

CC 6/18/19, Item #20

Public Storage 20565 Valley Green Dr.

June 18, 2019



Figure 1: Existing Land Uses

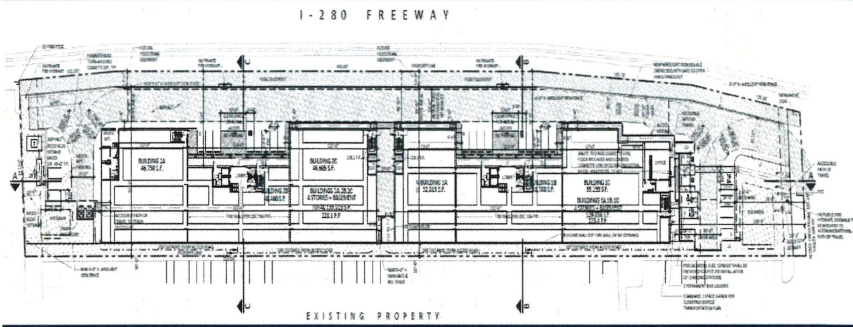
Proposal



Project Data

- Project Area: 2.995 acres/130,462 sq. ft.
- Floor Area:
 - Existing: 54,186 sq. ft.
 - Proposed: 263,671 sq. ft.
- Parking: 32 parking stalls
- Hours of Operation

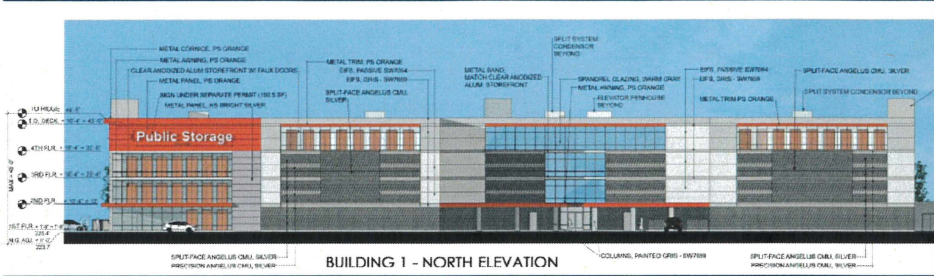
Site Plan and Architectural Design



Site Plan and Architectural Design



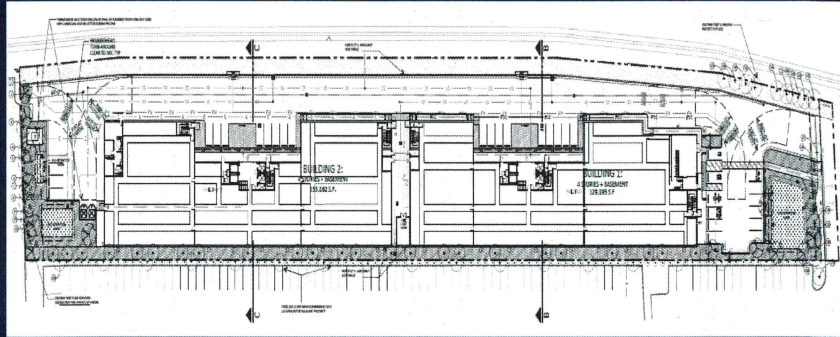
Site Plan and Architectural Design



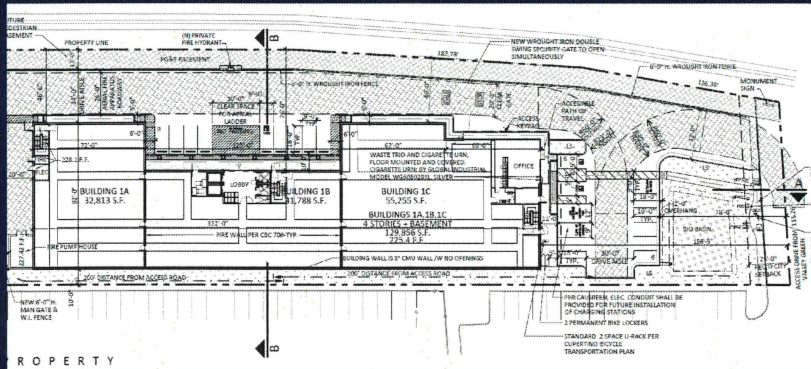
Site Plan and Architectural Design



Landscaping



Fencing Exception



Outreach

- Applicant Outreach
- City Outreach

Noticing of Public Hearing and Intent, Site Notice & Legal Ad

- Site signage (10 days prior to hearing)
- Legal ad placed in newspaper (at least 10 days prior to hearing)
- 55 public hearing notices mailed to property owners within 300 feet of the project site (10 days prior to hearing)

Agenda

- Posted on the City's official notice bulletin board (one week prior to the hearing)
- Posted on the City of Cupertino's website (one week prior to the hearing)

Environmental Assessment

- Categorically Exempt from CEQA: In-fill Development
- Consistent with General Plan and Zoning

Public Comments

- Construction
- Parking
- Environmental
- Fire Safety

Planning Commission

- Landscaping
- Manager's Unit
- Architecture
- Demolition Debris
- Fire Requirements
- Fencing
- Tree Removals
- Construction Impacts
- Parking
- Environmental Review

Conclusion

Planning Commission recommends that the City Council:

- Find the project exempt from CEQA
- Approve the Development Permit (DP-2018-03)
- Approve the Architectural and Site Approval (ASA-2018-04)
- Approve the Fence Exception (EXC-2018-01)
- Approve the Tree Removal Permit (TR-2019-11)