

County of Santa Clara

Department of Planning and Development

County Government Center, East Wing, 7th Floor

70 West Hedding Street

San Jose, CA 95110

Phone: (408) 299-5700

www.sccplandev.org



August 28, 2023

John Cross
124 Boston Ave
San José, CA 95128

**** SENT VIA EMAIL ****

County Record #: PLN23-137
Subject: Lot Line Adjustment between two lots.
Site Location: 124 Boston Ave, San José, CA 95128 (APN 274-19-061)
Date Received: July 26, 2023

Dear Mr. Cross:

Your application for a Lot Line Adjustment between two lots was received on the above date and is incomplete. In order for application processing to resume, you must resolve the following issues and submit the information listed below.

Resubmittals are made by appointment over video chat with the Planning Division counter and must include all requested information along with a completed application form (which is used to track the resubmittal). Please contact me to schedule a virtual meeting at (408) 299-5706 or via email at robert.cain@pln.sccgov.org. Once the information is submitted, the Planning Division will distribute the plans, reports and/or information to the appropriate staff or agency for review.

Submit revised electronic plans and a written response addressing the following items. All items must be addressed and included in the submittal.

PLANNING

Contact Robert Cain at (408) 299-5706 or robert.cain@pln.sccgov.org regarding the following comments:

1. Please submit a Preliminary Title report, as required on the Lot Line Adjustment checklist. Staff needs to know who is the recorded title holder as of the application date.
2. Please update the application form to show the current owner. The owners shown in the current grant deed submitted with the application were "John Brian Cross as Trustee of The John Brian Cross Family Trust and Duane A. Cross as The Trustee of The Duane A.

PLN23-137
124 Boston Avenue
August 28, 2023

Cross Family Trust” [Grant deed # 25328353 recorded on 6/29/2022]. However, the owner shown in the latest version of grant deed was “Crossco International, LLC” [Grant deed # 25485372 recorded on 6/8/2023]. Although John Brian Cross may own Crossco International LLC, property owner(s) shown on Lot Line Adjustment application form should be “Crossco International, LLC”, and signed by someone representing the company.

3. Please clarify regarding the picture attached in their surveyor’s certification, whether the pointing direction is “East” or “West”.

Please make sure the requested changes are made for the revised plan sets and documents that are needed for the resubmittal. **Resubmittals are only accepted by appointment with the assigned project planner.** If the requested information is not submitted within **180 days**, you will be required to pay a fee of 10% of the application fee at the time the information is submitted. All requested information must be submitted no later than **one (1) year** from the date of this letter. PARTIAL RESUBMITTALS WILL NOT BE PROCESSED. Fees required at the time of resubmittal will be those in effect at that time.

Please note that the following types of applications have been charged a minimum fee and will be charged additional fees to continue processing when the initial payment is exhausted, which includes Design Administrative Exemption.

If you have questions regarding the application, please call (408) 299-5706 or email robert.cain@pln.sccgov.org.

Warm regards,



Robert Cain
Associate Planner