

**MARIN COUNTY DEPUTY ZONING ADMINISTRATOR AGENDA**  
**Marin County Civic Center, Room 328 - San Rafael**  
**REGULAR MEETING July 17, 2008**

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Johanna Patri, Hearing Officer

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**CONSENT ITEMS\***

**9:00 A.M. C1. COASTAL PERMIT (CP 08-47) and DESIGN REVIEW (DM 08-53):  
RAISER RESOURCES LLC**

**SG**

A proposal to consider construction of a new driveway off State Route One. The site is already served by an existing driveway, which is to be closed off with completion of the new driveway. This new driveway will have an expanded line of sight in both directions along State Route One. The new driveway will include retaining walls which, in places, will reach a height of 10 feet. The subject property is located at **24800 Highway One, Marshall**, and is further identified as **Assessor's Parcel 104-040-30..**

\*Should controversy develop, any matter under Consent consideration  
will be rescheduled and heard after the last item on the calendar.

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Jeremy Tejirian, Hearing Officer

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**9:05 A.M. H1. (*Continued*) COASTAL PERMIT (CP 08-6), SECOND UNIT PERMIT (SU 08-39)  
AND DESIGN REVIEW (DR 08-7): WILLIAM AND SUSAN STITT**

**KT**

A proposal requesting approval to construct additions to an existing single family residence measuring 543 square feet, a new, approximately 710 square foot second unit, and a new, approximately 400 square foot garage. First floor improvements will consist of expanding the existing utility area on the first floor and adding a new bathroom and closet adjacent to the utility area. Second floor improvements include an addition to the office on the second story and a large storage closet. The additions would bring the front of the house within approximately 6 feet of the front property line. Also proposed is an approximately 194 square foot solarium that would connect the primary residence and the proposed second unit. Upon completion, the residence would total 2,069 square feet. The second unit will be attached to the western edge of the existing residence and would be located approximately 6 feet from the northerly, front property line and 27 feet from the westerly side property line. The proposed garage would be located approximately 1 foot from the front (northerly) and side (easterly) property lines. The location and size of the garage are extremely limited due to required setbacks from the leach lines and the location of the house and propane tank, and the slope of the lot. Upon completion, development at the project site would total approximately 2,779 square feet and have a floor area ratio (FAR) of 22.3 percent. The subject property is located at **55 Balmoral Way, Inverness**, and is further identified as **Assessor's Parcel 112-144-28.**

**This item was continued from the hearing of June 12, 2008.**



Late agenda material can be inspected in the Community Development Agency between the hours of 8:00 a.m. and 4:00 p.m. The Community Development Agency is located in Room 308 Marin County Civic Center, 3501 Civic Center Drive, San Rafael.

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