



# City of Mountain View

## Minutes

### Environmental Planning Commission

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

---

Wednesday, May 15, 2019

7:00 PM

Council Chambers, 501 Castro Street

---

#### 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

Minutes for Approval.

- 3.1 - Minutes for April 3, 2019
- 3.2 - Minutes for April 17, 2019
- 3.3 - Minutes for April 24, 2019
- 3.4 - Minutes for April 29, 2019

Chair Baird opened the floor for public testimony asking if anyone from the public wished to speak. No members of the public wished to speak.

Motion - M/S - Cox / Lo - That the EPC approve the Minutes as noted above with minor clarifying edits.

That motion passed on the following vote:

Yes: 7 - Commissioners: Capriles, Crantson, Hehmeyer, Lo, Yin, Vice Chair Cox, Chair Baird.

No: 0 - None

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

Chair Baird opened the floor for 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. PUBLIC HEARING

5.1 - 1720 VILLA STREET

Senior Planner Matthew VanOosten gave an oral report and responded to questions raised by the EPC.

The applicant, John Moss of Prometheus Real Estate Group, was present, gave a presentation, and answered questions raised by the EPC.

Chair Baird opened the floor for public testimony asking if anyone from the public wished to speak.

**SPEAKING FROM THE FLOOR:**

Korishnan Yegnashankaran  
Anita Umesh  
Frank Wood  
Alex Nunez  
Jack Miller

The EPC deliberated this item.

**MOTION - MS - Cox / Hehmeyer - That the Environmental Planning Commission (EPC) adopt modified, as read into the record:**

1. A Resolution Recommending that the City Council Approve the 1696-1758 Villa Street Residential Project Final Environmental Impact Report, CEQA Findings, and Mitigation Monitoring and Reporting Program;
2. A Resolution Recommending that the City Council Approve a General Plan Map Amendment for the Properties Located at 1696 through 1758 Villa Street from Medium-Density Residential and Low-Density Residential to High-Density Residential;
3. A Resolution Recommending that the City Council Approve a Zoning Map Amendment for the properties located at 1696 through 1758 Villa Street from the R3-2 (Multiple-Family Residential) and R1 (Single-Family Residential) District to the P-17 (Villa-Mariposa) Precise Plan;
4. A Resolution Recommending that the City Council Approve an Amendment to the P-17 (Villa-Mariposa) Precise Plan;
5. A Resolution Recommending that the City Council Conditionally Approve a Planned Community Permit and Development Review Permit to construct a 226-unit apartment complex with two levels of below-grade parking, dedicate a 0.40-acre public park, and a Heritage Tree Removal Permit to remove 26 Heritage Trees; and
6. A Resolution Recommending that the City Council Conditionally Approve a Parcel Map to create two lots.

The motion carried by the following vote:

Yes: 7 - Commissioners: Capriles, Cranston, Hehmeyer, Lo, Yin, Vice Chair Cox, Chair Baird.

No: 0 - None.

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

Chair Baird gave an oral report.

## 7. ADJOURNMENT

At 9:24 p.m., Chair Baird adjourned to the Special Meeting of Thursday, May 30, 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