

Newly Filed Projects

5/12/2014 to 5/16/2014

FINAL

5/29/2014

Zoning

1	C14-027 APN: 09233074 SNI area: No RDA Area: No Zone: A Impervious Surface: N/A Gross Acres: .78	Work Code: Privately Initiated Tech: Maggie Suson-Nale District: 4 FloodZone: No GP: Residential Neighborhc Historic Inventory: No Previous Files: PRE13-067	Manager: John Baty Engineer: N/A Owner: BUI OANH VAN TRUSTEE & ET AL Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Location: approximately 120 feet northwest of the intersection of Old Piedmont Rd. and Rowley Dr.

Address: 2207 OLD PIEDMONT RD

Description: Conforming Conventional Zoning from A to R-1-8 Zoning District to allow 608 square feet addition to a single family home on .78 gross acre site

Planned Development

2	PD14-014 APN: 01547001 SNI area: No RDA Area: No Zone: A(PD) Impervious Surface: N/A Gross Acres: 352	Work Code: None Tech: Maggie Suson-Nale District: 4 FloodZone: AE GP: Light Industrial Historic Inventory: No Previous Files: AD13-819, AD12-521, AD12-486, AD12-135, AD11-1008	Manager: Rich Buikema Engineer: Joe Dyke Owner: LOS ESTEROS RANCH Planned Community: Alviso Near a Waterway(<300ft): Yes Historic Dist: No
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Location: W terminus of Dixon Landing Rd 3000 ft W of I-880 & Dixon Landing Rd

Address: 1601 DIXON LANDING RD

Description: REACTIVED - Planned Development Permit, previously PD08-048, for a vertical expansion to an existing landfill, with no additional construction on a 355 gross acre site.

3	PD14-025 APN: SNI area: No RDA Area: No Zone: A(PD) Impervious Surface: N/A Gross Acres: 0.70	Work Code: None Tech: David Fong District: 9 FloodZone: No GP: Neighborhood/Commu Historic Inventory: No Previous Files:	Manager: Elizabeth Schuller Engineer: Joe Dyke Owner: CUSATO JAMES A JR TRUSTEE Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Location: west side of South Bascom Avenue approximately 690 feet southerly of Curtner Avenue

Address: 9696 TRACT

Description: Planned Development Permit to allow 10 attached and detached residential units on a 0.70 gross acre site

4	PD14-026	Work Code: None	Manager: Rich Buikema
	APN: 60113071	Tech: Maggie Suson-Nale	Engineer: N/A
	SNI area: No	District: 5	Owner: HOUSE DOLLY S TRUSTEE
	RDA Area:No	FloodZone: No	Planned Community: No
	Zone: R-1-8(PD)	GP: Residential Neighborhc	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: .66	Previous Files:	

Location: southeast side of Alum Rock Avenue, approximately 150 feet northeasterly of Sunnyslope Avenue

Address: 4700 ALUM ROCK AV

Description: Planned Development Permit to allow for the demolition of two (2) single-family detached homes and development of up to three (3) new single-family detached homes on a 0.66 gross-acre site

Special Use Permit

5	SP14-021	Work Code: None	Manager: John Baty
	APN: 25929093	Tech: David Fong	Engineer: N/A
	SNI area: No	District: 3	Owner: AKATIFF MICHAEL G TRUSTEE & ET AL
	RDA Area:Julian Stockton	FloodZone: No	Planned Community: No
	Zone: LI	GP: Transit Employment Ct	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: 0.27	Previous Files: PRE13-221	

Location: northerly side of W. Julian St, approximately 200 feet east of N. Autumn St.

