

**CITY OF MILPITAS PLANNING COMMISSION
AGENDA FOR DECEMBER 11, 2013
CITY HALL COUNCIL CHAMBERS 7:00 P.M.
455 E. CALAVERAS BLVD., MILPITAS, CA 95035
(408) 586-3279**

- I. PLEDGE OF ALLEGIANCE**
- II. ROLL CALL**
- III. PUBLIC FORUM**

Members of the audience are invited to address the Planning Commission on any subject not on tonight's agenda. Speakers must come to the podium and limit their remarks to fewer than three minutes. As a unagendized item, no response is required of the City staff or the Commission; however, the Commission may agendize the item for a future meeting.

- IV. APPROVAL OF MINUTES:** November 13, 2013
- V. ANNOUNCEMENTS**
- VI. ANNOUNCEMENT OF CONFLICT OF INTEREST**
- VII. APPROVAL OF THE AGENDA:** December 11, 2013
- VIII. PRESENTATION**
 - VIII-1 CALIFORNIA CIRCLE AND MAIN STREET VISION PLANS:** Presentation by staff and the California Polytechnic University students on the California Circle and Main Street study areas for pre-planning insight, vision and urban design concepts. Staff contact: Scott Ruhland (408) 586-3274.
Recommendation: Receive presentation and provide comment.
- IX. CONSENT CALENDAR**

Consent calendar items are considered to be routine and may be approved in one motion at the discretion of the Chair. For public hearing items, prior to actual Commission consideration, the Chair may open the public hearing and ask if anyone present wishes to discuss any consent calendar items. There will be no discussion of consent calendar items unless a member of the audience or the Commission asks to have the item removed from the consent calendar. **Persons who want to speak on any item on the consent calendar should come forward now and ask to have that item removed from the consent calendar.** Any items removed will be discussed in the order arranged by the Chair.

- IX-1 SITE DEVELOPMENT PERMIT AMENDMENT NO. SA13-0002:** A request to amend the Site Development Plans approved in 1983 to allow for the conversion of an existing laundry room into an office and construct a 121 square foot addition for a new laundry room located at 1609 Country Club Drive. (APN: 29-53-030). Zoned Single Family Residential Hillside with Site and Architectural Overlay (R1-H-S) and is within a Planned Unit Development (PUD 21). Applicant: Suresh Hosakoppal. Staff contact: Tiffany Brown (408) 586-3283 PJ#2966.

Recommendation: Adopt Resolution No. 13-036 Amending the 'S' Zone Application for the 121 square foot addition, subject to the conditions of approval.

- IX-2 CONDITIONAL USE PERMIT NO. UP13-0015:** A request to operate a farmers' market within the Kaiser Permanente parking lot located at 770 E. Calaveras Blvd. (APN 86-29-060), zoned Town Center with Site and Architectural Overlay on Sundays between the hours of 6:00AM to 2:00PM and a request for a shared parking agreement for overflow parking. Applicant: Pacific Coast Farmers' Market Association. Staff Planner: Cindy Hom (408) 586-3284. PJ#2997

Recommendation: Remove item. Item to be re-noticed.

- IX-3 GENERAL PLAN AMENDMENT NO. GP13-0001, ZONING AMENDMENT NO. ZA13-0001, SITE DEVELOPMENT PERMIT NO. SD13-0001, CONDITIONAL USE PERMIT NO. UP13-0001, TENTATIVE MAP NO. MT13-0001, VARIANCE NO. VA13-0001, PACIFIC MALL & HOTEL:** A request to create a Freeway Corridor Overlay for increasing the Floor Area Ratio, to subdivide the property; to allow demolition of a portion of the McCarthy Ranch Marketplace, and to construct 284,587 square feet of retail, including a 240 room hotel. Staff Contact: Sheldon S. Ah Sing (408) 586-3278. PJ#2824.

Recommendation: Continue the item to the January 7, 2014 Planning Commission Meeting.

X. PUBLIC HEARING

- X-1 CONDITIONAL USE PERMIT NO. UP13-0014 AND MINOR SITE DEVELOPMENT PERMIT NO. MS13-0039:** A request to operate a 9,983 square foot daycare center which includes a preschool and afterschool care programs, install minor site and building modifications, and to allow for shared parking at 451 Los Coches Street (APN 86-28-034), zoned Town Center with Site and Architectural Overlay (TC-S). Applicant: Brenda Zheng. Staff Contact: Cindy Hom, (408) 586-3284. PJ#2983.

Recommendation: Adopt Resolution No.13-037 approving Conditional Use Permit No. UP-13-0014 and Minor Site Development Permit No. MS13-0039 to operate a daycare center, minor site modifications and shared parking, subject to conditions of approval.

XI. NEW BUSINESS

XI-1 CITY OF MILPITAS 60th ANNIVERSARY FAMILY DAY COMMISSION PARTICIPATION: Discussion of the City's 60th Anniversary Celebration "Family Day" on Sunday January 26, 2014 from 1pm - 4pm in the Civic Center Plaza. The afternoon's free event will provide entertainment, children's activities, and information tables to the community. All City commissions are invited to participate in the event. Staff contact: Steven McHarris (408) 586-3273.

Recommendation: Discuss and determine the Planning Commission's participation in the 60th Anniversary Family Day Event.

Any person aggrieved by any final decision of any, board, commission, or department head to the City of Milpitas may appeal the decision to the City Council by filing written notice of the appeal with the City Clerk within twelve (12) calendar days of the date of said decision and paying the required fee. This time limit shall be strictly enforced.

XI. ADJOURNMENT – The next Planning Commission Meeting is January 8, 2014

KNOW YOUR RIGHTS UNDER THE OPEN GOVERNMENT ORDINANCE

Government's duty is to serve the public, reaching its decisions in full view of the public. Commissions, boards, councils and other agencies of the City exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

Materials related to an item on this agenda submitted to the Planning Commission after initial distribution of the agenda packet are available for public inspection at the Planning Department office at Milpitas City Hall, 455 E. Calaveras Blvd., Milpitas during normal business hours.

For more information on your rights under the Open Government Ordinance or to report a violation of the ordinance, contact the City Attorney's office at Milpitas City Hall, 455 E. Calaveras Blvd., Milpitas, CA 95035
E-mail: mogaz@ci.milpitas.ca.gov; Phone (408) 586-3040; Fax (408) 586-3030

The Open Government Ordinance is codified in the Milpitas Municipal Code as Title I Chapter 310 and is available online at the City's website www.ci.milpitas.ca.gov by selecting the Milpitas Municipal Code link.

The Planning Division will provide a recorded agenda or minutes on standard disc or printed in large type upon request for the visually impaired. In compliance with the Americans with Disabilities act, individuals requiring accommodation for this meeting should notify the Planning Division prior to the meeting at (408) 586-3279, TDD (408) 586-3013.
