



# City of Sunnyvale

## Excerpt Meeting Minutes - Final Planning Commission

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Monday, April 13, 2026

7:00 PM

Online and Council Chambers, City Hall,  
456 W. Olive Ave., Sunnyvale, CA 94086

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**No Study Session | Public Hearing - 7:00 PM**

### **7 P.M. PLANNING COMMISSION MEETING**

#### **CALL TO ORDER**

Vice Chair Shukla called the meeting to order at 7:00 PM.

#### **ROLL CALL**

**Present:** 6 - Vice Chair Neela Shukla  
Commissioner Galen Kim Davis  
Commissioner Chris Figone  
Commissioner Martin Pyne  
Commissioner Michael Serrone  
Commissioner Ilan Sigura

**Absent:** 1 - Chair Nathan Iglesias

Chair Iglesias' absence is excused.

#### **PUBLIC HEARINGS/GENERAL BUSINESS**

3. [26-0354](#) Introduce an Ordinance of the City of Sunnyvale amending Chapter 19.96 (Heritage Preservation) of Title 19 (Zoning) of the Sunnyvale Municipal Code temporarily excluding the Murphy Station Heritage Landmark District located at the 100 block of South Murphy Avenue and surrounding parcels that make up the Heritage Landmark District, a historic resource on the local historic register, from applicability of SB 79 provisions, and amending the Zoning Map to add a note indicating this exclusion. (File No. PLNG-2026-0118)

Assistant Director of Community Development Andy Miner presented the staff report.

Commissioner Serrone confirmed with Assistant Director of Community Development Miner that there is a long-term commitment to maintaining the Murphy

Station Heritage Landmark Historic District as a historic district. Senior Assistant City Attorney Sandra Lee added that as part of the next housing element, the City could adopt an alternative transit-oriented development (TOD) plan that would include the proposed temporary exclusion of the Murphy Station Heritage Landmark District from the applicability of Senate Bill (SB) 79 provisions.

Commissioner Serrone and Assistant Director of Community Development Miner discussed impacts that SB 79 would have on other parts of the City, including the Moffett Park Specific Plan area.

At Commissioner Serrone's request, Senior Assistant City Attorney Lee explained the process by which the proposed ordinance will be submitted to Housing and Community Development (HCD) for approval.

Commissioner Sigura confirmed with Assistant Director of Community Development Miner that ownership of restaurants on Murphy Avenue will remain unchanged.

Vice Chair Shukla confirmed with Assistant Director of Community Development Miner that the parking lot behind Murphy Avenue is owned by the City, and this ownership will remain unchanged. Assistant Director of Community Development Miner explained that since this parking lot is not included in the historic district, and since it may not be added to the historic district, it does not need to be considered for exemption from the applicability of SB 79 provisions.

Vice Chair Shukla opened the Public Hearing.

Triana Crighton, Land Use and Development Review Department planner with Santa Clara Valley Transportation Authority (VTA), shared that VTA will remain involved in the implementation of SB 79.

Gabriel, Sunnyvale resident, spoke in opposition to the proposed ordinance amendment and shared his concerns that it may postpone the development of urgently needed housing.

Vice Chair Shukla closed the Public Hearing.

MOTION: Commissioner Pyne moved, and Commissioner Davis seconded the motion to recommend Alternative 1 to the City Council: Introduce an ordinance of the City of Sunnyvale (Attachment 5 to this report) amending Chapter 19.96

(Heritage Preservation) of Title 19 (Zoning) of the Sunnyvale Municipal Code temporarily excluding the Murphy Station Heritage Landmark District located at the 100 block of South Murphy Avenue and surrounding parcels that make up the Heritage Landmark District, a historic resource on the local historic register, from applicability of SB 79 provisions, and amending the Zoning Map to add a note indicating this exclusion.

Commissioner Pyne shared that compensatory upzoning elsewhere in the City may be considered when the Planning Commission reviews SB 79 more broadly later. He also proposed increasing the frequency of VTA 55 and 56 bus routes.

Commissioner Davis spoke in overall support of the motion.

Commissioner Serrone shared his opinion on SB 79 and stated that he is in support of the motion.

Commissioner Sigura expressed his support for the motion and for maintaining the character of the Murphy Station Heritage Landmark District.

Commissioner Figone spoke in agreement with Commissioners Sigura's comments and confirmed his support for the motion.

Vice Chair Shukla stated that she is supportive of the motion and of preserving the Murphy Station Heritage Landmark District.

The motion carried by the following vote:

**Yes:** 6 - Vice Chair Shukla  
Commissioner Davis  
Commissioner Figone  
Commissioner Pyne  
Commissioner Serrone  
Commissioner Sigura

**No:** 0

**Absent:** 1 - Chair Iglesias

This recommendation will be forwarded to the City Council for consideration at the May 5, 2026, meeting.