

**CITY OF MILPITAS PLANNING COMMISSION  
AGENDA FOR MAY 14, 2014  
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**

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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 an unagendized item, no response is required of the City staff or the Commission; however, the Commission may agendize the item for a future meeting.

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**IV. APPROVAL OF MINUTES:** April 23, 2014

**V. ANNOUNCEMENTS**

**VI. ANNOUNCEMENT OF CONFLICT OF INTEREST**

**VII. APPROVAL OF THE AGENDA:** May 14, 2014

**VIII. CONSENT CALENDAR**

**VIII-1 SPRINT CUP TIME EXTENSION 1220 Pecten Court – TE14-0002** – To consider a time extension to Conditional Use Permit Amendment UA12-0003 for a previously approved use permit amendment to allow wireless telecommunications facility. The project is categorically exempt from further CEQA review pursuant to Section 15301 (Existing Facilities) of the CEQA Guidelines. Project Planner: Cindy Hom, (408) 586-3284, [chom2@ci.milpitas.ca.gov](mailto:chom2@ci.milpitas.ca.gov)

*Recommendation: Staff recommends that the Planning Commission Adopt Resolution No. 14-015 approving Time Extension TE14-0002 to allow a one-time eighteen month extension for a previously approved Conditional Use Permit Amendment No. UA12-0003.*

**VIII-2 WIRELESS ANTENNA FACILITY CONDITIONAL USE PERMIT – 15 Wilson Way – UP14-0008:** A request for the installation of three new antennas inside a new enclosed structure attached to the rooftop of an existing building. This project is categorically exempt from further CEQA review pursuant to Section 15301 (Existing Facilities) of the CEQA Guidelines. Project Planner: Jocelyn Puga, 408-586-3275 [jpuga@ci.milpitas.ca.gov](mailto:jpuga@ci.milpitas.ca.gov)

*Recommendation: Staff recommends that the Planning Commission Adopt Resolution No. 14-020 approving Conditional Use Permit No. UP14-0008 for the installation of three new antennas inside a new enclosed structure attached to the rooftop of an existing building.*

## IX. PUBLIC HEARING

- IX-1 CITATION II MIXED USE – 765 Montague Expressway – SD13-0012, MT13-0006, UP13-0011:** A request for a Site Development Permit, Major Vesting Tentative Map and Conditional Use Permit for the construction of 381 apartment dwelling units, 8,100 square feet of commercial and office space and associated site improvements on 5.6 acres. A CEQA finding is proposed that this project is within the program of the Transit Area Specific Plan EIR and no further action is required. Project Planner: Scott Ruhland (408) 586-3274 [sruhland@ci.milpitas.us.gov](mailto:sruhland@ci.milpitas.us.gov)

*Recommendation: Staff recommends that the Planning Commission Adopt Resolution No. 14-019 recommending the City Council approve Major Vesting Tentative Map, Site Development Permit and Conditional Use Permit for the construction of 381 apartment dwelling units, 8,100 square feet of commercial and office space and associated site improvements on 5.6 acres.*

## X. NEW BUSINESS

- X-1 UPDATE AND STATUS REPORT ON MILPITAS GENERAL PLAN HOUSING ELEMENT PROCESS (2015-2023)**

State Housing Element Law requires General Plan Housing Element to be updated every eight years (2015-2023). Staff and the City's consultant, Bay Area Economics, will be preparing the draft housing element to be submitted to the Planning Commission and City Council for public hearings after community input. Staff will be providing the Planning Commission an update and status report on the housing element progress including: 1) Summary State Housing Element Law, 2) Public Review Process, 3) Previous Housing Element Accomplishments, 4) Progress Report on Regional Housing Needs Allocation (RHNA), 5) Current Housing Element Process, and 6) Next Steps in Housing Element Review and Implementation Process. Staff Contact: Felix Reliford, 408-586-3071 [freliford@ci.milpitas.ca.gov](mailto:freliford@ci.milpitas.ca.gov)

*Recommendation: Receive Update and Status Report on City of Milpitas General Plan Housing Element (2015-2023) and provide comments and feedback.*

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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 12 calendar days of the date of said decision and paying the required fee. This time limit shall be strictly enforced.

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## XI. ADJOURNMENT – The next Planning Commission Meeting is scheduled for May 28, 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](mailto:mogaz@ci.milpitas.ca.gov) Phone (408) 586-3040

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