



CITY OF CAMPBELL
Community Development Department

August 30, 2019

NOTICE OF PUBLIC HEARING

Notice is hereby given that the Planning Commission of the City of Campbell has set the time of 7:30 p.m., or shortly thereafter, on Tuesday, **September 10, 2019**, in the City Hall Council Chambers, 70 North First Street, Campbell, California, for a Public Hearing to consider the application of Iradj Rahnama for a Major Modification (PLN2019-104) to a previously approved Planned Development Permit (PD 82-05) to allow construction of a 539 square-foot addition to an existing one-story medical office building and an Authorization to Remove a Dead Tree on property located at **429 Llewellyn Avenue** in the P-D (Planned Development) Zoning District. Staff is recommending that this item be deemed Categorical Exempt under CEQA.

Interested persons may appear and be heard at this hearing. Please be advised that if you challenge the nature of the above project in court, you may be limited to raising only those issues you or someone else raised at the Public Hearing described in this Notice, or in written correspondence delivered to the City of Campbell Planning Commission at, or prior to, the Public Hearing. Questions may be addressed to the Community Development Department at (408) 866-2140.

Plans and architectural drawings may be viewed at the Planning Division office during normal business hours (8:00 a.m. – 5:00 p.m.) and on the City's 'Public Notices' web page (<http://www.cityofcampbell.com/501/Public-Notices>) under 'Planning Commission'.

Decisions of the Planning Commission may be appealed to the City Council. Appeals must be submitted to the City Clerk in writing within 10 calendar days of an action by the Commission.

In compliance with the Americans with Disabilities Act, listening assistive devices are available for all meetings held in the Council Chambers. If you require accommodation, please contact the Community Development Department at (408) 866-2140, at least one week in advance of the meeting.

PLANNING COMMISSION
CITY OF CAMPBELL
PAUL KERMOYAN
SECRETARY

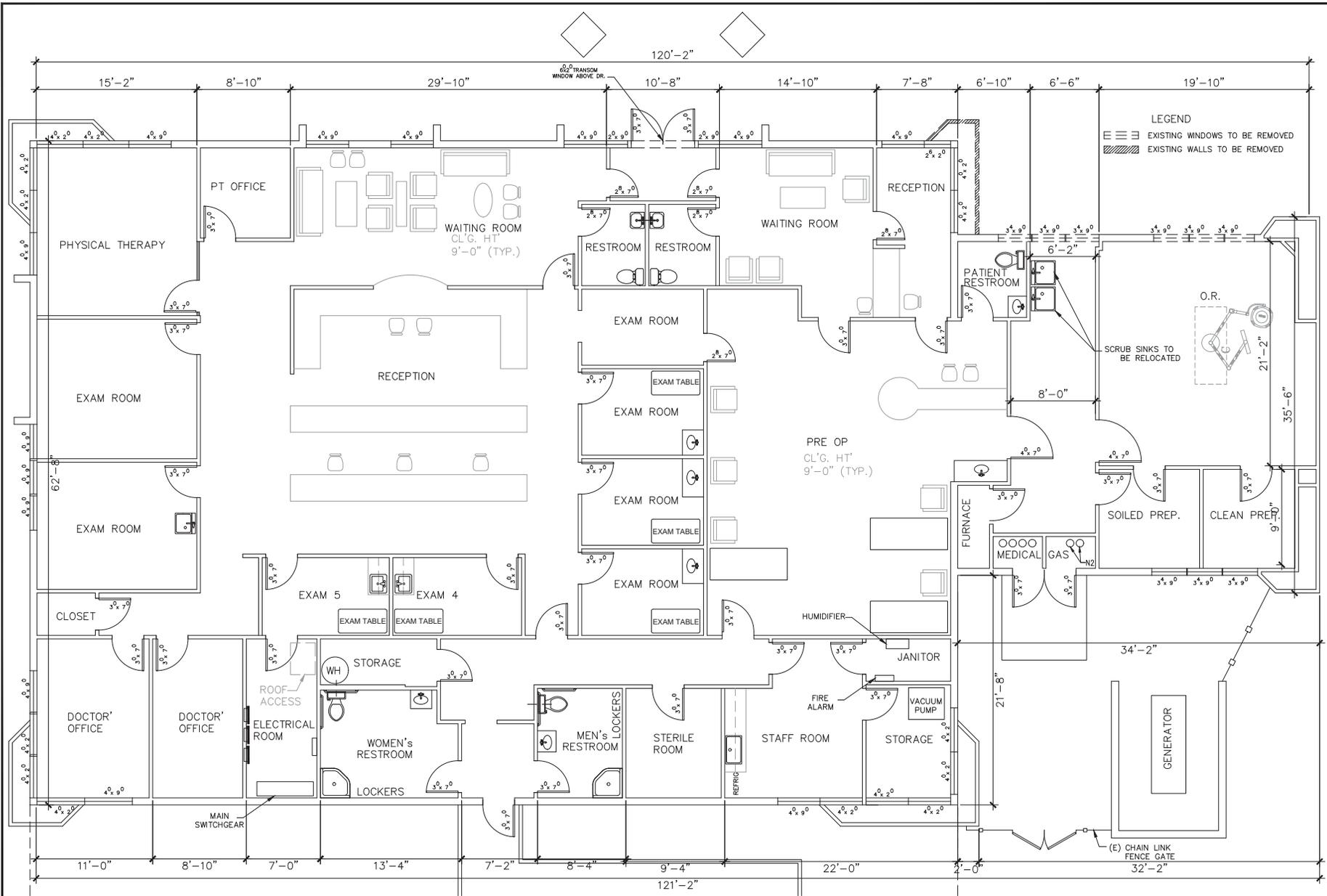
PLEASE NOTE: When calling about this Notice,
please refer to: **429 Llewellyn Avenue**



