



# City of Mountain View

## Minutes

### Environmental Planning Commission

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Wednesday, September 2, 2020

7:00 PM Video Conference with No Physical Meeting Location

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This meeting was conducted in accordance with State of California Executive Order N-29-20, dated March 17, 2020. All members of the Environmental Planning Commission participated in the meeting by video conference, with no physical meeting location.

#### 1. CALL TO ORDER

Chair Cox called the meeting of the Environmental Planning Commission (EPC) to order at 7:00 p.m.

#### 2. ROLL CALL

**Present** 7 - Commissioner Margaret Capriles, Commissioner Preeti Hehmeyer, Commissioner Kammy Lo, Commissioner Allie Schmiesing, Commissioner Joyce Yin, Vice Chair Bill Cranston and Chair Robert Cox

#### 3. MINUTES APPROVAL

Chair Cox opened the floor at 7:06 p.m. for public testimony asking if anyone from the public wished to speak. No members of the public wished to speak.

Public testimony concluded at 7:06 p.m.

The Environmental Planning Commission considered the minutes in two motions.

Motion - M/S - Hehmeyer / Lo - That the Environmental Planning Commission approve the Minutes of April 15, 2020, May 6, 2020, and May 20, 2020.

That motion passed on the following vote:

**Yes:** 6 - Commissioner Hehmeyer, Commissioner Lo, Commissioner Schmiesing, Commissioner Yin, Vice Chair Cranston and Chair Cox

**Abstain:** 1 - Commissioner Capriles

Motion - M/S - Hehmeyer / Lo - That the Environmental Planning Commission approve the minutes June 3, 2020.

That motion passed on the following vote:

**Yes:** 6 - Commissioner Hehmeyer, Commissioner Lo, Commissioner Schmiesing, Commissioner Yin, Vice Chair Cranston and Chair Cox

**Abstain:** 1 - Commissioner Capriles

#### 4. ORAL COMMUNICATIONS FROM THE PUBLIC

Chair Cox opened the floor at 7:10 p.m. to public testimony asking if anyone from the public wished to speak on anything not on the agenda. No members of the public wished to speak.

#### 5. NEW BUSINESS

##### 5.1 **One-Year Planning Permit Extensions Due to the COVID-19 Emergency**

Planning Manager/Zoning Administrator Stephanie Williams gave an oral presentation and answered questions raised by the Environmental Planning Commission.

Chair Cox opened the floor at 7:15 p.m. to public testimony, asking if anyone from the public wished to speak on this item. No members of the public wished to speak.

The Environmental Planning Commission discussed the item and provided input to City staff. No actions were taken on this item.

#### 6. PUBLIC HEARING

##### 6.1 **2300 W El Camino Real**

Senior Planner Diana Pancholi gave an oral presentation and responded to questions raised by the EPC. Planning Manager/Zoning Administrator Stephanie Williams, and Associate Civil Engineer Renee Gunn also answered questions raised by the EPC.

The applicant, Perry Patel of BPR Properties Mountain View LLC, and Architect Thom Jess, of Arris Studio Architects, answered questions by the Environmental Planning Commission.

Chair Cox opened the floor at 8:14 p.m. to public testimony, asking if anyone from the public wished to speak on this item.

##### SPEAKING FROM THE FLOOR:

- Bruce England, Mountain View Coalition for Sustainable Planning

Public testimony concluded at 8:17 p.m.

The Environmental Planning Commission deliberated on this item.

MOTION - M/S Cranston / Hehmeyer - That the Environmental Planning Commission:

1. Adopt a Resolution Recommending that the City Council Conditionally Approve a Planned Community Permit and a Development Review Permit to construct a new four-story, 75,358 square foot, 153- room hotel, replacing an existing 71-room hotel, with the following modifications: Remove Condition #43 - Relocation; and Modify Condition #6 - Public Benefit Fund to read: "Public Benefit Fund wherein the applicant will provide a public benefit fund to the City Affordable Housing Fund, with an estimated value of \$673,897.68."; and
2. Adopt a Resolution Recommending that the City Council Conditionally Approve a

Provisional Use Permit to allow a hotel use and a parking reduction; and

3. Adopt a Resolution Recommending that the City Council Conditionally Approve a Heritage Tree Removal Permit to allow removal of a tree on a 0.97 acre site located at 2300 West El Camino Real; (Exhibit 1 to the EPC Staff Report).

The motion passed by the following vote:

**Yes:** 7 - Commissioner Capriles, Commissioner Hehmeyer, Commissioner Lo, Commissioner Schmiesing, Commissioner Yin, Vice Chair Cranston and Chair Cox

## 7. STUDY SESSION

### 7.1

#### **Plan Bay Area/Regional Housing Needs Allocation**

Advanced Planning Manager Martin Alkire gave an oral presentation and responded to questions raised by the EPC. Principal Planner Anderson also answered questions by the EPC.

Chair Cox opened the floor at 8:48 p.m. for public testimony asking if anyone from the public wished to speak on this item. No members of the public wished to speak.

Public testimony closed at 8:48 p.m.

The Environmental Planning Commission deliberated and provided input to City staff on the project.

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

Principal Planner Eric Anderson made announcements regarding upcoming Human Relations listening forums and upcoming Environmental Planning Commission meeting topics.

Commissioner Lo made announcements regarding the Green Streets for Sustainable Community Symposium and a Canopy Webinar.

Commissioner Hehmeyer announced that the City of Mountain View is partnering with Stanford to look at Policing.

Chair Cox made announcements regarding upcoming meetings for the Old Mountain View Neighborhood Association City Council Forum, and the Mountain View Historical Association.

## 9. ADJOURNMENT

Chair Cox adjourned the meeting at 9:45 p.m.

Respectfully submitted,

Eric Anderson, Principal Planner

