

City of Morgan Hill

DEVELOPMENT SERVICES DEPARTMENT

PUBLIC NOTICE - LEGAL ADVERTISING SECTION

This Notice of Pending Action is to advise nearby property owners and the general public that the Morgan Hill Development Services Department is considering the applications for the following projects:

VAR2025-0007 West Main-McDowall: Request is for a minor exception to the front yard fence height to allow for one additional foot in height. The property, identified by Assessor Parcel Number 764-36-041, is located at 455 W. Main Avenue (Tyler McDowall, Owner). CEQA: The project is Categorically Exempt from further Environmental Review pursuant to Section 15301(l)(4): Accessory Structures including fences.

SR2025-0011/EA2025-0011: Murphy Springs – Framework First, Inc.: Request is for a Design Permit to construct one new detached modular 945 square foot Accessory Dwelling Unit (ADU) and 4 foot retaining wall located on a property within the Hillside Combining District. The property, identified by Assessor Parcel Number 764-27-027, is located 18580 Murphy Spring Court (Framework First, Inc., Applicant). CEQA: Categorically Exempt pursuant to Section 15303: New construction or conversion of small structures.

VAR2025-0006: Cristeph - Novitskiy: Request is for a Minor Exception permit to allow a reduction to the side yard setback from the required 15' side setback to 9'11" setback to construct a new sunroom. A setback reduction of up to 40 percent may be permitted through the approval of a Minor Exception pursuant to Morgan Hill Municipal Code Section 18.108.070. The property, identified by Assessor Parcel Number 764-52-019, is located at 18327 Cristeph Drive (Geo Design/Novitskiy, Applicant). CEQA: Categorically Exempt pursuant to Section 15303(e): Accessory Structures.

All interested persons are invited to review and provide comments on the plans for the above project. The complete documents are available for inspection by any interested person online at: www.morganhill.ca.gov/2011/Public-Notices or in person at the Development Services Department located at 17575 Peak Avenue, Morgan Hill, CA. during regular business hours (8:00 a.m. to 5:00 p.m.), Monday through Friday. Further information may be obtained by calling telephone number (408) 778-6480 or by email: planning@morganhill.ca.gov.

In order to be considered in the **Administrative Review and Decision** process, your letter or e-mail must be received by the Development Services Department no later than 5:00 p.m. on **December 9, 2025**.

The Development Services Director shall hold a public hearing on the application only upon receiving a written request for a public hearing no later than 5:00 p.m. on **December 9, 2025**, as provided for in Section 18.104.100 of the Morgan Hill Municipal Code. If no request for a public hearing is received by the specified date, the Development Services Director will act on the application.

Any person may submit an appeal of the decision by the Development Services Director within ten (10) calendar days following the date the decision was rendered as provided in Section 18.112.030 of the Morgan Hill Municipal Code.

CITY OF MORGAN HILL

Jennifer Carman
Development Services Director
(PUB MHT 11/28)