



PLANNING DIRECTOR HEARING Action Minutes

Wednesday, January 21, 2026

9:00 a.m.

Virtual Meeting: <https://sanjoseca.zoom.us/j/89012305097>

**Hearing Officer
John Tu, Division Manager
on behalf of**

**Christopher Burton, Director
Planning, Building and Code Enforcement**

Access the video, agenda, and related reports for this meeting by visiting the City's website at:
<https://www.sanjoseca.gov/planningmeetings>

AGENDA ORDER OF BUSINESS

1. CALL TO ORDER

Meeting called to order at 9:00 a.m.

2. DEFERRALS

No items.

3. CONSENT CALENDAR

a. **SP24-044 & ER24-252.** Special Use Permit to allow the expansion of a Legal Nonconforming 868-square-foot single-family house to 1,541 total square feet on an approximately 0.12-gross-acre site located at 525 Madera Avenue (Liu Shao Feng, Owner). Council District: 3. **CEQA:** Exempt pursuant to CEQA Guidelines Section 15301 for Existing Facilities.

PROJECT MANAGER, RINA SHAH

Staff Recommendation: Consider the Exemption in accordance with CEQA. Approve a Special Use Permit.

ACTION: APPROVED

b. **T22-019 & ER22-132.** Vesting Tentative Map to allow an existing approximately 0.58-gross-acre lot to be subdivided into three residential lots located at Palomino Drive (Harry Jones, Owner). Council District: 5. **CEQA:** Exempt pursuant to CEQA Guidelines Section 15315 for Minor Land Divisions.

PROJECT MANAGER, RINA SHAH

Staff Recommendation: Consider the Exemption in accordance with CEQA. Approve a Vesting Tentative Map.

ACTION: APPROVED

4. PUBLIC HEARING

a. **TR25-373.** Live Tree Removal Permit to allow the removal of one Coast Live Oak tree, approximately 176 inches in circumference, located within the footprint of the driveway of a proposed new single-family house (per Building Permit File No. 2025-136541) in the R-1-8 Zoning District located at 1489 Saratoga Avenue. (0 Saratoga Avenue LLC, Owner). Council District: 1. **CEQA:** Exempt Pursuant to CEQA Guidelines Section 15301 for Existing Facilities.

PROJECT MANAGER, LAURA MEINERS

Staff Recommendation: Consider the Exemption in accordance with CEQA. Approve a Live Tree Removal Permit.

ACTION: APPROVED

5. ADJOURNMENT

Meeting adjourned at 9:38 a.m.