

COMMISSION MEMBERS
Margaret Williams, Chair
John Ebner, Vice Chair
Adam Nugent
Seema Patel
Martin Wiggins

**City of San Mateo
Special Meeting Minutes
Planning Commission**

City Hall
330 W. 20th Avenue
San Mateo CA 94403
www.cityofsanmateo.org

**Tuesday, July 26, 2022
Hybrid 5:30 PM
Special Meeting**

CALL TO ORDER

This meeting was held pursuant to the Governor's Executive Orders which suspended certain requirements of the Brown Act. The meeting was open to in person and remote attendance.

PLEDGE OF ALLEGIANCE

ROLL CALL

Present: Chair Margaret Williams, Vice Chair John Ebner, Commissioners Adam Nugent and Seema Patel

Absent: Commissioner Martin Wiggins

STUDY SESSION

1. Pre-Application for a Proposed Five-Story Residential Building at 1885 S. Norfolk Street (PA-2022-029)

Associate Planner Somer Smith presented an overview of the architectural and site design of the proposed project.

Applicant Mike Field presented the project.

Commissioner Questions:

Commissioners asked clarifying questions on City Council approval, the timeline for the planning entitlement process, the difference between the Special Use Permit and General Plan Amendment approval processes, soil reports, depth of foundation piers, requirements for a shadow study, and potential effects of shade on the waterway and wildlife in the area.

Public Comments:

The following public commenters addressed the Commission with concerns about the project: Richard Hedges, Karen Moen, Stu Bruins, Richard Harmison, Klaus Nagel, Charlene Kranz, Russ Breed, Nate Edel, Rick Sakuda, Carrie Russell, and Laurie. Concerns raised by the commenters included too many units/too much density, negative traffic impacts, soils impacts, excessive height for the area, noise pollution, security for public lagoon access, not enough parking, sewer, and lack of retail/commercial.

The following public commenters addressed the Commission with support for the project: Jordan Grimes, Raayan, Ali Sapirman, Noelle Langmack, Vince Rocha, and David. Reasons for support noted by commenters included a need for more housing and affordable units, good location for housing, maximizing density, and inclusion of a comprehensive transportation demand management (TDM) plan.

Commissioner Comments:

Commissioner comments included exploring the inclusion of some ground floor retail, considering a more neutral paint color, fully evaluating traffic and circulation, considering additional off-street parking, and providing more

details about the public access to the Lagoon. The Commission discussion included needing to develop more housing, making sure traffic concerns were addressed, and support for the architectural style of the project.

ADJOURNMENT

The meeting adjourned at 7:30 pm.

APPROVED BY:

SUBMITTED BY:

Margaret Williams, Chair

Ashley Snodgrass, Administrative Assistant