

## Legislation Text

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**File #:** 21-137, **Version:** 1

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**GP19-012, C19-042, CP20-019 & T20-020 - General Plan Amendment, Conforming Rezoning, Conditional Use Permit, and Vesting Tentative Map for a Residential Care Facility Located at 470 West San Carlos Street.**

- (a) Adopt a resolution adopting the Delmas Senior Living Facility Project Addendum to the Downtown Strategy 2040 Final Environmental Impact Report and adopting a related Mitigation Monitoring and Reporting Program, all in accordance with the California Environmental Quality Act, as amended.
- (b) Adopt a resolution amending the Envision San José 2040 General Plan Land Use/Transportation Diagram designation (APN's 264-20-086, 264-20-087, and 264-20-088) from Residential Neighborhood to Downtown on approximately 19,200-gross square feet of the total 39,130-square foot Project Site.
- (c) Approve an ordinance rezoning the Project Site as follows:
- (1) From the LI Light Industrial Zoning District to the DC Downtown Primary Commercial Zoning District on approximately 13,179-gross square feet (APN's 264-20-082, 264-20-083, and 264-20-084), and
  - (2) From the R-2 Two-Family Residence Zoning District to the DC Downtown Primary Commercial Zoning District over approximately 25,951-gross square feet (APNs 264-20-085, 264-20-086, 264-20-087, and 264-20-088) of the total 39,130-square foot project site.
- (d) Adopt a resolution approving, subject to conditions, a Vesting Tentative Map to merge the seven parcels on the project site into one parcel.
- (e) Adopt a resolution approving, subject to conditions, a Conditional Use Permit to allow the demolition of existing structures and the construction of a mixed-use project including a 190-bed commercial residential care facility with 116 assisted living residential care guest rooms and 49 memory care guest rooms, four multi-family residential units, and a back-up generator, including a development exception, on the Project Site.
- CEQA: Addendum to Downtown Strategy 2040 Final Environmental Impact Report (Resolution No. 78942). Planning Commission recommends approval (6-0-1, Bonilla absent). Council District 3. (Planning, Building and Code Enforcement)