



CITY OF MILPITAS PLANNING COMMISSION MEETING AGENDA

August 26, 2020 7:00 PM
via TELECONFERENCE (Virtual Meeting)

Meeting shall be livestreamed - Go to:

Facebook: <https://www.facebook.com/CityofMilpitas/>

YouTube: <https://www.ci.milpitas.ca.gov/youtube>

Web Streaming: <https://www.ci.milpitas.ca.gov/webstreaming>

If you wish to provide input during the meeting, please visit <http://www.ci.milpitas.ca.gov/planningcomment> to submit your written comments via email. All comments received during the meeting will be read aloud to the public and the Planning Commission.

I. CALL MEETING TO ORDER

II. PLEDGE OF ALLEGIANCE (Vice Chair Alcorn)

III. ROLL CALL

IV. CONFLICT OF INTEREST DECLARATION

V. APPROVAL OF THE AGENDA

By motion, approve the meeting agenda for August 26, 2020.

VI. ANNOUNCEMENTS

1. Planning Commissioners
2. Planning Director

VII. PUBLIC FORUM

Those interested may address the Planning Commission in writing on any subject not on tonight's agenda. Commenters may type their name and city of residence for the record, and remarks read aloud will be limited to three minutes, or less. Comments submitted via online form will be read aloud by the Secretary. As an item not listed on the agenda, no response is required from City staff or the Planning Commission and no action can be taken. Planning Commission may instruct staff to place the item on a future meeting agenda.

Virtual public comments may be submitted on a form from the City website:
<http://www.ci.milpitas.ca.gov/planningcomment>

VIII. APPROVAL OF MINUTES

By motion, approve the regular meeting minutes of June 10 and June 24.

IX. PUBLIC HEARING

1. **TIME EXTENSION – 355 Sango Court – TE20-0004:** A request for an 18-month time extension for Site Development Permit No. SD17-0017, Density Bonus No. DB17-0001, and Environmental Assessment No. EA18-0001 to develop a 102-unit multi-family apartment building and associated site improvements on a 1.26-acre site at 355 Sango Court. The project is covered under the scope of activities approved within the TASP EIR and exempt from further environmental review under the California Environmental Quality Act (CEQA) pursuant to Section 15168(c)(2) of the CEQA Guidelines. Project Planner: Lillian VanHua, (408) 586-3073, lvanhua@ci.milpitas.ca.gov

Recommendation: Staff recommends that the Planning Commission adopt Resolution No. 20-015, extending Site Development Permit SD17-0017, Density Bonus DB17-0001, and Environmental Assessment EA18-0001 for 18 months until February 26, 2022

2. **FENCE VARIANCE – 830 London Drive – VA19-0003, MS19-0144:** A request for a Variance and Minor Site Development Permit to construct a fence, up to six feet-nine inches (6'-9") in height, within the front yard setback of an existing single-family residence at 830 London Drive. The project is exempt from environmental review under the California Environmental Quality Act (CEQA) pursuant to Section 15303 (New Construction or Conversion of Small Structures) of the CEQA Guidelines. Project Planer: Lillian VanHua, (409) 586-3073, lvanhua@ci.milpitas.ca.gov

Recommendation: Staff recommends that the Planning Commission adopt Resolution No. 20-016, approving Variance Permit No. VA19-0003 and Minor Site Development Permit No. MS19-0144 to allow the construction of a fence, up to six feet-nine inches (6'9") in height, within the front yard setback of an existing single-family residence on a 0.35-acre site located in the Single-Family Residential (R1-10) Zoning District at 830 London Drive, subject to the required findings and Conditions of Approval.

X. NEW BUSINESS

1. VMT (Vehicle Miles Travelled) Study Session – Jay Lee, Principal Planner and Karen Mack, Project Consultant

Any person aggrieved by any final decision of any, board, commission, or department head to the City of Milpitas may appeal the decision to the City Council by filing written notice of the appeal with the City Clerk within 12 calendar days of the date of said decision and paying the required fee. This time limit shall be strictly enforced.

XI. ADJOURNMENT

KNOW YOUR RIGHTS UNDER THE OPEN GOVERNMENT ORDINANCE

Government's duty is to serve the public, reaching its decisions in full view of the public.
Commissions, boards, councils and other agencies of the City exist to conduct the people's business.

This ordinance assures that deliberations are conducted before the people and the
City operations are open to the people's review.

Materials related to an item on this agenda submitted to the Planning Commission after initial distribution of the
agenda packet are available for public inspection at the Planning Department office at Milpitas City Hall,
455 E. Calaveras Blvd., Milpitas, during normal business hours.

For more information on your rights under the Open Government Ordinance or to report a violation of
the ordinance, contact the City Attorney's office at Milpitas City Hall
455 E. Calaveras Blvd., Milpitas, CA 95035 Phone 408-586-3040

*The Open Government Ordinance is codified in the Milpitas Municipal Code as Title I Chapter 310 and is
available online at the City's website www.ci.milpitas.ca.gov by selecting the Milpitas Municipal Code link.*

The Planning Division will provide a recorded agenda or minutes printed in large type upon request for the
visually impaired. In compliance with the Americans with Disabilities act, individuals requiring
accommodation for this meeting should notify the Planning Division prior to the meeting at 408-586-3279.
