



Sunnyvale

258 West California Avenue
2019-7552

Cindy Hom, Associate Planner
Planning Commission, April 22, 2024

Overview

DESIGN REVIEW – Two new 2-story single-family homes with an overall FAR of 55.8%

TENTATIVE PARCEL MAP – Subdivide one lot into two

USE PERMIT – Reduced lot area and width for each lot

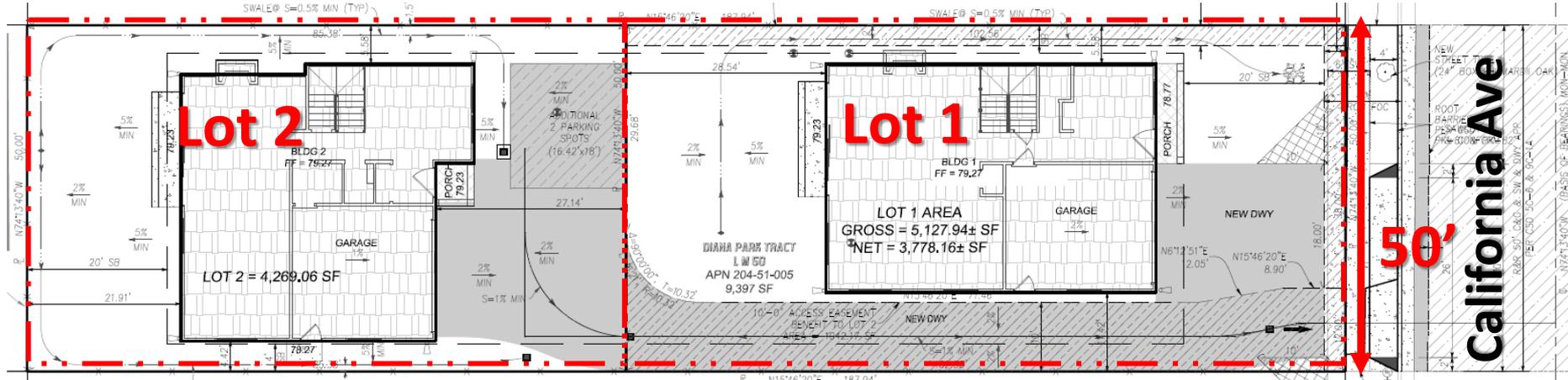
Site Location



Zoning: R-2

Lot Size: 9,397 s.f.

Site Plan



	Lot 1	Lot 2	Overall
Net Lot Area	4,977	4,269	9,247
FAR	2,587 (51%)	2,570 (60%)	5,157 (55%)
Lot Coverage	31%	35%	33%

