



**TOWN OF LOS GATOS
PLANNING COMMISSION
REPORT**

MEETING DATE: 04/08/2026

ITEM NO: 3

ADDENDUM

DATE: April 6, 2026
TO: Planning Commission
FROM: Joel Paulson, Community Development Director
SUBJECT: Consider a Request for Approval to Demolish an Existing Single-Family Residence and Construct a New Single-Family Residence on Property Zoned R-1:8. **Located at 16724 Chirco Drive.** APN 424-21-025. Architecture and Site Application S-25-002. Categorically Exempt Pursuant to CEQA Guidelines Section 15303: New Construction or Conversion of Small Structures. Property Owner/Applicant: Zahra Kassam. Project Planner: Erin M. Walters.

REMARKS:

Exhibit 14 includes additional public comments received between 3:01 p.m., Friday, April 3, 2026, and 3:00 p.m., Monday, April 6, 2026.

EXHIBITS:

Previously Received with the April 8, 2026, Staff Report:

1. Location Map
2. Required Findings and Considerations
3. Recommended Conditions of Approval
4. Project Description
5. Letter of Justification
6. Photographs
7. Consulting Architect Report, February 6, 2025
8. Applicant Response to Consulting Architect, December 9, 2025
9. Consulting Architect Report, January 14, 2026
10. Applicant Response to Consulting Architect Report, January 23, 2026
11. Consulting Arborist Report
12. Applicant's Neighborhood Outreach
13. Development Plans

PREPARED BY: Erin M. Walters
Senior Planner

Reviewed by: Planning Manager and Community Development Director

PAGE 2 OF 2

SUBJECT: 16724 Chirco Drive/S-25-002

DATE: April 3, 2026

Received with this Addendum Report:

14. Public Comments Received Between 3:01 p.m., Friday, April 3, 2026, and 3:00 p.m, Monday, April 6, 2026

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

From: Chigiy Edson <[REDACTED]>

Sent: Monday, April 6, 2026 2:42 PM

To: Planning <Planning@losgatosca.gov>

Subject: house at 16724 Chirco Dr. Site application S-25-002

[EXTERNAL SENDER]

Dear Los Gatos Planning Commission,

I am writing in reference to the property at 16724 Chirco Dr. and the request of approval to demolish the said property to build a new structure.

It is always sad to see one of these old houses get demolished. These houses were built of old growth redwood and if taken care of, can last forever. I'm only sad to see this cute little house go but I was horrified to see what the owner wants to build in its place.

All the houses that have been remodeled or rebuilt in our neighborhood have fit in nicely with the other houses and the design of the neighborhood.

The new structure that the owner wants to build is completely out of step with the design of the houses in the neighborhood. The houses here are ranch style cottages and bungalows. Honestly I think the design is ugly. I don't want that beautiful little home to be replaced with that ugly slanted box. Sorry for being so blunt but the design does not fit in.

Sincerely,

Chigiy Edson

[REDACTED]

Los Gatos, CA

*This Page
Intentionally
Left Blank*