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# Memorandum

TO: Mayor and City Council

FROM: Councilmember Nancy Pyle

SUBJECT: SEE BELOW

DATE: 3/06/07

APPROVED: 

DATE: 3/06/07

**SUBJECT: PDC05-109. PLANNED DEVELOPMENT REZONING FROM A AGRICULTURE ZONING DISTRICT TO A (PD) PLANNED DEVELOPMENT ZONING DISTRICT TO ALLOW UP TO 13 SINGLE-FAMILY DETACHED RESIDENCES ON A 1.24 GROSS ACRE SITE LOCATED AT THE SOUTHEAST CORNER OF ALMADEN EXPRESSWAY AND ALMADEN ROAD.**

## RECOMMENDATION

Approve the Planned Development Rezoning as recommended by the Planning Commission.

## BACKGROUND

The applicant is proposing a Planned Development (PD) Rezoning from Agriculture Zoning District to A (PD) Planned Development Zoning District on a 1.24 gross acre site located at the southeast corner of Almaden Expressway and Almaden Road, to allow the development of up to 13 single-family detached residential units.

The Mitigated Negative Declaration (MND) contains historic reports, entitled "Historical Evaluation of the Almaden Feed & Fuel, 18950 Almaden Road in City of San Jose," dated August 16, 2006, and a Supplemental Report prepared by Archives and Architecture dated November 29, 2006. The reports concluded that while the Feed and Fuel building qualifies for the City's Historical Resources Inventory as a Structure of Merit, it does not qualify for listing on the National Register of Historical Places (NRHP), or the California Register of Historical Resources (CRHR), or designation as a Candidate City Landmark. These designations constitute the City of San Jose's CEQA threshold of significance for historical resources.

On January 31, 2007, the Planning Commission approved the proposed PD Rezoning with the condition that the existing structure, commonly known as the Feed and Fuel, be rehabilitated consistent to the Secretary of Interior Standards and used as a residence or community facility, and that the project provide an average of 180 square feet of front yard landscaping for each dwelling unit.

I applaud the Planning Commission for their hard work and recommendation on this matter.