429 Llewellyn Ave



This map is based on GIS Information and reflects the most current information at the time of this printing. The map is intended for reference purposes only and the City and its staff is not responsible for errors.



LEGEND
 [Symbol] EXISTING WINDOWS TO BE REMOVED
 [Symbol] EXISTING WALLS TO BE REMOVED

NOTES:
 SEE SHEET A0-2 FOR ALL GENERAL DEMOLITION NOTES.

1 EXISTING/ DEMO FLOOR PLAN
 SCALE: SCALE: 1/4"=1'-0"

I & A ENGINEERING
 1610 BLOSSOM HILL ROAD, SUITE "A"
 SAN JOSE, CALIFORNIA 95124
 TEL: (408) 288-8337
 FAX: (408) 288-1135

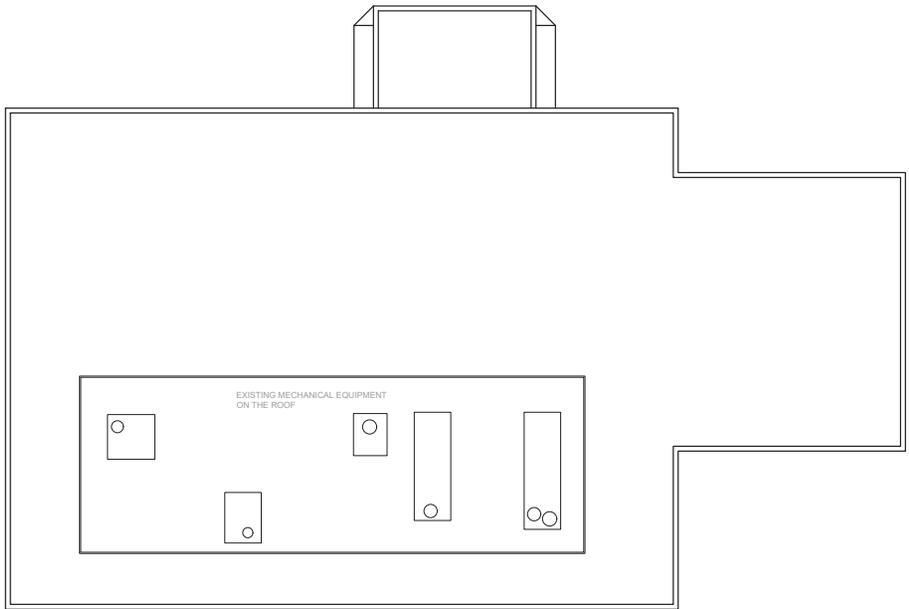
499 LLEWELLYNE AVE.
 CAMPBELL, CA 95008

PROJECT: ADDITION FOR:
 ASC MEDICAL OFFICE
 DRAWING TITLE: EXISTING/DEMOLITION FLOOR PLAN

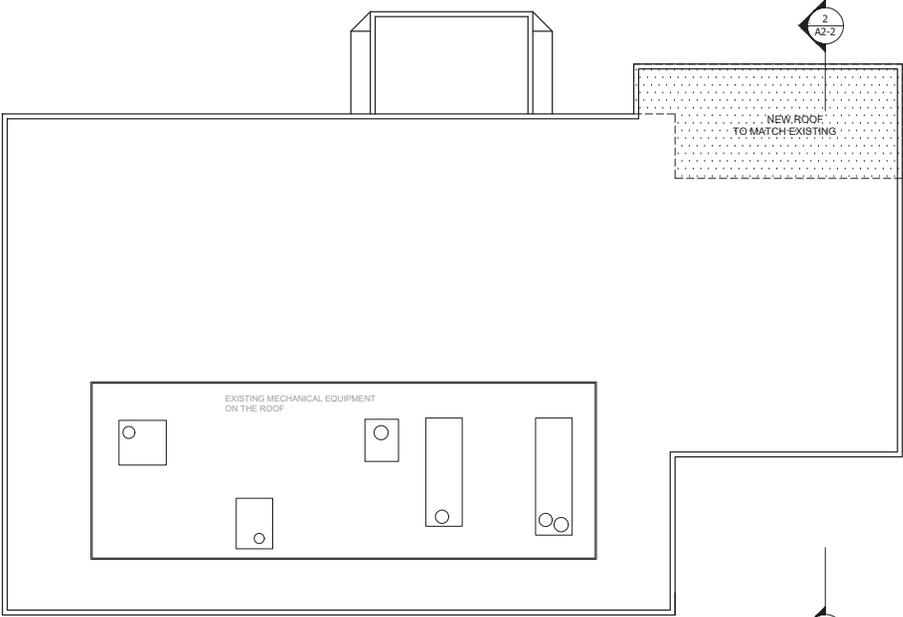
REV	DATE	DESCRIPTION
1	04/26/19	PLAN CHECK COMPLETE

JOB NO.: 19-147
 CAD FILE:
 DESIGN'D BY: I. R. DRAWN BY: H. N.
 CHK'D BY: APP'D BY: I. R.
 DATE: 04/26/19 SCALE: AS NOTED
 DRAWING NO.:

A2-1
 SHEET . OF .



