



AGENDA

CORTE MADERA TOWN COUNCIL
AND THE BOARD OF SANITARY DISTRICT NO. 2, A SUBSIDIARY
DISTRICT TO THE TOWN OF CORTE MADERA
TOWN HALL COUNCIL CHAMBERS
300 TAMALPAIS DRIVE
TUESDAY, NOVEMBER 15, 2016
6:45 P.M.

6:45pm - CLOSED SESSION

I. CONFERENCE WITH REAL PROPERTY NEGOTIATORS Property: Gravel overflow parking lot on Redwood Highway (north of Nordstrom at The Village at Corte Madera) APN 024

1. 7:30pm: OPEN SESSION

- I. CALL TO ORDER, ROLL CALL AND SALUTE TO THE FLAG
- II. REPORT OUT OF CLOSED SESSION

2. OPEN TIME FOR PUBLIC DISCUSSION

Please confine your comments during this portion of the agenda to matters not already on this agenda. Speakers will be limited to three (3) minutes unless otherwise specified by the Mayor or the Presiding Officer.

The public will be given an opportunity to speak on each agenda item at the time it is called. The Council may discuss and/or take action regarding any or all of the items listed below. Once the public comment portion of any item on this agenda has been closed by the Council, no further comment from the public will be permitted unless authorized by the Mayor or the council and if so authorized, said additional public comment shall be limited to the provision of information not previously provided to the Council or as otherwise limited by order of the Mayor or Council.

3. PRESENTATION: None

4. TOWN MANAGER AND COUNCIL REPORTS

- Town Manager Report
- Council Reports

5. CONSENT CALENDAR

The purpose of the Consent Calendar is to group items together which are routine or have been discussed previously and do not require further discussion. They will be approved by a single motion. Any member of the Town Council, Town Staff, or the Public may request removal of an item for discussion. Rescheduling of the item(s) will be at the discretion of the Mayor and Town Council.

5.I. Waive Further Reading And Authorize Introduction And/Or Adoption Of Ordinances And Resolutions By Title Only

This item contains standard language authorizing Town Council to introduce and/or adopt Resolutions and Ordinances by Title only and waive further reading.

5.II. Adopt Resolution 44/2016 To Set Aside And Rescind The Approvals For Design Review Permit 15-019 - An Approximate 465 Sq. Ft. Addition To The Existing Residence At 359 Chapman Drive
(Report from Randy Riddle, Town Attorney)

Documents:

[5.II RESCIND APPROVAL FOR DESIGN REVIEW PERMIT 359 CHAMPMAN.PDF](#)

5.III. Grant Approval To Vice Mayor Furst To Work With Caltrans And Community Members On Bicycle Pedestrian Improvements On Tamalpais Drive Overcrossing
(Report from Todd Cusimano, Town Manager)

Documents:

[5.III APPROVAL FOR DIANE FURST TO WORK WITH CALTRANS.PDF](#)

5.IV. Adopt Resolution 45/2016 Approving "Parcel Map – Casa Buena Townhomes For Condominium Purposes" 1421 And 1425 Casa Buena Drive)
(Report from David Bracken, Director of Public Works/Town Engineer/Assistant Town Manager)

Documents:

[5.IV PARCEL MAP 1421 AND 1425 CASA BUENA DRIVE.PDF](#)

5.V. Approve Investment Transactions For The Month Of July 2016
(Report from George T. Warman, Jr., Director of Administrative Services/Town Treasurer)

Documents:

[5.V INVESTMENT TRANSACTIONS REPORT FOR JULY 2016.PDF](#)

5.VI. Approve Warrants And Payroll For The Period 10/27/16 Through 11/09/16:
Warrant Check Numbers 214862 through 214977, Payroll Check Numbers 5345 through 5353, Payroll Direct Deposit Numbers 30781 through 30861, Payroll Wire Transfer Numbers 2082 through 2085, and Wire Transfer of 12/01/16.

