



PLANNING COMMISSION NOTICE OF PUBLIC HEARING

Town Hall
300 Tamalpais Drive
Corte Madera, CA 94925-1418

TOWN AGENCY: CORTE MADERA PLANNING COMMISSION
HEARING DATE: **TUESDAY, MAY 12, 2015**
TIME AND PLACE: 7:30 P.M., CORTE MADERA TOWN HALL COUNCIL CHAMBERS, 300 TAMALPAIS DRIVE
SUBJECT: DESIGN REVIEW PERMIT NO. DR 15-006 – For an 885 square foot second floor addition which includes three bedrooms, two bathrooms and a laundry room. The proposed project meets all the requirements of the R-1 Zoning district including, setbacks, height, lot coverage and floor area ratio.
SITE: 148 Prince Royal Drive, APN 038-272-01
APPLICANT: Garrett Burdick
DESIGNER: RPS Design
ZONING: R-1 (Medium-Density Residential District)
SUMMARY:

The 885 square foot second floor addition which includes three bedrooms, two bathrooms and a laundry room will be ± 40 feet from the front property line, ± 25 feet from either side property line and ± 25 feet from the rear property line. The proposed project meets all the requirements of the R-1 Zoning district including setbacks, height, lot coverage and floor area ratio. The project also includes the removal of a 42 square foot unpermitted bay window at the rear of the house and reconfiguring several rooms on the first floor. The maximum height of the house would increase from 16 feet to 23 feet, 10 inches.

The existing and proposed front elevations are shown on the back of this notice. A complete set of plans is available for review at the Planning Department.

The Planning Department recommends that this project is exempt from the California Environmental Quality Act (CEQA) under Categorical Exemption Class 3 (CEQA Article 19, Section 15303).

All persons interested in the foregoing are invited to appear before the Corte Madera Planning Commission at the time, day and place listed above. If you challenge this project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Town of Corte Madera at, or prior to, the public hearing. All written responses will become part of the public record.

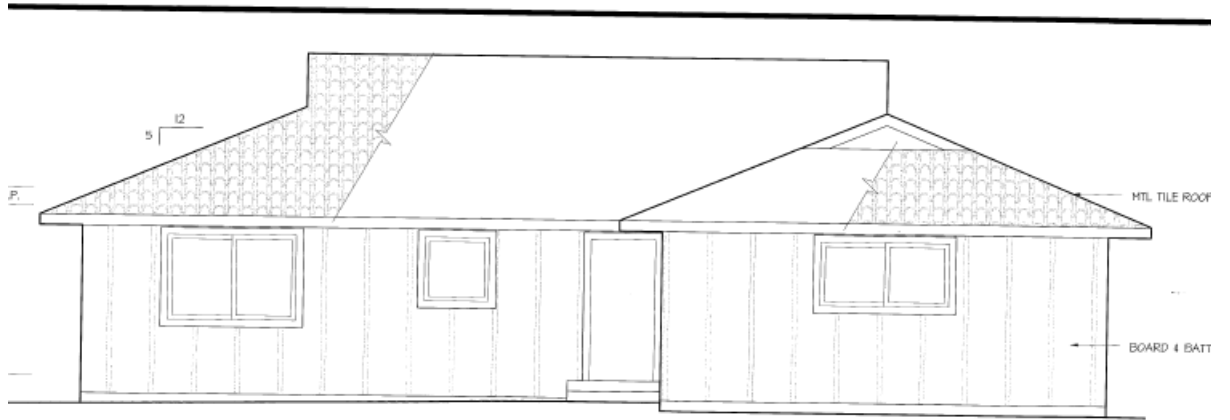
If you are interested in more information about this application, please contact the Corte Madera Planning Department at 927-5064. Staff reports are usually available by 4:30 p.m. on the Friday before the meeting and may be obtained from the Planning Department, Corte Madera Town Hall, 300 Tamalpais Drive.

I do hereby certify that the foregoing Notice of Public Hearing was duly processed according to the California Government Code and the Corte Madera Municipal Code.

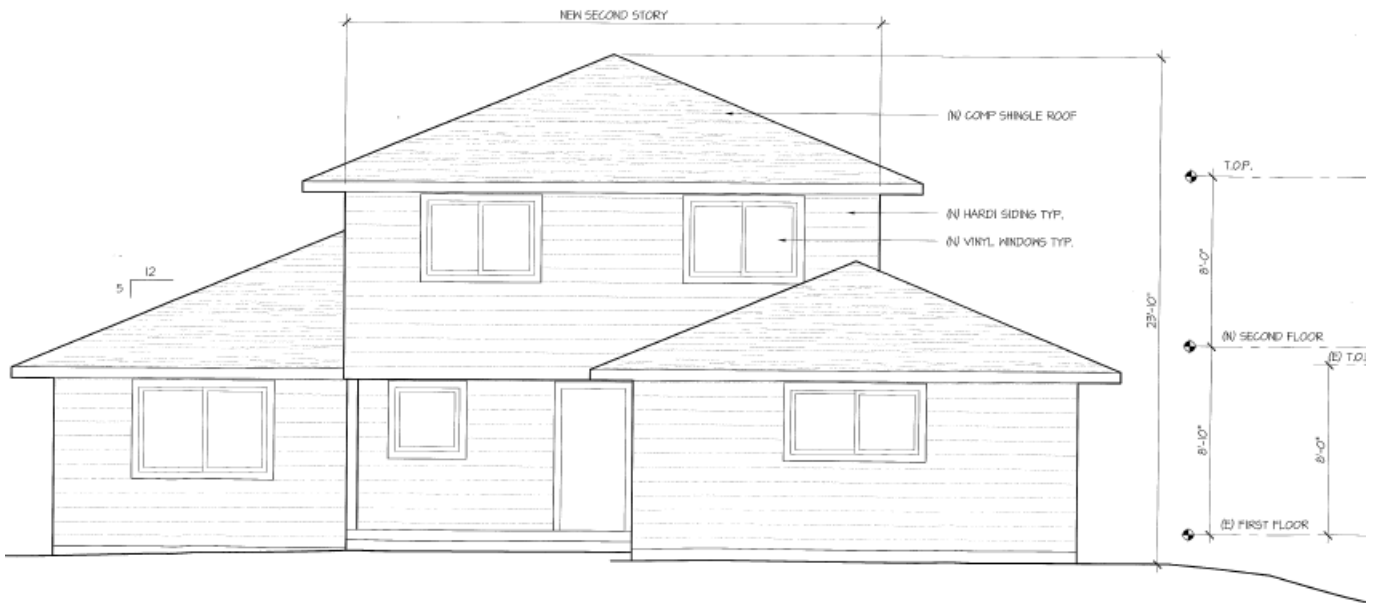
Phil Boyle, Senior Planner

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. 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.

Mailed on or before May 1, 2015



1
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EXISTING EAST ELEVATION
1/4"=1'-0"



1
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PROPOSED EAST ELEVATION
1/4"=1'-0"