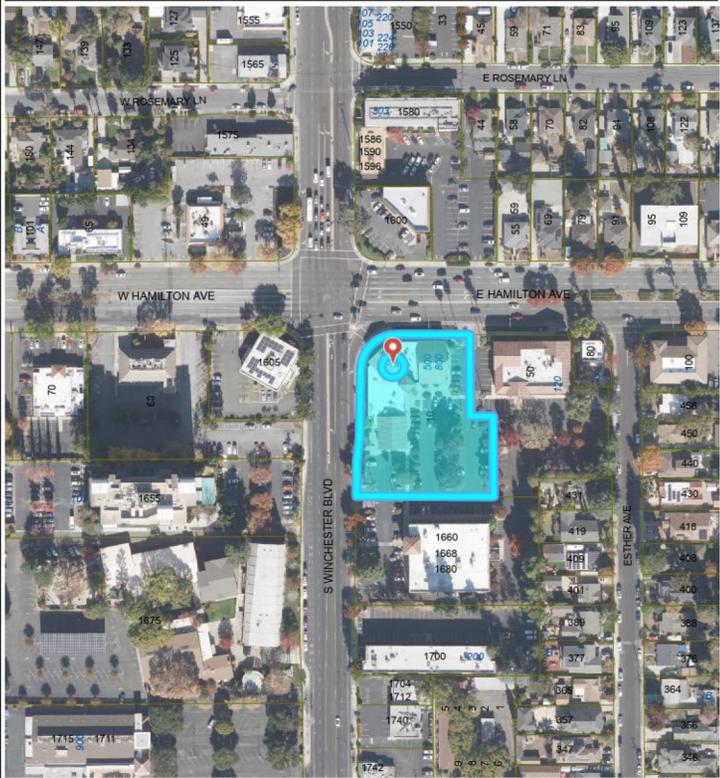


# Location of Proposed Project

**10 E. Hamilton Ave, #100**



376 0 188 376 Feet  
 WGS\_1984\_Web\_Mercator\_Auxiliary\_Sphere  
 Campbell IT, GIS Services  
 Scale 1:2,257  
 This map is based on GIS information and reflects the most current information at the time of this printing. The map is intended for reference purposes only and the City and its staff is not responsible for errors.

 City of Campbell  
 70 North First Street  
 Campbell, CA 95008 -1423

# Project Image



# Notice of Public Hearing

Dear Campbell Resident,

February 27, 2025

The Planning Commission of the City of Campbell will hold a Public Hearing at 7:00 p.m., or shortly thereafter, on Tuesday March 11, 2025 in the City Hall Council Chambers, 70 North First Street, Campbell, California, to consider the following item:

**Project Address:** 10 E. Hamilton Avenue, #100

**Zoning | Area Plan:** GC | Central Campbell Priority Development Area

**Neighborhood Association(s):** Downtown Campbell

**Council District:** 3

**File No.:** PLN-2024-170

**APN:** 279-37-090

**Applicant:** Gudelia Solis

**Property Owner:** Gudelia Solis

**Application Type:** Conditional Use Permit Modification

**Project Planner:** Nishant Seoni, Contract Associate Planner

**Project Description:**

Public Hearing to consider the application of Sandra Escobar to permit full service onsite alcohol sales in association with an existing restaurant tenant space with approved outdoor seating (d.b.a. La Jaiba Mexi Grill).

**You may participate virtually or watch online:**

◇ Register online to speak via Zoom:  
(<https://campbellca.gov/PCSignup>.)

Hearing impaired or TTY/TDD text telephones users may contact the City by dialing 711 for California Relay Services (CRS) or by telephoning any other providers' CRS telephone number. We may provide appropriate aids and communication services for qualified persons with disabilities such as: sign language interpreters, assistive hearing devices, and other services for people with speech vision, and hearing impairments

Please be advised that if you challenge this item in court, you may be limited to raising only those items identified at the Public hearing or submitted in writing to the Planning Division at, or prior to, the Public Hearing. Failure to exhaust all administrative appeals may preclude a challenge in court.

