

Newly Filed Projects

07/10/2017 to 07/14/2017

FINAL

7/20/2017

Zoning

1 C17-029 Work Code: Privately Initiated Manager: Lea Simvoulakis
 APN: 46243009 Tech: Michelle Flores Engineer: Joe Dyke
 SNI area: No District: 10 Owner: BARROUS DEMETRIOS J
 RDA Area: No FloodZone: No Planned Community: No
 Zone: LI GP: Neighborhood/Commu: Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 0.97 Previous Files: PRE17-126, PRE16-083
 Growth Area Type:
 Location: south side of West Capitol Expressway, approximately 140 feet westerly of Snell Ave
 Address: 222 WEST CAPITOL EX
 Description: Conforming Rezoning from LI Light Industrial Zoning District to CG Commercial General Zoning District on a 0.97 gross acre site

Planned Development

2 PDA97-013-01 Work Code: None Manager: Patrick Kelly
 APN: 61269003 Tech: James Murphy Engineer: N/A
 SNI area: No District: 5 Owner: REILLEY JAMES AND MARIA G
 RDA Area: No FloodZone: No Planned Community: No
 Zone: A(PD) GP: Lower Hillside Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 0.34 Previous Files:
 Growth Area Type:
 Location: south side terminus of Kaylene Drive approximately 50 feet southerly of Ridgeline Court
 Address: 3498 KAYLENE DR
 Description: Planned Development Permit Amendment to allow interior remodel and small addition of 433 SF to existing home. Including roof, windows, mechanical, electrical and plumbing on a 0.34 gross acre site.

Site Development

3 H17-038 Work Code: None Manager: Lea Simvoulakis
 APN: 29945032 Tech: Maggie Suson-Nale Engineer: N/A
 SNI area: Winchester District: 1 Owner: SCS SEQUOIA WINCHESTER REALTY LLC
 RDA Area: Redevelopment SNI A1 FloodZone: No Planned Community: No
 Zone: CG GP: Neighborhood/Commu Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 3.89 Previous Files: H17-038, PRE14-179
 Growth Area Type: Urban Village
 Location: west side of S. Winchester Boulevard, approximately 720 feet southerly of Moorpark Avenue
 Address: 751 SOUTH WINCHESTER BL
 Description: Site Development to allow an auto service use in an existing 42,767 square foot building and construct an additional 9,760 square foot on 3.895 gross acre site

4 HA06-155-02 Work Code: Multi-Family Lot Manager: Justin Daniels
 APN: 46747073 Tech: Justin Daniels Engineer: N/A
 SNI area: University District: 3 Owner: WYCKOFF TRAVIS G
 RDA Area: SNI FloodZone: N/A Planned Community: No
 Zone: R-M GP: Residential Neighborhc Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: Yes Historic Dist: Reed
 Gross Acres: N/A Previous Files:
 Growth Area Type:
 Location: southwest side of South 5th Street, approximately 230 feet northwest of East William Street
 Address: 465 SOUTH 5TH ST
 Description: Live Tree Removal Permit to allow the removal of one (1) Ash tree, approximately 120 inches in circumference, located in the back yard of a multi-family residence on a 0.15 gross acre site in the R-M Zoning District.

5 HA83-131-01 Work Code: Commercial Lot Manager: Justin Daniels
 APN: 23035093 Tech: Justin Daniels Engineer: N/A
 SNI area: No District: 3 Owner: Y M ENTERPRISE INC
 RDA Area: N/A FloodZone: N/A Planned Community: N/A
 Zone: CN GP: Urban Village Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: N/A Previous Files:
 Growth Area Type: Urban Village
 Location: Northwest corner of North 1st Street & West Rosemary Street
 Address: 1335 NORTH 1ST ST
 Description: Live Tree Removal Permit to allow the removal of one (1) Pine tree, approximately 58 inches in circumference, located on the corner of a commercial lot on a 0.21 gross acre site in the Commercial Neighborhood Zoning District

Tree Removal

6 TR17-468 Work Code: SF Lot - on private lot Manager: Lori Moniz
 APN: 43935035 Tech: Lori Moniz Engineer: N/A
 SNI area: N/A District: 9 Owner: SAND GERALD M AND GILL AURELIA A T
 RDA Area:N/A FloodZone: N/A Planned Community: N/A
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: No Historic Dist: N/A
 Gross Acres: N/A Previous Files:
 Growth Area Type:

