission meeting at the time of the hearing.

4. DECLARATION OF COMMISSION 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 Commission on any item not on the agenda.

7. CONSENT CALENDAR

Consent Calendar items may be enacted, approved or adopted, based upon the findings prepared and provided in the written staff report, by one motion unless requested to be removed by anyone for discussion or explanation. If any member of the Planning Commission, 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 Planning Commission meeting when the Chair calls for these requests during the Consent Calendar review. Items listed on the Consent Calendar with associated file numbers constitute Public Hearing items.

7.A. Planning Commission Minutes of June 26, 2013

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

8. PUBLIC HEARING ITEMS

- 8.A. File No.(s):** **PLN2012-09352, PLN2013-09805, PLN2013-09655, and CEQ2013-01158**
Location: 2585 El Camino Real, APN: 216-01-008
Applicant/Owner: Sanjeev Acharya, Silicon Sage Builders, LLC
Owner: Gregory T. Malley
Request: **General Plan Amendment** from Community Mixed Use to High Density Residential, **Rezoning** from CT-Thoroughfare Commercial to PD-Planned Development, and **Tentative Subdivision Map** to allow the development of a four story, 60-unit condominium building
CEQA Determination: Mitigated Negative Declaration
Project Planner: Payal Bhagat, Assistant Planner II
Staff Recommendation: **Recommend City Council Approval**, subject to conditions
- 8.B. File No.(s):** **PLN2012-09527**
Location: 805 Jackson Street, APN: 269-28-008
Applicant/Owner: Charles Brown / Michael and Amy Gibson
Request: **Variance** to Section 18.12.030(d) to allow no covered parking space on site in conjunction with a full basement addition to a historically significant property
CEQA Determination: Categorical Exemption per Section 15331, Historical Resources Restoration/Rehabilitation
Project Planner: Steve Le, Planning Assistant
Staff Recommendation: **Approve**, subject to conditions
- 8.C. File No.(s):** **PLN2013-09835**
Location: 746 Malarin Avenue, APN 294-17-016
Applicant/Owner: Jamal Boudi
Request: **Variance** to Section 18.12.030(d) to allow a reduction in the required two covered parking space to one covered parking space in conjunction with a 789 square foot addition
CEQA Determination: Categorical Exemption per section 15301, Class 1 Existing Facilities
Project Planner: Payal Bhagat, Assistant Planner II
Staff Recommendation: **Approve**, subject to conditions

8.D. File No.(s): **PLN2013-09769**
Location: 2563 Amethyst Drive, APN: 216-22-043
Applicant/Owner: Peter Araujo
Request: **Variance** to allow a reduction in the required two covered parking space to one covered parking space in conjunction with an 800 square foot single story addition
CEQA Determination: Categorical Exemption per section 15301, Class 1 Existing Facilities
Project Planner: Steve Le, Planning Assistant
Staff Recommendation: **Deny**

9. OTHER BUSINESS

9.A. Commission Procedures and Staff Communications

i. Announcements/Other Items

- Nomination/Election of Officers
- Appointment of Board Liaisons
- Capital Improvement Program Budget for FY2013-2014

ii. Report of the Director of Planning and Inspection

- City Council Action

iii. Commission/Board Liaison and Committee Reports

- Architectural Committee: Commissioners Stattenfield and Costa
- Station Area Plan: Commissioner Champeny
- General Plan sub-Committee: Commissioners Champeny and Ikezi
- Preservation Ordinance Committee: Commissioners Chahal and Costa

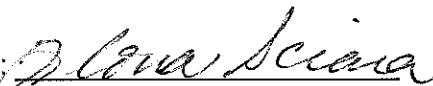
iv. Commission Activities

- Commissioner Travel and Training Reports

v. Upcoming agenda items

10. ADJOURNMENT

Adjourn. The next regular Planning Commission meeting will be held on Wednesday, August 28, 2013, at 7:00 p.m.

Prepared by:  Approved by: 
Gloria Sciara, AICP Kevin L. Riley
Development Review Officer Director of Planning & Inspection

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