



CITY OF SUNNYVALE ADMINISTRATIVE HEARING

MINUTES
Wednesday, January 27, 2010

2009-0940: Breakthrough Physical Therapy [Applicant] **Evelyn Ave Assocs. LLC** [Owner] Use Permit to allow expansion of an existing physical therapy office into the adjacent tenant space in an existing office building located at **477 E. Evelyn Avenue**. (APN: 209-04-054) MH

In attendance: Wayne Reyshaw, Applicant; Gerri Caruso, Administrative Hearing Officer; Mariya Hodge, Project Planner; Luis Uribe, Staff Office Assistant.

Ms. Gerri Caruso, Administrative Hearing Officer, on behalf of the Director of Community Development, explained the format that would be observed during the public hearing.

Ms. Caruso announced the subject application.

Mariya Hodge, Project Planner, presented the item. Ms. Hodge stated that since publication of the staff report the property owner stated that the recordation requirement may require property surveys or other legal processes that would be very expensive for them. Staff is recommending minor modifications to condition 1. Adding that the conditions of approval will be recorded with the County, 4.A. Strike out, that the parking management plan will need to be recorded. D. correcting the project number to read #2009-0585. Ms. Caruso had some procedural questions of staff.

Ms. Caruso opened the public hearing.

Wayne Reyshaw, Applicant, received and reviewed a copy of the staff report. Mr. Reysaw received and reviewed a copy of the updated conditions of approval and had no questions or comments.

Ms. Caruso closed the public hearing.

Ms. Caruso approved the application subject to the findings and revised conditions of approval.

Ms. Caruso stated that the decision is final unless appealed to the Planning Commission with payment of the appeal fee within the 15-day appeal period.

The meeting was adjourned at 2:34 p.m.

Minutes approved by:

Gerri Caruso

Principal Planner