



# TOWN OF FAIRFAX

142 BOLINAS ROAD, FAIRFAX, CALIFORNIA 94930  
(415) 453-1584 / FAX (415) 453-1618

**TOWN OF FAIRFAX  
PLANNING COMMISSION  
MEETING AGENDA/NOTICE  
7:00 PM, THURSDAY JULY 19, 2012  
FAIRFAX WOMEN'S CLUB, 46 PARK ROAD**

## **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.

## **PUBLIC COMMENTS ON NON-AGENDA ITEMS**

## **CONSENT ITEMS**

### **1. 2094 Sir Francis Drake Boulevard; Application # 12-14**

Request for design review approval of proposed exterior changes due to new construction on an existing commercial building; Assessor's Parcel No. 001-183-13; Highway Commercial CH Zone District; Janet Boessenecker and Brian Ayuso, applicants; Ayuso Family Trust, owner; CEQA categorically exempt, § 15301(a).

### **2. 78 Toyon Road; Application # 12-15**

Request for a Use Permit and Variance to construct a 255 square foot bathroom/closet/deck addition to a 1827 square foot single-family residence increasing the square footage to 2,802 square feet; Assessor's Parcel No. 003-081-36; Residential Single-family RS 6 Zone District; Robert and Lauren Sandusky, applicants/owners; CEQA categorically exempt, § 15301(e) and 15305(a)

### **3. 145 Bolinas Road; Application # 12-16**

Request for a Use Permit to allow a residential use on the first floor of a commercially zoned building; Assessor's Parcel No. 002-104-03; Residential Single-family RS 6 Zone District; Bruce Ackerman and Diane Holzer, applicants/owners; CEQA categorically exempt, § 15303.

## **PUBLIC HEARING ITEMS**

### **4. 41 Azalea Avenue; Application # 12-10**

Request for Design Review approval, a Use Permit and Setback and Lot Coverage Variances to replace a 400 square foot carport with a 528 square foot garage and legalize a deck; Assessor's Parcel No. 001-144-11; Multiple Family RM Zone District; Thomas and McCoy Dodsworth, applicants/owners; CEQA categorically exempt, 15303(e) and 15305(a).

### **5. 18 Sequoia Road; Application # 12-17**

Request for a Use Permit, Variances and Design Review to construct a 253 square foot addition and remodel of a 605 square foot single-family residence including a 277 square foot attic storage area. Project constitutes a 50% remodel; Assessor's Parcel No. 001-144-09; Residential Single-family RS 6 Zone District; Dennis Ludlow, applicant/designer; Sharilyn Sharth and MichaelGoldstein, owners; CEQA categorically exempt, § 15301(e) and 15305(a).

### **6. 154 Scenic Road; Application # 12-18**

Request for a Use Permit, Variances and Design Review of a proposed 206 square foot addition to a 936 square foot single-family residence for a total of 1,142 square feet; Assessor's Parcel No. 001-112-16; Residential Single Family RS 6 Zone District; Bruce and Katherine Dombrosky, applicants/owners; CEQA categorically exempt, § 15301(e) and 15305(a).

## **MINUTES**

7. Minutes from the June 21, 2012 meeting.

## **PLANNING DIRECTOR'S REPORT**

## **DISCUSSION ITEMS**

Discussion/consideration of design review, the design review application and design review submittal requirements

## **COMMISSIONER COMMENTS AND REQUESTS**

## **ADJOURNMENT**

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**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 name and address; (4) State view and concerns succinctly; and (5) 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 after 5:00 PM and on the Town website on the Friday 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.

**The Final Agenda** will be posted on the Friday evening before the hearing at the Fairfax Post Office, the Women's Club and Town Hall. Some items shown on this notice may be placed on the consent calendar or be taken out of order so all interested parties should be at the meeting at 7:00 PM.

**If an item is continued, it is the responsibility of interested parties to note the new meeting date. Notices will not be sent out for items continued to a specific hearing date.**

Materials related to an item on this Agenda submitted to the Planning Commission after distribution of the agenda packet are available for public inspection on the public counter at Town Hall in a folder next to the agenda packet. Such documents are also available on the Town's website at "townoffairfax.org" subject to the staff's ability to post the documents before the meeting.