



THE TOWN OF
CORTE MADERA
MARIN COUNTY CALIFORNIA

TOWN OF CORTE MADERA PLANNING COMMISSION AGENDA

Tuesday, August 9, 2016

Council Chambers, 300 Tamalpais Drive, Corte Madera, California

7:30 P.M. REGULAR MEETING

1. OPENING

- A. Call to Order
- B. Pledge of Allegiance
- c. Roll Call

2. PUBLIC COMMENT

The public is invited to address the Planning Commission on any matter in the Commission's jurisdiction, except for items scheduled for continued or new hearings. Comments are limited to three minutes per speaker.

3. CONSENT CALENDAR

All items placed on the consent calendar may be acted on collectively on a motion by any Commissioner, and each shall be deemed to have received the action recommended by staff. Any Commissioner or member of the public may request the removal of any item from the consent calendar and it will then be considered last under "New Hearings".

- A. NONE

4. CONTINUED HEARINGS

- A. NONE

5. NEW HEARINGS

- A. **5124 PARADISE DRIVE** – DESIGN REVIEW AND ENVIRONMENTAL ASSESSMENT APPLICATION DR15-021 AND PL-2016-33-PLEA FOR A PRIVATE BOAT DOCK AND LIFT AT THE REAR OF THE SINGLE-FAMILY RESIDENCE LOCATED AT 5124 PARADISE DRIVE (Senior Planner Phil Boyle)
 - B. **21 ENDEAVOR COVE** – MAJOR DESIGN REVIEW PL-2016-0013 AND MAJOR VARIANCE PL-2016-0015 FOR A MAJOR INTERIOR AND EXTERIOR REMODEL INCLUDING A 550 SQUARE FOOT ADDITION TO THE SECOND STORY AND A 130 SQUARE FOOT ADDITION TO THE ENTRYWAY OF THE LOWER LEVEL OF AN EXISTING SINGLE FAMILY HOME WITH A REQUEST FOR A 9 FOOT ENCROACHMENT INTO THE REQUIRED 20 FOOT FRONT SETBACK (Assistant Planner Doug Bush)
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6. BUSINESS ITEMS

A. CONSIDERATION OF REVISIONS TO THE 2015 PLANNING COMMISSION RULES AND PROCEDURES (Planning Director Adam Wolff)

7. ROUTINE AND OTHER MATTERS

A. REPORTS, ANNOUNCEMENTS AND REQUESTS

- i. Commissioners
- ii. Planning Director
- iii. Tentative Agenda Items for August 23, 2016 Planning Commission Meeting
 - A. **TAM RIDGE RESIDENCES (BUSINESS ITEM)** – PERMIT AMENDMENT TO MODIFY MATERIALS AND COLORS OF A PORTION OF THE BUILDING AT THE CORNER OF WORNUM AND TAMAL VISTA AND THE COLORS OF THE EAST FACING WALL OF BUILDING 1, ADJACENT TO HIGHWAY 101.
 - B. **122 GROVE AVENUE** – DESIGN REVIEW AND VARIANCE APPLICATION FOR A NEW SINGLE FAMILY RESIDENCE TO REPLACE THE EXISTING. A VARIANCE IS REQUESTED TO ALLOW TANDEM PARKING WHERE ONE SPACE WOULD PARTIALLY ENCROACH INTO THE FRONT SETBACK.
 - C. **52 SUMMIT DRIVE** – DESIGN REVIEW AND VARIANCE APPLICATION FOR A NEW 3,809 SQUARE FOOT TWO-STORY RESIDENCE AT 52 SUMMIT DRIVE.

B. MINUTES

- i. Planning Commission Meeting Minutes of July 12, 2016
 - ii. Planning Commission Meeting Minutes of July 26, 2016
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8. ADJOURNMENT

To the next Planning Commission Regular Meeting which will be held on **August 23, 2016 at 7:30 p.m.** in the Corte Madera Council Chambers, 300 Tamalpais Drive.

TO ACCESS PLANNING COMMISSION PACKET MATERIALS, VISIT:
<http://www.ci.corte-madera.ca.us/Archive.aspx?AMID=41>

PROCEDURAL NOTES

1. ALL DOCUMENTS RELATING TO AGENDA ITEMS ARE AVAILABLE FOR PUBLIC REVIEW IN THE PLANNING DEPARTMENT OF THE TOWN OF CORTE MADERA OFFICES AT 300 TAMALPAIS DRIVE, BETWEEN THE HOURS OF 8:00 A.M. TO 5:00 P.M., MONDAY THROUGH FRIDAY. STAFF REPORTS ARE NORMALLY AVAILABLE ON FRIDAY AFTERNOON PRECEDING THE TUESDAY MEETINGS. IT IS RECOMMENDED THAT YOU CONTACT THE PLANNING DEPARTMENT FOR AVAILABILITY.
2. EACH PERSON DESIRING TO SPEAK ON A PUBLIC HEARING ITEM WILL BE GIVEN AN OPPORTUNITY AT THE APPROPRIATE TIME. PLEASE STATE YOUR NAME AND ADDRESS AS THE MEETING IS BEING RECORDED
3. **APPEAL** - FOLLOWING ACTION BY THE PLANNING COMMISSION AT A PUBLIC HEARING OR MEETING, ANY DECISION OF THE PLANNING COMMISSION MAY BE APPEALED TO THE TOWN COUNCIL WITHIN TEN (10) CALENDAR DAYS. APPEAL FORMS ARE AVAILABLE AT THE PLANNING DEPARTMENT, CORTE MADERA TOWN HALL. A \$300 FILING FEE IS REQUIRED.
4. IF YOU CHALLENGE THE ACTION OF THE PLANNING COMMISSION IN COURT, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS AGENDA, OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE TOWN AT OR PRIOR TO THE PUBLIC HEARING.
5. IT IS THE PLANNING COMMISSION'S POLICY TO ADJOURN ALL MEETINGS BY 12:00 A.M.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Department at (415) 927-5064. For auxiliary aids or services or other reasonable accommodations to be provided by the Town at or before the meeting, please notify the Planning Department at least 3 business days (the Thursday before the meeting) in advance of the meeting date. If the Town does not receive timely notification of your reasonable request, the Town may not be able to make the necessary arrangements by the time of the meeting.

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