

RESOLUTION NO. 16-45

**CITY OF MILLBRAE, COUNTY OF SAN MATEO
STATE OF CALIFORNIA**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MILLBRAE
APPROVING OPTION 1 FOR THE EXTERIOR COLORS AND MATERIALS FOR
THE NEW FOUR-STORY BUILDING CONTAINING NINE RESIDENTIAL UNITS
AT 30 HERMOSA AVENUE IN COMPLIANCE WITH CONDITION #2 OF CITY
COUNCIL RESOLUTION NO. 16-27**

WHEREAS, the applicant filed PA 1502-002 for Design Review, Conditional Use Permits, and Tentative Subdivision Map approval for a site located in the Commercial (C) Zoning District at 30 Hermosa Avenue for the construction of a four story, forty-foot tall building containing six two-bedroom and three three-bedroom residential condominiums over a ground floor which contains garage parking, a lobby storage, and utilities at 30 Hermosa Avenue; and

WHEREAS, the City Council held a properly noticed public hearing on July 26, 2016 and adopted Resolution No. 16-27 approving the proposed development with Condition #2 requiring the submittal of alternative exterior colors, materials and architectural features for approval by the City Council; and

WHEREAS, the applicant has submitted alternative exterior colors, materials and architectural features for the consideration of the City Council which the Council reviewed at their meeting of October 25, 2016;

WHEREAS, this project has been determined to be Categorically Exempt pursuant to Section 15332, Infill Development Projects, of the California Environmental Quality Act (CEQA) Guidelines, and the modification of exterior colors and materials does not affect the environmental review.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Millbrae hereby approves Color and Materials Option 1 for use on the proposed building because they are more compatible with the existing residential neighborhood and provide for a more gradual transition from the neighborhood to development along El Camino Real, and designates Option 1 as Exhibit B to City Council Resolution No. 16-27

REGULARLY PASSED and adopted this 25th day of October, 2016.



MAYOR

ATTEST:


CITY CLERK

I do hereby certify that the foregoing Resolution was duly and regularly passed and adopted by the City Council of the City of Millbrae this 25th day October, 2016, by the following vote:

AYES:	COUNCILMEMBERS:	Oliva, Holober, Papan, Schneider, and Lee
NOES:	COUNCILMEMBERS:	None
ABSENT:	COUNCILMEMBERS:	None
ABSTAIN:	COUNCILMEMBERS:	None
EXCUSED:	COUNCILMEMBERS:	None



CITY CLERK