

Steve McHarris
City Manager
City of Milpitas
455 E. Calaveras Blvd.
Milpitas, Ca. 95035

City Clerk's Office
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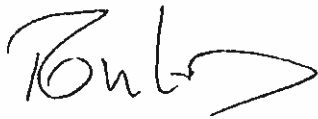
Dear Mr. McHarris,

I am writing you today on behalf of Milpitas Charity Bingo (MCB), a California not-for-profit charity. MCB has received permission from the City of Milpitas to conduct charity Bingo games in Milpitas at 461 S. Milpitas Blvd. MCB has obtained a Conditional Use Permit and a Bingo license from the City and will commence playing charity Bingo games in September.

MCB is now aware that the City is proposing prohibiting assembly uses such as ours in industrial zones. We do not oppose this ordinance change, but we believe that those of us who will become pre-existing non-conforming uses should be accommodated if they wish to expand their use, within reason.

We would request that the City Council adopt the Planning Commission recommendations regarding this ordinance change. Those recommendations include allowing pre-existing non-conforming uses such as MCB to expand up to 20% above their approved square footage, but with significant restrictions. Those include a sunset clause that would not allow expansions more than 2 years after this ordinance's adoption, expansions being limited to those who received their Conditional Use Permit (CUP) after January 1, 2017, a requirement that proposed additions be approved as part of an amendment to the original approved CUP, and other requirements relating to risk assessments and Fire Department regulations.

Thank you in advance for your consideration. I will be in attendance at the City Council meeting when this item is discussed. Please feel free to contact me if you have any questions.



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