

RESOLUTION NO. _____

**A RESOLUTION OF THE CITY OF SANTA CLARA, CALIFORNIA
TO APPROVE A TO REMOVE THE HISTORICAL COMBININF
DISTRICT FROM 1341 HOMESTEAD ROAD AND MAINTAIN
THE DOWNTOWN ZONING AT A PROJECT LOCATED AT 1341
HOMESTEAD ROAD, SANTA CLARA**

PLN25-00516 (Rezone)

WHEREAS, on June 11, 2025, Paul Tai, representing 950 Monroe St. REO, LLC, (“Applicant”) submitted a rezone application (PLN25-00516) to allow the removal of the Historical Combining Zoning District (APNs: 269-20-095), located at 1341 Homestead Road / 906 Monroe Street (“Project Site”);

WHEREAS, the Applicant proposes a rezone of the property from Downtown / Historical Combining (DT/HT) to Downtown (DT); and a Tentative Parcel Map application to allow the subdivision of the property addressed as 1341 Homestead Road / 906 Monroe Street, no development is proposed (“Project”); and

WHEREAS, on April 29, 2026, a notice of a public hearing to be held on June 23, 2026, was published in the *Weekly*, a newspaper of general circulation;

WHEREAS, on May 7, 2026, notices of the public hearing on the Rezone and Tentative Parcel Map were mailed to 278 property owners and tenants within 500 feet of the property, according to the most recent Assessor’s roll;

WHEREAS, on June 10, 2026, the Planning Commission held a duly noticed public hearing, at the conclusion of which, the Planning Commission voted to recommend approval (6-0) of the Rezoning; and

WHEREAS, on June 23, 2026, at the regularly scheduled City Council Meeting, the City Council opened the public hearing and then voted to continue the item to July 14, 2026;

WHEREAS, on July 14, 2026, the City Council made a determination that the proposed project was consistent with the Environmental Impact Report (EIR) and Mitigation Monitoring and Reporting Program (MMRP) that the City Council adopted for the Downtown Precise Plan on December 5, 2023, in accordance with the California Environmental Quality Act (CEQA); and

WHEREAS, on July 14, 2026, City Council held a duly noticed public hearing to consider the Project, during which the City Council invited and considered any and all verbal and written testimony and evidence offered in favor of and in opposition to the Project.

NOW THEREFORE, BE IT RESOLVED BY THE CITY OF SANTA CLARA AS FOLLOWS:

1. That the City Council hereby finds that the above Recitals are true and correct and by this reference makes them a part hereof.
2. That the City Council hereby rezones the Project Site Downtown / Historical Combining (DT/HT) to Downtown (DT); as shown on the attached Development Plans, incorporated herein by this reference.
3. Effective date. This resolution shall become effective immediately.

I HEREBY CERTIFY THE FOREGOING TO BE A TRUE COPY OF A RESOLUTION PASSED AND ADOPTED BY THE CITY OF SANTA CLARA, CALIFORNIA, AT A REGULAR MEETING THEREOF HELD ON THE 14TH DAY OF JULY 2026, BY THE FOLLOWING VOTE:

AYES:	COUNCILORS:
NOES:	COUNCILORS:
ABSENT:	COUNCILORS:
ABSTAINED:	COUNCILORS:

ATTEST: _____
NORA PIMENTEL, MMC
ASSISTANT CITY CLERK
CITY OF SANTA CLARA

Attachments incorporated by reference:
1. Tentative Parcel Map
2. Conditions of Tentative Parcel Map Approval