



# Town of Atherton

Town Administrative Offices  
91 Ashfield Road  
Atherton, California 94027  
650-752-0500  
Fax 650-688-6528

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## NOTICE OF PUBLIC HEARING

**NOTICE IS HEREBY GIVEN** that the Atherton Planning Commission will hold a public hearing on May 27, 2009 at 6:00 P.M. in the Town Hall of the Town of Atherton, at which time and place all persons interested may appear and show cause, if they have any, why the following items should or should not be approved;

1. Annual Review of the Menlo School Master Plan, 50 Valparaiso Avenue
2. An application for a Tentative Parcel Map and Conditional Exception to allow the subdivision of one 2.5 acre parcel into two parcels at **172 Isabella Avenue** (Assessor's Parcel Number 070-211-520) pursuant to Atherton Municipal Code Sections 16.16 and 16.36. Environmental Determination: CEQA Exempt per section 15315; minor land division involving four or fewer parcels.
3. An application for a Conditional Use Permit to allow habitation of an accessory structure during the construction of the main residence at **69 Tuscaloosa Avenue** (Assessor's Parcel Number 070-110-060) pursuant to Atherton Municipal Code section 17.36.055 and 17.52. Environmental Determination: CEQA Exempt per section 15303; conversion of existing small structures from one use to another use where only minor modifications are made and 15303(a); second dwelling units.
4. An application for an Exception Review to allow a second story addition to the existing main residence at **29 Southgate** (Assessor's Parcel Number 061-350-023) pursuant to Atherton Municipal Code section 17.24.030(F) and 17.54. Environmental Determination: CEQA Exempt per section 15301, Class 1(e) (additions to existing structures).
5. An application for a Variance to allow a new pedestrian bridge in the front setback at **150 Watkins** for the Holbrook Palmer Park (Assessor's Parcel Number 061-310-100) pursuant to Atherton Municipal Code section 17.56. Environmental Determination: CEQA Exempt per section 15303, Class 3, new construction of small structures.
6. General Plan Conformity review of the Capital Improvement Program
7. Consideration of an **Ordinance** Adopting a Comprehensive Zoning Code Update to Atherton Municipal Code Title 17. Environmental Determination: CEQA Exempt per Section 15061(B)(3); as the zoning code update will not have any adverse impact on the environment.
  - Summary of substantive changes;
    - Additional floor area for covered patios
    - Exempt trellis structures from floor area calculations

- Remove the limitation on the number of kitchens in the main building and number of bathrooms in accessory structures
- Allow fountains, sculptures and small accessory structures in the front yard
- Exempt roof dormers from sidewall height limit for the main building
- Allow increased sidewall height for tower elements for the main building
- Allow bay window on the main building to encroach two feet into the side yard in the R1-B zoning district
- Require a 20' setback for entry gates
- Eliminate the Exception Review process
- Require all exterior lighting on main buildings to be shielded or downlit

**IF YOU CHALLENGE** these items 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 to the Planning Commission at, or prior to, the public hearing.

If you have any questions or need additional information, please contact Lisa Costa Sanders, Deputy Town Planner at 650-333-0248 or [lcostasanders@ci.atherton.ca.us](mailto:lcostasanders@ci.atherton.ca.us). Any attendee who wishes accommodation for a disability should contact the Building Division at (650) 752-0542 at least 48 hours prior to the meeting.

**Date Posted:** May 15, 2009

ATHERTON PLANNING COMMISSION

/s/ L Costa Sanders

Lisa Costa Sanders, Deputy Town Planner