

CITY OF SARATOGA PLANNING COMMISSION AGENDA

DATE: Wednesday, December 10, 2008 - 7:00 p.m.
PLACE: Council Chambers/Civic Theater, 13777 Fruitvale Avenue, Saratoga, CA
TYPE: Regular Meeting

ROLL CALL:

Commissioners Joyce Hlava, Rishi Kumar, Linda Rodgers, Yan Zhao and Chair Manny Cappello

ABSENT:

Commissioner Robert Kundtz

PLEDGE OF ALLEGIANCE:

MINUTES:

Minutes from the Regular Planning Commission Meeting of November 12, 2008 (Approved, 5:0)

ORAL COMMUNICATION:

Any member of the Public will be allowed to address the Planning Commission for up to three minutes on matters not on this agenda. The law generally prohibits the Planning Commission from discussing or taking action on such items. However, the Planning Commission may instruct staff accordingly regarding Oral Communications under Planning Commission direction to Staff.

ORAL COMMUNICATIONS- PLANNING COMMISSION DIRECTION TO STAFF:

REPORT OF POSTING AGENDA:

Pursuant to Government Code 54954.2, the agenda for this meeting was properly posted on December 4, 2008

REPORT OF APPEAL RIGHTS:

If you wish to appeal any decision on this Agenda, you may file an "Appeal Application" with the City Clerk within fifteen (15) calendar days of the date of the decision, pursuant to Municipal Code 15-90.050 (b).

CONSENT CALENDAR:

- None

PUBLIC HEARINGS:

All interested persons may appear and be heard at the above time and place. Applicants/Appellants and their representatives have a total of ten minutes maximum for opening statements. Members of the Public may comment on any item for up to three minutes. Applicant/Appellants and their representatives have a total of five minutes maximum for closing statements.

1. **CUP08-0014 (517-09-060) – Maria Tran, 14554 Big Basin Way** - The applicant is requesting Conditional Use Permit approval to establish a restaurant in an existing 1,700-square foot vacant tenant space. The space was formerly occupied by a Knitting Arts. The gross lot size is approximately 5,400 sq. ft. and the site is zoned CH-1 (Michael Fossati) (Approved, 5:0)
2. **PDR08-0002 (503-16-027) – East Estates Drive Properties, LLC, 13216 Pierce Road** - The applicant requests Design Review approval to demolish an existing home and construct a new two-story single-family dwelling with a total floor area of approximately 5,159 square-feet. The height of the proposed home is less than 26 feet. The applicant will plant at least 9 trees to replace trees previously removed. The

gross lot size is approximately 42,750 square feet and the site is zoned R-1-40,000 (Cynthia McCormick) (Approved, 4:1 (Hlava))

3. **CUP08-0015 (389-12-017) – Sunnyvale Operating Company, LLC, 12900 Saratoga Ave** - The applicant is requesting Conditional Use Permit approval to establish a sleep clinic and research center in an existing 5,875 sq. ft. tenant space. Its normal business activities will be done during standard business hours, except for sleep tests that take place from 11:00pm to 7:00am the following day. The building envelope size is approximately 22,751 sq. ft. and the site is zoned P-A. (Michael Fossati) (Approved, 5:0)

DIRECTORS ITEM:

- None

COMMISSION ITEMS:

- Commissioners Hlava, Rodgers and Nagpal are members of the Housing Element Update Committee. A volunteer is needed to replace Commissioner Nagpal.

COMMUNICATIONS:

- None

ADJOURNMENT TO NEXT MEETING – ADJOURNED 9:00 PM

- Wednesday, January 14, 2009 at 7:00 p.m. in the Council Chambers/Civic Theater
13777 Fruitvale Avenue, Saratoga, CA

In compliance with the Americans with Disabilities Act (ADA), if you need special assistance to participate in this meeting, please contact the City Clerk at (408) 868-1269 or ctclerk@saratoga.ca.us. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting (28 CFR 35.102-35.104 ADA Title II).

Certificate of Posting of Agenda: I, Abby Ayende, Office Specialist for the City of Saratoga, declare that the foregoing agenda for the meeting of the Planning Commission of the City of Saratoga was posted on December 4, 2008 at the office of the City of Saratoga, 13777 Fruitvale Avenue, Saratoga, CA 95070 and was available for public review at that location. The agenda is also available on the City's website at www.saratoga.ca.us

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