Address: 460 WEST JULIAN ST

Description: Special Use Permit to allow demolition of a single family residence and accessory buildings on a 0.28 gross acre site

Tentative Map

6	PT14-018	Work Code:	Manager: Elizabeth Schuller
	APN:	Tech: David Fong	Engineer: Joe Dyke
	SNI area: No	District: 9	Owner: CUSATO JAMES A JR TRUSTEE
	RDA Area:No	FloodZone: No	Planned Community: No
	Zone: A(PD)	GP: Neighborhood/Commu	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: 0.70	Previous Files:	

Location: west side of South Bascom Avenue approximately 690 feet southerly of Curtner Avenue

Address: 9696 TRACT

Description: PLanned Development Tentative Map to subdivide 1 parcel into 11 lot for residential uses and ingress/egress on a 0.70 gropss acre site

7	PT14-018	Work Code:	Manager: Elizabeth Schuller
	APN:	Tech: David Fong	Engineer: Joe Dyke
	SNI area: No	District: 9	Owner: CUSATO JAMES A JR TRUSTEE
	RDA Area:No	FloodZone: No	Planned Community: No
	Zone: A(PD)	GP: Neighborhood/Commu	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: 0.70	Previous Files:	

Location: west side of South Bascom Avenue approximately 690 feet southerly of Curtner Avenue

Address: 9696 TRACT

Description: PLanned Development Tentative Map to subdivide 1 parcel into 11 lot for residential uses and ingress/egress on a 0.70 grops acre site

Tree Removal

8	TR14-186	Work Code: SF Lot - in common area	Manager: Aparna Ankola
	APN: 23041016	Tech: Rhonda Buss	Engineer: N/A
	SNI area: No	District: 6	Owner: CITADEL RE & INVESTMENTS LLC
	RDA Area:No	FloodZone: N/A	Planned Community: No
	Zone: R-1-8	GP: Residential Neighborhc	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: 0.1117	Previous Files:	

Address: 940 ELM ST

Description: Live Tree Removal Permit to remove one (1) AcaciaTree approximately 57.25 inches in circumference on a single family lot zoned R-1-8.

9	TR14-187	Work Code: SF Lot - on private lot	Manager: John Baty
	APN: 37821048	Tech: Lori Moniz	Engineer: N/A
	SNI area: No	District: 1	Owner: GOEL DEEPAK AND MITTAL RICHA
	RDA Area:No	FloodZone: N/A	Planned Community: No
	Zone: R-1-8	GP: Residential Neighborhc	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: .18	Previous Files:	

Address: 1421 STEPHEN WY

Description: Unsuitable Tree Removal Permit to allow the removal of one (1) Pine tree, approximately 204 inches in circumference, located in the font yard of a single-family lot. The Pine tree is on the current Unsuitable Tree Species list (Resolution No 76526), adopted by the City Council on December 18, 2012. The tree belongs to a species that has been found by the City Council to be uniquely less compatible with the immediate environment because the species is invasive or non-native to the San José region or is susceptible to disease.

10	TR14-188 APN: 45123092 SNI area: No RDA Area:No Zone: R-1-8 Impervious Surface: N/A Gross Acres: 0.14	Work Code: SF Lot - on private lot Tech: Suparna Saha District: 9 FloodZone: N/A GP: Residential Neighborhc Historic Inventory: No Previous Files:	Manager: Aparna Ankola Engineer: N/A Owner: BRUMLEVE THOMAS AND ESTHER M Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Address: 1392 BRYAN AV

Description: Unsuitable Tree removal permit to allow removal of one Redwood tree in close proximity to residence.

11	TR14-189 APN: 43904011 SNI area: No RDA Area:No Zone: R-1-8 Impervious Surface: N/A Gross Acres: .18	Work Code: SF Lot - on private lot Tech: Avril Baty District: 6 FloodZone: N/A GP: Residential Neighborhc Historic Inventory: No Previous Files:	Manager: Wayne Farrens Engineer: N/A Owner: LARKIN TERI L Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Address: 1283 LENNON WY

Description: Unsuitable Tree Removal Permit for the removal of one Pine tree, approximately 144 inches in circumference, from the rear yard of a single family residence.

