



THE TOWN OF  
CORTE MADERA  
MARIN COUNTY CALIFORNIA

# TOWN OF CORTE MADERA PLANNING COMMISSION

## NOTICE OF SPECIAL MEETING INFORMATIONAL STUDY SESSION 1441 CASA BUENA TOWNHOMES PROJECT

**TOWN AGENCY:** CORTE MADERA PLANNING COMMISSION  
**MEETING DATE:** **Wednesday, April 22, 2015**  
**TIME AND PLACE:** **7:30 P.M., CORTE MADERA RECREATION CENTER, 498 TAMALPAIS DRIVE**  
**SUBJECT:** STUDY SESSION TO REVIEW INFORMATION ABOUT THE 1441 CASA BUENA TOWNHOME PROPOSAL FOR A 46-UNIT RESIDENTIAL TOWNHOME PROJECT. THE PROJECT SPONSOR WILL BE PRESENT TO DISCUSS ITS PROPOSAL AND ANSWER QUESTIONS.

On Wednesday, April 22, 2015 at 7:30pm at the Corte Madera Recreation Center, the Corte Madera Planning Commission will hold Special Meeting to conduct an informational study session to review information related to the proposed 1441 Casa Buena Townhomes project and related land use applications. This meeting is intended to provide the Planning Commission and the public with an informal opportunity to better understand the necessary Town approvals associated with the proposed project, the upcoming land use process, and the applicant's objectives in the redevelopment of the project site from its existing use – a 32-unit, four building apartment complex – to a new 46-unit townhome project. The applicant will also present information about the project's design, massing, and site plan.

The Planning Commission will not take any actions or make any decisions at this meeting. Public comment will be limited to questions about the information presented at or prior to the meeting or other questions related to the 1441 Casa Buena Townhome project intended to help facilitate thoughtful consideration of the proposal. Future public meetings to formally review the applications and the environmental review documents will be held in the upcoming months. Comments about the merits of the proposal should be made at that time.

The proposed 1441 Casa Buena Townhome Project seeks to redevelop the existing 32-unit, approximately 28,000 square foot, four building, Cortebella apartment complex with a new 46-unit, approximately 104,000 square foot, 20 building townhome project, including eight homes for moderate and low income residents. The new residential units would be predominantly two-stories in height with some three-story elements, and would be a maximum 30 feet tall. The proposed project would comply with all of the development standards of the R-2 zoning district.

Additional information about the applications can be found on the Town's website at: <http://www.townofcortemadera.org/528/Active-Projects> or by visiting the Corte Madera Planning Department offices at 300 Tamalpais Drive, lower level, during public hours: 8:00am – 11:30am and 1:00pm – 3:00pm Monday through Thursday. If you have any questions about the information contained in this notice, please contact the Planning Department at (415) 927-5064.

Adam Wolff  
Director of Planning and Building

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Division at 415-927-5064. Notification two business days (the Friday before the meeting) prior to the meeting will enable the Town to make reasonable arrangements to ensure accessibility to this meeting.

Sent on April 2, 2015