Address: 2470 RICHLAND AV

Description: Tree Removal Permit for a Dead Camphor tree, approximately 103 inches in circumference, located in the front yard of a single family lot on a 0.26 gross acre site

7 TR17-469 Work Code: SF Lot - on private lot Manager: Justin Daniels
 APN: 59909051 Tech: Justin Daniels Engineer: N/A
 SNI area: N/A District: 4 Owner: HIDALGO BONNIE J
 RDA Area:N/A FloodZone: N/A Planned Community: N/A
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: No Historic Dist: N/A
 Gross Acres: N/A Previous Files:
 Growth Area Type:

Address: 835 ST KITTS CT

Description: Unsuitable Tree Permit to remove one Cedar tree that is approximately 67 inches in circumference located in the side yard of a single-family lot. The tree is approximately 2 feet from the house.

8 TR17-471 Work Code: SF Lot - on private lot Manager: Jan Warne
 APN: 28829032 Tech: Jan Warne Engineer: N/A
 SNI area: N/A District: 6 Owner: HATHAWAY ELIZABETH TRUSTEE & ET A
 RDA Area:N/A FloodZone: N/A Planned Community: N/A
 Zone: R-1-5 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: No Historic Dist: N/A
 Gross Acres: N/A Previous Files:
 Growth Area Type:

Address: 1714 CABANA DR

Description: Unsuitable tree removal of one Ash tree measuring 149" in circumference and located 18" from the residence

- 9 TR17-472 Work Code: SF Lot - on private lot Manager: Justin Daniels
 APN: 68915015 Tech: Justin Daniels Engineer: N/A
 SNI area: No District: 2 Owner: LA ROSA TONY TRUSTEE
 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: N/A Previous Files:
 Growth Area Type:
 Location: west side of Shawcroft Drive approximately 120 feet southerly of Calero Avenue
 Address: 5921 SHAWCROFT DR
 Description: Live Tree Permit to allow the removal of one (1) Ash tree, approximately 61 inches in circumference, located in the front yard of a single-family house on a 0.13 gross acre site in the R-1-8 Zoning District
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- 10 TR17-473 Work Code: SF Lot - on private lot Manager: Lori Moniz
 APN: 69526009 Tech: Lori Moniz Engineer: N/A
 SNI area: N/A District: 10 Owner: BRICKER JIM AND ANN TRUSTEE
 RDA Area:N/A FloodZone: N/A Planned Community: N/A
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: No Historic Dist: N/A
 Gross Acres: N/A Previous Files:
 Growth Area Type:
 Address: 718 CHOCTAW DR
 Description: Tree Removal Permit for a Dead Monterey Pine tree, approximately 80 inches in circumference, located in the backyard of a single family lot on a 0.14 gross acre site.
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- 11 TR17-474 Work Code: SF Lot - on private lot Manager: Patrick Kelly
 APN: 26441027 Tech: Lori Moniz Engineer: N/A
 SNI area: Greater Gardner District: 3 Owner: ZIEGENHORN ANGELA F TRUSTEE & ET A
 RDA Area:SNI FloodZone: N/A Planned Community: No
 Zone: R-2 GP: Residential Neighborhc Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: N/A Previous Files:
 Growth Area Type:
 Location: north side of Jerome Street approximately 250 feet westerly of Delmas Avenue
 Address: 443 JEROME ST
 Description: Live Tree Removal Permit to allow the removal of one (1) Siberian Elm tree, approximately 75 inches in circumference, located in the rear yard of a single family house on a 0.13 gross acre site in the R-2 Residence Zoning District.
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12 TR17-475 Work Code: SF Lot - on private lot Manager: Lori Moniz
 APN: 56908029 Tech: Lori Moniz Engineer: N/A
 SNI area: N/A District: 9 Owner: ROBBIE RICHARD W AND CHERYL M TRU
 RDA Area:N/A FloodZone: N/A Planned Community: N/A
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: No Historic Dist: N/A
 Gross Acres: N/A Previous Files:
 Growth Area Type:

Address: 1407 DENTWOOD DR

Description: Tree Removal Permit for a Dead Moribund Pine tree, approximately 90 inches in circumference, located in the backyard of a single family lot on a 0.16 gross acre site

