



**NOTICE OF PUBLIC HEARING
CITY OF MENLO PARK PLANNING COMMISSION
MEETING OF APRIL 25, 2005**

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Menlo Park, California, is scheduled to review the following items:

Use Permit and Variance/Glen Dodds & Associates/1330 Middle Avenue: Request for a use permit for a ground floor addition and remodeling to an existing legal nonconforming, single story, single family residence to exceed 50 percent of the replacement cost of the structure and a variance to encroach 4 feet, 4 inches into the right side yard setback in association with an addition to the front of the house and a variance to encroach 1 foot into the right side yard where a minimum 10-foot side setback is required in the R-1-S (Single-Family Suburban Residential) zoning district in association with an addition to the rear of the house.

Use Permit/Gregg and Karinne Collinsworth/1797 Oakdell Drive: Request for a use permit for a ground floor addition and construction of a new second story to an existing legal nonconforming, single-family residence to exceed 50 percent of the replacement cost of the structure and a variance to allow for a front yard setback of 18 feet, one-half inches where a minimum setback of 20 feet is required and a left side setback of nine feet, 10 inches where a minimum 10-foot side yard setback is required in the R-1-S (Single-Family Suburban Residential) zoning district in association with a change two existing walls and new roof structure.

Zoning Ordinance Amendment and Negative Declaration/City of Menlo Park:

Consideration of proposed changes to the Zoning Ordinance for single-story, single-family residential development in the R-E (Residential Estate), R-E-S (Residential Estate Suburban), R-1-S (Single-Family Suburban), R-1-S (FG) (Single-Family Suburban Felton Gables), and R-1-U (Single-Family Urban) zoning districts, including the following:

1. Eliminate the use permit requirement for single-story development on lots with a minimum of 5,000 square feet;
2. Increase or eliminate the minimum lot coverage requirement for single-story development;
3. Add a permeable surface minimum requirement for single-story development; and
4. Increase the amount of new work on an existing, legal, nonconforming, single-story residence.

A Negative Declaration will be reviewed with the proposed amendments.

NOTICE IS HEREBY FURTHER GIVEN that said Planning Commission will hold a public hearing on these items in the Council Chambers of the City of Menlo Park, located at 701 Laurel Street, Menlo Park, on Monday, April 25, 2005, 7:00 p.m. or as near as possible thereafter, at which time and place interested persons may appear and be heard thereon. 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 City of Menlo Park at, or prior to, the public hearing.

Documents related to these items may be inspected by the public on weekdays between the hours of 7:30 a.m. and 5:30 p.m. Monday through Thursday and 8:00 a.m. to 5:00 p.m. on Friday, with alternate Fridays closed, at the Department of Community Development, 701 Laurel

Street, Menlo Park. Please note that the items listed are only the agenda items that require a public hearing. Please call the Planning Division if there are any questions and/or for complete agenda information (650) 330-6702.

DATED: March 29, 2005

Tracy Cramer, Senior Planner

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Menlo Park Planning Commission

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