



## CITY OF MILPITAS NOTICE OF PUBLIC HEARING

**NOTICE IS HEREBY GIVEN** that the Milpitas City Council will hold a public hearing in the City Council Chamber at City Hall, 455 E. Calaveras Blvd., Milpitas and via teleconference/Zoom webinar, on Tuesday, May 17, 2022, starting at or soon after 7:00 p.m. on the following:

**CITY VENTURES TOWNHOMES – 1752-1810 HOURET COURT – P-SD21-0012, P-UP21-0006, P-MT21-0002, P-DB21-0001, P-TR21-0035, AND P-EA21-0002:** A Site Development Permit, Conditional Use Permit, Vesting Tentative Map, Density Bonus Permit, Tree Removal Permit, and Environmental Assessment to allow demolition of two industrial buildings and removal of 17 protected trees, and the development of a 80 residences (56 townhome condominiums and 24 accessory dwelling units), comprised of eight multi-family residential buildings up to 48 feet in height (four stories), with 84 parking spaces and associated site improvements on a 1.92 acre site located in the Very High Density Mixed Use (MXD3) Zoning District at 1752-1810 Houret Court. The project is located within the Transit Area Specific Plan (TASP) area and submitted in accordance with California Senate Bill 330 (Housing Crisis Act of 2019). Project Planner: Michael Fossati, 408-586-3274, [mfossati@ci.milpitas.ca.gov](mailto:mfossati@ci.milpitas.ca.gov)

**Staff recommends** that the City Council approve Site Development Permit No. SD21-0012, Conditional Use Permit No. UP21-0006, Vesting Tentative Map MT21-0002, Density Bonus Permit No. DB21-0001, Tree Removal Permit No. TR21-0035 and Environmental Assessment No. EA21-0004, subject to the Conditions of Approval.

At its April 27, 2022 meeting, the Milpitas Planning Commission adopted Resolution No. 22-005 (6 Ayes, and 1 Absence (Awasthi)) recommending that the City Council approve Site Development Permit No. SD21-0012, Conditional Use Permit No. UP21-0006, Vesting Tentative Map MT21-0002, Density Bonus Permit No. DB21-0001, Tree Removal Permit No. TR21-0035 and Environmental Assessment No. EA21-0004, subject to the Conditions of Approval.

**TRAILS, PEDESTRIAN, BICYCLE MASTER PLAN UPDATE CP 3448:** The proposed City of Milpitas Trail, Pedestrian, and Bicycle Master Plan is intended to increase walking and biking in the city of Milpitas through the provision and enhancement of safe and convenient active modes of travel. Proposed bicycle improvements include a bicycle network that would connect residential roadways with paved shared use paths, protected crossings, and improved bikeways to support bicycle travel throughout Milpitas. Proposed improvements to the trail network include expanding existing paths along creek corridors and adjacent to major roadways to support a connected trail system. Project Manager: Fanny Yu, 408-586-3318, [fyu@milpitas.gov](mailto:fyu@milpitas.gov)

**Staff recommends** that the City Council approve and adopt the Trails, Pedestrian, and Bicycle Master Plan Update and its associated Initial Study Mitigated Negative Declaration document.

**NOTICE IS FURTHER GIVEN**, pursuant to CA Government Code § 65009, that any legal challenge of this matter in court may be limited to only those issues raised at the public hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to, the public hearing.

**INTERESTED PERSONS MAY** provide public comments during the public hearing in person or virtually through the Zoom webinar. Those wishing to participate virtually are asked to register in advance using the link that will be located on the agenda. Additional procedures will be detailed in the published meeting agenda; and any updated information will be posted to the City's website at [www.ci.milpitas.ca.gov](http://www.ci.milpitas.ca.gov). Written comments may be submitted prior to the public hearing by e-mailing the City Clerk at [cityclerk@ci.milpitas.ca.gov](mailto:cityclerk@ci.milpitas.ca.gov). Please be advised that written comments will not be read during the meeting. Written comments will be digitally distributed to the City Council if received on the public hearing date by 5:00 p.m. and will be part of this meeting's public record.

Wendy Wood  
City Clerk  
May 6, 2022