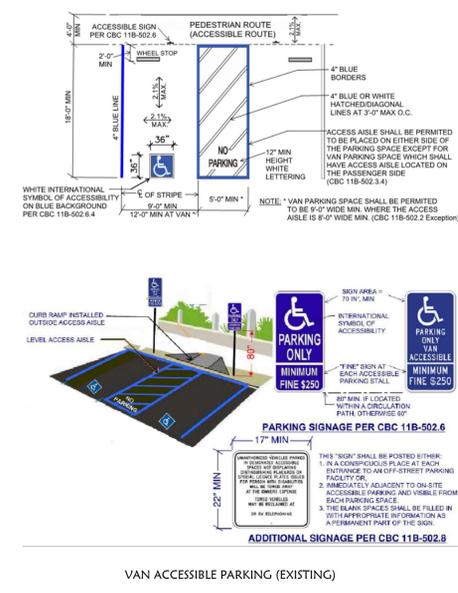


- City of Campbell -  
Community Development Department  
70 N. First Street, Campbell CA 95008  
(408)866-2140 | [planning@campbellca.gov](mailto:planning@campbellca.gov)

**Note:** Applications may change after initial application submittal. To view the project plans, please scan the QR code.

\*\*Asistencia en Español disponible,  
Simplemente marque (408) 866-2140 y pida traducción en Español





**PROJECT INFORMATION:**

ASSESSORS PARCEL NUMBER: 279-37-073  
 NET LOT SIZE: 1.2 acres  
 ZONING: PD  
 (E) BUILDING TYPE: VN  
 OCCUPANCY TYPE: A-2  
 SPRINKLERED THROUGHOUT

AREA OF TENANT IMPROVEMENT: 2,962 S.F.  
 BUILDING USE: DINING

OCCUPANT LOAD AT MERCHANT AREA: 1,815 / 15 = 121  
 OCCUPANT LOAD AT PREP AREA: 474 / 200 = 2.37 (3)  
 TOTAL OCCUPANT LOAD: 124  
 MINIMUM EXIT REQUIRED: 2.8" TOTAL  
 EXITS REQUIRED: 1

**PROJECT TEAM: DRAWING INDEX:**

**OWNER:**  
 LA JAIBA MEXI GRILL  
 NICOLAS AND GUDIELIA SOLIS  
 1591 BAHAMA SAN JOSE CA 95122  
 gudeliarajas75@yahoo.com  
 Phone: 408-568-8297

**PROJECT COORDINATION:**  
 ESCOBAR LEGACY CONSULTING  
 SANDRA ESCOBAR  
 (408) 483-4611  
 EMAIL: sesco2@aol.com

**ARCHITECTURAL PLANS:**  
 001-TS TITLE SHEET  
 002-G FLOOR PLAN  
 003-G EXTERIOR ELEVATIONS & SIGNAGE



541 W CAPITOL EXPWY, SUITE 10 PMB 256, SAN JOSE CA 95136  
 hzr\_designers@gmail.com 408.613.6201

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P1:



P2:



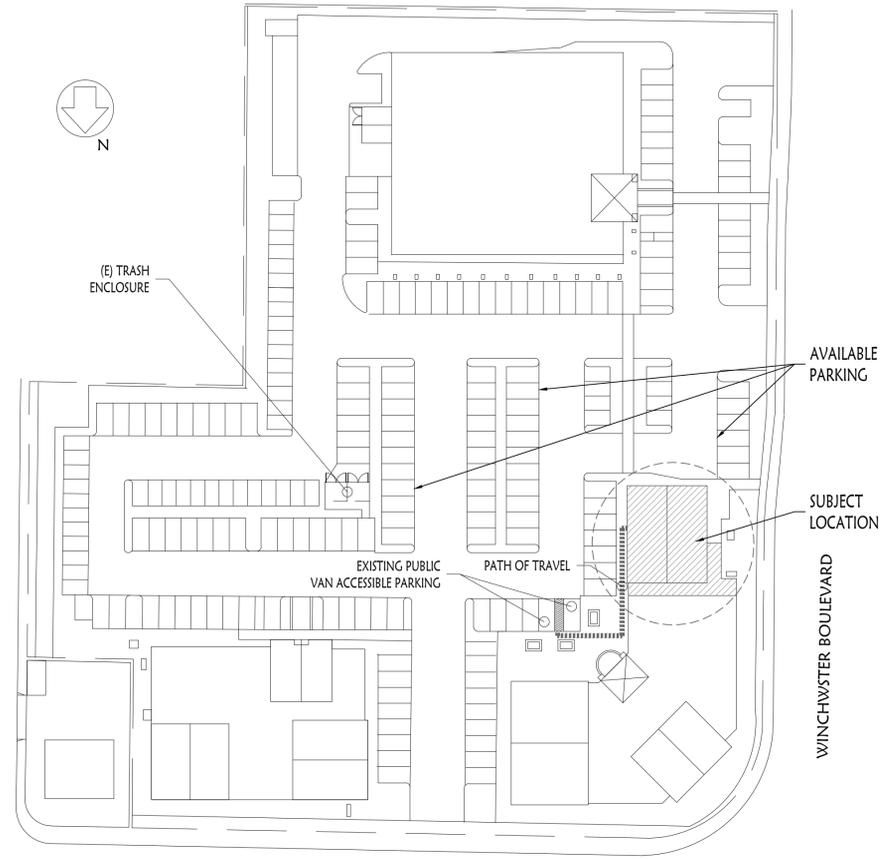
P3:



