



## **PLANNING DIRECTOR HEARING Action Minutes**

**Wednesday, February 11, 2026**

**9:00 a.m.**

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

**Hearing Officer  
Jerad Ferguson, Principal Planner  
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**

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

### **2. DEFERRALS**

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No items.

### **3. CONSENT CALENDAR**

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- a. **H25-002, T24-014 & ER25-040.** Site Development Permit (File No. H25-002) to allow the construction of an approximately 983-square-foot single-family residence on an approximately 0.16-gross-acre site currently developed with one single-family residence and one ADU. Tentative Map (File No. T24-014) to allow up to three residential condominium units on an approximately 0.16-gross-acre site located at 906 Vine Street (Julianmore LLC, Owner). Council District: 3. **CEQA:** Exempt pursuant to CEQA Guidelines Section 15303 for New Construction or Conversion of Small Structures.

*PROJECT MANAGER, ANGELA WANG*

**Staff Recommendation:** Consider the Exemption in accordance with CEQA. Approve a Site Development Permit and a Tentative Map.

**ACTION: APPROVED**

### **4. PUBLIC HEARING**

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No items.

### **5. ADJOURNMENT**

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Meeting adjourned at 9:07 a.m.