

MARIN COUNTY DEPUTY ZONING ADMINISTRATOR AGENDA
Marin County Civic Center, Room 328 - San Rafael
REGULAR MEETING March 12, 2009

Johanna Patri, Hearing Officer

CONSENT ITEMS*

**9:00 A.M. C1. COASTAL PERMIT (CP 08-39), DESIGN REVIEW (DR 08-37) AND USE PERMIT (UP 08-10):
OXFOOT ASSOCIATES (VERIZON WIRELESS) VCP**

A proposal to install a wireless facility at Lawson's Resort. The mechanical equipment for the facility would be located within an existing shed in the southern portion of the café. The antennas would be disguised within a faux chimney on the southern most portion of the roof ridge. The chimney would reach a maximum height of 33.75 feet above grade, five feet above the roof ridge height of the building. Also proposed is: 1) a new 60-kilowatt generator on an 11 foot by 15 foot concrete slab with a 6 foot tall chain link fence, and 48 inch tall concrete bollards surrounding the outside; 2) relocation of an existing 30 square foot shed approximately 8 feet south of the proposed generator; and 3) an electrical trench from the wireless facilities to a new wireless utility pull box in the southeast corner of APN 100-141-01, which would be approximately 150 feet long. The subject property is located at **37 Cypress Avenue, Dillon Beach**, and is further identified as **Assessor's Parcels 100-141-01, and -12**.

**C2. COASTAL PERMIT (CP 09-8) AND DESIGN REVIEW (DM 09-23):
MARCOTTE/MAGAN PARTNERSHIP NEO**

A proposal to convert the existing historic (circa 1915) Tomales Garage structure to a woodworking shop – for George R. Magan Stair Builders (License 459058). The historic structure will be retained predominately in its original condition. The only design change would be for a new window and door added to the front (south) elevation along First Street (Dillon Beach Road). The design of the window and door would match the existing design of the historic windows and doors. The existing building has 3,300 square feet of floor area on the 6,360 square foot lot. The structure is located on the northeast corner lot at the intersection of First Street and Valley Avenue with zero setbacks from the front and side property lines. The structure is setback 45.5 feet from the rear (north) property line and 39.5 feet from a well in the rear yard area. The structure has a maximum height of 20.5 feet above finished exterior grade. The project site is located on property within the historic district boundaries of the Town of Tomales. The subject property is located at **98 First Street, Tomales**, and is further identified as **Assessor's Parcel 102-071-04**.

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



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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