



**TOWN OF LOS GATOS  
PLANNING COMMISSION  
REPORT**

MEETING DATE: 12/08/2021

ITEM NO: 3

ADDENDUM

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DATE: December 7, 2021  
TO: Planning Commission  
FROM: Joel Paulson, Community Development Director  
SUBJECT: Requesting Approval for Construction of a Second Story Addition to an Existing Single-Family Residence on Property Zoned R-1:8. **Located at 16529 Marchmont Drive.** APN 532-09-033. Architecture and Site Application S-21-028. PROPERTY OWNERS/APPLICANTS: Brendon and Mary Cassidy. PROJECT PLANNER: Erin Walters.

REMARKS:

Letters of support and images of homes located in the neighborhood were submitted by the applicant after preparation of the staff report and are included as Exhibit 15. Exhibit 16 includes additional public comment received between 11:01 a.m., Friday, December 3, 2021 and 11:00 a.m., Tuesday December 7, 2021.

EXHIBITS:

Previously received with the December 8, 2021 Staff Report:

1. Location Map
2. Required Findings and Considerations
3. Recommended Conditions of Approval
4. Project Description and Letter of Justification, dated January 14, 2021
5. Color and Materials Board
6. Site Photographs
7. Story Poles and Neighborhood Context Photographs
8. Consulting Architect's Report, dated March 22, 2021
9. Applicant's response to the recommendations of the Consulting Architect, May 5, 2021
10. Consulting Architect's Report, dated May 26, 2021
11. Applicant's response to the recommendations of the Consulting Architect, Sept 7, 2021
12. Consulting Arborist's Report, dated May 5, 2021

PREPARED BY: Erin Walters  
Associate Planner

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Reviewed by: Planning Manager and Community Development Director

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SUBJECT: 16529 Marchmont Drive/S-21-028

DATE: December 7, 2021

EXHIBITS (continued):

13. Applicant's Outreach Summary, dated August 16, 2021

14. Development Plans

Received with this Addendum Report:

15. Additional Materials Submitted by the Applicant

16. Public comment received between 11:01 a.m., Friday, December 3, 2021 and 11:00 a.m.,  
Tuesday December 7, 2021

**From:** Mary Cassidy <[REDACTED]>  
**Sent:** Friday, December 03, 2021 11:57 AM  
**To:** Erin Walters <EWalters@losgatosca.gov>; Steve Benzing <[REDACTED]>  
**Subject:** 16529 Marchmont Drive

EXTERNAL SENDER

Hi Erin,  
Below are the notification forms that we left to our immediate neighbors across the street and to the two homes on the left and the two homes on the right of our home. These are the forms that were returned to us.  
Regards,  
Mary

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Neighbor Notification Form

Project Address: 16529 Marchmont Drive, Los Gatos, CA 95032

A project is proposed at the above address. This form indicates you have had an opportunity to review and comment on the proposal. Your signature is not an acceptance of the plans, only an acknowledgement that you have had an opportunity to comment.

IMPORTANT NOTE: These plans are PRELIMINARY ONLY and may change as the project moves forward. Architectural Plans are protected under copyright law. The applicant should allow you to view the plans, but is not required to give you a physical copy.

Once the application is submitted, you may review a full sized set of plans at Town Hall during normal business hours.

Please contact the Town at 408-354-6867 if you have any questions.

This notice is being provided to all of the adjoining property owners and the property owner(s) across the street from the project address.

Neighbor Name: Robert + Donna Wallerstein Date: 8-11-21

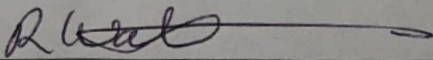
Neighbor Address: [REDACTED] Marchmont Drive

Neighbor Contact Info: (phone or email): 408-[REDACTED]

Please address any initial concerns or comments below:

None

My signature below certifies that I am aware of the proposal.

NEIGHBOR SIGNATURE: 

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This notice is being provided to all of the adjoining property owners and the property owner(s) across the street from the project address.

Neighbor Name: Theresa Anderson Date: May 12, 2021

Neighbor Address: [REDACTED] Marchmont Dr

Neighbor Contact Info: (phone or email): 408-[REDACTED]

Please address any initial concerns or comments below:

Plan looks good, compatible with neighborhood.

