



Code Enforcement Office
Phone: (408) 299-6723
CodeEnforcement@pln.sccgov.org

Certified Mail:
7007 3020 0000 3220 5661

Notice of Violation and Public Nuisance

(Via Standard and Certified U.S. Postal Mail and Posting at Property)

January 6, 2020

Responsible Person:
Stanford University
Whitney McNair
552 O'Connor Ln. Owen House
Stanford, CA 94305

Violation Address:
631 Cabrillo Avenue.
Sanford, CA 94305
APN: 142-08-022

Re: Violation File Number: PLN18-11069 Inspection Date: October 21, 2019

Dear Ms. Whitney McNair:

County of Santa Clara Department of Planning and Development Land Development Engineering staff inspected the property at the Violation Address and observed the following County Ordinance Code violations:

I. VIOLATIONS

Ordinance Code Section/ Condition	Description of Violation
Sec. C16-17	Removal of trees not approved in original tentative map approval dated January 29, 2019
Condition of Approval #18. Stanford 2000 General Use Permit Condition # K2	Non compliance with condition of approval #18, and Stanford General Use Permit Condition #K2 (see attached)
Fish and Game Code Sec. 3503, 3503.5 and 3513,	Nesting raptor and bird surveys not completed prior to trees removal

The violations are a public nuisance. **Processing, and issuance for permits for any development on APN(s) 142-08-022, 142-08-023, and 142-08-024 are on hold until the modified project is approved.**

As the lead project manager of the property at the Violation Address, you must correct the violations as follows.

II. REQUIRED CORRECTIONS

- 1) Immediately stop all site work.
- 2) Submit an application with plans and other submittal requirements for Trees Removal Permit to the Planning Department to legalize all work done in violation of the tentative map approval. See submittal requirements at <https://www.sccgov.org/sites/dpd/Iwantto/Permits/Pages/Tree-Removal.aspx>. Please contact Colleen Tsuchimoto at (408) 299-5797, Colleen.Tsuchimoto@pln.sccgov.org to review submittal requirements and details about the Tree Removal Permit and to set up an appointment to submit the application by **February 5, 2020**.
- 3) Per Section C16-17 of the County Code, you must replace each removed tree (3 trees not approved for removal in the Tentative Map) with at least 10 trees of like kinds and species where feasible. You will be required to propose this tree replacement with the Trees Removal application.

III. ADMINISTRATIVE FINES

You must pay a civil penalty of \$5,000 per tree removed with your tree removal application (\$15,000 for the 3 trees not approved for removal in the Tentative Map).

IV. CONSEQUENCES OF FAILURE TO CORRECT

The Planning Department hopes you will perform the required corrections and that no further action is required. However, if you do not, the County will take further legal action against you, including civil or criminal prosecution, to ensure compliance.

We look forward to working with you to correct the violations. Please submit the modification application to avoid further consequences.

Sincerely,



James Stephens

Code Enforcement Program Manager

Department of Planning and Development, County of Santa Clara
70 W. Hedding St., East Wing, 7th Floor
San Jose, CA 95110
408-299-5794
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cc: Planning & Development – Jacqueline Onciano, Rob Eastwood, Manira Sandhir, Leza Mikhail, Colleen Tsuchimoto, Kavitha Kumar
County Counsel – Michael Rossi, Elizabeth Pianca