



City of Sunnyvale

Notice and Agenda - Final Zoning Administrator Hearing

Wednesday, December 13, 2023

3:00 PM

Teleconference: City Web Stream

Meeting Online link: <https://sunnyvale-ca.gov.zoom.us/j/94442399040>

Public Participation

- *Online participation: You may provide audio public comment by connecting to the hearing online or by telephone. Use the Raise Hand feature to request to speak (*9 on a telephone):*

Hearing online link: <https://sunnyvale-ca.gov.zoom.us/j/94442399040>

Hearing call-in telephone number: 833-548-0276 | Meeting ID: 944 4239 9040

- *Watch the Zoning Administrator hearing at www.Sunnyvale.ca.gov/YouTubeMeetings*
- *Submit written comments to the Zoning Administrator no later than 4 hours prior to the hearing start to planning@sunnyvale.ca.gov or by mail to Sunnyvale Planning Division, 456 W. Olive Avenue, Sunnyvale, CA 94086-3707*
- *Review recordings of this hearing and past hearings at <https://sunnyvaleca.legistar.com/calendar.aspx> or <http://youtube.com/SunnyvaleMeetings>*

Accessibility/Americans with Disabilities Act (ADA) Notice

Pursuant to the Americans with Disabilities Act (ADA), if you need special assistance to provide public comment, or for other special assistance; please contact the City at least 48 hours prior to the meeting to enable the City to make reasonable arrangements to ensure accessibility to this meeting. ADA contact: The Planning Division may be reached at 408-730-7440 or planning@sunnyvale.ca.gov (28 CFR 35.160 (b) (1)).

CALL TO ORDER

Call to Order via teleconference.

PUBLIC HEARINGS**[23-1083](#)****Proposed Project:**

USE PERMIT: To allow a mobile redemption recycling service in the parking lot of a city-owned property.

Location: 725 Kifer Road (APN: 205-44-005)

File #: PLNG-2023-0800

Zoning: M-S (Industrial and Service)

Applicant / Owner: Evtex Inc. (applicant) / City of Sunnyvale (owner)

Environmental Review: Class 11 Categorical Exemption relieves this project from the California Environmental Quality Act (CEQA) provisions.

Project Planner: Shila Bagley, 408-730-7418,
sbagley@sunnyvale.ca.gov

Recommendation: Alternative 1. Approve the Use Permit with recommended Findings in Attachment 2 and recommended Conditions in Attachment 3.

[23-1114](#)**Proposed Project:**

USE PERMIT: to allow general alcohol sales and extension of hours to 2 am daily at an existing restaurant (Taco Bell)

Location: 1109 Tasman Drive (APN: 104-24-017)

File #: PLNG-2023-0627

Zoning: M-S/POA - Industrial and Service/Places of Assembly
Combining District

Applicant / Owner: Commercial Permit Group for Diversified
Restaurant Group LLC (applicant) / San Jose Associates LLC (owner)

Environmental Review: Class 1 Categorical Exemption relieves this project from the California Environmental Quality Act (CEQA) provisions.

Project Planner: Momoko Ishijima, 408-730-7532,
mishijima@sunnyvale.ca.gov

Recommendation: Alternative 1. Approve the Use Permit with the recommended Findings in Attachment 2 and the recommended Conditions in Attachment 3.

23-1133**Proposed Project:**

SPECIAL DEVELOPMENT PERMIT: Convert an existing interior space (tall ceiling above dining room) to a 129-square foot second floor bedroom, resulting in 1,735-square foot single-family home (1,314 square foot house and 421 square foot garage) and 46% floor area ratio (FAR).

Location: 366 Sunset Avenue (APN: 165-46-019)

File #: PLNG-2023-0535

Zoning: R-1.7, PD

Applicant / Owner: Haoyue Tang (applicant) / Tang Haoyue and Yan Bixia (owners)

Environmental Review: Class 1 Categorical Exemption relieves this project from the California Environmental Quality Act (CEQA) provisions.

Project Planner: Robby Miller, 408-730-7429,
rmiller@sunnyvale.ca.gov

ADJOURNMENT*Notice to the Public:*

Agenda information is available by contacting The Planning Division at 408-730-7440 or planning@sunnyvale.ca.gov. Agendas and associated reports are also available 72 hours before the meeting on the City's website at sunnyvale.ca.gov and during normal business hours at the NOVA Workforce Services reception desk located on the first floor of City Hall at 456 W. Olive Avenue.

PLEASE TAKE NOTICE that if you file a lawsuit challenging any final decision on any public hearing item listed in this agenda, the issues in the lawsuit may be limited to the issues which were raised at the public hearing or presented in writing to the City at or before the public hearing.

PLEASE TAKE FURTHER NOTICE that Code of Civil Procedure section 1094.6 imposes a 90-day deadline for the filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.