13 TR17-476 Work Code: SF Lot - on private lot Manager: Lori Moniz
 APN: 46702124 Tech: Lori Moniz Engineer: N/A
 SNI area: N/A District: 3 Owner: SEAMAN LAURA ET AL
 RDA Area:N/A FloodZone: N/A Planned Community: N/A
 Zone: A(PD) GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: N/A Historic Dist: N/A
 Gross Acres: N/A Previous Files:
 Growth Area Type:

Address: 219 NORTH 6TH ST

Description: Tree Removal Permit for an Unsuitable Carpus tree, approximately 80 inches in circumference, located in the front yard of a single family lot. The Carpus tree on the subject property is defined as an Unsuitable Tree, in that the tree is on a lot used for a one-family dwelling as defined in Section 20.200.320; the tree is not a candidate for, or listed as, a Heritage tree; and the part of the tree trunk nearest to the one-family dwelling is five feet or less from the nearest above-grade part of that one-family dwelling

14 TR17-477 Work Code: SF Lot - on private lot Manager: Lori Moniz
 APN: 24405044 Tech: Lori Moniz Engineer: N/A
 SNI area: N/A District: 4 Owner: QUACH ALICE N ET AL
 RDA Area:N/A FloodZone: N/A Planned Community: N/A
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: No Historic Dist: N/A
 Gross Acres: N/A Previous Files:
 Growth Area Type:

Address: 2368 YESLER CT

Description: Unsuitable Tree Removal Permit for a Pine tree, approximately 136 inches in circumference, located in the backyard of a single family residence, on a 0.21 gross acre site. 1. The Pine tree on the subject property is defined as an Unsuitable Tree, in that the tree is on a lot used for a one-family dwelling as defined in Section 20.200.320; the tree is not a candidate for, or listed as, a Heritage Tree as defined in Section 13.23.140; and it is a Pine tree, a species 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.

15	TR17-478	Work Code: SF Lot - on private lot	Manager: Patrick Kelly
	APN: 27904001	Tech: Lori Moniz	Engineer: N/A
	SNI area: No	District: 1	Owner: HABIGER KAREN B TRUSTEE
	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: N/A	Previous Files:	
	Growth Area Type:		
	Location: North east corner of Neal Avenue and Genevieve Lane		
	Address: 856 SOUTH GENEVIEVE LN		
	Description: Live Tree Removal Permit for the removal of one (1) Redwood tree, approximately 125 inches in circumference, located in the side yard of a single family house on a 0.2 gross acre site in the R-1-8 Residential Zoning District.		
16	TR17-479	Work Code: SF Lot - on private lot	Manager: Lori Moniz
	APN: 26114087	Tech: Lori Moniz	Engineer: N/A
	SNI area: N/A	District: 6	Owner: STEWART WILLIAM B AND LE NHUNG MA
	RDA Area:N/A	FloodZone: N/A	Planned Community: N/A
	Zone: R-1-8	GP: Residential Neighborhc	Near a Waterway(<300ft): N/A
	Impervious Surface: N/A	Historic Inventory: No	Historic Dist: N/A
	Gross Acres: N/A	Previous Files:	
	Growth Area Type:		
	Address: 1267 UNIVERSITY AV		
	Description: Unsuitable Tree Removal Permit for two (2) Palm trees, approximately 63 and 65 inches in circumference, and one (1) Magnolia tree, approximately 66 inches in circumference, located in the backyard of a single family residence, on a 0.24 gross acre site. The Palm trees on the subject property are defined as Unsuitable Trees, in that the trees are on a lot used for a one-family dwelling as defined in Section 20.200.320; the trees are not a candidate for, nor listed as, Heritage Trees as defined in Section 13.23.140; and they are Palm trees, a species on the current Unsuitable Tree Species list (Resolution No 76526), adopted by the City Council on December 18, 2012. The Palm 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. The Magnolia tree on the subject property is defined as an Unsuitable Tree, in that the part of the tree trunk nearest to the one-family dwelling is five feet or less from the nearest above-grade part of that one-family dwelling.		
17	TR17-480	Work Code: SF Lot - on private lot	Manager: Patrick Kelly
	APN: 45102094	Tech: Lori Moniz	Engineer: N/A
	SNI area: No	District: 9	Owner: HURLEY NICHOLAS W TRUSTEE
	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: N/A	Previous Files:	
	Growth Area Type:		
	Address: 1406 WILLOWTREE CT		
	Description: Tree Removal Permit for a Camphor tree, approximately 60 inches in circumference, located in the front yard of a 0.14 acre single family lot in the R-1-8 Residence Zoning District.		

