City of Mountain View

Minutes

Administrative Zoning Hearing

Wednesday, April 23, 2025 | **4:00 PM** | **Plaza Conference Room, 500 Castro St., Mountain View, CA 94041**

This meeting was conducted with a virtual component.

1. CALL TO ORDER

Zoning Administrator Blizinski called the meeting to order at 4:00 p.m.

2. ORAL COMMUNICATIONS FROM THE PUBLIC

Zoning Administrator Blizinski opened the public comment portion of the meeting asking if any members of the public wished to speak.

No members of the public wished to speak.

Zoning Administrator Blizinski closed the public comment portion of the meeting.

3. PUBLIC HEARING

3.1 630 San Antonio Road, Daniel Schalit of Planet Granite, Belmont LLC dba Movement Gyms, PL-8028; APN: 148-16-016

Zoning Administrator Blizinski read the item into the record.

Associate Planner Vinson Kwan gave an oral staff presentation.

Applicant was present and gave an oral staff presentation.

Zoning Administrator Blizinski opened the public comment portion of the meeting and asked if any members of the public wished to speak.

No members of the public wished to speak.

Zoning Administrator Blizinski closed the public comment portion of the meeting.

MOTION: CONDITIONALLY APPROVED

3.2 262 Castro Street, Carol Chen for 262 Phoenix Massage SPA, Inc., PL-8009; APN: 158-13-042

Zoning Administrator Blizinski read the item into the record.

Assistant Planner Hang Zhou gave an oral staff presentation.

Applicant was present and gave an oral presentation.

Zoning Administrator Blizinski opened the public comment portion of the meeting and asked if any members of the public wished to speak.

No members of the public wished to speak.

Zoning Administrator Blizinski closed the public comment portion of the meeting.

MOTION: CONDITIONALLY APPROVED

4. ADJOURNMENT

Zoning Administrator Blizinski adjourned the meeting at 4:21 p.m.

Respectfully submitted,

Amber Blizinski
Zoning Administrator

NOTICE TO THE PUBLIC:

Administrative Zoning Hearings are held regularly on the second and fourth Wednesday of each month at 4:00 p.m. and may be held jointly with the Subdivision Committee.

The agenda and staff reports may be viewed online at mountainview.legistar.com.

Questions or comments regarding the agenda may be directed to the Zoning Administrator or the Project Planner listed on the agenda for the item at (650) 903-6306 or planning.division@mountainview.gov.

The Zoning Administrator may take action on any matter noticed herein. The Zoning Administrator's consideration of and action on the matter noticed herein are not limited by the recommendations indicated on the agenda.

Pursuant to the Americans with Disabilities Act (ADA), if you need special assistance in this meeting, please contact the Planning Secretary a (650) 903-6306. Notification of 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. (28 CFR 35.160 (b) (1))

ADDRESSING THE ZONING ADMINISTRATOR:

Interested persons are entitled to speak on any item on the agenda and should make their interest known to the Zoning Administrator.

Anyone wishing to address the Zoning Administrator or Subdivision Committee on a nonagenda item may do so during the Oral Communications portion of the agenda. Speakers are allowed to speak one time on any number of topics for up to three minutes. If there appears to be a large number of speakers, the Zoning Administrator may reduce speaking time to no less than 1.5 minutes per speaker.

Pursuant to Government Code Section 54954.3(b)(1), at least twice the allotted time will be provided to a member of the public who utilizes a translator.

ADMINISTRATIVE ZONING HEARING REVIEW PROCESS

The Zoning Administrator is the approval body for all applications requiring a Conditional Use Permit, Variance, Planned Unit Development, Development Review Permit, or Planned Community Permit and can provide a recommended action on permits that require City Council approval.

The Subdivision Committee is the approval body for all applications requiring a new or modified subdivision map, including lot line adjustments, parcel maps, and tentative maps, and can provide a recommendation action on subdivision maps that require City Council approval.

At the hearing, the applicant/agent will be asked to make a brief presentation on the proposal. Comments from the public shall be heard after the Zoning Administrator has opened the public hearing and prior to the Zoning Administrator taking action or making a recommendation.

The Zoning Administrator can take the following actions on projects being heard:

- Conditionally approve the project.
- Continue the project indefinitely and will be re-noticed.
- Continue the project to a specific date.
- Take the project under advisement - pending additional information for staff's review.
- Deny the project.

The decisions of the Zoning Administrator are final unless appealed to the City Council by filing an appeal with the City Clerk within 10 calendar days of the date of findings. No building permits shall be issued during this 10-day period.