

**APPROVED MINUTES  
PLANNING COMMISSION MEETING  
September 28, 2005  
6:00 p.m.**

**ATHERTON TOWN COUNCIL CHAMBERS**  
94 Ashfield Road  
Atherton, California

**REGULAR MEETING**

Chair Andrews called the meeting to order at 6:00 p.m.

**1. ROLL CALL:**

**PRESENT:**       **Bob Andrews**  
                  **Rose Hau**  
                  **Jim Dobbie**  
                  **Kristi Waldron**

**EXCUSED:**       **Marion Oster**

City Attorney Marc Hynes, Deputy Town Planner Lisa Costa Sanders and Town Arborist Kathy Hughes Anderson were also present.

**2. APPROVAL OF MINUTES**

**MOTION approval of the August 24, 2005 meeting minutes as amended.**

**M/S Waldron/Dobbie    Ayes: 3    Noes: 0    Excused: 1    Abstain: 1 (Andrews)**

**3. PUBLIC COMMENTS**

None.

**4. COMMISSIONER'S REPORTS**

None.

**5. GENERAL PLAN COMMITTEE REPORTS**

The next meeting is scheduled for October 5, 2005 to discuss the Noise Ordinance.

**6. STAFF REPORTS**

Lisa Costa Sanders reported on recent City Council action as follows;

- City Council approved the appeal filed regarding the Exception Review for 40, 50 and 60 Ashfield and directed the developer to work with neighbors to modify the front façade.
- The City Council conducted the second reading and adopted the Special Events Ordinance and requested the School Event Guidelines come back to them at a future meeting.

- The Council accepted the status report regarding the historical artifact inventory.

**PUBLIC HEARINGS**

7. **Heritage Tree Removal Permit – 375 Lloyd Park Lane** – Heritage tree removal request to allow the removal of one heritage tree. Atherton Municipal Code section 8.10.

The applicant requested this item be continued to the October 26, 2005 meeting.

**MOTION to continue the item to the October 26, 2005 meeting.**

**M/S Dobbie/Andrews Ayes: 4 Noes: 0 Excused: 1**

8. **Heritage Tree Removal Permit – 420 Selby Lane** – Heritage Tree removal request to allow the removal of one heritage tree. Atherton Municipal code section 8.10.

Lisa Costa Sanders presented the staff report and noted that reasons outlined in the staff report to support the removal of the redwood tree in the rear yard.

In response to a question from the Commission, Kathy Hughes Anderson indicated that she would recommend replacement planting be located in the rear yard.

Steve Gaddis, property owner, indicated that when he purchased the site it was neglected. He requested flexibility in the replacement planting tree type.

Commissioner Waldron expressed concern with removing this tree as three other trees were previously granted for removal at this site.

Commissioner Andrews noted his support for the request given the large amount of heritage trees on the site.

**MOTION to approve the Heritage Tree removal permit to allow the removal of one heritage tree at 420 Selby Lane based on the following finding and subject to the conditions contained in the Heritage Tree Removal Permit with the following modified condition:**

**M/S Dobbie/Hau Ayes: 3 Noes: 1 (Waldron) Excused: 1**

**Finding:**

1. The removal of the tree would not be contrary to the purpose and intent of the Atherton General Plan.

**Modified Condition:**

1. Modify condition #2 as follows; “Replacement planting shall be a minimum of ~~either two 24” box size redwood trees or one 48” box size redwood~~ tree to the satisfaction of the Town Arborist and Building Official. The applicant shall obtain approval for a landscape screening plan pursuant to Chapter 17.50 of the Atherton Municipal Code.”

**9. ADJOURN**

The meeting adjourned at 6:25 p.m.

**Respectfully submitted,**

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Lisa Costa Sanders, Deputy Town Planner