



AGENDA - Meeting of the Larkspur Planning Commission
7:00 p.m., Tuesday, September 28, 2021

VIA TELECONFERENCE ONLY

Join the meeting at: <https://us06web.zoom.us/j/85041362960>

Or Call In:

+1 669 900 9128

Webinar ID: 850 4136 2960

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://us06web.zoom.us/j/85041362960>

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

Late Mail - [Click Here to Review Written Public Comments – Submitted September 28, 2021](#)

PLANNING DIRECTOR'S REPORT

PUBLIC HEARING ITEMS

1. [UP #21-34; 110 Magnolia Ave; APN: 021-181-14; Celeste Ezell, Chronos Academy, Applicant; Redwood Presbyterian Church, Owners; R-1 \(First Residential\) Zoning District.](#) Applicants are requesting a **Conditional Use Permit (UP)** to allow a private educational/school use at the Redwood Presbyterian Church. The use is proposed to involve up to 5 teachers & 2 staff members serving up to 32 students in three classrooms and an administrative space in the lower floor of the facility. The school activities are proposed to occur typically 4 days a week from 8:30 AM to 3:30 PM and optional morning extended care and afternoon enrichment classes from 8:00 AM to 5:00 PM. *CEQA Status: Categorically Exempt pursuant to Section 15323 of the California Environmental Quality Act (CEQA) Guidelines.*

[Click Here to Review the Plans, Materials and any Late Mail](#)

BUSINESS ITEMS

1. [GPC 21-36; General Plan Conformity Finding to permit the City to vacate and quitclaim a portion of the Laurel Avenue Right-of-Way to the adjacent property owner at 24 Laurel Avenue \(APN 21-084-04\); R-1 Zoning District.](#)
2. [Approval of Minutes – August 24, 2021](#)
3. Planning Commissioners' Reports.

ADJOURNMENT

Time Limits for Public Presentation: In the interest of time, the Planning Commission has established time limits. Public Hearings: applicants and /or appellants shall make their presentations within 10 minutes and will be allowed a 3-minute summation period. Public participation shall be limited to 3 minutes per speaker per topic. These time limits may be extended at the discretion of the Chair or otherwise waived by a majority vote of the Planning Commission [G.C. § 54954.3].

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.