

# CITY OF SARATOGA PLANNING COMMISSION ACTION MINUTES

DATE: Wednesday, March 23, 2011 - 7:00 p.m.  
PLACE: Council Chambers/Civic Theater, 13777 Fruitvale Avenue, Saratoga, CA  
TYPE: Regular Meeting

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## **ROLL CALL**

Commissioners - Chair Mary-Lynne Bernald, Vice-Chair- Douglas Robertson, Joyce Hlava, David Reis and Linda Rodgers

## **ABSENT**

Commissioners Tina K. Walia and Yan Zhao

## **PLEDGE OF ALLEGIANCE**

## **MINUTES**

Action Minutes from the Regular Planning Commission Meeting of March 9, 2011 (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 March 17, 2011

## **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).

**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.**

## **PUBLIC HEARING**

1. **APPLICATIONS PDR10-0008, VAR10-0001, and GRE10-0002 (503-69-026) Sloan/Chilcoat 21955 Via Regina** - Design Review application for a proposed 7,425 square foot new two story home and a 735 square foot secondary dwelling unit at 21955 Via Regina with a request for a Variance for the project to exceed the maximum 16,500 square foot site coverage and a Grading Exception to exceed 1,000 cubic yards of grading. (Christopher Riordan, AICP, Senior Planner) (Approved with new conditions, 5:0)
2. **APPLICATION PDR11-0006; T-Mobile/Sutro Consulting; Intersection of Beaumont Avenue and Thelma Avenue(Right-of-way)** - The applicant is requesting Design Review approval for a new wireless telecommunication antenna facility. The proposal includes mounting a new cross arm wireless antenna support on an existing 39 foot utility pole. The wireless antenna support would increase the height of the pole to 53 feet. Three panel antennas (3.5 feet tall) would be attached to the antenna support and enclosed in a cylinder structure known as a Radome. Associated antenna equipment would be attached to the lower

portion of the utility pole. All proposed antennas, cabinets and miscellaneous equipment would be painted to match the existing pole. The facility is considered a “micro site” because the antennas and associated equipment are smaller in size than a standard wireless facility. The proposed project requires Planning Commission approval per City Code Section 15-12.020 (i). The property is located in the R1-12,500 zoning district. (Michael Fossati) (Approved, 4:1 (Reis))

3. **APPLICATION ASP10-0005 (386-30-039) Saratoga Star Aquatics / Timespace Development, 12230 Saratoga-Sunnyvale Road** - The applicant requests Planning Commission approval to install two illuminated wall signs for an existing building located at 12230 Saratoga-Sunnyvale Road. One sign, located on the building façade facing Saratoga-Sunnyvale Road, will be made of internally illuminated pin-mounted channel letters and will spell the words “Saratoga Star Aquatics”. The other sign would be located on the rear façade facing the parking lot and will feature a four square foot circle with the swim center logo. This sign will be mounted on the wall above the entrance door and will be illuminated by a low wattage spotlights. Per Saratoga Municipal Code (SMC) Section 15-30.060 (a), illuminated signs require Planning Commission approval. The site is located in the Commercial-Visitor (CV) Zone District. (Christopher Riordan, AICP) (Approved, 4:1 (Bernald))
4. **APPLICATION PDR10-0015 (510-02-011) Spaulding & Jayam, 15395 Pepper Lane** -The applicant is requesting approval of a Design Review application to construct a 4,474 square foot, approximately 24 foot tall, one-story single-family home with a basement. The existing house on the lot will be removed. The site is located in the R-1-40,000 zone district. (Christopher Riordan, AICP) (Approved, 5:0)
5. **APPLICATIONS PDR10-0017 / CUP10-0010 / ANX 09-0002 / ZOA 10-0005 / GPA 11-0002; 22480 - 22490 Mt. Eden Rd ( 503-80-003 & 503-80-004); South Thunder (WT Brooks)** - Integrated annexation package which consists of seven actions: 1) Final Annexation Approval (including Preannexation Agreement); 2) Parcel Merger; 3) Williamson Act Contract; 4) Agricultural Preserve-Open Space Overlay Zoning Amendment; 5) General Plan Amendment; 6) Conditional Use Permit and Variation from Standards; and 7) Design Review. (Cynthia McCormick, Assistant Planner, AICP) (Approved, 5:0)

#### **DIRECTORS ITEM**

- Service Acknowledgement for Outgoing Commissioner

#### **COMMISSION ITEMS**

#### **COMMUNICATIONS**

#### **ADJOURNMENT TO NEXT MEETING – ADJOURNED 12:00 AM**

- Wednesday, April 13, 2011 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](mailto: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).*

#### **POSTING**

*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 March 17, 2011, 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](http://www.saratoga.ca.us)*

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