



TOWN OF LOS ALTOS HILLS PLANNING COMMISSION AGENDA

REGULAR MEETING, THURSDAY, MAY 7, 2020 AT 6:00 P.M.

Council Chambers, 26379 Fremont Road, Los Altos Hills, CA www.losaltoshills.ca.gov

ASSISTANCE FOR PERSONS WITH DISABILITIES

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at (650) 941-7222. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

Notice to Public: Any writings or documents provided to a majority of the Planning Commission regarding any item on this agenda will be made available for public inspection in the City Clerk's office located at 26379 Fremont Road, Los Altos Hills, California during normal business hours. These materials will also be made available on the City website subject to Staff's ability to post the documents before the meeting.

NOTICE OF TELECONFERENCED MEETING

Pursuant to the Governor's Executive Order N-29-20 (dated March 17, 2020), Planning Commissioners may participate via teleconference. Teleconference locations are not open to the public pursuant to California Governor Executive Order N-29-20. For this meeting, there will be no physical location from which members of the public may observe/comment.

Commissioners Teleconferencing: Chair Jitze Couperus, Vice-Chair Rajiv Patel and Commissioners Birgitta Indaco, Susan Mandle and Ed Smith.

This meeting will be broadcast via Granicus live-stream service at <http://www.losaltoshills.ca.gov>.

***NOTE:** There is a delay between the live meeting proceedings and the Granicus live-stream. If you wish to provide oral comments during the meeting, please follow the meeting proceedings via the teleconference to ensure you are prepared when called upon.*

Members of the Public may participate and provide public comments to teleconference meetings as follows:

1. If you wish to submit a public comment on agenda items in advance of the meeting, please send to the Project Planner for the project or the Administrative Technician kbrunner@losaltoshills.ca.gov. Emails received prior to the meeting will be included in the public record. The Technician will read aloud public comments at the Planning Commission meeting, not to exceed three minutes (approximately 300 words).
2. If you wish to submit a public comment during the meeting, please use the following information. Before speaking, please identify yourself by name and where you reside.
3. To join from a PC, Mac, iPad, iPhone or Android device, click this URL to join:
<https://us02web.zoom.us/j/96731311748?pwd=ZlBFaURDOXR4eEVKbnpvSlhCNlpxdDZ09>
Password: lahpc
Description: May 7, 2020 Los Altos Hills Planning Commission Public Hearing
4. To join by phone, dial: (669) 900-6833
Webinar ID: 967 3131 1748
Password: 710111

Public testimony will be taken at the direction of the Chair and members of the public may only comment during times allotted for public comments.

THURSDAY, MAY 7, 2020 AT 6:00 PM

1. ROLL CALL AND PLEDGE OF ALLEGIANCE

2. PRESENTATIONS FROM THE FLOOR

Persons wishing to address the Commission on any subject not on the agenda are invited to do so now. Please note, however, that the Commission is not able to undertake extended discussion or act tonight on non-agendized items. Such items will be referred to staff or placed on the agenda for a future meeting.

3. APPROVAL OF MINUTES

CONTINUED to a date certain:

3.1 Approval of March 5, 2020 Regular Meeting Minutes

4. PUBLIC HEARINGS

Public hearings are specially noticed items for discussion. Anyone wishing to speak regarding a public hearing should fill out a speaker card prior to the completion of the staff report and give it to staff. The order of business for public hearings is as follows:

- | | |
|--|---|
| 1. Staff Presentation | 4. Public Comments – 3 Minutes per person |
| 2. Applicant Presentation – 15 Minutes | 5. Applicant Response – 5 Minutes |
| 3. Commission Questions/Clarifications | 6. Commission Comments/Questions/Action |

If you challenge the proposed action(s) in court, you may be limited to raising only those issues you or someone else raised at the public hearing described below, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

Any interested party may appeal a determination of the Planning Commission to the City Council by filing a written notice of appeal with the City Clerk within twenty-two (22) days of the decision. A nonrefundable filing fee and a deposit for services shall accompany each notice of appeal, except that any member of the Council may file such an appeal without payment of a fee.

