



In the Council Chambers and Via Zoom at 525 San Anselmo Avenue, San Anselmo, CA 94960

Town Council Agenda

Tuesday, July 28, 2026

6:40 PM

Meeting held In-Person and via Zoom:

<https://us02web.zoom.us/j/88588028086>

Or Telephone: +1 669 900 6833 | Webinar ID: 885 8802 8086

How to Submit Comments Before the Meeting: Members of the public are encouraged to submit email correspondence to towncouncil@sananselmo.gov or eComments on the Agendas and Meeting webpage before the meeting begins.

How to Participate During the Meeting: Members of the public will have the option to speak during the meeting through the Zoom application by using their phone or an electronic device. For PC, Mac, or smart phone, use the Raise Hand function when public comment for an item is requested. It is a button that is located at the top or bottom of your screen, based on your electronic device.

For landline phones, Raise Hand to be recognized with *9

Please be advised that those participating in the meeting remotely via Zoom do so at their own risk. The Town Council's regular meeting will not be cancelled if any technical problems occur during the meeting.

6:40 PM - I. Interviews for Infrastructure and Fiscal Monitoring Committee

2 Interviews by Time, Attachment No. and Applicant Name (10 minutes each)

[Staff Report \(DOC\)](#)

[6:40 PM Attachment 1- Ross Asselstine- Application w/Resume \(PDF\)](#)

[6:50 PM Attachment 2- Erik Selvig- Application no Resume \(PDF\)](#)

7:00 PM - Call to Order. Optional Pledge of Allegiance: The Mayor or a designated Council member will recite the Pledge of Allegiance for members of the Council and the public who wish to join in the recitation.

Open time for public expression.

The public is welcome to address the Council at this time on matters not on the agenda that are within the jurisdiction of the Council. Please be advised that pursuant to Government Code Section 54954.2, Council is not permitted to discuss or take action on any matter not on the agenda unless it determines that an emergency exists, or that there is a need to take immediate action which arose following posting of the agenda. Comments may be no longer than three minutes and should be respectful to the community.

Written Public Comment

[Public Comment- Henninger \(PDF\)](#)

[Public Comment- Henninger- Corrected Scanned Order \(PDF\)](#)

Council requests for future agenda items.

Council committee liaison reports, questions and comments to staff; staff miscellaneous items.

Special Presentation. There are No Special Presentations.

1. Consent Agenda:

The opportunity for public comment on consent agenda items will occur prior to Council discussion of the consent agenda. The Council may approve the entire consent agenda with one action. In the alternative, items on the consent agenda may be removed by any Council or staff member, for separate discussion and vote.

1.1 Approve the Draft Minutes of the Regular Meeting of June 23, 2026

[Staff Report \(DOC\)](#)

[Attachment 1- Draft Minutes of the June 23, 2026 Regular Town Council Meeting \(DOC\)](#)

1.2 Receive and File Report of Checks Issued, June 2026

[Staff Report \(DOCX\)](#)

[Attachment 1 Check Report June 2026 \(PDF\)](#)

1.3 Receive and File Revenue and Expenditure Reports, June 2026

[Staff Report \(DOCX\)](#)

[Attachment 1 Budget Comparison Report by Subcategory, June 2026 \(PDF\)](#)

[Attachment 2 Budget Comparison Report by Department, June 2026 \(PDF\)](#)

[Attachment 3 Budget Comparison Report by Subcategory Measure J, June 2026 \(PDF\)](#)

[Attachment 4 Budget Comparison Report by Department Measure J, June 2026 \(PDF\)](#)

1.4 Receive and File the Financial Report on Recreation Fund ending June 30, 2026

[Staff Report \(PDF\)](#)

[Attachment 1 - June 2026 Budget Report \(PDF\)](#)

[Attachment 2 - June 2026 Recreation Capital Outlay, Special Event Expense, and Older Adult Programming \(PDF\)](#)

1.5 Approve Special Event Application – Goblins' BOOtacular 2026

[Staff Report \(PDF\)](#)

[Attachment 1 - Event Application \(PDF\)](#)

1.6 Adopt a Resolution to Repeal Pavement and Drainage Assistance Programs

[Staff Report \(DOC\)](#)

[Attachment 1- Draft Resolution \(DOC\)](#)

[Public Comment- Bettini \(PDF\)](#)

1.7 Adopt an Ordinance of the Town of San Anselmo Amending Title 10 “Planning and Zoning”, Chapter 3 “Zoning”, Article 13 “Conditional Use Permit”; Removing Title 10, Chapter 3, Article 6, Section 10-3.607 “Nonconforming Uses and Improvements” and Replacing with New Article 29 “Nonconforming Uses, Structures, And Lots”; and Associated CEQA Exemption Findings

[Staff Report \(PDF\)](#)

[Attachment 1 - Ordinance \(PDF\)](#)

2. Council Business Items:

In general, the following procedural order applies to items of business:

- Presentation
- Town Council questions
- PUBLIC COMMENT – limited to 3 minutes/person
- Town Council discussion/action

2.1 Authorize the Town Manager to Negotiate and Execute an Agreement with the Property Owners of 305 San Anselmo Avenue (APN007-282-20) for Public Parking in the Private Lot and Find the Project Exempt from the California Environmental Quality Act (14 Cal. Code Regs. § 15301).

