



# City of Mountain View

## Minutes

### Environmental Planning Commission

*Commissioners Capriles, Cranston, Hehmeyer, Lo, Yin, Vice Chair Cox and Chair Baird*

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Wednesday, April 3, 2019

7:00 PM

Council Chambers, City Hall

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#### 1. CALL TO ORDER

Chair Baird called the Environmental Planning Commission (EPC) hearing to order at 7:00 p.m.

#### 2. ROLL CALL

Present: 7 – Commissioners Capriles, Cranston, Hehmeyer, Lo, Yin, Vice Chair Cox, Chair Baird

Absent: 0 – None.

#### 3. MINUTES APPROVAL - None.

#### 4. ORAL COMMUNICATIONS FROM THE PUBLIC - None.

#### 5. PUBLIC HEARING

##### ITEM 5.1 - 555 EAST EVELYN AVENUE

Planner Roche gave an oral report and responded to questions raised by the EPC. Planning Manager/Zoning Administrator Williams and Assistant Community Director Chen also responded to questions raised by the EPC.

The applicant, John Moss, the Environmental Consultant, Amie Ashton, and Gary Black, the Traffic Consultant were present, gave presentations, and answered questions raised by the EPC.

Chair Baird opened the public hearing asking if anyone in the public wished to speak.

##### SPEAKING FROM THE FLOOR

- Kathy Hall
- Leslie Murdock
- Donna Yobs
- Michael Tsai
- Michael Lozeau

The EPC deliberated this item.

Motion – M/S – Capriles / Hehmeyer – That the EPC

- Recommend that the City Council certify the 555 East Evelyn Avenue Residential Project Final Environmental Impact Report.
- Adopt a Resolution Recommending that the City Council Approve a General Plan Map Amendment for the Properties Located at 525, 531, 555, 565, 569, and 769 East Evelyn Avenue from General Industrial and Medium-Density Residential to High-Density Residential.
- Adopt a Resolution Recommending that the City Council Approve a Zoning Text Amendment to the R4 (High-Density) Section of the Zoning Ordinance.
- Adopt a Resolution Recommending that the City Council Approve a Zoning Map Amendment for the Properties Located at 525, 531, 555, 565, 569, and 769 East Evelyn Avenue from the P-30 (Sylvan-Dale) Precise Plan and R3-2.2 (Multiple-Family Residential) District to the R4 (High-Density Residential) District.
- Adopt a Resolution Recommending that the City Council Conditionally Approve a Planned Community Permit and Development Review Permit to Construct a 471-Unit Apartment Complex with Below-Grade Parking, Relocate a Wireless Communications Installation, and Dedicate a 0.68-Acre Public Park, and a Heritage Tree Removal Permit to Remove 16 Heritage Trees.
- Adopt a Resolution Recommending that the City Council Conditionally Approve a Vesting Preliminary Parcel Map to Reconfigure the Existing Lot Lines.

Recommend that the City Council certify the 555 East Evelyn Avenue Residential Project Final Environmental Impact Report, and a Resolution Recommending that the City Council Conditionally Approve a Vesting Preliminary Parcel Map to Reconfigure the Existing Lot Lines

This motion passed on the following vote:

Yes: 7 – Commissioners Capriles, Lo, Hehmeyer, Cranston, Yin, Vice Chair Cox, and Chair Baird

No: 0 – None.

## **6. COMMISSION/STAFF ANNOUNCEMENTS, UPDATES, REQUESTS, AND COMMITTEE REPORTS**

Chair Baird gave an oral report.

## **7. ADJOURNMENT**

At 9:45 p.m., Chair Baird adjourned to the Regular Meeting of Wednesday, April 17, 2019, at City Hall, 500 Castro Street. Meeting date, time, and venue are subject to change. Please check online at [www.mountainview.gov](http://www.mountainview.gov) as an agenda will be posted the Friday prior to the EPC meeting.

Respectfully Submitted

Stephanie Williams  
Planning Manager / Zoning Administrator