12	TR14-190 APN: 38117070 SNI area: No RDA Area:No Zone: R-1-8 Impervious Surface: N/A Gross Acres: 0.14	Work Code: SF Lot - on private lot Tech: Suparna Saha District: 1 FloodZone: N/A GP: Residential Neighborhc Historic Inventory: No Previous Files:	Manager: Aparna Ankola Engineer: N/A Owner: BANK OF THE WEST TTEE Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Address: 1156 MALIBU DR

Description: Unsuitable tree removal, tree very close to residence

13 TR14-191 Work Code: SF Lot - on private lot Manager: Aparna Ankola
 APN: 56930002 Tech: Rhonda Buss Engineer: N/A
 SNI area: No District: 9 Owner: MORRIS STEPHEN AND MAGALI
 RDA Area:No FloodZone: N/A Planned Community: No
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 0.1576 Previous Files:

Address: 5096 SUTCLIFF AV

Description: Unsuitable Tree Removal Permit to remove two (2) Palm Trees. Tree "A" is a King Palm approximately 72 inches in circumference. Tree "B" is a Queen Palm approximately 130 inches in circumference on a single family lot zoned R-1-8.

14 TR14-192 Work Code: SF Lot - on private lot Manager: Aparna Ankola
 APN: 28828038 Tech: Rhonda Buss Engineer: N/A
 SNI area: No District: 6 Owner: PHILLIPS LEW AND PATRICIA TRUSTEE
 RDA Area:N/A FloodZone: N/A Planned Community: No
 Zone: R-1-5 GP: Residential Neighborhc Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: .3250 Previous Files:

Address: 1715 MCBAIN AV

Description: Unsuitable Tree Removal Permit to remove two (2) Eucalyptus Trees. Tree "A" is approximately 70" inches in circumference. Tree "B" is approximately 71" inches in circumference. Both trees are on a single family lot zoned R-1-5.

15 TR14-193 Work Code: SF Lot - on private lot Manager: Aparna Ankola
 APN: 26462054 Tech: Rhonda Buss Engineer: N/A
 SNI area: No District: 6 Owner: BEARD CHRISTOPHER AND REGAN PATRI
 RDA Area:No FloodZone: N/A Planned Community: No
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 0.1354 Previous Files:

Address: 974 TWIN BROOK DR

Description: Unsuitable Tree Removal Permit to remove one (1) Tulip Tree approximately 79 inches in circumference on a single family lot zoned R-1-8.

16	TR14-194	Work Code: SF Lot - on private lot	Manager: Wayne Farrens
	APN: 30722043	Tech: Avril Baty	Engineer: N/A
	SNI area: No	District: 1	Owner: NIBHANUPUDI MOHAN
	RDA Area:No	FloodZone: N/A	Planned Community: No
	Zone: R-1-8	GP: Residential Neighborhc	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: .14	Previous Files:	

Address: 1368 GARRANS DR

Description: Unsuitable Tree Removal Permit for the removal of one Chinese Hackberry multi-trunked tree, 109 inches cumulatively in circumference from the rear yard of a single family residence.

17	TR14-195	Work Code: SF Lot - on private lot	Manager: Aparna Ankola
	APN: 27461031	Tech: Rhonda Buss	Engineer: N/A
	SNI area: No	District: 6	Owner: COHEN DAVID E AND BARBARA E TRUSTE
	RDA Area:No	FloodZone: N/A	Planned Community: No
	Zone: A(PD)	GP: Residential Neighborhc	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: .2187	Previous Files:	

Address: 1467 ROSECREST TR

Description: Live Tree Removal Permit to remove one (1) Sequoia Tree approximately 76 inches in circumference on a single family lot zoned A(PD).

Conditional Use

18	CP14-029	Work Code: Other	Manager: Emily Lipoma
	APN: 74209048	Tech: David Fong	Engineer: Michelle Kimball
	SNI area: No	District: 10	Owner: SAN JOSE WATER COMPANY
	RDA Area:N/A	FloodZone: No	Planned Community: No
	Zone: R-1-1	GP: Open Hillside	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: 2.84	Previous Files:	

Location: area east of Whispering Oaks Dr., between McKean Rd. and Almaden Rd.

