

# City of Sunnyvale

# Meeting Minutes Planning Commission

Monday, November 22, 2021

5:30 PM

Telepresence Meeting: City Web Stream | Comcast Channel 15 | AT&T Channel 99

Special Meeting: Study Session - 5:30 PM | Public Hearing - 7:00 PM

# **Special Teleconference Notice**

# **Public Participation**

# Accessibility/Americans with Disability Act (ADA) Notice

# 5:30 P.M. STUDY SESSION

#### **Call to Order**

Pursuant to Government Code Subdivision 54953(e), the meeting was conducted telephonically; pursuant to state law, the City Council made the necessary findings by adopting Resolution No. 1089-21, reaffirmed on November 16, 2021.

Vice Chair Pyne called the meeting to order at 5:36 PM.

#### **Roll Call**

**Present:** 5 - Vice Chair Martin Pyne

Commissioner Sue Harrison Commissioner John Howe Commissioner Ken Rheaume Commissioner Carol Weiss

Absent: 1 - Chair Daniel Howard

Chair Howard arrived at approximately 5:40 PM.

#### **Study Session**

A. 21-1026 Proposed Project:

**GENERAL PLAN AMENDMENT** to consider increase the allowable residential units to 103 for the block, increase the amount of commercial square footage to 36,500 square feet, updates to design guidelines for

the block and identify streetscape improvements for S. Mathilda Avenue.

**Location:** 510-528 S. Mathilda Ave. and 562-564 S. Mathilda Ave. (APN's: 209-29-060, 209-29-061, 209-29-0057 and 209-29-076)

File #: 2018-7585

Zoning: DSP (Downtown Specific Plan)/Block 20

General Plan: Downtown Specific Plan

Applicant / Owner: Shawn Karimi/Sunnyvale Imaging and Shawn

Taheri/Sam Cloud Barn, LLC

Project Planner: Shaunn Mendrin, (408) 730-7431,

smendrin@sunnyvale.ca.gov

# B. 21-1069 Proposed Project:

**SPECIAL DEVELOPMENT PERMIT** to demolish the existing single-family residence and construct 19 rental units within a four-story multi-family residential building. The applicant proposes three below market rate units and utilizes State Density Bonus Law to request concession and waivers from the required side yard setback, landscape area, usable open space, and private usable open space requirements.

**Location**: 444 Old San Francisco Road (APN: 211-01-031)

**File #**: 2020-7112 **Zoning**: R-4/PD

Applicant / Owner: Silicon Valley Wzredwood Capital, LLC (applicant

and owner)

Project Planner: Aastha Vashist, (408) 730-7458,

avashist@sunnyvale.ca.gov

#### **ATTACHMENTS**

- 1. Site and Architectural Plans
- 2. Justification for the requested concessions and waivers by the applicant

# **Adjourn Study Session**

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

# **CALL TO ORDER**

Pursuant to Government Code Subdivision 54953(e), the meeting was conducted telephonically; pursuant to state law, the City Council made the necessary findings by adopting Resolution No. 1089-21, reaffirmed on November 16, 2021.

Chair Howard called the meeting to order at 7:45 PM.

# **ROLL CALL**

Present: 6 - Chair Daniel Howard

Vice Chair Martin Pyne

Commissioner Sue Harrison
Commissioner John Howe
Commissioner Ken Rheaume
Commissioner Carol Weiss

#### **ORAL COMMUNICATIONS**

None.

# **CONSENT CALENDAR**

MOTION: Commissioner Howe moved and Vice Chair Pyne seconded the motion to approve the Consent Calendar.

The motion carried by the following vote:

Yes: 6 - Chair Howard

Vice Chair Pyne

Commissioner Harrison Commissioner Howe

Commissioner Rheaume Commissioner Weiss

**No**: 0

**1.A** 21-1066 Approve Planning Commission Meeting Minutes of November 8, 2021

Approve Planning Commission Meeting Minutes of November 8, 2021 as submitted.

**1.B** 21-1067 Approve the 2022 Planning Commission Annual Work Plan

Approve the 2022 Planning Commission Annual Work Plan as submitted.

# **PUBLIC HEARINGS/GENERAL BUSINESS**

None.

# STANDING ITEM: CONSIDERATION OF POTENTIAL STUDY ISSUES

None.

#### **INFORMATION ONLY REPORTS/ITEMS**

2. 21-1070 Planning Commission Proposed Study Issues, Calendar Year: 2022 (Information Only)

#### **NON-AGENDA ITEMS AND COMMENTS**

#### -Commissioner Comments

Commissioner Howe stated that it has been a pleasure working with Assistant Director Andrew Miner, thanked him for his help, and noted that the City of Sunnyvale has benefited from his work within the Planning Department.

Commissioner Harrison thanked Assistant Director Miner for all that he has done – including allowing the Commissioners to feel confident in their decisions by providing them with necessary information.

Commissioner Rheaume agreed with comments made by the Commissioners who spoke before him and commended Assistant Director Miner for listening to the Commissioners' concerns and working alongside the Commissioners to overcome them. He applauded Assistant Director Miner for having the City's best interests at heart when supporting the Commissioners, recognized that he made the Planning Commission hearings as enjoyable as they were, stated that he will be missed, and wished him well.

Commissioner Weiss acknowledged Assistant Director Miner's efforts to mentor her early on during her time as a Commissioner. She stated that his humor during the Planning Commission hearings was much appreciated and that he served as a good resource for the Commissioners. Lastly, Commissioner Weiss mentioned that Assistant Director Miner will be missed and that she wishes him much happiness as he embarks on the next chapter of his life.

Vice Chair Pyne echoed comments made by Commissioners who spoke before him and stated that he agrees with Commissioner Weiss in that Assistant Director Miner was a great mentor for him as well. Vice Chair Pyne thanked Assistant Director Miner for addressing his questions and added that he is glad to have been a part of the Planning Commission prior to Assistant Director Miner's retirement.

Chair Howard agreed with all that had been said by his fellow Commissioners,

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stated that he will miss Assistant Director Miner, and disclosed that he is curious to see what Assistant Director Miner will do once he retires.

#### -Staff Comments

Assistant Director Miner reflected on his time with the City, stated that this is the best job he has ever had, and highlighted that his work for the City has been meaningful as it has allowed him to serve a broader community. He credited the City for its City Council and Planning Commission, both bodies he holds great respect for, and revealed that he feels fortunate to have worked with the Planning Commission. Assistant Director Miner called attention to memorable projects he was involved with: creating opportunities for affordable housing and housing in transit-rich areas, considering the sale of alcohol and cigarettes near schools, revising the Sign Code, producing the Green Building Program, improving the City's architecture, protecting trees, and more. He disclosed that he will miss the Planning Commissioners and keep them in his thoughts.

#### **ADJOURNMENT**

Chair Howard adjourned the meeting at 8:02 PM.