



## TOWN OF LOS ALTOS HILLS PLANNING COMMISSION AGENDA

**REGULAR MEETING, THURSDAY, SEPTEMBER 5, 2019 AT 7:00 P.M.**

**Council Chambers, 26379 Fremont Road, Los Altos Hills, CA** [www.losaltoshills.ca.gov](http://www.losaltoshills.ca.gov)

---

### **NOTE:**

Pursuant to Government Code Section 54953(b), **Commissioner Abraham** will be attending the Planning Commission meeting via teleconferencing from:

12831 Viscaino Road  
Los Altos Hills, CA 94022

This teleconference location is accessible to the public.

---

### **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.

### 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 take action tonight on non-agendized items. Such items will be referred to staff or placed on the agenda for a future meeting.

### 3. **INFORMATIONAL ITEM**

The following item is for informational purposes. The Planning Commission will not be taking any action on the item at this meeting. Thirty (30) minutes shall be allotted to receiving public comments on this item. If necessary, the Chair or Vice Chair may allot an additional 30 minutes to public comment after the Reports from Fast Track Meetings (Agenda Item #10) to allow those who have not yet spoken to do so.

- 3.1 TOWN OF LOS ALTOS HILLS PUBLIC RIGHT-OF-WAY (APPLICANT: PACIFIC GAS & ELECTRIC; AT&T); Existing PG&E Utility Poles located at 499 West Edith Avenue, 14185 Miranda Road, and 14495 Miranda Road; File #SD19-0033; A request for a Site Development

Permit to install small cell antennas and associated equipment on three existing PG&E utility poles within the public right-of-way adjacent to 499 West Edith Avenue, 14185 Miranda Road, and 14495 Miranda Road. The small cell sites are designed to enhance the existing wireless communications network operated by AT&T. This is an informational item only. (Staff-Jeremy Loh).

4. PUBLIC HEARINGS

Persons wishing to address the Commission should obtain a copy of the request form located at the table at the back of the Council Chambers and leave the completed form at the podium; this ensures that names are recorded accurately in the minutes. Please limit remarks to THREE (3) minutes. This will assure time for all persons wishing to speak. Also, in the interest of time, please avoid redundancy with remarks made by previous speakers. If a large group wishes to express its views, the group should try to have one spokesperson.

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 LANDS OF VENKATACHARY AND NARAYANAN; 11545 CRESTRIDGE DRIVE: File #SD19-0027 and VAR19-0007; A request for a Site Development Permit to construct a 5,931 square foot, single-story residence, an exception to the Town's Grading Policy for fill in excess of 3 feet, and a setback Variance for a 12-foot encroachment into the front yard setback for 150 square feet of the new residence. (Maximum height of structure is 18'). CEQA review: Categorical Exemption per Sections 15303(a) & 15305(a) – New single-family residence and set back variances; (Staff: Dylan Parker).

4.2 LANDS OF KHANNA AND GUPTA; 27911 VIA VENTANA WAY: File #CDP19-0003 and VAR19-0010; A request for a Conditional Development Permit to construct a 4,179 square foot, two-story residence, an exception to the Town's Grading Policy for parking and driveway area, and a Variance for height (Maximum height of structure is 32' - 2") and required parking within the front yard setback. CEQA review: Categorical Exemption per Sections 15303(a) & 15305(a) – New single-family residence and set back variances; (Staff: Dylan Parker).

4.3 CONSIDERATION OF A GENERAL PLAN AMENDMENT TO UPDATE THE TOWN'S MASTER PATH PLAN TO ADD AN OFF-ROAD PATHWAY

CONNECTION FROM DIANNE DRIVE TO EAST SUNSET DRIVE. THE PROPOSED PATHWAY WILL BE LOCATED BETWEEN 12780 AND 12800 DIANNE DRIVE AND ALONG THE REAR PROPERTY LINE OF 13040, 13208 AND 13210 EAST SUNSET DRIVE; FILE #238-15-MISC; CEQA REVIEW: CATEGORICAL EXEMPTION PER SECTION 15061(B)(3). (Staff: Steve Padovan)

- 4.4 CONSIDERATION OF A GENERAL PLAN AMENDMENT TO UPDATE THE TOWN’S MASTER PATH PLAN TO ADD AN ON-ROAD AND OFF-ROAD PATHWAY OVER NORTHCREST LANE BETWEEN OLIVE TREE LANE AND STONEBROOK DRIVE; FILE #238-15-MISC; CEQA REVIEW: CATEGORICAL EXEMPTION PER SECTION 15061(B)(3). (Staff: Steve Padovan)

5. OLD BUSINESS

- 5.1 Update on Draft Accessory Dwelling Unit Amendments

6. NEW BUSINESS

- 6.1 Draft Wireless Communications Facilities Ordinance

7. REPORTS FROM THE CITY COUNCIL MEETINGS

- 7.1 Planning Commission Representative for August 21 – Commissioner Mandle
- 7.2 Planning Commission Representative for September 19 – Commissioner Abraham
- 7.3 Planning Commission Representative for October 17 – Chair Couperus
- 7.4 Planning Commission Representative for November 21 – Commissioner Smith
- 7.5 Planning Commission Representative for December 19 – Commissioner Patel

8. APPROVAL OF MINUTES

- 8.1 Approval of August 1, 2019 – Regular Meeting Minutes

9. REPORTS FROM SITE DEVELOPMENT MEETINGS – August 20, 27 & September 3

- 9.1 LANDS OF RIZZI; 12615 Miraloma Way; File #SD19-0048; A request for a Site Development Permit for landscape screening for a permitted accessory structure; CEQA review: Categorical Exemption per Section 15304(e) – New gardening or landscaping; (staff-Jeremy Loh). (*Approved*)
- 9.2 LANDS OF SHAKIR; 14146 Amherst Court; File #SD19-0024; A request for a Site Development Permit for additions totaling 1,697 square feet to an existing single family residence (maximum height 22’-9”); CEQA review: Categorical Exemption per Section 15301(e) – additions to

existing structures that do not result in an increase of 50% floor area; (staff-Jeremy Loh). (*Approved*)

10. CONTINUED PUBLIC COMMENT ON INFORMATIONAL ITEM
11. ADJOURNMENT