



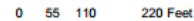
Sunnyvale

Address: 932 Eleanor Way and  
1358 Hampton Drive  
File No: 2018-7309

Project Planner – Shetal Divatia

Planning Commission Public Hearing – July 23, 2018

City of Sunnyvale – 932 Eleanor Way and 1358 Hampton Drive – July 2018



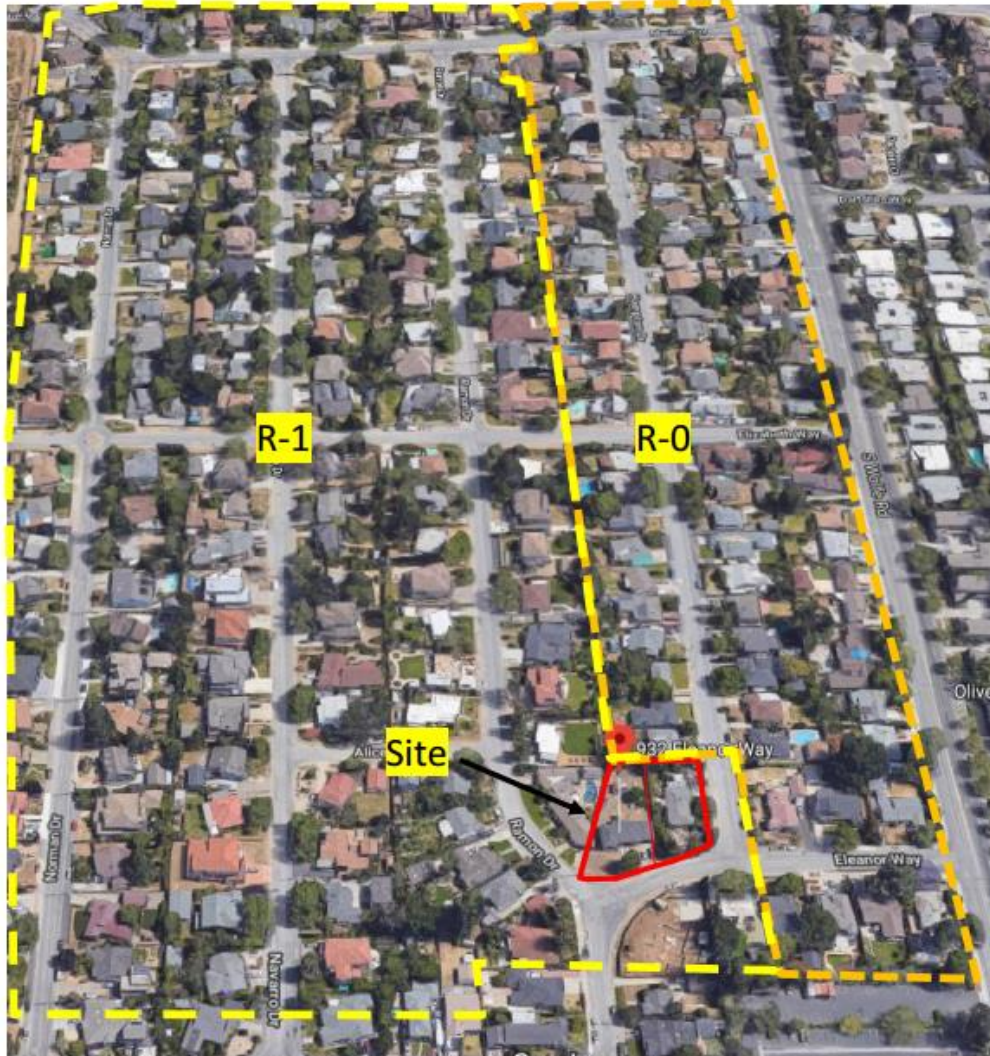
# Background

---

## Rezoning request for two lots from R-1 to R-0

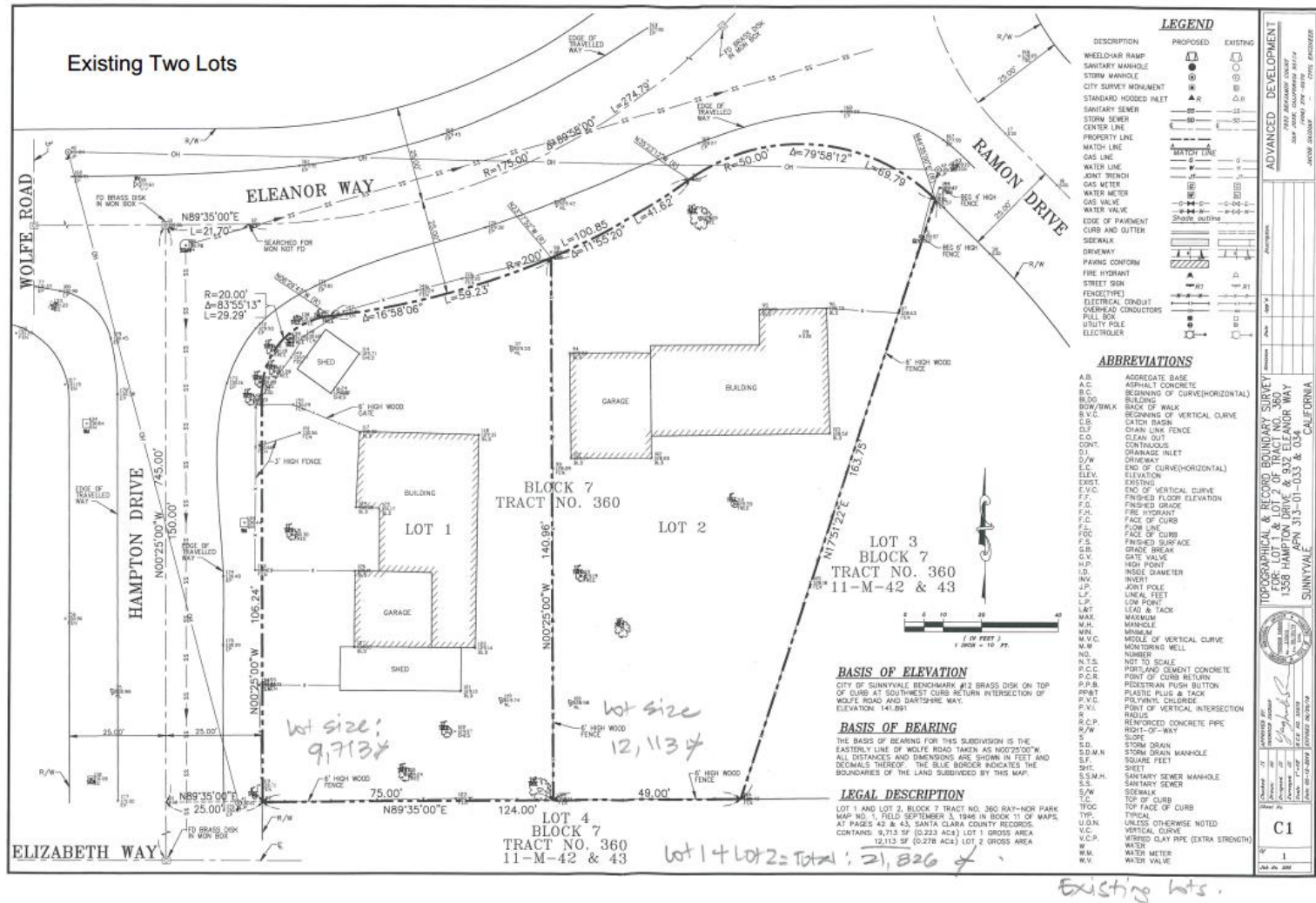
- Lot size:     R-1 zoning district – 8,000 s.f. min.  
                     R-0 zoning district – 6,000 s.f. min.
- The two subject lots are contiguous lots at the corner of two streets and abuts R-0 zoned lots on Hampton Drive in Raynor Park neighborhood.
- Raynor Park's R-1 zoning district was specifically created to preserve the large-lot character of this neighborhood.