P4:



P5:  
(INSIDE)



HAMILTON AVENUE

(E) SITE PLAN & PATH OF TRAVEL (NO CHANGES)  
 01 N.T.S.

CONDITIONAL USE PERMIT  
 MODIFICATION:  
 "LA JAIBA MEXI GRILL"  
 GATEWAY SHOPPING CENTER  
 10 E HAMILTON AV STE. 100  
 CAMPBELL CA 95008  
 APN: 279-37-090

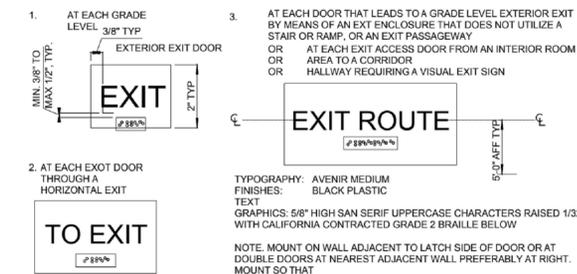
*[Signature]*  
 Authorization Sign  
 Silverio H. Madera / Designer  
 hzr.designers@gmail.com  
 408.613.6201

Nº	Revision	Date
1		
2		

SHEET NAME:  
 TITLE SHEET

Project No. H-2221  
 Date Sept 27, 2024  
 Scale: as Shown

Sheet No. 001-TS



SEE DOOR SCHEDULE FOR LOCATIONS

EXIT SIGNAGE

OCCUPANCY LOAD CALC'S.

	S.F.	LOAD FACTOR	OCCUPANTS
INTERIOR SEATING	1,816	15	121
FOOD PREPARATION	530	200	3
STORAGE	188	300	1
OFFICE/BUSINESS	89	100	1
RESTRMS./CORRIDOR	215	N/A	0

