



PLANNING DIRECTOR HEARING

Action Minutes

Wednesday, January 8, 2025

9:00 a.m.

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

Hearing Officer
David Keyon, 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

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

2. DEFERRALS

No items

3. CONSENT CALENDAR

- a. **H24-037 & ER24-154:** Site Development Permit to legalize the removal of a garage door, garage conversion to living space, and installation of a bay window, and allow the construction of an addition and an attached patio cover to the rear of a legal non-conforming, approximately 961-square-foot single-family house on an approximately 0.15-gross-acre lot, located at 2107 Shortridge Avenue (Salvador Farias, Owner). Council District: 5. **CEQA:** Exempt pursuant to CEQA Guidelines Section 15301 for Existing Facilities. *Dropped and re-noticed from 12/4/24.*

PROJECT MANAGER, KORA MCNAUGHTON

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

ACTION: APPROVED

- b. **H23-026 & ER23-207:** Site Development Permit for the removal of four trees, including three ordinance-size trees, for the development of a surface parking lot with 93 parking spaces on an approximately 0.87-gross-acre vacant site for an adjacent church, located at 5220 & 5330 Prospect Road (Westgate Community Bible Church, Owner). Council District: 1. **CEQA:** Exempt pursuant to CEQA Guidelines Section 15301 for Existing Facilities.

PROJECT MANAGER, KORA MCNAUGHTON

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

ACTION: DROPPED TO BE RENOTICED TO THE JANUARY 22, 2025 DIRECTOR HEARING, PER STAFF REQUEST

- c. **H24-014 & ER24-054:** Site Development Permit to allow the installation of two nine-foot-high parking lot security gates on an approximately 0.64-gross-acre site, located at 909 Coleman Avenue (Stanley J and Dorothy J House, Owners). Council District: 6. **CEQA:** Exempt pursuant to CEQA Guidelines Section 15301 for Existing Facilities.

PROJECT MANAGER, KORA MCNAUGHTON

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

ACTION: APPROVED

4. PUBLIC HEARING

No items

5. ADJOURNMENT

Meeting adjourned at 9:10 a.m.