



AGENDA - Meeting of the Larkspur Planning Commission
7:00 p.m., Tuesday, May 12, 2020

VIA TELECONFERENCE ONLY

Join the meeting at:

<https://attendee.gotowebinar.com/register/9042559955396701967>

Or Call In Listen-Only Mode:

+1 (914) 614-3221

Access Code: 989-179-065

*Ignatius Tsang, Vice-
Chair*

*Laura Tauber, Chair
Brock Wagstaff*

*Todd Ziesing
Daniel Kunstler*

Due to Coronavirus (COVID-19), the April 28, 2020, Planning Commission meeting will occur via teleconference only. All participants will be calling in to the meeting, and residents are urged to follow the Marin County Public Health Officer's shelter in place order and attend the meeting remotely as well. As allowed under Executive Order N-29-20 (March 17, 2020), the City of Larkspur will no longer offer an in-person meeting location for the public to attend. Join or watch the meeting remotely by registering at the following link:

<https://attendee.gotowebinar.com/register/9042559955396701967>

You may submit public comment remotely by:

- 1. Emailing lk_planning@cityoflarkspur.org. Any email, including any pictures or materials you wish to be presented to the Planning Commission, must be received no later than 4:00 PM on the date of meeting.**
- 2. Registering for the meeting and selecting the Raise Hand icon in your control panel during the meeting.**

ROLL CALL

PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA

PLANNING DIRECTOR'S REPORT

PUBLIC HEARING ITEMS

- [DR/V 20-05; 233 Monte Vista Avenue, \(APN: 021-104-02\); David Grabham, G Design, LLC, Applicant; Benjamin Faber, Owner; R-1 \(First Residential\) Zoning District.](#) Applicants are requesting permits to construct a new two-story 1,571 square foot home, including a one-car garage, on an existing 4,035 square foot vacant parcel: 1) Design Review (DR); 2) Variance (V) to allow three vehicular parking spaces where four are required for a new single family residence; and, 3) Heritage Tree Removal (HTR) Permit for removal of three heritage sized trees including, one 26 inch diameter Italian Stone Pine, one multi-trunk Avocado with a combined circumference of 140 inches, and one multi-trunk Glossy Privet with a combined circumference of 60 inches. *CEQA Status: Categorically Exempt pursuant to Section 15303(a), Class 3 of the California Environmental Quality Act (CEQA) Guidelines.*
 - [Click here to review the project plans.](#)**
 - [Late Mail 5/12/2020 \(Tanasovich\)](#)**
 - [Late Mail 5/12/2020 \(10/8/2019 Meeting Minutes\)](#)****

BUSINESS ITEMS

1. [GPC 20-20; General Plan Conformity Finding to permit the City to vacate and quitclaim a portion of the Elm and Pepper Avenue Right-of-Way to the adjacent property owner at 130 Pepper Avenue \(APN 21-235-01\); R-1 Zoning District.](#)
2. [Approval of the April 28, 2020 draft meeting minutes.](#)
3. Planning Commissioners' Reports.

ADJOURNMENT

Availability of Documents: Any writings or documents provided to a majority of the Planning Commission regarding an item on this agenda will be made available for public inspection on the City website by clicking on the provided links.

Appeal Period: The Planning Commission's decision may be appealed by notifying the City Clerk's Office in writing, within 10 days of the Commission's decision, stating wherein the Planning Commission's decision is in error.

Exhaustion of Remedies Requirement: Notice is hereby given that if you challenge any item on this agenda in court, you may be limited to raising only those issues raised at the Public Hearing or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

Access to Meetings: Meeting facilities are accessible to persons with disabilities. If you require special assistance, please contact the Planning and Building Department staff at 927-5038 three-business days or more prior to the meeting. An interpreter for the deaf will also be made available upon request to the staff three business days or more prior to the meeting.