Address: 0 MCKEAN RD

Description: Conditional Use Permit to allow a 1,000,000 gallon water tank with a 3,300 foot long pipeline on a 2.84 gross acre site

19	CP14-030 APN: 41426015 SNI area: No RDA Area:N/A Zone: CP Impervious Surface: N/A Gross Acres: .32	Work Code: Other Tech: David Fong District: 9 FloodZone: No GP: Neighborhood/Commu Historic Inventory: No Previous Files: SP13-030	Manager: John Baty Engineer: N/A Owner: ROBERTS DAVID G TRUSTEE & ET AL Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Location: westerly side of Union Avenue, approximately 250 feet south of Camden Avenue

Address: 3649 UNION AV

Description: Conditional Use Permit for a 925 square foot wireless facility with a 55 foot tall monopine on an approximately 0.32 gross acre site

20	CPA13-006-01 APN: 46435027 SNI area: No RDA Area:No Zone: CP Impervious Surface: N/A Gross Acres: 1.2	Work Code: CP for After Midnight Tech: Kristinae Toomians District: 10 FloodZone: No GP: Regional Commercial Historic Inventory: No Previous Files: CP13-006, ABCL12-083, AD12-763, AD12-623	Manager: John Baty Engineer: N/A Owner: FACCHINO LABARBERA BH PAD 1 LLC LEI Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Location: north side of Blossom Hill Road, approximately 610 feet easterly of Santa Teresa Boulevard

Address: 859 BLOSSOM HILL RD

Description: Conditional Use Permit to allow after midnight use at the outdoor dining patio of a public eating and drinking establishment (Buffalo Wild Wings) until 2:00 a.m., on a 1.2 gross-acre site in the CP Commercial Pedestrian Zoning District.

21	CPA13-059-01 APN: 24505017 SNI area: No RDA Area:No Zone: CG Impervious Surface: N/A Gross Acres: 9.12	Work Code: CP for After Midnight Tech: Maggie Suson-Nale District: 4 FloodZone: AO GP: Neighborhood/Commu Historic Inventory: Yes Previous Files: CP13-059, CP13-059, PRE13-028	Manager: Kristinae Toomians Engineer: N/A Owner: BERRYESSA CAPITOL AVE LLC Planned Community: No Near a Waterway(<300ft): No Historic Dist: No
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Location: between N. Capitol Ave. and Highway 680, approximately 300 feet north of Berryessa Road

Address: 1155 NORTH CAPITOL AV

Description: Conditonal Use Permit Amendment to allow after midnight use to 6 a.m. to 5 a.m.

22 CPA13-072-01 Work Code: Other Manager: Aparna Ankola
 APN: 58113025 Tech: David Fong Engineer: Allen Baquilar
 SNI area: No District: 10 Owner: ALMADEN GOLF AND COUNTRY CLUB
 RDA Area:No FloodZone: No Planned Community: No
 Zone: R-1-8 GP: Open Space, Parklands Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 89.76 Previous Files: CP13-072, CP13-072

Location: south side of the intersection of Hampton Dr. and Crown Blvd.

Address: 6663 HAMPTON DR

Description: Conditional Use Permit Amendment to allow the installation of temporary trailers, including utility and drainage, during the construction phase of a clubhouse expansion remodel (Almaden Country Club) on a 89.76 gross acre site. The portable pre-manufactured structures will be used as lounge, office, pro-shop, kitchen and restroom facilities.

23 CPA13-006-01 Work Code: CP for After Midnight Manager: John Baty
 APN: 46435027 Tech: Kristinae Toomians Engineer: N/A
 SNI area: No District: 10 Owner: FACCHINO LABARBERA BH PAD 1 LLC LE
 RDA Area:No FloodZone: No Planned Community: No
 Zone: CP GP: Regional Commercial Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 1.2 Previous Files: CP13-006, ABCL12-083, AD12-763, AD12-623

Location: north side of Blossom Hill Road, approximately 610 feet easterly of Santa Teresa Boulevard

Address: 859 BLOSSOM HILL RD

Description: Conditional Use Permit to allow after midnight use at the outdoor dining patio of a public eating and drinking establishment (Buffalo Wild Wings) until 2:00 a.m., on a 1.2 gross-acre site in the CP Commercial Pedestrian Zoning District.

