

## Tam Design Review Board

c/o Doug Wallace, 373 Pine Hill Rd., Mill Valley, CA 94941

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### AGENDA

Public Hearing – October 19, 2022, 7:00 PM - via Zoom link  
below

#### Call to order: 7:00 PM

Approval of minutes for August 17, 2022

Correspondence and Notices

Public comment on items not on the agenda

#### 1. Election of Vice Chairperson

#### 2. Hartman Trust Variance (P3674)

22 Ethel Lane, Mill Valley, CA

Assessor's Parcel 048-061-54

**Applicant:** Donna Warrington

**Project Planner:** Joshua Bertain

The applicant requests Variance approval to construct an addition to the first floor of an existing two-story residence located in an unincorporated area of Mill Valley. In total, the project proposes 602 square feet of additions, including a 103 square foot breakfast room addition that would conform to the setbacks established by the governing R1 zoning district, and a 499 square foot family room addition where 371.8 square feet of the family room addition would be located within the rear yard setback. The 602 square feet of proposed development would result in a floor area ratio of 13 percent on the 22,705 square foot lot. The addition would reach a maximum height of 17 feet, 4 inches above the surrounding grade and the exterior walls would have the following setbacks: 77 feet from the eastern front property line; 28 feet, 6 inches from the northern side property line; 26 feet from the southern side property line; and 7 feet from the western rear property line. Various site improvements would also be entailed in the proposed development, including a new deck that would provide an exterior connection to the area of proposed additions.

Variance approval is required pursuant to Section 22.54.020 of the Marin County Development Code because the project proposes an addition within a required setback.

### **3. Recruitment for Vacant Board Seat**

### **4. Adjournment**

#### **Zoom Meeting Details:**

Doug Wallace is inviting you to a scheduled Zoom meeting.

Topic: Tam Design Review Board, October 19, 2022

Time: 7:00 PM Pacific Time (US and Canada) Join Zoom Meeting:

<https://us02web.zoom.us/j/87471415754?pwd=a1JMQkJDUXMya3RtRmtlTTR5U1IvUT09>

Meeting ID: 874 7141 5754

Passcode: 323832

One tap mobile

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Meeting ID: 874 7141 5754

Passcode: 232832

Find your local <https://us02web.zoom.us/j/87471415754?pwd=a1JMQkJDUXMya3RtRmtlTTR5U1IvUT09>