



City of Sunnyvale

Notice and Agenda Zoning Administrator Hearing

Wednesday, June 10, 2015

3:00 PM

West Conference Room, City Hall, 456 W.
Olive Ave., Sunnyvale, CA 94086

CALL TO ORDER

PUBLIC HEARINGS

- 1 [15-0624](#)
- File #: 2015-7361
Location: 354 Amaryllis Terrace (APN: 209-42-009)
Applicant / Owner: CCI Evelyn Park, L.P.
Proposed Project:
USE PERMIT to allow the addition of a two-foot wooden lattice to an existing perimeter wall (varying 10-11 feet in height) of the Classics Evelyn Project. The lattice addition was requested by the single-family residence property owners adjacent to the development.
Reason for Permit: A Use Permit is required for fences in the rear yard exceeding eight feet in height (SMC 19.48.025)
Project Planner: Momoko Ishijima, (408) 730-7532, mishijima@sunnyvale.ca.gov
Issues: Height, privacy, and neighborhood compatibility
Recommendation: Approve with conditions
NOTE: This item has been continued to the Zoning Administrator hearing of June 24, 2015.

- 2 [15-0536](#) File #: 2015-7253
Location: 1249 Birchwood Drive (APN: 104-29-006)
Applicant / Owner: David Hamilton (applicant) / 1249-1253
Birchwood Drive LLC (owner)
Proposed Project:
USE PERMIT to allow a new auto repair and painting facility
within a 12,084-square foot industrial building.
Reason for Permit: A Use Permit is required for an auto repair
facility in the M-S (Industrial and Service) Zoning District
(SMC 19.22.030)
Project Planner: Momoko Ishijima, (408) 730-7532,
mishijima@sunnyvale.ca.gov
Issues: Compatibility and parking.
Recommendation: Approve with conditions

Recommendation: Alternative 1. Approve the Use Permit with recommended
Conditions in Attachment 4.

- 3 [15-0584](#) File #: 2015-7249
Location: 1209 W. Remington Drive (APNs: 198-43-024)
Zoning: R-0
Applicant / Owner: Shannon McDougall, Verizon (applicant) /
PG&E (owner)
Proposed Project:
USE PERMIT to install six antennas and six RRUs on an
existing PG&E lattice tower which includes ground-mounted
equipment (battery cabinets and emergency generator) for
Verizon. The project includes removal of two existing
MetroPCS antennas and associated ground-mounted
equipment.
Reason for Permit: A Use Permit is required for the addition
resulting in two or more telecommunication facilities at
the same property (Verizon & Clearwire).
Project Planner: Jonathan Caldito, (408) 730-7452,
Jcaldito@sunnyvale.ca.gov
Issues: Noise.
Recommendation: Approve with conditions

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

- 4 [15-0586](#) File #: 2014-8089
Location: 1186 Bordeaux (APNs: 110-35-009 & 008)
Applicant / Owner: Jay Paul Company
Proposed Project:
PARCEL MAP to adjust the property lines of two existing parcels and create two parcels around the footprints of Building 1 and Building 2 and one common lot for a total of three parcels. The Parcel Map is associated with the Moffett Place development project that was approved in December 2012 and is currently under construction.
Reason for Permit: A Parcel Map is required to create new parcels per Sunnyvale Municipal Code (SMC) 18.20.042.
Project Planner: Amber El-Hajj, ael-hajj@sunnyvale.ca.gov, (408) 730-2723
Recommendation: Approve with conditions

Recommendation: Alternative 1. Approve the Tentative Parcel Map with the recommended Conditions in Attachment 2.

- 5 [15-0590](#) File #: 2015-7015
Location: 1160 N. Mathilda (APN's: 110-27-031 & 043)
Applicant / Owner: Jay Paul Company
Proposed Project:
PARCEL MAP to subdivide one parcel into two. One parcel will include the footprint of one of the new office buildings (Building 5) and the other will encompass the remainder of the current parcel (common parcel). The map is associated with the Moffett Place development project that was approved in December 2012 and is currently under construction.
Reason for Permit: A Parcel Map is required to create new parcels per Sunnyvale Municipal Code (SMC) 18.20.042.
Project Planner: Amber El-Hajj, ael-hajj@sunnyvale.ca.gov, (408) 730-2723
Recommendation: Approve with conditions

Recommendation: Alternative 1. Approve the Tentative Parcel Map with the recommended Conditions in Attachment 2.

ADJOURNMENT

Agenda information is available by contacting The Planning Division at (408) 730-7440. Agendas and associated reports are also available on the City's web site at sunnyvale.ca.gov or at the Sunnyvale Public Library, 665 W. Olive Ave., Sunnyvale, 72 hours before the meeting.

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.

Pursuant to the Americans with Disabilities Act, if you need special assistance in this meeting, please contact the Planning Division at (408) 730-7440. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (29 CFR 35.106 ADA Title II)