1
EXISTING ROOF PLAN
SCALE: SCALE: 1/8"=1'-0"



1
NEW ROOF PLAN
SCALE: SCALE: 1/8"=1'-0"

I & A ENGINEERING
1610 BLOSSOM HILL ROAD, SUITE "BA"
SAN JOSE, CALIFORNIA 95124
TEL: (408) 288-9337
FAX: (408) 288-1135

429 LLEWELLYNE AVE
CAMPBELL, CA 95008

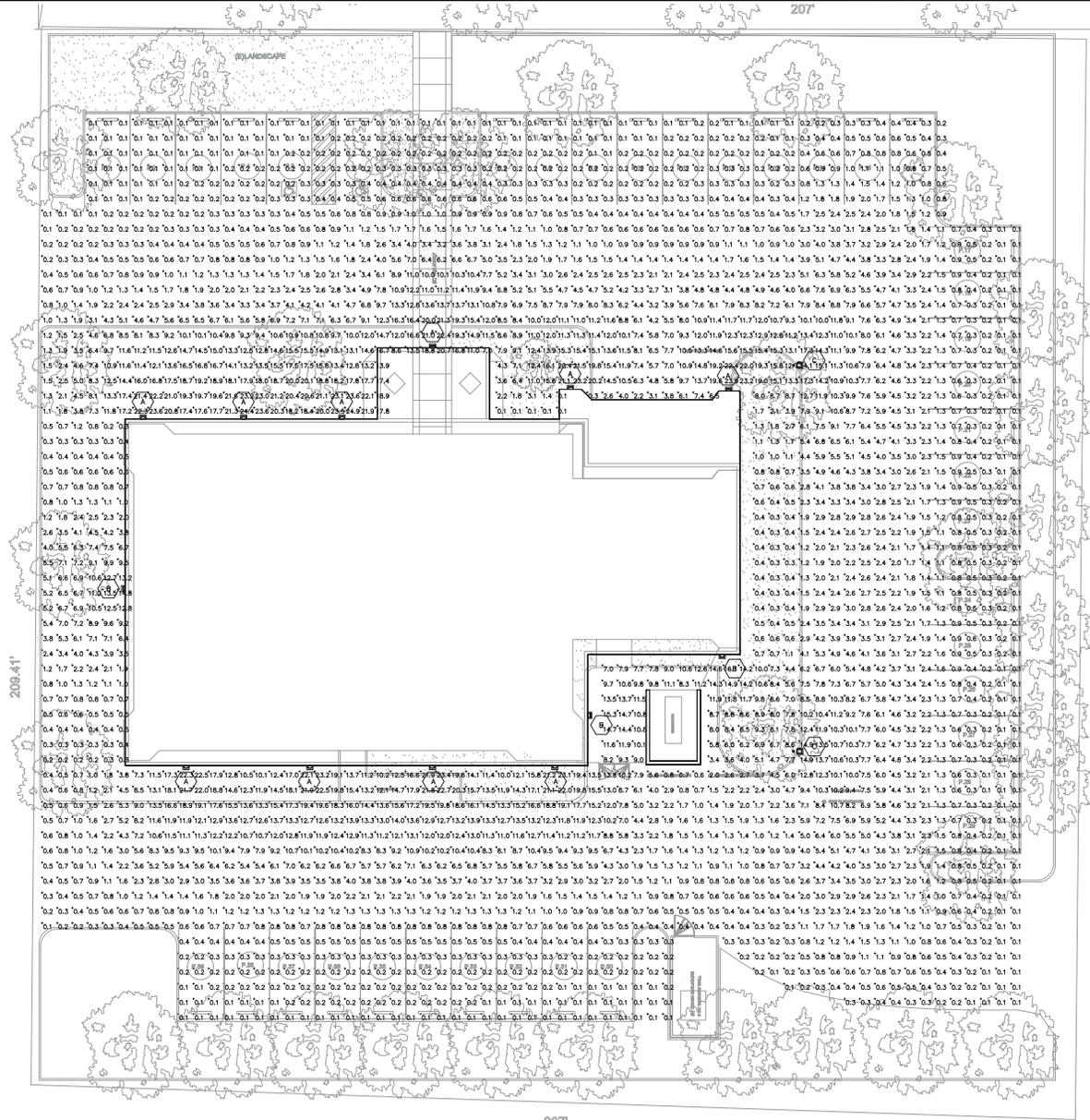
PROJECT:
**ADDITION FOR:
ABC MEDICAL OFFICE**
DRAWING TITLE:
EXISTING AND NEW ROOF PLANS

REV	DATE	DESCRIPTION
1	04-26-19	PLAN CHECK COMPLETE

JOB NO.: 19-147
CAD FILE:
DESIGN'D BY: I. R. DRAWN BY: H. N.
CHK'D BY: I. R. APP'D BY: I. R.
DATE: 04/26/19 SCALE: AS NOTED
DRAWING NO.:

A3-1
SHEET * OF *

DRIVEWAY



1
E11
PHOTOMETRIC CALCULATION-SITE PLAN
SCALE: 3/32"=1'-0"

I & A ENGINEERING
1610 BLOSSOM HILL ROAD, SUITE "A"
SAN JOSE, CALIFORNIA 95124
TEL: (408) 988-9337
FAX: (408) 988-1135

499 LLEWELLYN AVE
CAMPBELL, CA 95008

ADDITION FOR:
ASC MEDICAL OFFICE
DRAWING TITLE:
PHOTOMETRIC CALCULATION

REV	DATE	DESCRIPTION
1	04/26/19	PER CHECK COMMENTS
2		
3		
4		
5		

JOB NO.: 19-147
CAD FILE:
DESIGN'D BY: I. R.
DRAWN BY: M. A.
CHK'D BY: K. G.
DATE: 04/26/19
SCALE: AS NOTED
DRAWING NO.:

E1-1
SHEET * OF *

PROJECT:

REV	DATE	DESCRIPTION
1	04/26/19	PLAN CHECK COMPLETE

JOB NO.: 19-147
 CAD FILE:
 DESIGNED BY: I. R. DRAWN BY: M. A.
 CHECKED BY: K. G. APP'D BY: K. G.
 DATE: 04/26/19 SCALE: AS NOTED
 DRAWING NO.:

E1-2

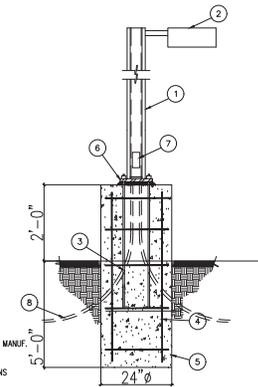
SHEET * OF *

NOTES:

- ALL OF THE OUTDOOR LIGHT FIXTURES SHALL BE FULL CUTOFF.

NOTES:

- ALL ELECTROLIERS SHALL BE ANCHORED TO A CONCRETE FOOTING AND MUST COMPLY WITH THE COUNTY'S GROUNDING REQUIREMENT.
- LIGHT POLES SHALL BE GROUNDED PER NEC REQUIREMENTS.



- MAX. 2'-0" STEEL POLE
- SEE LIGHTING FIXTURE SCHEDULE
- (4) 1" DIA. x 36" ANCHOR BOLTS
- (4) #3 REBAR WITH #3 TIES Ø 12" O.C.
- CONCRETE FOOTING
- SIZE AS RECOMMENDED BY POLE MANUF.
- HANDHOLE IN BASE OF POLE COMPLETE W/ GASKETED COVER
- CONDUIT FEEDER PER ELEC. PLANS

SINGLE LIGHT FIXTURE
 SCALE: N.T.S.



TYPICAL LIGHT POLE FOOTING DETAIL
 SCALE: NOT TO SCALE

Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Lamp	Number Lamps	Filename	Lumens Per Lamp	Light Loss Factor	Weight
	A	3	Lithonia Lighting	KAXW LED P3 40K 84 RVOLT	KAXW LED, PERFORMANCE PACKAGE 3, 4000K, TYPE 4, 120-277V	LED	1	KAXW_LED_P3_40K_84_RVOLT.spl	9707	0.9	73
	B	3	Lithonia Lighting	KAXW LED P2 40K 84 RVOLT	KAXW LED, PERFORMANCE PACKAGE 2, 4000K, TYPE 4, 120-277V	LED	1	KAXW_LED_P2_40K_84_RVOLT.spl	6284	0.9	49
	C	2	Lithonia Lighting	KAD LED 60C 530 40K R3 RVOLT	KAD LED, 60 LED, 530MA RVOLT DRIVER, 4000K, TYPE 3 OPTICS.	LED	1	KAD_LED_60_C_530_40K_R3_RVOLT.spl	12829	0.9	163

Statistics

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
PARKING AREA	+	4.1 fc	24.9 fc	0.1 fc	249.0:1	41.0:1



LIGHTING SCHEDULE
 SCALE: NOT TO SCALE