



THE TOWN OF  
CORTE MADERA  
MARIN COUNTY CALIFORNIA

# TOWN OF CORTE MADERA PLANNING COMMISSION AGENDA

*Tuesday, April 24, 2018*

Council Chambers, 300 Tamalpais Drive, Corte Madera, California

**7:00 P.M.**

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## 1. OPENING

- A. Call to Order
- B. Pledge of Allegiance
- C. Roll Call

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## 2. PUBLIC COMMENT

The public is invited to address the Planning Commission on any matter in the Commission's jurisdiction, except for items scheduled for continued or new hearings. Comments are limited to three minutes per speaker.

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## 3. CONSENT CALENDAR

All items placed on the consent calendar may be acted on collectively on a motion by any Commissioner, and each shall be deemed to have received the action recommended by staff. Any Commissioner or member of the public may request the removal of any item from the consent calendar and it will then be considered last under "New Hearings".

- A. None

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## 4. CONTINUED HEARINGS

- A. None

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## 5. NEW HEARINGS

- A. **VILLAGE AT CORTE MADERA RESTORATION HARDWARE EXPANSION PROJECT PERMIT AMENDMENT (1618 REDWOOD HIGHWAY)** – PERMIT AMENDMENT TO MODIFY THE PRECISE PLAN, WHICH INCLUDES DESIGN REVIEW, AND AMEND THE CONDITIONAL USE PERMIT OF THE PREVIOUSLY APPROVED RH GALLERY BUILDING AT THE VILLAGE OF CORTE MADERA. NO MODIFICATIONS TO THE GRAVEL LOT OR THE DEVELOPMENT AGREEMENT ARE PROPOSED (Phil Boyle, Senior Planner)

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## 6. BUSINESS ITEMS

- A. **AMENDMENTS TO PLANNING COMMISSION RULES AND PROCEDURES** – REVIEW AND POSSIBLE APPROVAL OF RECOMMENDATION REVISING PLANNING COMMISSION RULES AND PROCEDURES (Adam Wolff, Planning Director)
  - B. **OVERVIEW OF NEW PLANNING DEPARTMENT TOOLS AND INFORMATION** (Adam Wolff, Planning Director) Verbal Report
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**7. ROUTINE AND OTHER MATTERS**

**A. REPORTS, ANNOUNCEMENTS AND REQUESTS**

- i. Commissioners
- ii. Planning Director
- iii. **Tentative Agenda Items for May 8, 2018 Planning Commission Meeting**  
*(PROPOSED ITEMS, AND ORDER, ARE SUBJECT TO CHANGE)*

- A. AMY'S DRIVE THRU RESTAURANT (5839 PARADISE DRIVE) – CONSIDERATION AND POSSIBLE PLANNING COMMISSION RECOMMENDATION TO THE CORTE MADERA TOWN COUNCIL REGARDING: 1) ZONING ORDINANCE AMENDMENT; 2) CONDITIONAL USE PERMIT; 3) DESIGN REVIEW; AND 4) SIGN PERMIT TO ALLOW FOR CONSTRUCTION AND OPERATION OF THE AMY'S DRIVE THRU RESTAURANT AT 5839 PARADISE DRIVE**

**B. MINUTES**

- i. **Planning Commission Meeting Minutes of March 13, 2018**

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**8. ADJOURNMENT**

To the next Planning Commission Meeting which will be held on **May 8, 2018 at 7:00 p.m.** in the Corte Madera Council Chambers, 300 Tamalpais Drive.

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**TO ACCESS PLANNING COMMISSION PACKET MATERIALS, VISIT:**  
<http://www.townofcortemadera.org/Archive.aspx?AMID=41>

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**PROCEDURAL NOTES**

- 1. ALL DOCUMENTS RELATING TO AGENDA ITEMS ARE AVAILABLE FOR PUBLIC REVIEW IN THE PLANNING DEPARTMENT OF THE TOWN OF CORTE MADERA OFFICES AT 300 TAMALPAIS DRIVE, BETWEEN THE HOURS OF 8:00 A.M. TO 5:00 P.M., MONDAY THROUGH FRIDAY. STAFF REPORTS ARE NORMALLY AVAILABLE ON FRIDAY AFTERNOON PRECEDING THE TUESDAY MEETINGS. IT IS RECOMMENDED THAT YOU CONTACT THE PLANNING DEPARTMENT FOR AVAILABILITY.
- 2. EACH PERSON DESIRING TO SPEAK ON A PUBLIC HEARING ITEM WILL BE GIVEN AN OPPORTUNITY AT THE APPROPRIATE TIME. PLEASE STATE YOUR NAME AND ADDRESS AS THE MEETING IS BEING RECORDED
- 3. **APPEAL** - FOLLOWING ACTION BY THE PLANNING COMMISSION AT A PUBLIC HEARING OR MEETING, ANY DECISION OF THE PLANNING COMMISSION MAY BE APPEALED TO THE TOWN COUNCIL WITHIN TEN (10) CALENDAR DAYS. APPEAL FORMS ARE AVAILABLE AT THE PLANNING DEPARTMENT, CORTE MADERA TOWN HALL. A \$300 FILING FEE IS REQUIRED.
- 4. IF YOU CHALLENGE THE ACTION OF THE PLANNING COMMISSION IN COURT, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS AGENDA, OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE TOWN AT OR PRIOR TO THE PUBLIC HEARING.
- 5. IT IS THE PLANNING COMMISSION'S POLICY TO ADJOURN ALL MEETINGS BY 11:00 P.M. UNLESS THE COMMISSION VOTES TO EXTEND THE MEETING.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Department at (415) 927-5064. For auxiliary aids or services or other reasonable accommodations to be provided by the Town at or before the meeting, please notify the Planning Department at least 3 business days (the Thursday before the meeting) in advance of the meeting date. If the Town does not receive timely notification of your reasonable request, the Town may not be able to make the necessary arrangements by the time of the meeting.

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