



**AGENDA  
REGULAR MEETING  
SARATOGA PLANNING COMMISSION  
Wednesday, March 11, 2015**

**REGULAR MEETING – 7:00 P.M. – CIVIC THEATER/COUNCIL CHAMBERS AT 13777  
FRUITVALE AVENUE**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**APPROVAL OF MINUTES**

Action Minutes from the Regular Planning Commission Meeting of February 11, 2015

**COMMUNICATIONS FROM COMMISSION & PUBLIC**

**Oral Communications on Non-Agendized Items**

*Any member of the Public will be allowed to address the Planning Commission for up to three (3) 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.*

**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.

**NEW BUSINESS**

Application ELN14-0011 - 14586 Aloha Avenue (517-11-069); Courtney/ Steve Benzing Architect - Approve a major alteration of a nonconforming structure. Major Alteration means any work that is estimated to result in expenditure (cumulatively) of 20% to 50% of the estimated construction cost of the structure. The project will result in expenditure of approximately 48.9% of the estimated construction valuation of the existing structure.

**Recommended action:**

Adopt Resolution No. 15-006 approving the major alteration subject to conditions of approval.

**PUBLIC HEARING**

All interested persons may appear and be heard at the above time and place. Applicants 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. Applicants and their representatives have a total of five minutes maximum for closing statements.

1. Application VAR15-0001; 21090 Canyon View Dr. (503-28-065); Shang - The applicant is requesting a variance to replace an existing 500 sq. ft. carport with a new 500 sq. ft. two car detached garage within the rear setback. The height of the proposed detached garage would be no taller than 13 feet, 6 inches. The net site is 33,704 sq. ft. and the property is zoned for R-1-40,000. Staff Contact: Michael Fossati (408) 868-1212.

**Recommended action:**

Adopt Resolution No. 15-004 approving VAR15-0001 subject to conditions of approval.

2. Application CUP 14-0008; 12230 Saratoga-Sunnyvale Rd / 386-30-039; Time-Space Investment Development LLC - The Planning Commission has requested modifications to the applicant's conditional use permit. The Commission may modify conditions or impose new conditions in order to preserve the public health, safety or welfare, or to prevent the creation or continuance of a public nuisance. Staff Contact: Chris Riordan(408)868-1235

**Recommended action:**

Adopt Resolution 14-053 approving an updated Conditional Use Permit (CUP 14-0008) for the “Saratoga Star Aquatics” Swimming Facility located at 12230 Saratoga-Sunnyvale Road.

**DIRECTOR ITEMS**

**COMMISSION ITEMS**

**ADJOURNMENT**

**CERTIFICATE OF POSTING OF AGENDA**

*I, Abby Ayende, Office Specialist III for the City of Saratoga, declare that the foregoing agenda for the meeting of the Planning Commission was posted and available for public review on March 5, 2015 at the City of Saratoga, 13777 Fruitvale Ave., Saratoga, CA 95070 and on the City's website at [www.saratoga.ca.us](http://www.saratoga.ca.us).*

**You can also sign up to receive email notifications when Commission agendas and minutes have been added to the City at website [http://www.saratoga.ca.us/contact/email\\_subscriptions.asp](http://www.saratoga.ca.us/contact/email_subscriptions.asp).**

**NOTE: To view previous Planning Commission meetings anytime, go the City Video Archives at [www.saratoga.ca.us](http://www.saratoga.ca.us)**