



REGULAR MEETING AGENDA

Date: 3/26/2018
Time: 7:00 p.m.
City Council Chambers
701 Laurel St., Menlo Park, CA 94025

A. Call To Order

B. Roll Call

C. Reports and Announcements

Under “Reports and Announcements,” staff and Commission members may communicate general information of interest regarding matters within the jurisdiction of the Commission. No Commission discussion or action can occur on any of the presented items.

D. Public Comment

Under “Public Comment,” the public may address the Commission on any subject not listed on the agenda, and items listed under Consent Calendar. Each speaker may address the Commission once under Public Comment for a limit of three minutes. Please clearly state your name and address or political jurisdiction in which you live. The Commission cannot act on items not listed on the agenda and, therefore, the Commission cannot respond to non-agenda issues brought up under Public Comment other than to provide general information.

E. Consent Calendar

E1. Approval of minutes from the March 12, 2018, Planning Commission meeting. ([Attachment](#))

E2. Architectural Control/Fred Rose and Anne Gregor/130 Forest Lane:
Request for approval for Architectural Control for exterior modifications to the front facade of an existing residence in the R-3 (Apartment) zoning district, including the addition of new gross floor area. ([Staff Report #18-026-PC](#))

F. Public Hearing

F1. Use Permit/Morris Carey, Carey Bros. Remodeling/423 O'Connor Street:
Request for a use permit to convert an existing duplex at the front of the lot to a secondary dwelling unit, demolish two additional existing dwelling units at the middle/rear of the parcel, and construct a new two-story detached single family residence at the middle/rear. The secondary dwelling unit would feature aesthetic characteristics different from the proposed main residence. The applicant is requesting to exceed the secondary dwelling unit regulations for total square footage and the number of bedrooms and bathrooms, as may be permitted by a use permit. The project site is a substandard lot with respect to lot width located in the R-1-U (Single Family Urban Residential)

zoning district. ([Staff Report #18-027-PC](#))

- F2. Use Permit/Rebecca Nathenson/715 Regal Court: Request for a use permit to partially demolish and remodel an existing nonconforming single-story, single-family residence and construct new first and second story additions greater than 50 percent of the existing floor area on a substandard lot with respect to lot width in the R-1-U (Single Family Urban Residential) zoning district. In addition, the proposed work would exceed 50 percent of the existing replacement value in a 12-month period. The project also includes the demolition of an existing detached two-car garage and construction of a new detached single-car garage and art studio space with an uncovered parking space behind the residence. ([Staff Report #18-028-PC](#))
- F3. Use Permit and Variances/Greg Gallo/797 Live Oak Avenue: Request for use permit to demolish an existing two-story, single-family residence and construct two two-story, single-family residences on a substandard lot with respect to lot width in the R-3 (Apartment) zoning district. The project includes a request for variances for the new rear residence to encroach into the required 20-foot separation between main buildings located on adjacent lots, on both the left and right sides. The proposal also includes an administrative review of a tentative parcel map to subdivide the project into two condominium units. ([Staff Report #18-029-PC](#))

G. Study Session

- G1. Study Session/Rich Truempler/164 Jefferson Drive: Request for a study session to review a proposal for a use permit, architectural control, and environmental review to construct a new six-story office building, approximately 320,000 square feet in size, and a new five-story parking structure with approximately 1,560 spaces on a two-parcel site with two existing four-story office buildings to remain, each approximately 130,000 square feet in size, located in the O-B (Office, Bonus) zoning district. The proposal also includes a request for a use permit to modify design standards such as the required base height of the proposed building. Paseos would be provided along the south and west sides of the project site as required by the ConnectMenlo General Plan. The total existing and proposed office development on the parcel would be approximately 580,000 square feet of gross floor area. The project will be pursuing bonus level development. ([Staff Report #18-030-PC](#))

H. Informational Items

- H1. Future Planning Commission Meeting Schedule – The upcoming Planning Commission meetings are listed here, for reference. No action will be taken on the meeting schedule, although individual Commissioners may notify staff of planned absences.
- Regular Meeting: April 9, 2018
 - Regular Meeting: April 23, 2018
 - Regular Meeting: May 7, 2018

I. Adjournment

Agendas are posted in accordance with Government Code Section 54954.2(a) or Section 54956. Members of the public can view electronic agendas and staff reports by accessing the City website at www.menlopark.org and can receive e-mail notification of agenda and staff report postings by subscribing to the "Notify Me" service at menlopark.org/notifyme. Agendas and staff reports may also be obtained by contacting the Planning Division at 650-330-6702. (Posted: 03/21/18)

At every Regular Meeting of the Commission, in addition to the Public Comment period where the public shall have the right to address the Commission on any matters of public interest not listed on the agenda, members of the public have the right to directly address the Commission on any item listed on the agenda at a time designated by the Chair, either before or during the Commission's consideration of the item.

At every Special Meeting of the Commission, members of the public have the right to directly address the Commission on any item listed on the agenda at a time designated by the Chair, either before or during consideration of the item.

Any writing that is distributed to a majority of the Commission by any person in connection with an agenda item is a public record (subject to any exemption under the Public Records Act) and is available for inspection at the City Clerk's Office, 701 Laurel St., Menlo Park, CA 94025 during regular business hours.

Persons with disabilities, who require auxiliary aids or services in attending or participating in Commission meetings, may call the City Clerk's Office at 650-330-6620.