

**CITY OF MILPITAS PLANNING COMMISSION
MEETING AGENDA
AUGUST 10, 2016 7:00 PM
CITY HALL COUNCIL CHAMBERS
455 E. CALAVERAS BLVD., MILPITAS, CA 95035**

- 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 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.

IV. APPROVAL OF MINUTES: July 27, 2016

V. ANNOUNCEMENTS

VI. ANNOUNCEMENT OF CONFLICT OF INTEREST

VII. APPROVAL OF THE AGENDA: August 10, 2016

VIII. CONSENT CALENDAR

VIII-1 PARCEL MAP – 1830 McCandless Drive – P-MT16-0002: A request for a parcel map entitlement that includes, but is not limited to, an adjustment of an existing property line, vacating a portion of public cul-de-sac, and the offering of a street dedication for public use for a 10.9 acre site located at 1830 McCandless Drive. This project is categorically exempt from further CEQA review pursuant to Section 15305 (Minor Alterations to Land Use Limitations) of the CEQA Guidelines. Project Planner: Michael Fossati, 408-586-3274, mfossati@ci.milpitas.ca.gov

Recommendation: Staff recommends that the Planning Commission Adopt Resolution No. 16-030 approving Parcel Map MT16-0002.

IX. PUBLIC HEARING

IX-1 1980 TAROB COURT – P-SD15-0015; P-MT15-0013; P-UP15-0020; P-EA16-0003: A request for recommendation to City Council for approval of a Site Development Permit, Vesting Tentative Map, Conditional Use Permit and Environmental Assessment for 59 for-sale residential units on a 2.6 acre site within TASP. Project is covered under the scope of activities approved within the TASP EIR and exempt from further review pursuant to CEQA guideline 15168(c)(2). Project Contact: Brad Misner, 408-586-3273, bmisner@ci.milpitas.ca.gov

Recommendation: Staff recommends that the Planning Commission Adopt Resolution No. 16-031 recommending approval of Site Development Permit No. SD15-0015, Conditional Use Permit No. UP15-0020, Vesting

Major Tentative Map No. MT15-0013 and Environmental Assessment EA16-0003 to the City Council, subject to the attached Conditions of Approval.

- IX-2 91 MONTAGUE EXPRESSWAY – P-SD13-0020; P-UP13-0021; P-MT13-0008; P-EA16-0005:** A request for recommendation to City Council for approval for a Site Development Permit, Conditional Use Permit, and a Tentative Tract Map to allow construction of 72 residential condominium units on approximately 1.794 acres in five, detached, four-story structures, all connected by a common hallway and a shared, below-grade garage with associated site improvements. Project is considered Categorically Exempt pursuant to Sections 15168(c)(2) of the California Environmental Quality Act (CEQA). Project Planner: Cecilia Jaroslowsky, cjaroslowsky@migcom.com

Recommendation: Staff recommends that the Planning Commission Adopt Resolution No. 16-028 recommending approval of Site Development Permit SD13-0020, Conditional Use Permit UP13-0021, Tentative Tract Map MT13-0008 and Environmental Assessment EA16-0005 to the City Council, subject to the attached Conditions of Approval.

X. NEW BUSINESS

NO ITEMS

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.

XI. ADJOURNMENT

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 Phone 408-586-3040

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 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.
