

**APPROVED MINUTES
WEDNESDAY APRIL 14, 2021
SARATOGA PLANNING COMMISSION REGULAR MEETING**

Chair Mohiuddin called the virtual Regular Meeting to order at 7:00 p.m. via teleconferencing through Zoom. Prior to Roll Call, the Chair and Community Development Director explained that the Planning Commission meeting was conducted pursuant to provisions of the Brown Act and a recent Executive Order issued by the Governor to facilitate teleconferencing to reduce the risk of COVID-19 transmission at public meetings. Ordinarily the Brown Act sets strict rules for teleconferencing. The Governor's Executive Order has suspended those rules. The Executive Order does require that public agencies continue to notice meetings in advance and provide members of the public an opportunity to observe the meeting and offer public comment. The Planning Commission met all the applicable notice requirements and the public is welcome to participate in this meeting. Information on how the public can observe the meeting and provide public comment was also shared. Additionally, the Chair explained that votes would be taken through roll call.

ROLL CALL

PRESENT: Chair Razi Mohiuddin, Vice Chair Anjali Kausar, Commissioners Sunil Ahuja, Jojo Choi, Clinton Brownley, Cheriell Jensen and Herman Zheng

ABSENT: None

ALSO PRESENT: Debbie Pedro, Community Development Director
Christopher Riordan, Senior Planner
Victoria Banfield, Associate Planner

ELECTION OF CHAIR AND VICE-CHAIR

AHUJA/MOHIUDDIN MOVED TO **NOMINATE COMMISSIONER KAUSAR FOR PLANNING COMMISSION CHAIR**. MOTION PASSED. AYES: AHUJA, BROWNLEY, CHOI, JENSEN, KAUSAR, MOHIUDDIN, ZHENG. NOES: NONE. ABSENT: NONE. ABSTAIN: NONE

AHUJA/JENSEN MOVED TO **NOMINATE COMMISSIONER ZHENG FOR PLANNING COMMISSION VICE CHAIR**. MOTION PASSED. AYES: AHUJA, BROWNLEY, CHOI, JENSEN, KAUSAR, MOHIUDDIN, ZHENG. NOES: NONE. ABSENT: NONE. ABSTAIN: NONE

APPROVAL OF MINUTES

Action Minutes from the Regular Planning Commission Meeting of March 10, 2021.

Recommended Action:

Approve Minutes of Regular Planning Commission Meeting of March 10, 2021.

AHUJA/ MOHIUDDIN MOVED TO **APPROVE THE MINUTES OF THE MARCH 10, 2021 MEETING**. MOTION PASSED. AYES: AHUJA, BROWNLEY, CHOI, KAUSAR, MOHIUDDIN, ZHENG. NOES: NONE. ABSENT: NONE. ABSTAIN: JENSEN.

ORAL COMMUNICATIONS ON NON-AGENDIZED ITEMS: NONE

REPORT ON APPEAL RIGHTS

1. NEW BUSINESS: NONE
2. PUBLIC HEARING

Chair Kausar recused herself from item 2.1.

2.1 Continued from February 10, 2021 Meeting - Application SUB20-0001; 20034 Herriman Avenue (397-25-080); John Christol – The applicant is requesting Tentative Map approval to subdivide an existing 43,887 square foot parcel located at 20034 Herriman Avenue into two lots. Parcel One would be 33,767 square feet and Parcel Two would be 10,118 square feet. Both lots would have frontage on Herriman Avenue. All existing buildings will remain and be located on Parcel One. No protected trees are proposed for removal. No other development is proposed at this time. The site is zoned R-1-10,000 with a General Plan Designation of M-10. Staff Contact: Christopher Riordan (408) 868-1235 or criordan@saratoga.ca.us.

Recommended Action:

Adopt Resolution No. 21-002 approving Tentative Map SUB20-0001 subject to conditions included in Attachment 2.

JENSEN/MOHIUDDIN MOVED TO **APPROVE RESOLUTION 21-002 APPROVING APPLICATION SUB20-0001**. MOTION PASSED. AYES: AHUJA, BROWNLEY, CHOI, JENSEN, MOHIUDDIN, ZHENG. NOES: NONE. ABSENT: NONE. ABSTAIN: NONE. RECUSED: KAUSAR.

Chair Kausar returned to the meeting.

2.2 Application PDR20-0012/ARB20-0056; 14920 Sobey Road (397-04-071); Creston Dr LLC – The applicant is requesting Design Review approval for a new 6,621 square foot two-story single-family home. The project also includes an 800 square foot deed restricted detached accessory dwelling unit. Eight protected trees are proposed for removal. The site is zoned R-1-40,000 with a General Plan Designation of RVL D. Staff Contact: Victoria Banfield (408) 868-1212 or vbanfield@saratoga.ca.us.

Recommended Action:

Adopt Resolution No.21-006 approving the proposed residence subject to conditions of approval included in Attachment 1.

AHUJA/BROWNL Y MOVED TO **APPROVE RESOLUTION 21-006 APPROVING APPLICATION PDR20-0012/ARB20-0056**. MOTION PASSED. AYES: AHUJA, BROWNLEY, CHOI, JENSEN, KAUSAR, MOHIUDDIN, ZHENG. NOES: NONE. ABSENT: NONE. ABSTAIN: NONE.

2.3 Application PDR20-0006/ARB20-0036/VAR21-0001; 15451 Bohlman Road (517-14-011); Lori Perlman (Applicant) – The applicant is requesting Design Review approval for a new 2,652 square foot two-story single-family home and a 748 square foot detached garage with a request for a height exception for the garage to exceed a height of 12

feet. The project also includes a request for a variance to locate the detached garage on an area of the site which exceeds a slope of 30 percent. Three protected trees are proposed for removal. The site is zoned HR with a General Plan Designation of RHC. Staff Contact: Christopher Riordan (408) 868-1235 or criordan@saratoga.ca.us.

Recommended Action:

Adopt Resolution No. 21-005 approving the applications for Design Review, Variance, and the removal of four protected trees subject to conditions of approval.

CHOI/MOHIUDDIN MOVED TO **APPROVE RESOLUTION 21-005 WITH AMENDMENTS, APPROVING APPLICATION PDR20-0006/ARB20-0036/VAR21-0001 WITH REVISED CONDITIONS.** MOTION PASSED. AYES: AHUJA, BROWNLEY, CHOI, KAUSAR, MOHIUDDIN, ZHENG. NOES: JENSEN. ABSENT: NONE. ABSTAIN: NONE.

3. DIRECTOR ITEMS: NONE

4. COMMISSION ITEMS

Chair Kausar welcomed Commissioners Jensen and Choi and thanked Commissioner Mohiuddin for serving as Chair and doing such a great job over the past, challenging year.

5. ADJOURNMENT: MOHIUDDIN/ZHENG MOVED TO ADJOURN AT 8:23 PM.

Minutes respectfully submitted:
Frances Reed, Administrative Technician
City of Saratoga