

**TOWN OF LOS ALTOS HILLS
NOTICE OF SITE DEVELOPMENT / FAST TRACK
PUBLIC HEARING**

Notice is hereby given to property owners of each of the following project(s) that the following request(s) will be considered at the SITE DEVELOPMENT HEARING:

DATE: TUESDAY, 24 MARCH 2020
LOCATION: COUNCIL CHAMBERS
26379 FREMONT ROAD
TOWN OF LOS ALTOS HILLS

Those interested may wish to attend. Site Plans may be reviewed at Town Hall prior to the meeting date. **Any planning questions may be directed to the Planning Department prior to the Hearing.** Persons with disabilities, who require auxiliary aids or services in attending or participating in meetings, may call the City Clerk at (650) 941-7222.

<u>TIME:</u>	<u>PROPERTY OWNER:</u>	<u>REQUEST FOR:</u>
SITE DEVELOPMENT		
10:00 AM	Address: 26400 Eshner Court Owner: Lands of DJNH LLC	Lot Line Adjustment Staff: Jeremy Loh
10:00 AM	Address: 25380 Becky Lane Owner: Kleidon, Allan W & Li Fei	Landscape Screening & Fence Staff: Krista Yost
10:15 AM	Address: 25720 Carado Court Owner: Claassen, Robert Alexander	Addition & Remodel to Main Residence Staff: Steve Padovan
FAST TRACK		
10:30 AM	Address: 12170 Dawn Lane Owner: Koganti, Gopichand & Rama	New Residence Staff: Jeremy Loh

Applicants scheduled on this date are requested to be present at the listed time or be represented by an authorized agent. If applicant is not represented at the time listed above, the meeting will be rescheduled to a later date. Court challenges to the action of the: Site Development Committee, Planning Commission, or City Council may be limited to issues raised at the public hearing, described in this notice, or in written correspondence received at Town Hall at, or prior to, the time of the public hearing. Further details may be obtained from the Planning Department at (650) 941-7222.

Zachary Dahl, AICP
Planning Director
Town of Los Altos Hills

March 13, 2020

Project Description: New residence with basement and attached accessory dwelling unit

File Number: SD19-0078
Address: 12170 Dawn Lane
Owner(s): Gopichand Koganti

Staff Planner: Jeremy Loh, Assistant Planner

Site Data

Net Lot Area: 0.974 acres
Average Slope: 10.47%
Lot Unit Factor: 0.964

Floor and Development Area (square footage):

Area Type	Maximum	Existing	Proposed	Increase	Remaining
Development	14,290	10,393	13,173	2,780	1,117
Floor	5,761	3,664	5,761	2,097	0
Basement			3,252		

Height:	Maximum	Proposed
On Vertical Plane	27'	24'-0"
Lowest to Highest	35'	24'-0"

Setbacks:	Minimum	Proposed
Front	30'	41'-6"
Side (north)	30'	55'-0"
Side (south)	30'	73'-0"
Rear	30'	45'-0"

Exterior Materials: “Puritan Grey” stucco (LRV 33.7), “Granite” stucco (LRV 34.2, stone veneer, cedar siding, standing seam metal roofing, and aluminum edged windows.

Parking: Required spaces: 5, 4 out of setbacks
 Proposed: 5; 3 in garage and 2 uncovered

Green Point Rated: 66

Fast Track Points: 9

Grading: Cut: 2,185 CY Fill: 150 CY Export: 2,035 CY

Sewer/Septic: Septic

Environmental Design and Protection Committee: Neighbors to northwest and southeast will need more screening and oak trees and palm tree at driveway should be retained. Glass guard railing could produce glare from the property, committee suggests wire guard rails instead. Committee’s concerns regarding lower level plaza, pool and square footage has been addressed by project architect.

Open Space Committee: Committee recommends preserving oaks to the extent feasible. No open space easement required.

Pathways Committee: Applicant shall pay in-lieu fees prior to acceptance of plans for building plan check.