



AGENDA - Meeting of the Larkspur Planning Commission
7:00 p.m., Tuesday, April 27, 2021

VIA TELECONFERENCE ONLY

Join the meeting at: <https://zoom.us/j/93329459267>

Or Call In:

+1 (669) 900-9128

Webinar ID: Webinar ID: 933 2945 9267

Daniel Kunstler, Vice Chair

Brock Wagstaff, Chair

Laura Tauber

Jeffrey Swisher

Natasha Chalmers

Due to Coronavirus (COVID-19), the 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://zoom.us/j/93329459267>

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. Select the "Raise Hand" icon in the Zoom meeting or dialing *9 if calling into the meeting.

ROLL CALL

PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA

PLANNING DIRECTOR'S REPORT

PUBLIC HEARING ITEMS

1. [DR/FAR/V/FHE #21-05; 25 Onyx Ct \(APN: 021-085-68\); Juancho C. Isidoro Jr., Applicant; Armand Ruiz Gabernet and Anastasia Komarova, Owners; R-1 \(First Residential\) Zoning District](#). Request for the following permits to construct a 319 square-foot addition below the existing carport; 1) Design Review (DR); 2) Floor Area Ratio Exception (FAR) to add a 319 sq. ft. studio to an existing 1,662 sq. ft. residence for a total of 1,981 sq. ft. and a 0.27 FAR, where a 0.09 FAR or 850 sq. ft. home and a 400 sq. ft. garage is permitted due to the slope of the lot; 3) Variance (V) to allow the proposed studio to be constructed with a 7-foot 5-inch front yard setback where a 20-foot front yard setback is required; and 4) Fence Height Exception (FHE) to legalize an existing redwood fence, in the front yard setback with a maximum height of 6 feet 11 inches where 42 inches is permitted.

CEQA Status: Categorically Exempt pursuant to Sections 15301 Class 1 of the California Environmental Quality Act (CEQA) Guidelines.

[Click Here to Review Project Plans](#)

BUSINESS ITEMS

1. Approval of Minutes – [March 23, 2021](#)
2. 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.