24 CPA13-059-01 Work Code: CP for After Midnight Manager: Kristinae Toomians
 APN: 24505017 Tech: Maggie Suson-Nale Engineer: N/A
 SNI area: No District: 4 Owner: BERRYESSA CAPITOL AVE LLC
 RDA Area:No FloodZone: AO Planned Community: No
 Zone: CG GP: Neighborhood/Commu Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: Yes Historic Dist: No
 Gross Acres: 9.12 Previous Files: CP13-059, CP13-059, PRE13-028

Location: between N. Capitol Ave. and Highway 680, approximately 300 feet north of Berryessa Road

Address: 1155 NORTH CAPITOL AV

Description: Conditonal Use Permit Amendment to allow after midnight use to 6 a.m. to 5 a.m.

25	CPA13-072-01	Work Code: Other	Manager: Aparna Ankola
	APN: 58113025	Tech: David Fong	Engineer: Allen Baquilar
	SNI area: No	District: 10	Owner: ALMADEN GOLF AND COUNTRY CLUB
	RDA Area:No	FloodZone: No	Planned Community: No
	Zone: R-1-8	GP: Open Space, Parklands	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: 89.76	Previous Files: CP13-072, CP13-072	

Location: south side of the intersection of Hampton Dr. and Crown Blvd.

Address: 6663 HAMPTON DR

Description: Conditional Use Permit Amendment to allow the installation of temporary trailers, including utility and drainage, during the construction phase of a clubhouse expansion remodel (Almaden Country Club) on a 89.76 gross acre site. The portable pre-manufactured structures will be used as lounge, office, pro-shop, kitchen and restroom facilities.

ABC Exception

26	ABC14-006	Work Code: CP for Off-Sale of Alcohol	Manager:
	APN: 43414075	Tech: Maggie Suson-Nale	Engineer: N/A
	SNI area: No	District: 6	Owner: VLAHOPOULIOTIS MARIE
	RDA Area:No	FloodZone: No	Planned Community: No
	Zone: CP	GP: Neighborhood/Commu	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: .80	Previous Files: CP14-013	

Location: northwest corner of W. Alma Ave. and Belmont Way

Address: 565 WEST ALMA AV

Description: Determination of Public Convenience or Necessity to allow off-sale of alcohol at an existing 1,995 square foot grocery store on a 0.80 gross acre site

Sidewalk Cafe

27	SC14-004	Work Code: Other	Manager: Rich Buikema
	APN: 26123029	Tech: Maggie Suson-Nale	Engineer: N/A
	SNI area: No	District: 6	Owner: PIGNATARO PROPERTIES LLC
	RDA Area:The Alameda	FloodZone: No	Planned Community: No
	Zone: A(PD)	GP: Neighborhood/Commu	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: Yes	Historic Dist: Hanchett and He
	Gross Acres: .43	Previous Files: ABCL14-042, PD12-052	

Location: west side of The Alameda between Hester and Shasta Avenue

Address: 1423 THE ALAMEDA

Description: Sidewalk Cafe Permit to allow outdoor seating for the consumption of food and alcoholic drinks in the public right-of-way along The Alameda

Single Family development

28	SF14-014	Work Code: Other	Manager: David Fong
	APN: 46423006	Tech: Avril Baty	Engineer: N/A
	SNI area: No	District: 10	Owner: BAINS HARPAL S AND MANDEEP K
	RDA Area:No	FloodZone: No	Planned Community: No
	Zone: R-1-8	GP: Residential Neighborh	Near a Waterway(<300ft): No
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: No
	Gross Acres: .14	Previous Files:	

Address: 780 WEDGEWOOD DR

Description: Single Family House Permit, category 2, for 483-square foot addition to first floor and a 270-square foot addition to second floor of existing single family residence, resulting in a Floor Area Ratio of 52%.