➤ *Planning Commission Ex Parte Contacts Policy Disclosure*

4.1 13940 La Paloma Road - File #SD19-0090 – Lands of Wang

Request for a Site Development Permit for a 6,831 square-foot, two-story residence with a two-car garage, a 3,694 square-foot basement, a 723 square-foot detached accessory dwelling unit (ADU), an additional detached two-car garage, a swimming pool, sport court and associated hardscape on a 1.5 acre lot. The project includes the removal of two heritage oaks.

CEQA review: Categorical Exemption per Section 15303(a)

Project Planner: Steve Padovan

4.2 25136 La Loma Drive - File #SD19-0094 – Lands of Edward Y.C. Chan Trust

Request for a Site Development Permit for landscape screening for an approved new, two-story residence, pool, and sports court; new six-foot tall wrought iron fence and driveway gate in the front yard setback; new hardscape improvements.

CEQA Review: Categorical Exemption per Section 15304(b)

Project Planner: Jeremy Loh

- 4.3 24180 Dawnridge Drive - File #MA20-0001 – Lands of Lowchareonkul
Request for a Map Adjustment to abandon an existing 100-foot building setback line on a recorded map for light and air along the side property line.
CEQA Review: Categorical Exemption per Section 15303(a)
Project Planner: Jeremy Loh

- 4.4 **CONTINUED to a date certain: June 4, 2020 at 6:00 pm**
13254 East Sunset Drive - File #CDP20-0001 and VAR20-0003 – Lands of Suchter
Request for a Conditional Development Permit to construct a new 3,985 square-foot, two-story residence with an 1,873 square-foot basement including a 767 square-foot accessory dwelling unit in the basement, a Variance for a front yard setback of 32 feet where 40 feet is required, and an exception to the Town’s Grading.
CEQA Review: Categorical Exemption per Sections 15303(a) and 15305(a)
Project Planner: Krista Yost

- 4.5 23691 Camino Hermoso Drive – File #APL20-0001 – Lands of Luu
Appeal of the Planning Director approval of a Site Development Permit (SD18-0063) for a new 5,964 square-foot, two-story residence with 5,024 square-foot basement including a 999 square-foot accessory dwelling unit in the basement.
CEQA Review: Categorical Exemption per Section 15303(a)
Project Planner: Jeremy Loh

5. REPORTS FROM THE CITY COUNCIL MEETINGS

5.1 Past Meetings

- April 1, 2020 (Special City Council Meeting) – Vice-Chair Patel
- April 16, 2020 – Commissioner Mandle

5.2 Upcoming Meeting Assignments

- May 21, 2020 – Chair Couperus
- June 18, 2020 – Commissioner Indaco
- July 16, 2020 – Commissioner Smith

6. REPORT ON PAST FAST TRACK/SITE DEVELOPMENT MEETINGS

6.1 March 10, 2020

- 14525 Miranda Road - File # SD19-0082Lands of Lee and Chong
Site Development permit for Landscape Screening, new driveway gates and fencing for an approved two-story residence with attached garage.

6.2 April 21, 2020

- 25720 Carado Court - File # SD19-0077 - Lands of Claasen
Site Development Permit for a 1,430 square foot, single-story addition to an existing residence with nonconforming setbacks.
- 25380 Becky Lane - File # SD20-0006 - Lands of Kleidon and Li
Site Development Permit for landscape screening and new fencing for an approved two-story residence with attached garage and basement.
- 24874 Olive Tree Lane - File # VAR20-0002 - Lands of Hadden
Variance to allow 149 square feet of driveway hardscape to encroach into the left side yard setback.

- 11871 Hilltop Drive - File # SD19-0087 - Lands of Sand Brook LLC
Site Development Permit for landscape screening and new fencing for an approved two-story residence, detached accessory dwelling unit, and barn.
- 12170 Dawn Lane - File # SD19-0078 - Lands of Koganti
Site Development Permit for a new 5,761 square foot, two-story single-family residence with basement, a 982 square foot accessory dwelling unit in the basement and attached garage.
- 25538 Hidden Springs Court - File # SD19-0074 - Lands of HPK Corp
Site Development Permit for a new 5,975 square foot, single-story residence including a four-car garage, a basement and a 570 square foot swimming pool on a vacant property.

7. ADJOURNMENT