



Development Review Hearing

**Item #2: 3359 Machado
Avenue**

March 11, 2026

Summer Foss, Assistant Planner



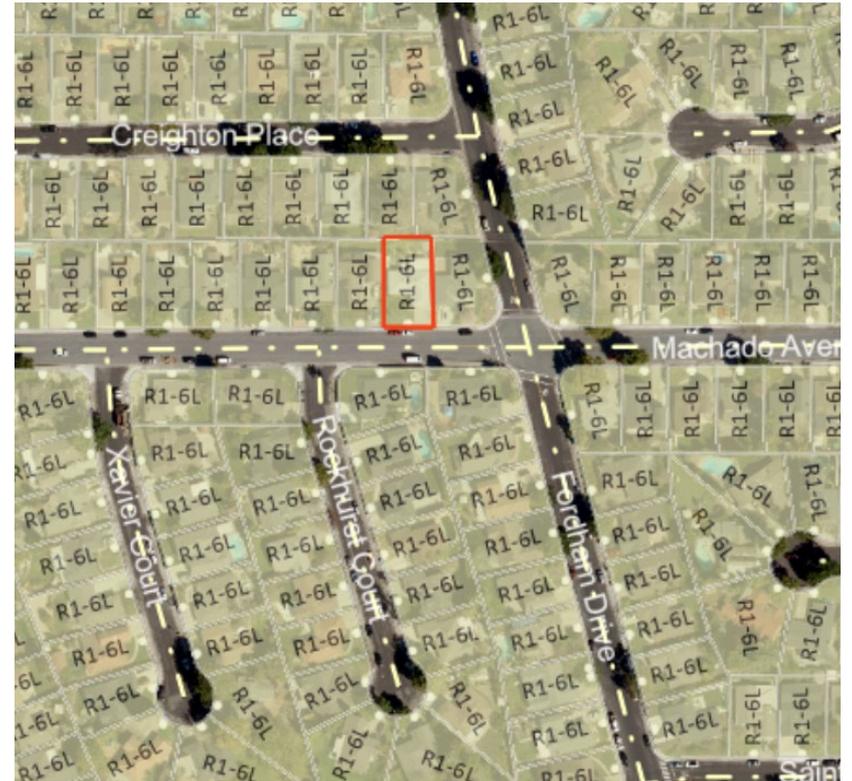
Request

- Architectural Review for the Complete Demolition of the Existing 1,485 Square-Foot Single-Story Single-Family Home and the Reconstruction of a New 2,637 Square-Foot Two-Story Residence.
- Per the Santa Clara City Code 18.120(D)(7), the request requires Architectural Review approval through a Development Review Hearing due to the demolition of the existing residence.

