



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 MAY 16, 2013
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

RESOLUTION OF APPRECIATION FOR PETER LACQUES

CONSENT ITEMS

1. 156 Cascade Drive; Application # 13-11

Request for a Use Permit to construct a 390 square foot deck addition to an existing 1,676 square foot single-family residence; Assessor's Parcel No. 003-141-17; Residential Single-family RS 6 Zone District; McCoy Architecture, Inc., applicant; Matt and Mireya Quirie, owners; CEQA categorically exempt, 15303.

PUBLIC HEARING ITEMS

2. 17 Woodland Road; Application # 13-1

Request for a Hill Area Residential Development Permit, Excavation Permit, Design Review and Parking Variance for a proposed 50% remodel/addition to an existing single-family residence increasing the square footage from 936 square feet to 1,696 square feet (with two living levels that will not be internally connected; Assessor's Parcel No. 003-053-13; Residential Single-

family RS 6 Zone District; Rich Rushton, Rushton Chartock Architects, applicant; Dan May and Kim Teevan, owners; CEQA categorically exempt, § 15301(e)(1).

3. 696 Cascade Drive; Application # 13-3

Residential Second Unit Use Permit to convert a portion of the residence to a second unit and an Encroachment Permit to formalize the driveway to an existing second garage on the site; Assessor's Parcel No. 003-011-24; Residential Single-family RS 6 Zone District; Brian and Terry Jones, applicants/owners; CEQA categorically exempt, § 15301(a).

DISCUSSION ITEMS

4. Continued discussion/consideration of a draft Ordinance regulating leaf blowers and other powered equipment. Zoning - All residential and commercial zones districts in Town; Direction originates from Town Council Resolution No. 13-3 directing the Commission to include but not be limited to: ordinance effect date, permitted times and days of operation, hardship/exemption considerations and processing, inclusion of other gasoline powered equipment and penalties.

5. Review of 2010-2030 General Plan - Planning Commission / Design Review Board Program Worksheet and Implementation Priorities" (Chair Hamilton)

6. Discussion/consideration of Civic Engagement Through Digital Information Tools (Chair Hamilton)

MINUTES

7. Minutes from the April 18, 2013 Planning Commission meeting.

PLANNING DIRECTOR'S REPORT

COMMISSIONER COMMENTS AND REQUESTS

ADJOURNMENT

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.