Conditional Use

18 CP17-026 Work Code: Other Manager: Rina Shah
 APN: 01539027 Tech: Michelle Flores Engineer: Joe Dyke
 SNI area: No District: 4 Owner: TERRA VENTURES XCHANGE LLC ETAL
 RDA Area:No FloodZone: AE Planned Community: Alviso
 Zone: CN GP: Open Space, Parklands Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 0.1 Previous Files:
 Growth Area Type: Specific Plan Area
 Location: south side of Moffat Street, approximately 920 feet easterly of Liberty Street
 Address: 1700 MOFFAT ST
 Description: Conditional Use Permit to allow continued use of a 60' monopole and associated electrical equipment on a 0.1 gross acre site

19 CP17-028 Work Code: CP for Drive-Through Use Manager: Ned Thomas
 APN: 49148009 Tech: Maggie Suson-Nale Engineer: Arlyn Villanueva
 SNI area: No District: 8 Owner: BP WEST COAST PRODS LLC
 RDA Area:No FloodZone: No Planned Community: No
 Zone: CG GP: Regional Commercial Near a Waterway(<300ft): Yes
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: .75 Previous Files: CP17-028, PRE16-181
 Growth Area Type:
 Location: northwest corner of Quimby Road and E. Capitol Expressway
 Address: 2375 QUIMBY RD
 Description: Conditional Use Permit to allow the demolition and construction of a new 3,054 square foot gas station with convenience store with off-sale of alcohol and 900 square foot drive-thru car wash on .75 gross acre site

20 CP17-029 Work Code: Other Manager: Shaunn Mendrin
 APN: 23711069 Tech: Maggie Suson-Nale Engineer: N/A
 SNI area: No District: 4 Owner: DOLLINGER ROCK ASSOCIATES
 RDA Area: Rincon de los Esteros FloodZone: No Planned Community: No
 Zone: IP GP: Transit Employment C Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: No
 Gross Acres: 2.77 Previous Files:
 Growth Area Type: Employment Area
 Location: southeast corner of Charcot Avenue and Bering Drive
 Address: 150 CHARCOT AV
 Description: Conditional Use Permit to allow a social services use in an existing 4,760 square foot tenant space in an existing industrial building on 2.77 gross acre site

Single Family development

21 SF17-031 Work Code: Other Manager: Martina Davis
 APN: 26125017 Tech: Jan Warne Engineer: N/A
 SNI area: No District: 6 Owner: NGUYEN TINA T TRUSTEE
 RDA Area: No FloodZone: No Planned Community: No
 Zone: R-1-8 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: Yes Historic Dist: Hanchett and He
 Gross Acres: .167 Previous Files:
 Growth Area Type:

Address: 1272 MARTIN AV
 Description: Single Family House permit for 2nd story addition to existing 2nd story on a historic home making it 37% FAR

22 SF17-032 Work Code: Other Manager: Armando Lopez
 APN: 26123055 Tech: David Fong Engineer: N/A
 SNI area: No District: 6 Owner: HADDAD FARID ET AL
 RDA Area: No FloodZone: No Planned Community: No
 Zone: R-2 GP: Residential Neighborhc Near a Waterway(<300ft): N/A
 Impervious Surface: N/A Historic Inventory: Yes Historic Dist: Hanchett and He
 Gross Acres: .12 Previous Files:
 Growth Area Type:

Address: 1196 SHASTA AV
 Description: Single-Family House Permit (Type I - Historic) to allow repair and expansion of an existing detached garage (for a property located in the Hanchett & Hester Park Conservation Area)

General Plan text Amendments

23 GPT17-007 Work Code: Other Manager: Jared Hart
 APN: Tech: Jared Hart Engineer: N/A
 SNI area: CITYWIDE District: CITYW. Owner: NONE
 RDA Area: CITYWIDE FloodZone: No Planned Community: CITYWIDE
 Zone: Citywide GP: Data Pending Near a Waterway(<300ft): No
 Impervious Surface: N/A Historic Inventory: No Historic Dist: CITYWIDE
 Gross Acres: 0 Previous Files:
 Growth Area Type:

Address: CITYWIDE
 Description: City-initiated General Plan Text Amendment to revise the Industrial Park land use designation to allow additional flexibility for retail uses consistent with area plans and policies.