(Report from George T. Warman, Jr., Director of Administrative Services/Town Treasurer)

Documents:

[5.VI PAYROLL AND DEMANDS 10.27.16 TO 11.09.16.PDF](#)

6. PUBLIC HEARINGS

6.I. Public Hearing, Second Reading And Possible Action To Adopt Ordinance No. 959 Adopting The 2016 California Building Standards Code And Setting A Public Hearing For Adoption Of The Ordinance
(Report from Brian Fenty, Building Official)

Documents:

[6.I PUBLIC HEARING AND ADOPTION OF ORDINANCE 959.PDF](#)

6.II. Public Hearing, Second Reading And Possible Action To Adopt Ordinance No. 960 Adopting With Amendments The 2016 California Fire Code And Setting A Public Hearing For Adoption Of The Ordinance
(Report from Scott Shurtz, Interim Fire Chief)

Documents:

[6.II PUBLIC HEARING AND ADOPTION OF ORDINANCE 960.PDF](#)

- 6.III. Public Hearing To Consider Introduction Of Zoning Ordinance Amendments To Chapters 18.31, 18.04, 18.08, And 18.20 Related To Accessory Dwelling Units (Previously Called "Second Units") To Incorporate Provisions Of New State Law And Make Updates Consistent With Current Town Policies; And Making Determination That The Proposed Ordinance Amendments Are Within The Scope Of The Program EIR For The 2009 General Plan And That No Further Environmental Review Is Required Pursuant To California Environmental Quality Act (CEQA) Guidelines Sections 15168 And 15162.
(Report from Doug Bush, Assistant Planner)

Documents:

[6.III INTRODUCTION OF ORDINANCE 961.PDF](#)

- 6.IV. Consideration And Possible Introduction Of Zoning Ordinance Amendments Amending Section 18.31 By Adding Section 18.31.100 Related To Junior Accessory Dwelling Units Consistent With Recently Adopted State Law (AB 2406), Amending Section 18.04 And 18.08 And Making Findings That The Proposed Ordinance Amendments Are Within The Scope Of The Program EIR For The 2009 General Plan, Certified By The Town Council On April 21, 2009, And That No Further Environmental Review Is Required Pursuant To California Environmental Quality Act (CEQA) Guidelines Sections 15168 And 15162.
(Report from Doug Bush, Assistant Planner)

Documents:

[6.IV INTRODUCTION OF ORDINANCE 962.PDF](#)

7. BUSINESS ITEMS

- 7.I. Consideration And Possible Action To Approve Cancellation Of December 20, 2016 And January 3, 2017 Town Council Meetings
(Report from Todd Cusimano, Town Manager)

Documents:

[7.I CANCELLATION OF DEC 20 AND JAN 3 MEETINGS.PDF](#)

- 7.II. Review Of Draft December 6, 2016 Town Council Agenda

Documents:

[7.II 12.06.16 DRAFT AGENDA.PDF](#)

- 7.III. Approval Of Minutes Of November 1, 2016 Town Council Meeting

Documents:

[7.III 110116 DRAFT CORTE MADERA COUNCIL MINUTES.PDF](#)

8. ADJOURNMENT

TOWN COUNCIL STAFF REPORTS ARE USUALLY AVAILABLE BY 5:00 P.M., FRIDAY PRIOR TO THE COUNCIL MEETING, AND MAY BE OBTAINED AT THE CORTE MADERA TOWN HALL, OR BY CALLING 927-5050. AGENDA ITEMS ARE AVAILABLE FOR REVIEW AT CORTE MADERA LIBRARY, FIRE STATION 13 (5600 PARADISE DRIVE) AND THE TOWN HALL. IF YOU CHALLENGE THE ACTION OF THE TOWN COUNCIL 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 CLERK, AT OR PRIOR TO THE PUBLIC HEARING.

Any member of the public may request placement of an item on the agenda by submitting a request to the Town Clerk. The public is encouraged to contact the Town Manager at 415-927-5050 for assistance on any item between Council meetings.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Town Clerk at 415-927-5086. For auxiliary aids or services or other reasonable accommodations to be provided by the Town at or before the meeting please notify the Town Clerk 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.

To sign up to receive automatic notifications regarding meetings and agendas, please visit the Town's website at <http://www.townofcortemadera.org> and click on "Notify Me" to register, or email the Town Clerk at: rvaughn@tcmmail.org.

