

Notice of Exemption

21-2025-098

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044
County Clerk
County of: Marin
3501 Civic Center, Suite 255
San Rafael CA 94903

From: (Public Agency): Town of Corte Madera
300 Tamalpais Dr
Corte Madera CA 94925
(Address)

FILED

Project Title: Zoning Ordinance Amendments (Decks for elevated homes)

JUN 20 2025

Project Applicant: Town of Corte Madera

SHELLY SCOTT
MARIN COUNTY CLERK

Project Location - Specific:

By Deputy

R-1 Medium Density Residential Zone in Flood Zone AE

Project Location - City: Corte Madera Project Location - County: Marin

Description of Nature, Purpose and Beneficiaries of Project:

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF CORTE MADERA ADOPTING AMENDMENTS TO TITLE 18 (ZONING) OF THE CORTE MADERA MUNICIPAL CODE TO 1) ALLOW ADDITIONAL FLEXIBILITY RELATED TO LOT COVERAGE AND SETBACKS FOR UNCOVERED DECKS THREE TO FIVE FEET IN HEIGHT IN THE REAR YARD LIMITED TO DECKS ON GOLDEN HIND PASSAGE AND ADJACENT TO THE BAY; AND 2) INCREASE LOT COVERAGE BY TWO PERCENT FOR ALL RESIDENTIAL PARCELS IN THE SPECIAL FLOOD HAZARD AREA IN THE R-1 MEDIUM DENSITY RESIDENTIAL ZONE. BOTH OF THESE MODIFICATIONS APPLY ONLY TO UNCOVERED DECKS, LANDINGS, OR STAIRS ATTACHED TO PRIMARY RESIDENCES WHOSE FIRST FLOORS ARE RAISED ABOVE BASE FLOOD ELEVATION.

Name of Public Agency Approving Project: Town of Corte Madera

Name of Person or Agency Carrying Out Project: Tracy Hegarty

Exempt Status: (check one):

- Ministerial (Sec. 21080(b)(1); 15268);
Declared Emergency (Sec. 21080(b)(3); 15269(a));
Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
Categorical Exemption. State type and section number: 15301, 15303, 15060(c)(2), 15061(b)(3),
Statutory Exemptions. State code number:

Reasons why project is exempt:

The ordinance changes are very minor and will not change or increase the amount, type, or location of physical development in the town:
A. The Zoning Amendment will not result in a direct or reasonably foreseeable indirect physical change in the environment. CEQA Guidelines Section 15060(c)(2).
B. It can be seen with certainty that there is no possibility that this Zoning Amendment or its implementation of the Municipal Code amendments would have a significant effect on the environment and would not be detrimental to the public interest, health, safety, convenience, or welfare of the Town. CEQA Guidelines Section 15061(b)(3) (Common Sense Exemption).
C. No new development or construction is authorized by the Zoning Amendment and nothing in the Ordinance permits any expansion of use beyond the level of land uses already existing in the Town. To the extent that the Zoning Amendment may indirectly result in the alteration of existing structures, it is exempt from CEQA under CEQA Guidelines section 15301 (Existing Facilities).
D. To the extent that the Zoning Amendment may indirectly result in the construction of new structures, it is exempt from CEQA under CEQA Guidelines Section 15303 (New construction/conversion of small structures).

Lead Agency
Contact Person: Tracy Hegarty Area Code/Telephone/Extension: 415-927-5063

If filed by applicant:

- 1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? Yes No

Signature: Tracy Hegarty Date: 6/19/25 Title: Associate Planner

Signed by Lead Agency Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code. Date Received for filing at OPR:
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

POSTED 6-20-25 TO 7-20-25



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

Print **StartOver** **Save**

RECEIPT NUMBER:
 21 — 06/20/2025 — 098
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY TOWN OF CORTE MADERA	LEAD AGENCY EMAIL	DATE 06/20/2025
COUNTY/STATE AGENCY OF FILING Marin	DOCUMENT NUMBER	

PROJECT TITLE

ZONING ORDINANCE AMENDMENTS (DECKS FOR ELEVATED HOMES)

PROJECT APPLICANT NAME TOWN OF CORTE MADERA	PROJECT APPLICANT EMAIL	PHONE NUMBER (415)927-5063
PROJECT APPLICANT ADDRESS 300 TAMALPAIS DR	CITY STATE CORTE MADERA CA	ZIP CODE 94925

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

CHECK APPLICABLE FEES:

- | | | | |
|---|------------|----|-------|
| <input type="checkbox"/> Environmental Impact Report (EIR) | \$4,123.50 | \$ | 0.00 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,968.75 | \$ | 0.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,401.75 | \$ | 0.00 |
|
 | | | |
| <input checked="" type="checkbox"/> Exempt from fee | | | |
| <input checked="" type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy) | | | |
| <hr/> | | | |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | 0.00 |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | 50.00 |
| <input type="checkbox"/> Other | | \$ | |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 50.00

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE MARIN COUNTY CLERK; O. LOBATO, ARCC SUPERVISOR
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