

## PLANNING DIRECTORS HEARING

August 09, 2017

Action Minutes

### WELCOME

#### 1. CALL TO ORDER

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Meeting called to order at 9:08 a.m.

#### 2. DEFERRALS AND REMOVALS FROM CALENDAR

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No Items

#### 3. CONSENT CALENDAR

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- a. **H16-048.** Site Development Permit to allow the conversion of a single-family residence to a duplex with an addition of 886-square foot residence to the rear of an existing 922-square foot single-family residence, and removal of an existing detached garage and replacement with an attached 354-square foot two-car garage connecting the residences, in the R-2 Two-Family Residence Zoning District on a 0.13-gross acre site, located at 552 West Virginia Street (Bruce Pejman and Zina Payman, Owners). Council District 3. CEQA: Exempt per CEQA Guidelines Section 15303(b) for New Construction or Conversion of Small Structures.

*PROJECT MANAGER, RINA SHAH*

**STAFF RECOMMENDATION:** Consider the Exemption in accordance with CEQA. [Approve a](#) Site Development Permit as described above

**ACTION: APPROVED**

- b. **H17-003.** Site Development Permit to allow installation of a gate at the east driveway of an existing multifamily development on a 0.68-gross acre site, in the R-M Multiple Residence Zoning District, located at the south side of Glen Eyrie Avenue, approximately 200 feet north of Lincoln Avenue (40 Glen Eyrie Avenue) (Tranente One LCC, Owner). Council District 6. CEQA: Exempt per CEQA Guidelines Section 15301 for Existing Facilities.

*PROJECT MANAGER, JOHN TU*

**STAFF RECOMMENDATION:** Consider the Exemption in accordance with CEQA. [Approve a](#) Site Development Permit as described above

**ACTION: APPROVED**

Access the video, agenda, and related reports for this meeting by visiting the City's website at:  
<http://sanjoseca.gov/index.aspx?NID=1763>

- c. [T17-024](#). Tentative Map to subdivide one (1) parcel into two (2) lots for residential uses on a 0.46-gross acre site, in the R-1-8 Single-Family Residence Zoning District, located at 1318 Cherry Avenue (1318 Cherry Avenue, LLC, Owner). Council District 6. CEQA: Exempt per CEQA Guidelines Section 15315 for Minor Land Divisions. **PROJECT MANAGER, STEFANIE FARMER**  
**STAFF RECOMMENDATION:** Consider the Exemption in accordance with CEQA. [Approve a Tentative Map as described above](#)  
**ACTION: APPROVED**
- d. [HA92-053-02](#). Live Tree Removal Permit to remove two (2) Pistache trees and two (2) Palm trees, approximately 28 inches to 63 inches in circumference, located in the eastern portion of the lot on a 2.68-gross acre site in the LI Light Industrial Zoning District, located at 705 Curtner Avenue (U Haul Real Estate Company, Owner). Council District 6. CEQA: Exempt per CEQA Guidelines Section 15303(h) for Existing Facilities. **PROJECT MANAGER, EMILY LIPOMA**  
**STAFF RECOMMENDATION:** Consider the Exemption in accordance with CEQA. [Approve a Live Tree Removal Permit as described above](#)  
**ACTION: APPROVED**
- e. [PDA79-056-11](#). Live Tree Removal Permit to remove two (2) Eucalyptus trees, approximately 185 inches and 232 inches in circumference, respectively, from the common landscaped area of a multi-family complex on a 0.82-gross acre site, in the A(PD) Planned Development Zoning District, located at 1724, 1726 Braddock Court (Hamilton Corners Community Association, Owner). Council District 6. CEQA: Exempt per CEQA Guidelines 15301(h) for Existing Facilities. *Deferred from 8/2/17.* **PROJECT MANAGER, STEFANIE FARMER**  
**STAFF RECOMMENDATION:** Consider the Exemption in accordance with CEQA. [Deny a Live Tree Removal Permit as described above](#)  
**ACTION: APPROVED**
- f. [TR17-401](#). Live Tree Removal Permit to remove one (1) Italian Cypress tree, 59.5 inches in circumference, located in the rear yard of a single-family residence on a 0.15-gross acre site in the R-1-8 Single Family Residence Zoning District, located at 672 Willow Glen Way (Gabriel Cadena, Owner). Council District 6. CEQA: Exempt per CEQA Guidelines Section 15301(h) for Existing Facilities. **PROJECT MANAGER, RINA SHAH**  
**STAFF RECOMMENDATION:** Consider the Exemption in accordance with CEQA. [Approve a Live Tree Removal Permit as described above](#)  
**ACTION: APPROVED**
- g. [TR17-441](#). Live Tree Removal Permit to remove one (1) Elm tree, approximately 92 inches in circumference, from the parking lot of a daycare center (Action Day Primary Plus) on a 0.18-gross acre site in the CP Commercial Pedestrian Zoning District, located at 2154 Lincoln Avenue (William and Martha Shaver, Owners). Council District 6. CEQA: Exempt per CEQA Guidelines Section 15301(h) for Existing Facilities. **PROJECT MANAGER, RINA SHAH**  
**PULLED FROM CONSENT AND HEARD UNDER PUBLIC HEARING**  
**STAFF RECOMMENDATION:** Consider the Exemption in accordance with CEQA. [Approve a Live Tree Removal Permit as described above](#)

**ACTION: DEFERRED TO THE AUGUST 23, 2017 PLANNING DIRECTOR'S HEARING**

**4. PUBLIC HEARING**

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Generally, the Public Hearing items are considered by the Planning Commission in the order in which they appear on the agenda. However, please be advised that the Commission may take items out of order to facilitate the agenda, such as to accommodate significant public testimony, or may defer discussion of items to later agendas for public hearing time management purposes.

**No Items**

**5. ADJOURNMENT**

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Meeting adjourned at 9:38 a.m.