EXITS REQUIRED 126 OCCUPANTS x 0.2 INCHES PER OCCUPANT = 25.2 INCHES  
(1) EXITS REQUIRED

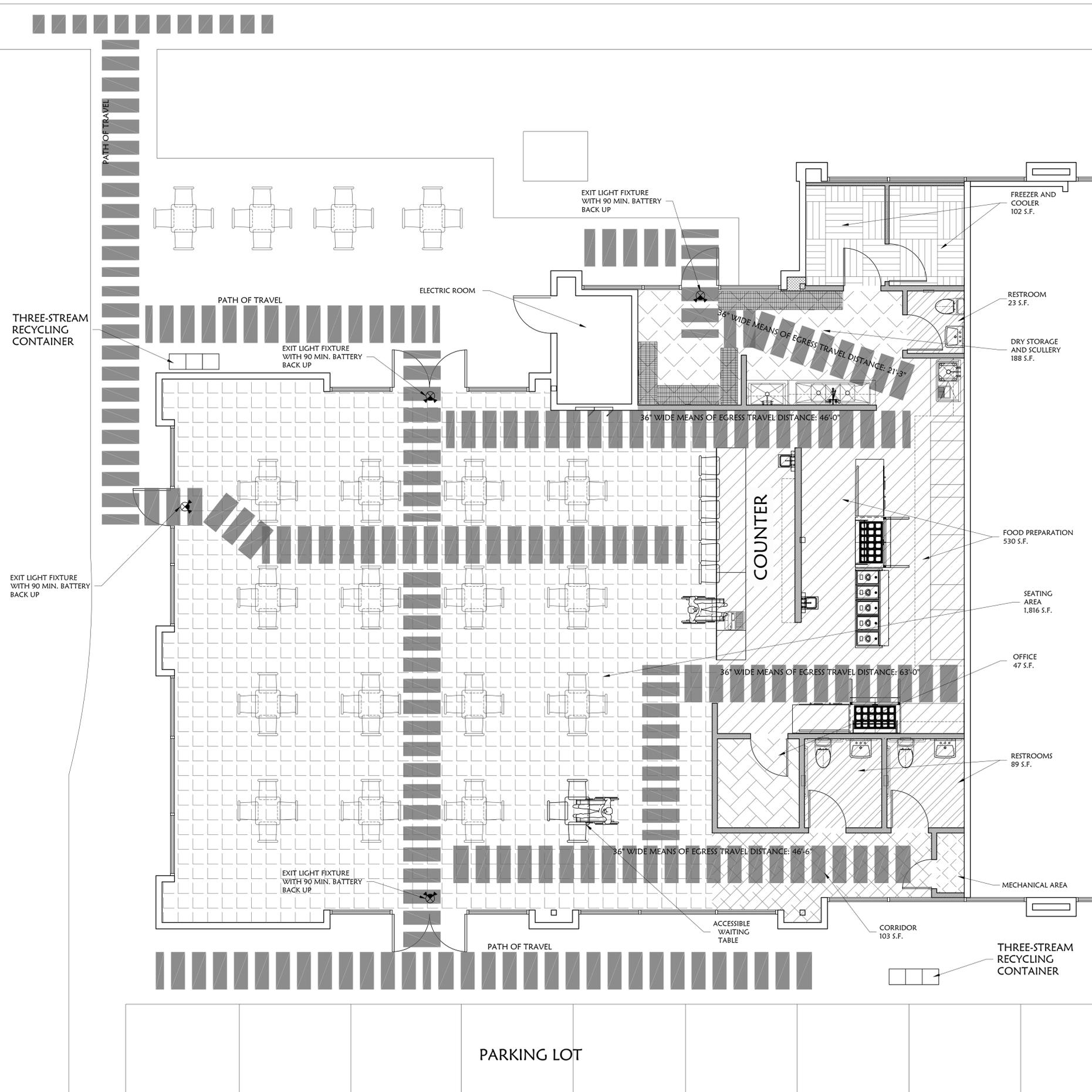
EXITS PROVIDED (4) EXITS PROVIDED FOR A TOTAL WIDTH OF >180 INCHES

NOTE: ALL EGRESS DOORS SHALL BE READILY OPENABLE FROM THE EGRESS SIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE OR EFFORT



THREE-STREAM RECYCLING CONTAINER  
DIMENSIONS: 15.75" W X 47.25" L X 30" H

CONDITIONAL USE PERMIT  
MODIFICATION:  
"LA JAIBA MEXI GRILL"  
GATEWAY SHOPPING CENTER  
10 E HAMILTON AV STE. 100  
CAMPBELL CA 95008  
APN: 279-37-073



Authorization Sign  
Silverio H. Madera / Designer  
hzm.designers@gmail.com  
408.613.6201

Nº	Revision	Date
1		
2		

SHEET NAME:

