

# Kentfield Planning Advisory Board

*P.O. Box 304, Kentfield, California 94914*

## Minutes of February 13, 2019

Anne Petersen called the meeting to order at 7 p.m. in the COM Student Center. Other board members also present: Bitsa Freeman, Ross McKenna, Neil Park, Pam Scott.

**November 14, 2018 Minutes.** M/S (Neil/Ross) and unanimously agreed to approve minutes.

### **Marin Healthcare District Design Review / Sign Review** (Immanuel Bereket)

(Guests for project review: Alfred DeWitt, SWA Landscape Architects: Michael Watkins, Ballard & Watkins; Darren Graves, Perkins Eastman/Architects)

This application seeks Design Review and Sign Review approvals to construct the 3rd phase of Marin General Hospital's redevelopment project. This phase of construction involves:

- Renovation of the existing West Wing building, and construction of an attached, one-story 3,500 sq. ft. of gross floor.
- Regrading the site for a new entry.
- Landscape modifications.
- Reconstruction and relocation of the roundabout.
- Creation of a new primary entry, lobby, waiting area, admitting, café and other uses.
- Also part of this phase: tree removal and planting, on- and off-site landscaping, lighting, wayfinding and identification signs, midblock pedestrian walkway, relocation of a bus stop, new pedestrian and vehicle entrances, a pick-up/drop-off circular turnaround, as well as creation of a left turn pocket into the new vehicular entrance.

In addition, it was noted that the licensed bed count would remain unchanged, there will be rooftop solar atop the garage, the number of on-site parking spaces would be reduced from 867 spaces to 811 spaces, and building space that is non-compliant for acute care could be converted to office usage.

**Recommendation.** Board unanimously recommends that the project is incomplete pending provision of the following:

- A plan showing how safe and timely access from the bus stop to the hospital entrances will be provided for persons using public transit who are not sufficiently mobile to walk the distances unaided.
- A cross section of the elevation of Bon Air Road from the park across the street to the new main entrance, showing the grading and a ramp or other modification that is in place to facilitate pedestrian and vehicular traffic.
- Department of Public Works should review how use of the cut through the median would affect safety of both pedestrians walking across the street and passing vehicles.

The meeting was adjourned at 8:20 p.m.

Minutes: Ann Thomas