[Staff Report \(DOC\)](#)

Public Hearing:

In general, the following procedural order applies to public hearing items:

- Staff Presentation
- Town Council Questions
- PUBLIC COMMENT – limited to 3 minutes/person
- Town Council discussion/action

2.2 Consideration of an Urgency Ordinance of the Town Council of the Town of San Anselmo Adopting a Temporary Moratorium on New Tobacco Retailer Licenses Pending Study and Possible Adoption of Permanent Regulations. The Urgency Ordinance is not subject to the California Environmental Quality Act (“CEQA”) because it does not constitute a “project” within the meaning of Public Resources Code section 21065. The Climate Action Plan is not implicated.

[Staff Report \(DOC\)](#)

[Attachment 1- Urgency Ordinance New Tobacco Uses \(DOC\)](#)

2.3 Introduction and First Reading of an Ordinance Amendment Repealing and Replacing Title 10 “Planning and Zoning”, Chapter 11 “Density Bonus” Consistent with State Law. The Ordinance Amendment complies with State Density Bonus law and is not considered a “project” under the California Environmental Quality Act (“CEQA”), Division 13 (commencing with Section 2100) of the Public Resources Code, as provided in Government Code sections 65852.21(j) and 66511.7(n).

[Staff Report \(DOC\)](#)

[Attachment 1- Ordinance \(DOC\)](#)

[Attachment 2- Resolution No. 2026-16- ZOA- State Density Bonus \(PDF\)](#)

[Attachment 3- State Density Bonus Law Housing Fact Sheet \(PDF\)](#)

Council Business Items:

In general, the following procedural order applies to items of business:

- Presentation
- Town Council questions
- PUBLIC COMMENT – limited to 3 minutes/person
- Town Council discussion/action

- 2.4** Adopt a Resolution of Intent to Abandon a Portion of a Public Easement Adjacent to 250 Redwood Road in San Anselmo. The proposed project is categorically exempt from the California Environmental Quality Act (CEQA) under CEQA Guidelines section 15305, as the proposed right-of-way abandonment consists of the minor alteration in land use limitations, which does not result in any changes in land use or density.

[Staff Report \(PDF\)](#)

[Attachment 1 - Proposed Resolution \(PDF\)](#)

[Attachment 2 - Application Letter for Abandonment \(PDF\)](#)

- 2.5** Appoint (3) members to the Infrastructure and Fiscal Monitoring Committee (IFMC). Making appointments to serve on a committee is not a “project” under the California Environmental Quality Act (CEQA) because it does not involve an activity that has the potential to cause a direct or reasonably foreseeable physical change in the environment. (Cal. Pub. Res. Code Section 21065).

[Staff Report \(DOC\)](#)

[Attachment 1- Marie Henrio- Application \(PDF\)](#)

[Attachment 2- Stan Radtke- Application \(PDF\)](#)

[Attachment 3- Ahmed Abu Aly- Application \(PDF\)](#)

[Attachment 4- Ross Assesltine- Application \(PDF\)](#)

[Attachment 5- Erik Selvig- Application \(PDF\)](#)

Adjourn

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact Town Staff at email savila@sananselmo.gov. Notification at least 48 hours prior to the meeting will enable the Town to make reasonable accommodations to help ensure accessibility to this meeting.

Any writings or documents provided to a majority of the Town Council regarding any item on this agenda after the distribution of the original packet will be made available for public inspection at the public counter at Town Hall located at 525 San Anselmo Avenue.

Notice is hereby given that Council may discuss and/or take action on any or all of the items listed on this agenda. If any of these matters above are challenged in court, you may be limited to raising only those issues you or someone else raised at any public hearing described on this agenda, or in written correspondence delivered at, or prior to, this Council meeting. Judicial review of an administrative decision of the Town Council must be filed with the Court not later than the 90th day following the date of the Council’s decision (Code of Civil Procedure Section 1094.6) Any item not under discussion before 10:00 p.m. may be continued to the next regular meeting. Next

regular meeting is August 25, 2026.

Administration Department
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Town Council
Steve Burdo, Mayor
Chantel Walker, Vice Mayor
Yoav Schlesinger, Councilmember
Eileen Burke, Councilmember
Tarrell Kullaway, Councilmember

Staff
David Donery, Town Manager
Linda Kenton, Assistant Town Manager / Town Librarian
Jeff Zuba, Finance and Admin Services Director
Megan Holt Acevedo, Town Attorney
Serge Avila, Town Clerk
Heidi Scoble, Community Development Director
Scott Schneider, Interm Public Works Director
Mattie O'Grady, Community Services Director
Mike Norton, Chief of Police
Dan Mahoney, Fire Chief

DECLARATION OF POSTING

This Notice is posted in accordance with Government Code §54954.2(a) or §54956. Members of the public can view electronic agendas and staff reports by accessing the Town of San Anselmo website. Under penalty of perjury, this Agenda was posted to the public at least 72 hours prior to the meeting.