



City of Brisbane
50 Park Place
Brisbane, CA 94005-1310
415-508-2120
415-467-4989 Fax

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held by the City of Brisbane Planning Commission on **Thursday, December 16, 2021, at 7:30 p.m., virtually via Zoom, videoconference broadcast on local Comcast channel 27 and the City's YouTube channel**, to consider the following matter:

APPLICATION NO.: **Design Permit 2021-DP-3**

APPLICANT/OWNER: **Ben Hart, applicant; Maya LLC (Assaf Benjamin), owner.**

LOCATION: **34 Visitacion Ave
(Assessor's Parcel No. 007-221-030)**

ZONING: **NCRO-2 Downtown Brisbane Neighborhood Commercial District**

REQUEST: **Design Permit to modify the exterior façade by installing faux wood, metal siding, a new illuminated address sign, and new windows and paint.**

ENVIRONMENTAL STATUS: **Categorical Exemption per State CEQA Guidelines Section 15301(a)-this project falls within a class of projects which the State has determined not to have a significant effect on the environment. The exceptions to this categorical exemption referenced in Section 15300.2 of the CEQA Guidelines do not apply.**

HOW TO VIEW THE MEETING

This meeting will be conducted exclusively via videoconferencing in compliance with California Assembly Bill No. 361 effective September 16, 2021. The purpose of this virtual public meeting is to provide the safest environment for staff, Planning Commissioners, and the public while ensuring public participation. The Community Meeting Room at City Hall will remain closed and inaccessible to the public until large public gatherings are permitted to resume.

Members of the public have the following options for viewing the meeting:

- Local Comcast Channel 27.
- The City's YouTube channel at <https://youtube.com/BrisbaneCA>.
- Join the Zoom webinar listed on the December 16, 2021 agenda.

HOW TO PROVIDE COMMENTS ON THE APPLICATION

Prior to the meeting - by 4 p.m. on December 16, 2021: You are encouraged to submit comments in writing prior to the meeting by 4 p.m. on December 16, 2021. Public comments received by this deadline will be provided to the Commission, incorporated into the record of the agenda item posted on the Internet at: www.brisbaneca.org/meetings, and made available in hard copy in the front lobby at City Hall. You may

email written comments prior to 4 p.m. on December 16, 2021 to Jeremiah Robbins, Associate Planner at the below email. Questions about the application may also be directed to Jeremiah Robbins by email or the phone number below.

Phone: 415-519-1437

Email: jrobbins@brisbaneca.org

After 4 p.m. December 16, 2021: If you wish to make a comment after 4 p.m. on December 16, 2021, you may email or text the following email and text line, which will be monitored during the meeting. **Please make sure you send your comments before or during the public hearing for this item.** Written comments received after the public hearing is closed will not be considered by the Commission. Any writings that are received after the agenda has been posted but after 4 p.m. of the day of the meeting will be available on the internet at the start of the meeting (www.brisbaneca.org/meetings), at which time the materials will be distributed to the Planning Commission.

Email: jswiecki@brisbaneca.org

Text: 415-713-9266

Should you wish to make verbal comments during the public hearing, please join the Zoom meeting listed on the December 16, 2021 agenda that may be viewed on the City's [website](#) after 1 p.m. on December 10, 2021 or call the teleconference phone number, **which will be announced by the Chairperson and displayed on the screen during the public meeting.**

HOW TO VIEW THE APPLICATION MATERIALS

The meeting agenda, staff's agenda report, and the application materials may be viewed on the City's website at www.brisbaneca.org/meetings after 1 p.m. on December 10, 2021. The materials may also be viewed at City Hall during open hours (please note health screening will be required prior to entering the building).

If you challenge the application 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. Written information or comments that may include a person's name, address, email address, etc., submitted to the City, City Council, Council Commissions and Committees and City staff are public records under the California Public Records Act, are subject to disclosure and may appear on the City's website. Any attendee who wishes accommodation for a disability should contact the Community Development Department at least forty-eight hours prior to the meeting.

DATED: December 3, 2021



John A. Swiecki, Community Development Director