



**AGENDA – Meeting of the Larkspur Zoning Administrator
1:00 PM, Wednesday, May 23, 2018
Larkspur City Hall
400 Magnolia Avenue
Larkspur, CA**

Kristin Teiche, Zoning Administrator

AGENDA ITEMS

- 1. UP #17-50; 2405 Larkspur Landing Circle (Belcampo), Larkspur; APN: 018-191-01; Ms. Cindy Block, Liquor License.com, Applicant; Marin Country Mart LLC, Owner; PD (Planned Development) Zoning District.** Applicant is requesting a Conditional Use Permit (CUP) to allow 10 tables and 30 seats at the north facing frontage and 4 tables and 22 seats at the south facing frontage of the existing Belcampo restaurant. CEQA: Categorically Exempt per Section 15301 of the California Environmental Quality Act.
- 2. FHE #18-17; 143 Madrone Avenue, Larkspur; APN: 021-082-10; Mr. Keith Fontana, Applicant/Owner; R-1 (First Residential) Zoning District.** Applicant is requesting a Fence Height Exception Permit (FHE) to allow construction of a wood frame fence in excess of 42 inches in height within the 20-foot front yard setback. Fence design is proposed to match existing fencing currently installed on the property, with approximately 4-foot 6 inches of solid 1 X 6 inch horizontal boards and 1-foot 2 inches of framed pickets above for an overall height of 5 feet 8 inches. Fence placement along the front will range from 3-foot 9 inches to 4 feet from the back of sidewalk. CEQA: This project has been determined to be categorically exempt from environmental review per Section 15303 (e) of the California Environmental Quality Act.

Availability of Documents: Any writings or documents provided to the Zoning Administrator regarding an item on this agenda will be made available for public inspection, during normal business hours, at the Planning Department at City Hall located at 400 Magnolia Avenue, Larkspur, CA.

Appeal Period: The Zoning Administrator decision may be appealed by notifying the City Manager's Office in writing, within 10 days of the decision. The written appeal must identify the reason for the appeal and note wherein the Zoning Administrator'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 listed above 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 City Clerk at 927-5002 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.