



NOTICE OF PENDING ACTION

NOTICE is hereby given that the Yountville Planning Department shall administratively approve the following project at the conclusion of a ten-day review and comment period commencing from the posting date below:

APPLICANT:	Rick and Carrie Riess
SITE LOCATION:	6667 Yount Street
ASSESSOR PARCEL NUMBER:	APN 036-038-005
APPLICATION SUMMARY:	<p>The applicant proposes relocating a portion (lower rise only) of the exterior stairwell that provides access to the second-floor dwelling. The midway landing will be extended south to the southwest building corner and the lower portion of the stairwell will wrap-around the corner and be directed east toward Yount Street. The realigned stairwell will be setback 7'-5" from the existing south side fence and 10'-9" from the south side property line.</p> <p>Also proposed is a six foot willow fence setback 10 feet from the north side property line on Starkey, between the residence and the garage. To the south of the fence, an approximately 150 square foot 7'-4" tall steel trellis is proposed.</p>
ENVIRONMENTAL REVIEW:	Categorically Exempt per California Environmental Quality Act Guidelines Section 15301, Existing Facilities

The Planning Officer has determined that the proposed improvement(s) complies with all applicable design standards and is within the intent and objectives of the Zoning Ordinance and Design Ordinance. The scope of the proposed design improvement is deemed by the Planning Officer to be minor and incidental and, therefore, exempt from the Design Review procedures per Section 17.144.040 of the Yountville Zoning Ordinance. All interested parties are invited to comment on this project proposal during the review period.

This determination by the Planning Officer granting approval of the design aspects of the project as described above may be appealed to the Town Council by submitting the basis for the appeal in writing to the Planning Department during and within the ten-day review and comment period.

FURTHER INFORMATION on the above project may be obtained or viewed at Town Hall during regular office hours, Monday through Friday, 8:00 a.m. to 5:00 p.m. Questions or concerns may be directed to the Planning Department at 944-8851 or by emailing Sandra Smith, Associate Planner, at ssmith@yville.com.

Posted: November 20, 2012

/s/ Sandra Smith
Sandra Smith, Associate Planner