FLOOR PLAN

Project No. H-2221  
Date Sept 27, 2024  
Scale as Shown

Sheet No. 002-G



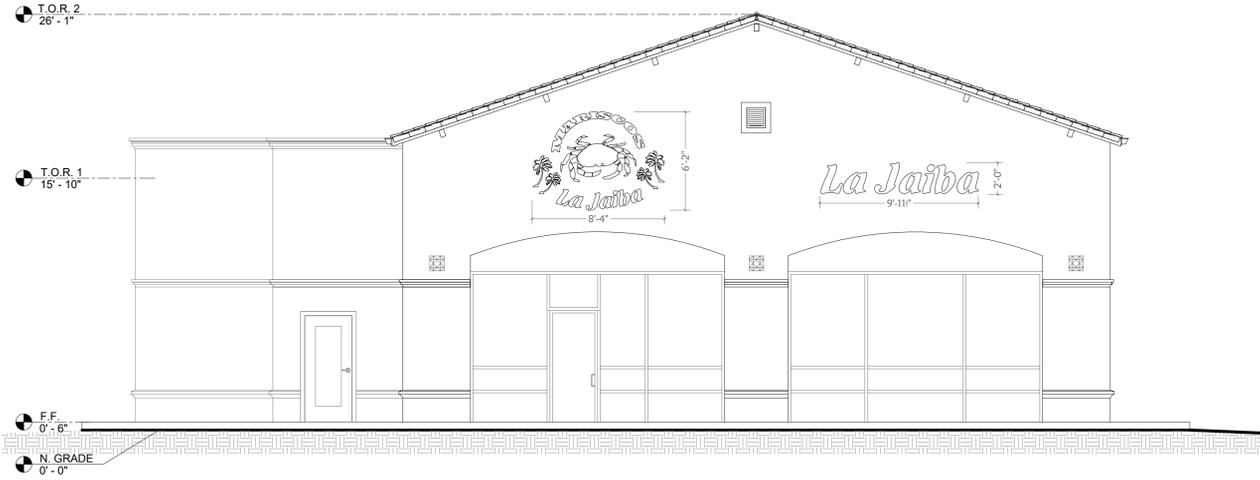
**HUIZAR**  
BUILDING DESIGN

541 W. CAPITOL EXPY., SUITE 10 PMB 256, SAN JOSE CA 95136  
hzb.designers@gmail.com - 408.613.6201

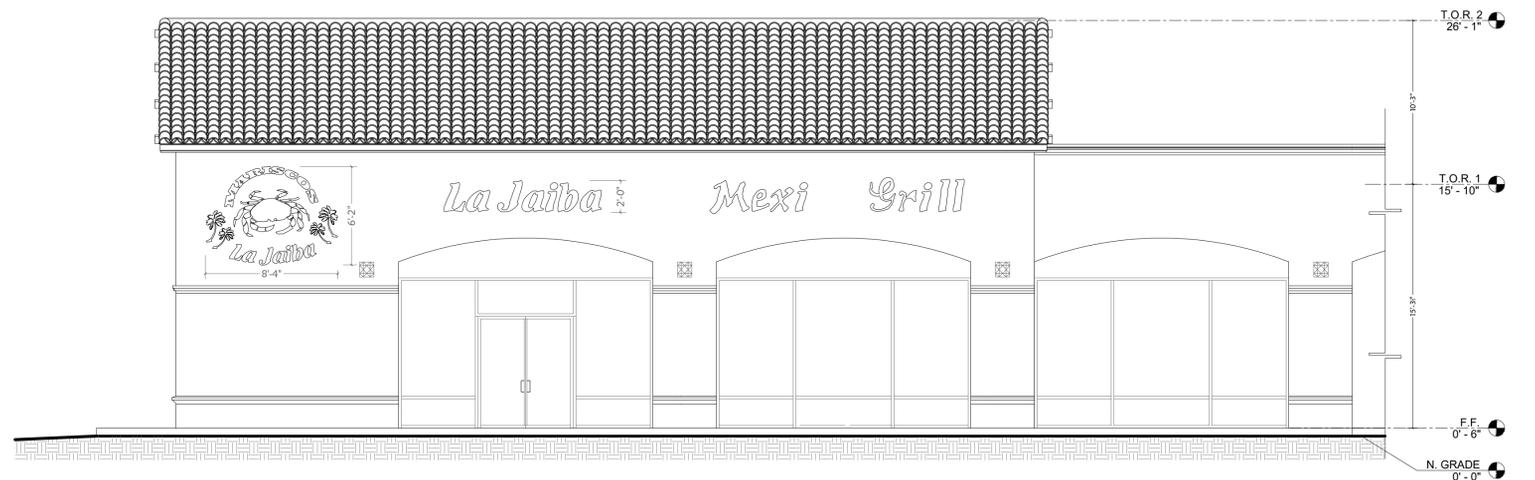
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01 FRONT ELEVATION



02 LEFT ELEVATION



03 REAR ELEVATION

CONDITIONAL USE PERMIT  
MODIFICATION:  
"LA JAIBA MEXI GRILL"  
GATEWAY SHOPPING CENTER  
10 E HAMILTON AV STE. 100  
CAMPBELL CA 95008  
APN: 279-37-073

Authorization Sign  
Silverio H. Madera / Designer  
hzb.designers@gmail.com  
408.613.6201

Nº	Revision	Date
1		
2		

SHEET NAME:

EXTERIOR ELEVATIONS  
& SIGNAGE

Project No. H-2221  
Date: Sept 27, 2024  
Scale: as Shown  
Sheet No. 003-G