AGENDA
SUNNYVALE PLANNING COMMISSION
March 22, 2010
456 W. Olive Avenue, Sunnyvale, CA 94086

SPECIAL START TIME - 7:15 PM
Study Session – West Conference Room

1. **Overview of Neighborhood Enhancement Action Team (NEAT)** DH *(30 minutes)*

2. **Public Comment on Study Session Agenda Items** *(5 minutes)*

3. Comments from the Chair *(5 minutes)*

8:00 PM - Public Hearing – Council Chambers

CALL TO ORDER/SALUTE TO THE FLAG

ROLL CALL

SCHEDULED PRESENTATION - None

PUBLIC ANNOUNCEMENTS/CITIZENS TO BE HEARD
Speakers are limited to three (3) minutes. If you wish to address the Planning Commission, please complete a speaker's card and give it to the Recording Secretary. If your subject is not on the agenda, you will be recognized at this time; but the Brown Act (Open Meeting Law) does not allow action by Planning Commission Members. If you wish to speak to a subject listed on the agenda, you will be recognized at the time the item is being considered by the Planning Commission.

APPROVAL OF MINUTES of March 8, 2010

PUBLIC HEARINGS/GENERAL BUSINESS

1. **2009-0710: Water-Efficient Landscape Ordinance –** Amendment to Municipal Code Title 19 (Zoning) to comply with State law (Water Conservation in Landscaping Act of 2006, AB 1881). RZ ***(Staff requests continuance to April 12, 2010.)***

2. **2009-0911:** Special Development Permit for an approximate 700 square foot one and two story addition to an existing home for an approximate total of 2,406 square feet and 44% Floor Area Ratio for a site located at **532 Fern Ridge Court** (APN: 323-31-008) SM

Any agenda related writings or documents distributed to members of the Planning Commission regarding any open session item on this agenda will be made available for public inspection in the Planning Division office located at 456 W. Olive Ave., Sunnyvale CA 94086 during normal business hours, and in the Council Chambers on the evening of the Planning Commission meeting pursuant to Government Code §54957.5.

3. **2009-0672:** Application for a Design Review to construct a new two story single family home with an attached garage totaling an approximate 2,323 square feet with an Floor Area Ratio of 52% for a site at **693 W. McKinley Avenue** (APN: 165-12-059) SM

4. **2009-0942:** Design Review to allow a 100 square foot first floor addition and a new 1,017 square foot second floor for a total of 3,294 square feet resulting in an Floor Area Ratio of 55% for a site located at **727 Kenley Way** (APN: 309-45-034) SL

5. **2009-0454: Work Plan for Lawrence Station Area Plan 2010-2011** (Study Issue) SB

NON-AGENDA ITEMS AND COMMENTS

- COMMISSIONERS ORAL COMMENTS
- STAFF ORAL COMMENTS
  - City Council Meeting Report
  - Other Staff Oral Report

INFORMATION ONLY ITEMS

ADJOURNMENT

Notice to the Public:

Agenda information is available by calling (408) 730-7440. Agendas and associated reports are also available on the City's web site at http://www.sunnyvale.ca.gov, or at the Sunnyvale Public Library, 665 W. Olive Ave., Sunnyvale, 72 hours before the meeting. Please contact Community Development Department, Planning Division office at 408/730-7440 for specific questions regarding the agenda.

PLEASE TAKE NOTICE that if you file a lawsuit challenging any final decision on any public hearing item listed in this agenda, the issues in the lawsuit may be limited to the issues which were raised at the public hearing or presented in writing to the City at or before the public hearing. PLEASE TAKE FURTHER NOTICE that Code of Civil Procedure section 1094.6 imposes a 90-day deadline for the filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.

Pursuant to the Americans with Disabilities Act, if you need special assistance in this meeting, please contact the Planning Division at (408) 730-7440. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (29 CRF 35.104 ADA Title II)

VISUAL PRESENTATION

To assist you in utilizing the technology available in the Council Chambers, the publication "How to Make Your Presentation More Effective" may be helpful.

Ask the Project Planner for a copy. Copies are also available on the table located at the back of the Council Chambers prior to scheduled Planning Commission and City Council meetings. You may also pick up a copy at the One Stop Permit Center or the City Clerk's Office during normal business hours, or visit the City's website at: http://www.sunnyvale.ca.gov.

PLANNING COMMISSION SCHEDULED PUBLIC HEARING DATES FOR 2010:

January 11	May 24	October 11
January 25	June 14	October 25
February 8	June 28	November 8
February 22	July 12	November 22
March 8	July 26	December 13
March 22	August 9	December - *Cancelled*
April 12	August 23	January 10, 2011
April 26	September 13	January 24, 2011
May 10	September 27	February 14, 2011

* Joint Study Session with City Council
** City Council Study Issue Workshop
*** Special Planning Commission Meeting

Planning Commission typically meets the 2nd and 4th Monday of each month. Study Sessions are held at 7:00 p.m. in the West Conference Room. Public Hearings are held at 8:00 p.m. in the Council Chambers.

Public Hearings are available by web cast at the following link:
http://sunnyvaleca.granicus.com/ViewPublisher.php?view_id=2

Public Hearings are broadcast on KSUN.

Channel 15 – KSUN

Monday, March 22, 2010	Planning Commission Meeting – (Live) 8:00 p.m.
Thursday, March 25, 2010	Planning Commission Meeting (Replay of March 22, 2010) 8:00 p.m.
Sunday, March 28, 2010	Planning Commission Meeting (Replay of March 22, 2010) 11:00 a.m.

GUIDELINES FOR ADDRESSING THE PLANNING COMMISSION

Public Announcements – Beginning of Meeting

- 3 minutes or less per speaker.
- Speakers are requested to give their name (address is optional).
- Recognition of a special achievement.
- Announcement of public event with definite time and date.
- Public events that are of Planning Commission interest that occur in the City annually. (Only announce one time for the year).

Public Hearings – Order of Hearing as Follows:

- Opening remarks by the applicant (if applicable).
- Speakers are requested to give their name (address is optional).
- Anyone interested in addressing the Planning Commission (may only speak one time).
- Closing remarks by the applicant (if applicable).
- Time limit of 3 minutes per person (to be extended at discretion of Chair). Please make comments brief and be prepared to provide new input.

Citizens to be Heard

- Any item relevant to the Planning Commission.
- Speakers are requested to give their name (address is optional).
- Speakers are to turn in a Speaker Card to the Recording Secretary.
- Items not on the agenda.
- Items that do not fall within the scope of the Public Announcement section.
- Time limit of 3 minutes, 15 minutes total for this category (to be extended or continued to end of Planning Commission business, at the discretion of the Chair). Limit to one appearance during this section.

If you wish to provide the Planning Commission with copies of any handout materials you are presenting, please provide sufficient copies for each Planning Commission member, the Recording Secretary and other staff present.