CITY OF MOUNTAIN VIEW

ENVIRONMENTAL PLANNING COMMISSION

3.1

MINUTES

REGULAR MEETING—WEDNESDAY, MARCH 18, 2015
7:00 P.M.
CITY HALL—500 CASTRO STREET
COUNCIL CHAMBERS

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REGULAR SESSION (PUBLIC HEARINGS) (HELD IN THE COUNCIL CHAMBERS)

1. **CALL TO ORDER**

The Environmental Planning Commission (EPC) meeting was called to order at 7:00 p.m. by Chair Cox.

2. **ROLL CALL**

Commissioners Present: Commissioners Capriles, Fernandez, Matichak, Vice Chair Kamei, and Chair Cox.

Commissioners Absent: Commissioner Trontell.

Staff Present: Planners Cramblet, Shapiro, and Plambaeck; Neighborhood Services Manager Lauzze; Assistant Community Development Director/Planning Manager Blount; and Senior Assistant City Attorney Chopra.

3. **MINUTES APPROVAL**

Meeting of November 13, 2015

Meeting of November 17, 2014

Meeting of November 19, 2014

Meeting of December 3, 2014

No members of the public wished to speak.

Motion—M/S Capriles/Scarboro—Carried 5-0-1; Trontell absent—Approve the above EPC meeting minutes, with minor clarifying edits as noted for the record.

4. **ORAL COMMUNICATIONS FROM THE PUBLIC**—None.

5. **STUDY SESSION**—None.

6. **NEW BUSINESS**

6.1 **ELECTION OF CHAIR AND VICE CHAIR**

Motion—M/S Cox/Capriles—Carried 6-0-1; Trontell absent—Elect Ellen Kamei as Chair of the Environmental Planning Commission for 2015.

Motion—M/S Matichak/Scarboro—Carried 6-0-1; Trontell absent—Elect Margaret Capriles as Vice Chair of the Environmental Planning Commission for 2015.

6.2 **PARK LAND DEDICATION ORDINANCE**

Senior Administrative Analyst Kiner gave an oral staff report.

No members of the public wished to speak.

Staff answered questions raised by the EPC.

1. **Motion**—M/S Capriles/Matichak—Carried 5-1-1; Cox no, Trontell absent—Redefine the size and service area of parks:

Park Type	Size	Service Area
Mini-Park	Up to 1 acre	1 mile
Neighborhood Park	1 up to 5 acres	1 mile
Community Park	≥ 5 acres	Entire City

2. **Motion**—M/S Matichak/Fernandez—Carried 6-0-1; Trontell absent—Increase the number of park acres required from 3 to 5 acres per 1,000 residents.

3. **Motion**—M/S Capriles/Cox—Carried 6-0-1; Trontell absent—Reduce the credit provided to developers for private open space to zero.

4. **Motion**—M/S Matichak/Cox—Carried 6-0-1; Trontell absent—Charge commercial subdivisions for impacts to parks, trails, and recreational facilities. This requires a nexus study.

5. **Motion**—M/S Cox/Capriles—Carried 5-1-1; Scarboro no, Trontell absent—Not to apply the density floor area ratio to the gross project site; leave as-is.

6. **Motion**— M/S No motion/No second (00:56:30)—Carried 6-0-1; Trontell absent—Recommend City Council not require the dedication of land on all developments with greater than 50 new dwelling units and allow staff to make a recommendation based on the merits of each development.

7. **Motion**—M/S Fernandez/Scarboro—Carried 4-2-1; Capriles, Cox no; Trontell absent—Recommend the City Council provide a 100 percent credit on Park Land Dedication requirements or fees in lieu thereof on 100 percent affordable housing projects.

6.3 ANNUAL HOUSING ELEMENT PROGRESS REPORT (2007-2014 HOUSING ELEMENT)

Planner Shapiro gave an oral staff report.

No members of the public wished to speak.

Staff answered questions raised by the EPC.

6.4 ANNUAL REVIEW OF THE GENERAL PLAN ACTION PLAN

Assistant Community Development Director/Planning Manager Blount gave an oral staff report.

No members of the public wished to speak.

The EPC deliberated this item and staff responded to questions raised by the EPC.

6.5 EPC WORK PLAN (FISCAL YEARS 2015-17)

Assistant Community Development Director/Planning Manager Blount gave an oral staff report.

No members of the public wished to speak.

The EPC deliberated this item and staff responded to questions raised by the EPC.

7. COMMISSION/STAFF ANNOUNCEMENTS, UPDATES, REQUESTS, AND COMMITTEE REPORTS

Assistant Community Development Director/Planning Manager Blount gave an oral staff report.

8. ADJOURNMENT

Chair Kamei adjourned the meeting at 11:16 p.m. to the next Regular Meeting of Wednesday, April 15, 2015, in the Council Chambers, 500 Castro Street.

Respectfully submitted,

Terry Blount
Assistant Community Development
Director/Planning Manager

TB/LB/3/CDD
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