



# CITY OF MILPITAS PLANNING COMMISSION MEETING AGENDA

February 26, 2020 7:00 PM

CITY HALL COUNCIL CHAMBERS  
455 E. CALAVERAS BLVD., MILPITAS, CA 95035

**I. CALL MEETING TO ORDER**

**II. PLEDGE OF ALLEGIANCE** (Commissioner Alcorn)

**III. ROLL CALL**

**IV. CONFLICT OF INTEREST DECLARATION**

**V. ELECTION OF VICE CHAIR** (City Attorney's Office – Martin de los Angeles)

**VI. APPROVAL OF THE AGENDA**

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

**VII. ANNOUNCEMENTS**

1. Planning Commissioners
2. Planning Director

**VIII. PUBLIC FORUM**

Members of the audience may address the Planning Commission on any subject not on tonight's agenda. Speakers must come to the podium and state their name and address for the record. Please limit remarks to no more than three minutes. As an unagendized item, no response is required of the City staff or the Commission; however, the Commission may agendize the item for a future meeting.

**IX. APPROVAL OF MINUTES**

By motion, approve the regular meeting minutes of January 15, 2020.

**X. PUBLIC HEARING**

1. **ENTERTAINMENT USE – 60 DEMPSEY ROAD – UP19-0008:** An application for a Conditional Use Permit to allow an entertainment facility (Celia's Event Center) in an existing 15,198-square foot building in the C1 Neighborhood Commercial Zoning District. This project is exempt from environmental review under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301 (Existing Facilities) and, as a separate and independent basis, Section 15183 (Projects Consistent with a Community Plan, General Plan, or Zoning). Project Planner: Adrienne Smith, (408) 586-3287, [asmith@ci.milpitas.ca.gov](mailto:asmith@ci.milpitas.ca.gov).

***Recommendation: Adopt Resolution 20-005 approving Conditional Use Permit No. P-UP19-0008 to allow the operation of an entertainment use at 60 Dempsey Road, subject to the findings and Conditions of Approval.***

2. **AUTOMATIC CARWASH – 554 SOUTH MAIN STREET – P-SD18-0010 and P-UA18-0020:** A Site Development Permit and Conditional Use Permit Amendment to allow demolition of an existing manual car wash and development of a new 3,189-square foot fully automatic car wash with an adjacent 2,301-square foot canopy area on a .46-acre site in the Mixed-Use (MXD) Zoning District and Conditional Use Permit Amendment to allow an exception to the maximum front setback of 15 feet from back of sidewalk pursuant to the Midtown Specific Plan. The exception would allow a front setback of 37 feet and seven inches. The project is exempt from environmental review under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15303(c) (New Construction of Small Structures) and, as separate and independent basis, CEQA Guidelines Section 15183 (Projects Consistent with a Community Plan, General Plan, or Zoning). Project Planner: Rozalynne Thompson, (408) 586-3278, [rthompson@ci.milpitas.ca.gov](mailto:rthompson@ci.milpitas.ca.gov)

***Recommendation: Staff recommends the Planning Commission continue the item to a date certain being March 11, 2020.***

## **XI. NEW BUSINESS**

1. **VERIFICATION OF EXISTING CONDITIONAL USE PERMIT CONDITIONS – 658 Gibraltar – PR20-0001:** A Permit Review application to verify compliance with the conditions of approval of existing Conditional Use Permit No. UP07-0001. The project is exempt from environmental review under the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15301 (Existing Facilities) and, as a separate and independent basis, Section 15183 (Projects Consistent with a Community Plan, General Plan, or Zoning). Project Planner: Adrienne Smith, (408) 586-3287, [asmith@ci.milpitas.ca.gov](mailto:asmith@ci.milpitas.ca.gov).

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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.

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## **XII. 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](http://www.ci.milpitas.ca.gov) by selecting the Milpitas Municipal Code link.*

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meeting should notify the Planning Division prior to the meeting at 408-586-3279.

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