Landscaping Plan



Project Renderings



REAR PROPERTY LOT 2 ELEVATION FRONT



REAR PROPERTY LOT 2 ELEVATION REAR

Lot 1



Lot 2

Recommendation

Alternatives

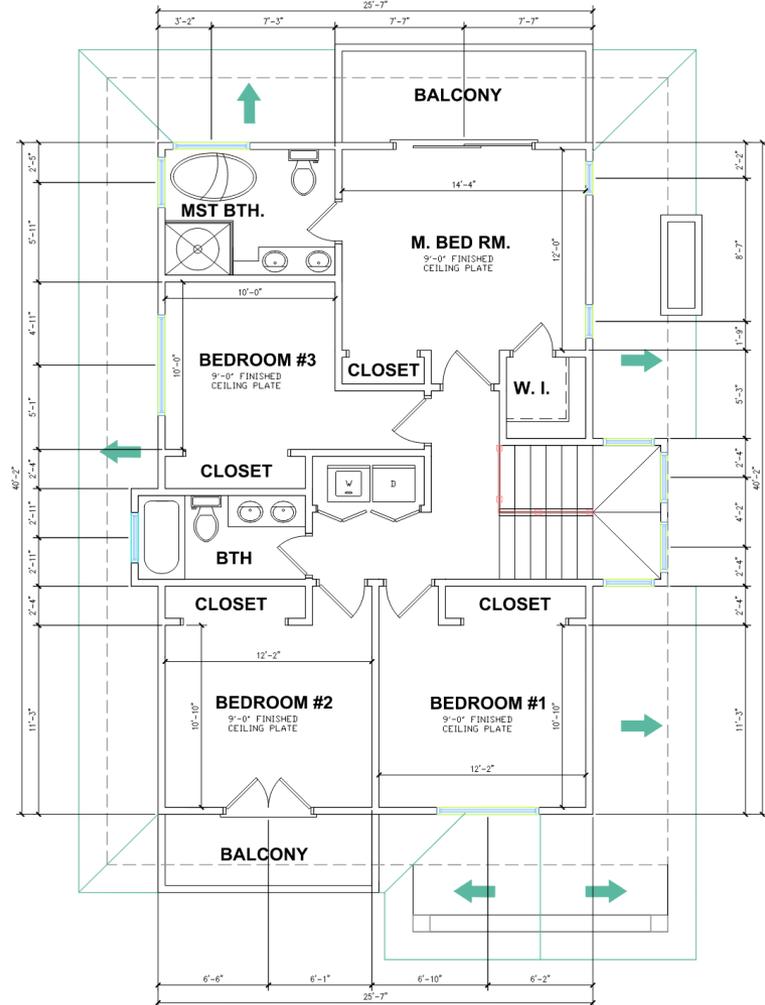
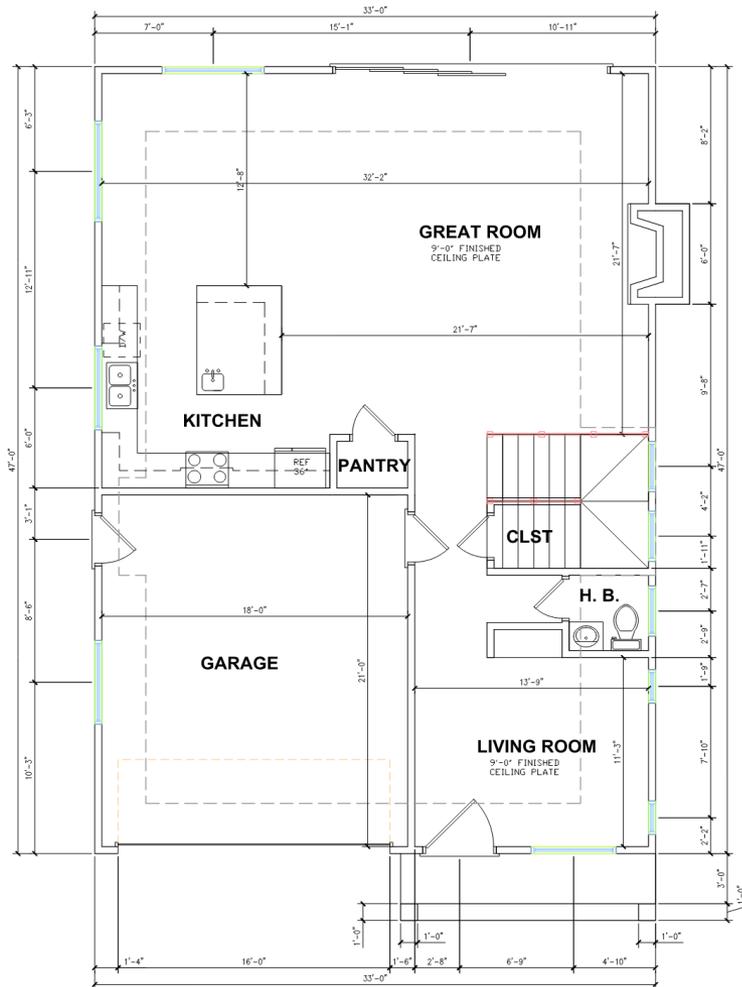
1. Approve the Use Permit, Design Review, and Tentative Parcel Map
2. Approve the Use Permit, Design Review, and Tentative Parcel Map with modifications
3. Do not make findings and direct staff where changes should be made

Staff Recommendation

Alternative 1: Approve the Use Permit, Design Review, and Tentative Parcel Map

Backup Slides

Lot 1 Floor Plan



Lot 2 Floor Plan