# Aerial View of Site and Raynor Park Neighborhood



# Existing two R-1 zoned lots

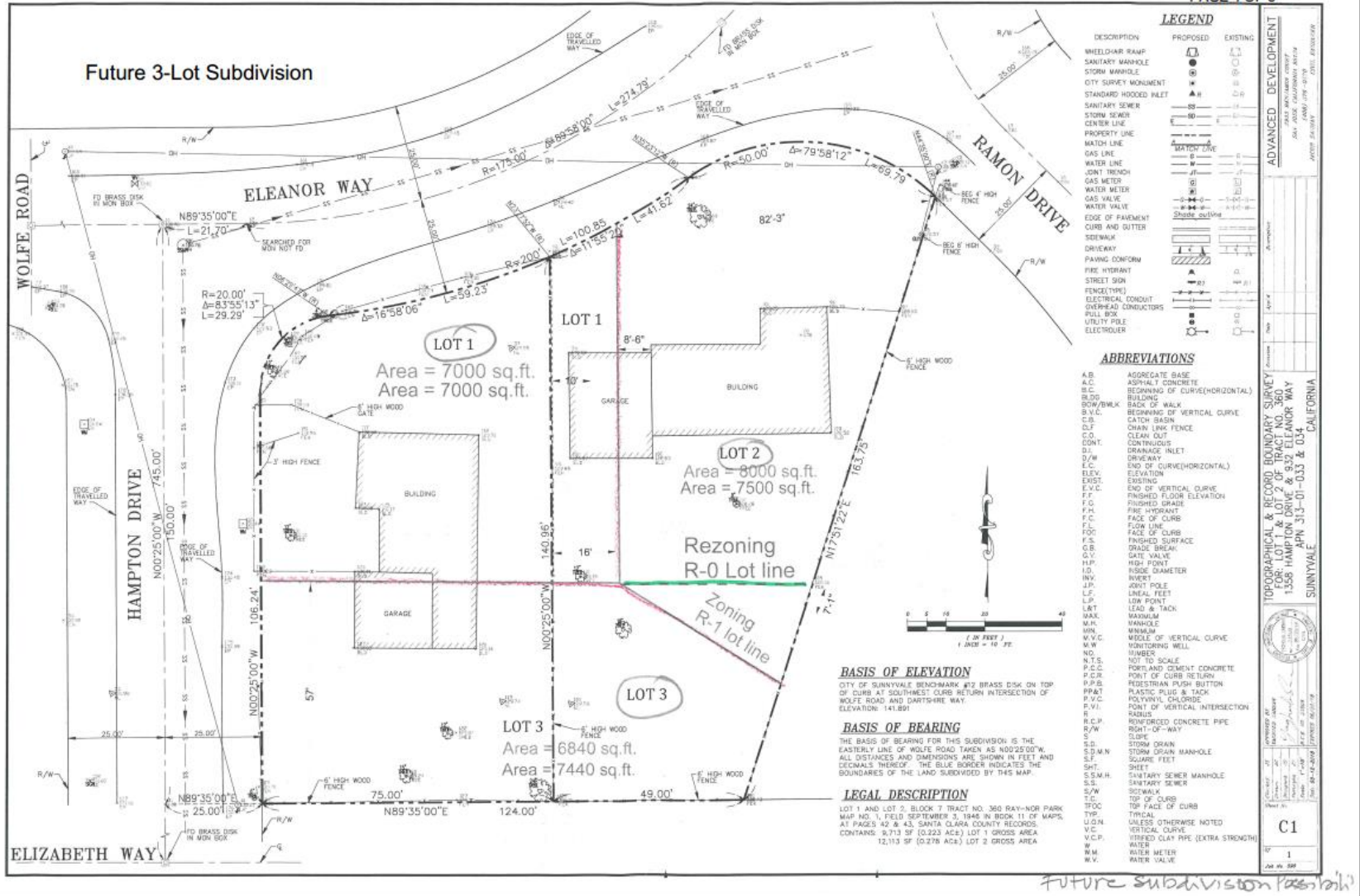
## Combined lot size 21,826 s.f.





# Proposed two R-0 zoned lots 3 lot possibility

PAGE 4 OF 5



# Recommendation

## Considerations

1. Determine that the project is exempt from CEQA pursuant to CEQA Guidelines Section 15061(b)(3) and make the Findings (Attachment 9) to Approve the Rezone for the two parcels from R-1 (Low Density Residential) to R-O (Low Density Residential) as requested by the applicant
2. Determine the project is exempt from CEQA pursuant to CEQA Guidelines Section 15061(b)(3) and deny the request to rezone the two parcels

## Staff Recommendation

Recommend to City Council, Alternative 2: Determine the project is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15061(b)(3) and Deny the Rezone for the two parcels from R-1 (Low Density Residential) to R-O (Low Density Residential).