



TOWN OF FAIRFAX

142 Bolinas Road, Fairfax, California 94930
(415) 453-1584 / Fax (415) 453-1618

**TOWN OF FAIRFAX
PLANNING COMMISSION
MEETING AGENDA
7:00 PM, THURSDAY, JULY 20, 2017
FAIRFAX WOMEN'S CLUB, 46 PARK ROAD, FAIRFAX, CA**

CALL TO ORDER

ROLL CALL

APPROVAL OF AGENDA

MEETING PROTOCOL

The Chair shall maintain order at the meetings in accordance with Robert's Rules of Order and the Commission has the responsibility to be a model of respectful behavior in order to encourage community participation and citizen input at Commission meetings. The Commission and the audience are expected to refrain from using profane language and/or ridiculing the character or motive of Commission members, staff, or members of the public and to maintain the standards of tolerance and civility.

DIRECTOR OF PLANNING AND BUILDING SERVICES

Introduction of Ben Berto, new Director of Planning and Building Services.

PUBLIC COMMENTS ON NON-AGENDA ITEMS

CONSENT CALENDAR

There are no items on this meeting consent calendar.

PUBLIC HEARING ITEMS

1. 1569 Sir Francis Drake Boulevard; Application # 17-20

Continued consideration of a request for a modification of a Conditional Use Permit approved in 2005 and a Parking Variance to convert an existing 660-square-foot, barn structure for use as 660-

square-feet of additional day-care space with 371-square-feet of second story office space; Assessor's Parcel No. 002-213-26; Highway Commercial CH Zone; Shelby Green, applicant; David and Helen Segale, owners; CEQA categorically exempt, § 15301(a). (Principal Planner, Neal)

2. 125 Live Oak Avenue; Application # 17-13

Continued consideration of a request for a Hill Area Residential Development Permit, Parking Variance and Design Review Permit for a 50% remodel/expansion of an existing 1,910 sf. single-family residence into a 1,962 sf. single-family residence; Assessor's Parcel No. 001-236-03; Residential RD 5.5-7 Zone; Dan Bettencourt, applicant/owner; CEQA categorically exempt, § 15301(a). (Principal Planner, Neal)
Neal)

3. 63 Hickory Road; Application # 17-28

Request for a Conditional Use Permit, Excavation Permit and Combined Side Setback Variance to reconfigure and legalize the lower-level living space, remodel the second-level living space, change the existing roof line and install a retaining wall adjacent to a parking area all associated with a 1,550-square-foot, single-family residence; Residential RS 6 Zone; Greg Shaw, applicant; Cliff and Patty Koch, owners; CEQA categorically exempt, § 15301(a). (Assistant Planner, Levenson)

MINUTES

4. Minutes from the June 29, 2017 Planning Commission meeting.

Conduct: All interested persons are invited to attend and participate in public hearings. In order to give all interested persons an opportunity to be heard and to ensure the presentation of all points of view, members of the audience should: (1) Limit presentation to three minutes; (2) Always address the Chair; (3) State view and concerns succinctly; and (4) Submit any new documents to the Planning Staff, first, to be entered into the record.

Staff reports: Staff reports and associated materials will be available for public review at the front counter in Town Hall, at the Fairfax Library and on the Town website at www.townoffairfax.org the Saturday before the meeting.

Court Challenges: If you challenge the matter(s) described above in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this Notice, or in written correspondence delivered at, or prior to the above referenced public hearing [Govt. Code section 65009(b)].

Accommodation: If you need accommodation to attend or participate in this meeting due to a disability, please contact the Town Clerk at (415) 453-1584 a minimum of 48 hours prior to the meeting.