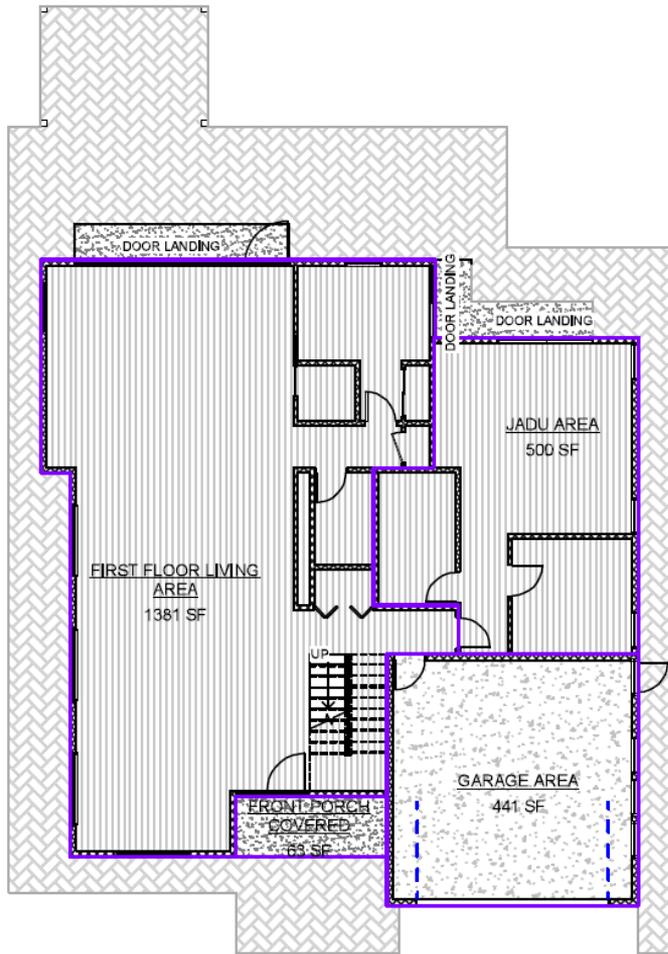


Existing Site

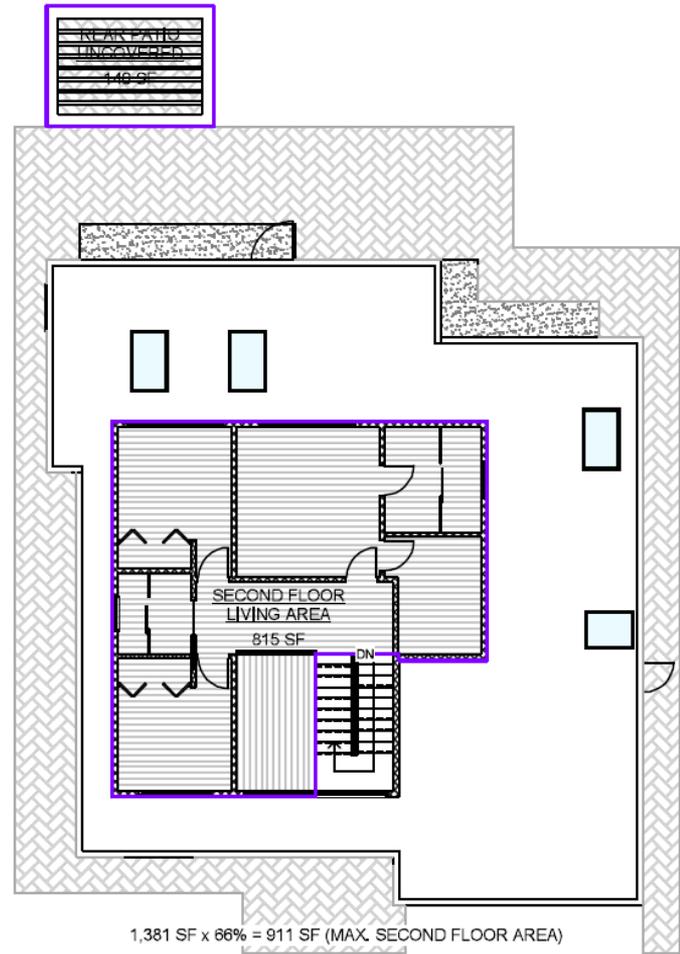
- **Lot Size:** 6,000 square-foot lot
- **Surrounding Uses:**
 - N: R1-6L Single-Family Residential
 - S: R1-6L Single-Family Residential
 - E: R1-6L Single-Family Residential
 - W: R1-6L Single-Family Residential
- **Zoning:** R1-6L Single-Family Residential
- **General Plan Designation:** Very Low Density Residential







① FIRST FLOOR AREA PLAN
1/8" = 1'-0"



② SECOND FLOOR AREA PLAN
1/8" = 1'-0"



Consistency with Design Guidelines / Objective Standards

The proposed project complies with the City's Single-Family and Duplex Residential Design Guidelines (2014), in that:

- The front of the house is oriented toward the primary street frontage with an emphasis on the front porch or entry element toward the street by architectural design and landscaping treatment.
- The second-story front wall is set 25 feet behind the front property line.
- Second-story right and left side windows are fogged on the lower half.
- The second floor is proposed to be 35.1% of the first floor, which is consistent with the guideline that second floor areas should not exceed 66% of the first-floor area.

The project proposes a modern two-story design and would be the first of its kind along Machado Avenue.



CEQA Evaluation

- The action being considered is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15303 (Class 3 - New Construction or Conversion of Small Structures), in that the proposed use consists of construction of new, small structures where only minor modifications are made in the exterior of the structure.



Public Comments

- Privacy concerns from second story windows
 - Second story side windows are frosted as noted on plan sheet A 203
- Massing and height concerns
 - 19 feet 7 inches where 25 feet is permitted
- Neighborhood compatibility
 - The modern two-story design would be the first of its kind along Machado Avenue.
- Flat roof to be used as a patio
 - No door is being proposed to access the roof



Recommendation

- **Determine** the project to be categorically exempt from the California Environmental Quality Act (CEQA) formal pursuant to CEQA Guidelines Section 15303 (Class 3 - New Construction or Conversion of Small Structures), and
- **Approve** the Architectural Review for the complete demolition of the existing 1,485 square-foot single-story single-family residence and the construction of a new 2,637 square-foot two-story residence located at 3359 Machado Avenue, subject to the findings and conditions of approval.



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