

# 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



**\*\*VIA Emails Only\*\***

May 21, 2024

Mingwei Chen

Via email @ [flny8@hotmail.com](mailto:flny8@hotmail.com)

**FILE NUMBER:** PLN24-080

**SUBJECT:** Building Site Approval and Grading Approval for a 7,651 square-foot (s.f.) single-family residence with a 1,258 s.f. attached garage. Grading quantities consists of 243 cubic yards of cut and 163 cubic yards of fill for maximum of 1.7 feet in vertical depth.

**SITE LOCATION:** 11655 Foothill Avenue, Gilroy, CA 95020 (APN: 830-29-003)

**DATE RECEIVED:** April 30, 2024

Dear Mingwei Chen,

Staff has reviewed your application, submitted on the date above. The comments below are not incomplete items and are not required to deem this application complete for processing. This section is informational only and can be discussed further if desired with County Staff.

### **SANTA CLARA VALLEY WATER DISTRICT**

Contact Benjamin Hwang at (408) 630-3066 or [bhwang@valleywater.org](mailto:bhwang@valleywater.org) regarding the following comments:

1. The site may be subject to flooding in the event of a 1% or 100 year flood. For more information please contact the County's flood plain administrator.
2. According to FEMA Flood Insurance Map 06085C0629H, effective May 18, 2009, the subject parcel is within a Special Flood Hazard Area ('Zone A') and is subject to inundation during the 1% annual exceedance event, or the 100-year flood event. Grading and fill within the 'Zone A' area should be minimized and improvements should not adversely increase flooding, both in terms of depths and lateral extent, for neighboring properties.
3. According to the Valley Habitat Plan (VHP), Church Creek is identified as a 'Category 2' stream and is subject to a minimum setback of 35-ft. from the top of bank or edge of the riparian corridor, whichever is greater. The applicant should consult with Valley Habitat Agency to ensure all improvements adhere to the VHP and its minimum setback requirements.

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If you have questions regarding this application, please contact (408) 299-5792 or [reva.kakaria@pln.sccgov.org](mailto:reva.kakaria@pln.sccgov.org).

Sincerely,

*Reva Kakaria*

Reva Kakaria  
Assistant Planner

**CC:**  
Samuel Gutierrez, Principal Planner  
Lara Tran, Senior Planner