



THE CITY OF  
**NOVATO**  
CALIFORNIA

# Zoning Administrator Agenda

May 14, 2015 – 2:00 P.M.

Location: Community Development Department – 922 Machin Ave\*

922 Machin Ave  
Novato, CA 94945  
415/899-8900  
FAX 415/899-8213  
[www.novato.org](http://www.novato.org)

Mayor  
Jeanne MacLeamy  
Mayor Pro Tem  
Pat Eklund  
Councilmembers  
Madeline Kellner  
Denise Athas  
Pat Eklund  
Eric Lucan

City Manager  
Michael S. Frank

1. **SPEAKEASY BAR/EATERY**  
**P2015-016; USE PERMIT**  
**CEQA CATEGORICALLY EXEMPT: SECTION 15301**  
**APN 160-231-24; 504 ALAMEDA DEL PRADO**

Conduct a Public Hearing to consider approval of a Use Permit for the operation of a bar and eatery within the Del Prado Square, 504 Alameda Del Prado. The Speakeasy currently operates as a bar/eatery and is seeking approval of a full liquor license and service use. The requested hours of operation are Monday–Friday from 11:00 a.m. to 2:00 a.m., and Saturday and Sunday from 10:00 a.m. to 2:00 a.m.

The Speakeasy’s request for a use permit to allow the operation of a bar and extended hour operations is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) and the City of Novato Environmental Review Guidelines pursuant to CEQA Guidelines Section 15301, Existing Structures. CEQA Guidelines Section 15301 exempts projects involving the minor alteration of existing structures resulting in negligible or no expansion of the existing use therein.

To appeal a final decision of the Zoning Administrator, a written letter of appeal and the required appeal fee must be filed with the Community Development Department within 10 calendar days of the decision. The appeal letter must specifically state the basis for the appeal. Additional information on the appeal process can be found in Division 19.54 of the Novato Municipal Code.

If anyone wishes to challenge a project in court, they may be limited to raising only those issues they or anyone else raised at the public hearing described in this agenda or in written correspondence delivered to the Community Development Department at, or prior to, the public hearing.

For information regarding the above agenda item(s), please contact the Novato Community Development Department at (415) 899-8989 or [www.novato.org](http://www.novato.org). or visit the City offices. The Novato Community Development Department is located at 922 Machin Ave, Novato, CA 94945. It is recommended that an appointment be made with the project staff member prior to visiting the City offices. The Department is open Monday through Thursday and every other Friday from 9:00 a.m. to 1:00 p.m. and 2:00 p.m. to 5:00 p.m.

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\*In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Community Development Department at 899-8989. Notification at least 48 hours prior to the meeting will enable the City to make reasonable accommodation to help ensure accessibility to this meeting.

AFFIDAVIT OF POSTING

I, Steve Marshall, certify that on May 6, 2015, I caused to be posted the agenda of the May 14, 2015, meeting of the Zoning Administrator of the City of Novato, California, on the City of Novato Community Services Board in the Police Department and on the City's website at [www.novato.org](http://www.novato.org).

S/Steve Marshall