My signature below certifies that I am aware of the proposal.

NEIGHBOR SIGNATURE: Theresa Anderson



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This notice is being provided to all of the adjoining property owners and the property owner(s) across the street from the project address.

Neighbor Name: DUSTIN WEBBER Date: 7/28/21

Neighbor Address: [REDACTED] MARCHMONT DRIVE  
Neighbor Contact Info: (phone or email): [REDACTED]

Please address any initial concerns or comments below:

NO CONCERNS

My signature below certifies that I am aware of the proposal.

NEIGHBOR SIGNATURE: [Signature]

Neighbor Notification Form

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This notice is being provided to all of the adjoining property owners and the property owner(s) across the street from the project address.

Neighbor Name: Skylar Sellers Date: 7/25/21

Neighbor Address: [REDACTED] Marchmont Dr

Neighbor Contact Info: (phone or email): [REDACTED]

Please address any initial concerns or comments below:

None.

My signature below certifies that I am aware of the proposal.

NEIGHBOR SIGNATURE: [Signature]



Neighbor Notification Form

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This notice is being provided to all of the adjoining property owners and the property owner(s) across the street from the project address.

Neighbor Name: DAVID MORALES Date: 6/10/2021

Neighbor Address: [REDACTED] MARCHMONT DR

Neighbor Contact Info: (phone or email): [REDACTED] .COM

Please address any initial concerns or comments below:

My signature below certifies that I am aware of the proposal.

NEIGHBOR SIGNATURE: [Signature]



Two Story Homes on Marchmont Between Hilow and Englewood



5,492 sqft



4,160 sqft



3,700 sqft



4,181 sqft



3,600 sqft



3,616 sqft



3,030 sqft



4,008 sqft



-----Original Message-----

From: susie ray <[REDACTED]>

Sent: Friday, December 03, 2021 1:16 PM

To: Erin Walters <EWalters@losgatosca.gov>

Subject: Marchmont

EXTERNAL SENDER

Dear Ms. Walters,

I live on Englewood Avenue, right near Marchmont Drive. I have seen the story poles and the house plans for 16529 Marchmont Drive and I think the proposed addition fits in very well with the neighborhood. I have lived on Englewood Avenue for many years, in that time I have seen several homes in our neighborhood build two story additions and in many cases much larger than this proposal. In conclusion, I am in support of the proposed plan and think it will be a great addition to our neighborhood.

Regards,  
Susie Boyd

**From:** Jennifer Shapiro <[REDACTED]>  
**Sent:** Saturday, December 04, 2021 3:03 PM  
**To:** Erin Walters <EWalters@losgatosca.gov>  
**Subject:** 16529 Marchmont Drive, Los Gatos

EXTERNAL SENDER

Dear Erin,

As a homeowner on Marchmont Drive, I am writing you in support of the building plans for Mary and Brendon Cassidy at 16529 Marchmont Drive. I looked at the poles and the sign with the plans, and I believe the new plans will blend well with the other homes on our street as there are already other two story homes on our street. I support the town's approval of the Cassidy's renovations.

Thank you for taking my comments into consideration.

Jennifer Shapiro  
[REDACTED] Marchmont Drive, Los Gatos

**From:** Carrie Helwick <[REDACTED]>  
**Sent:** Saturday, December 04, 2021 8:50 AM  
**To:** Erin Walters <EWalters@losgatosca.gov>  
**Subject:** 16529 Marchmont Dr

EXTERNAL SENDER

Hi Erin,

I am a neighbor of the Cassidy family, and wanted to reach out just to share my support of their proposed remodel of their home. Our family lives on Englewood, just around the corner from Marchmont, and we walk and play with our kids around the neighborhood all the time. I honestly barely noticed the story poles at first, given the tree coverage, but in looking at the property and the sign showing the proposal, I think it is going to look very respectable and will definitely be in keeping with the traditional style of the neighborhood, and Marchmont Dr. in particular. I am in full support, and am hopeful they'll be able to proceed with their project, as I believe it will add value for the rest of the neighborhood, and will be a beautiful addition that fits in well.

Thank you for your consideration.  
Carrie Helwick



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