

**MARIN COUNTY PLANNING COMMISSION AGENDA**  
Marin County Civic Center, Room 328 - San Rafael  
REGULAR – January 26, 2004

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- 1:00 P.M.
1. ROUTINE TRANSACTIONS
    - a. Incorporate Staff Reports into Minutes
    - b. Continuances
  2. COMMUNICATIONS
  3. OPEN TIME FOR PUBLIC EXPRESSION, LIMITED TO THREE MINUTES PER SPEAKER
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- 1:15 P.M.
4. RATIFICATION OF RESOLUTION: GHAZI VARIANCE/DESIGN REVIEW BB

Ratification of resolution denying a Variance and Design Review proposal to approve a 130 square foot (65 square feet per story), as-built portion of the house that is located 22.8 feet from the north front property line and encroaches 7.2 feet into the 30 foot front yard setback. This represents a change from the 31.5 foot front yard setback approved through prior design review. In addition, the applicant is requesting design review approval of the change in the east side setback from the approved 36.3 feet to 39.2 feet, and in the west side setback from the approved 104 feet to 94 feet. The applicants are also requesting approval of a change in the building and retaining wall colors from the approved medium tans to lighter shades of tan. Revisions to the approved landscape plan and a six-foot wood fence on the north property line are also proposed with this application. The house, containing 6,542 square feet, with a maximum height of 29 feet and including 540 square feet of attached garage space, received Design Review approval on December 28, 2001. A pool and landscaping were also included in the original design review approved plans. The subject property is located at **49 Bret Harte Road, San Rafael**, and is further identified as **Assessor's Parcel 018-123-08**.

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5. DIRECTOR'S ORAL REPORT
    - a. Status report on Countywide Plan Update
    - b. Report on On-Going/Pending Development Projects
  6. APPROVAL OF MINUTES – DECEMBER 8, 2003
  7. UPDATE ON BOARD OF SUPERVISORS ACTIONS
  8. FUTURE AGENDA DISCUSSION ITEMS, FIELD TRIPS
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