



AGENDA

Regular Meeting of the Ross Town Council
Thursday, September 11, 2025

Town Hall
31 Sir Francis Drake Boulevard
Ross, CA 94957


The meeting will be held in person. As a courtesy, and technology permitting, members of the public may participate remotely and provide public comment via Zoom. Please be advised that those participating in the meeting remotely via Zoom do so at their own risk. Council meetings will not be canceled due to technical difficulties. If no members of the Town Council are attending the meeting via teleconference, and a technical error or outage occurs on the teleconference feed, the Town Council will continue the meeting in person in the Ross Town Hall, 31 Sir Francis Drake Boulevard, Ross, CA.

Zoom Webinar: <https://us02web.zoom.us/j/86512972869>

Webinar ID: 865 1297 2869# or Call-in Number: +1 (669) 900-9128

Submit public comment by:

1. Emailing cmartel@townofrossca.gov prior to 4:00 P.M. the day before the meeting.
2. Attend the meeting in person and provide public comment.
3. If participating remotely, during the public comment portion of the Open Session select the “Raise Hand” icon in the Zoom meeting or press *9 if calling into the meeting.

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1. **6:00 p.m. Call to Order. (Council Member Salter will participate via Zoom from 246 Spring Street New York, NY 10013.)**
 2. **Posting of agenda/changes to agenda.**
 3. **Councilmember Reports on Meetings and Conversations**
Councilmembers may disclose any meetings, conversations, or correspondence with residents or stakeholders concerning matters appearing on this agenda. This is for transparency only and does not disqualify Councilmembers from participating in the discussion or action.
 4. **Open Time for Public Expression.**
Limited to three minutes per speaker on items not on the agenda.
 5. **Proclamation recognizing G. Kelley Reid as Town Treasurer since 1998. **

 Full agenda packet available online by clicking [here](#).

6. Proclamation celebrating Marin Art and Garden Center's 80th Anniversary. [!\[\]\(31b03e46ee8a80a1f1467b8c03bd76e8_img.jpg\)](#)
7. Welcome David Kelley, Project Manager. (Johnson)
8. Welcome Elena Kurakina, Senior Accountant. (Johnson)
9. Presentation from Branson School's Youth Advocacy Committee on nicotine. [!\[\]\(7d9665ff04f9d2270c38081c6215a724_img.jpg\)](#)
10. Mayor's Report.
11. Council Committee & Liaison Reports.
12. Staff & Community Reports.
 - a. Ross Property Owners Association
 - b. Town Manager
13. Consent Agenda.

The following items will be considered in a single motion, unless removed from the consent agenda:

 - a. Minutes:
Regular Meeting, August 14, 2025 [!\[\]\(7cea648fec4dfc1e99934873e9173b69_img.jpg\)](#)
 - b. Town Council consideration of the second reading of Ordinance 731 and read by title only, an Ordinance of the Town of Ross amending the Town of Ross Municipal Code Title 10 Vehicles and Traffic to add Chapter 10.50 Marin Electric Bicycle Safety Pilot Program. This item was introduced at the August 14, 2025 meeting. (Pata) [!\[\]\(48ceb66414885cacc3f139b4fa359213_img.jpg\)](#)
 - c. Town Council consideration to approve the draft Town of Ross response to the Marin County Civil Grand Jury Report titled "The Worrisome Future of Marin Housing, NIMBY Resistance Takes a Backseat to Economic Reality," dated June 24, 2025, and authorize the Mayor to sign the response form as required under California Penal Code Section 933. (Felicano) [!\[\]\(01a1fc700f38e6e09ee62e6a9c54d804_img.jpg\)](#)
 - d. Town Council consideration to approve the Catastrophic Leave Program, subject to any needed technical corrections, and direct the Town Manager to implement it retroactively to August 1, 2025. (Johnson) [!\[\]\(833c1865792a2399365d8193854ceab7_img.jpg\)](#)
 - e. Town Council consideration to authorize the Town Manager to execute a Pilot Community Program Agreement between the Marin Art & Garden Center and the Town of Ross, formalizing the use of classroom and outdoor space at MAGC for Ross Recreation programming through August 31, 2026. (Borthwick) [!\[\]\(5b4802b5ab32e2afe0a3214e088c55e2_img.jpg\)](#)

- f. Town Council consideration to award the construction contract for the Natalie Coffin Green Park Pedestrian Bridge Replacement Project and authorize the Town Manager to enter into a construction contract with Cestarollo Construction LLC in the amount of \$143,558; and authorize a 10% ministerial contingency of up to \$14,000 for potential contract change orders to address unforeseen conditions. (Simonitch) [!\[\]\(0551a83d441798e532995956b603f604_img.jpg\)](#)
- g. Town Council consideration to adopt Resolution 2539 denying the proposed project located at 12 Canyon. [!\[\]\(54ee180c0037b66a36ce2219a481afde_img.jpg\)](#)

End of Consent Agenda.

14. Public Hearing on Planning Projects – Part 1.

Public hearings are required for the following planning applications. Staff anticipates that these items may be acted upon quickly with no oral staff report, Council discussion, or public comment. If discussion or public comment is requested, the Council may consider the item later in the agenda.

34 Shady Lane, Design Review, Nonconformity Permit, Variance and Town Council consideration of adoption of Resolution No. 2537 approving the project, subject to conditions. (Lopez-Vega) [!\[\]\(e474458956c9a37fbf9586ddb60a7fa1_img.jpg\)](#)

Wally and Roseanna Lourdeaux, 34 Shady Lane, A.P. No. 073-161-33, Zoning: R-1:B-A, General Plan: VL (Very Low Density), Flood Zone: AE (Floodway)

Project Summary: The applicant requests approval from the Town Council for Design Review, Nonconformity Permit, and a Variance. The proposal includes an addition to the existing nonconforming guest house, consisting of a new laundry room, bedroom, and bathroom, for a total of 248 square feet (SF) of new floor area. The exterior materials and trim details will match the existing guest house. In addition, the project seeks to legalize an existing 145 SF deck, 14-inches in height, which encroaches into the rear yard setback, and to expand it by 67 SF to align with the addition. A Variance is required to legalize and expand a deck within the rear yard setback.


End of Public Hearing on Planning Project Part 1.

Administrative Agenda.

- 15. **Ross Recreation Update. (Borthwick)**
- 16. **Town Council to receive a presentation from staff regarding the status of the implementation of the Town of Ross Facilities Master Plan. (Johnson) [!\[\]\(69baca079ef3ab6f03d58fd7e9f950f1_img.jpg\)](#)**
- 17. **Town Council consideration to approve Resolution No. 2513 adopting the Final Initial Study/Mitigated Negative Declaration (Final IS/MND) and Mitigation Monitoring and Reporting Program (MMRP) approving the Bolinas Storm Drain Improvements Phase 2 Project as described in the Final IS/MND and authorizing the Public Works Director to advertise the project for public bid. (Simonitch) [!\[\]\(2da321c3dc978a55192cb9c452297973_img.jpg\)](#)**

End of Administrative Agenda.

Public Hearing on Planning Projects – Part II.

- 18. 36 Allen Avenue, Design Review, Accessory Dwelling Unit (ADU), Exception Permit, a Variance and Town Council adoption of Resolution No. 2538 approving the project, subject to conditions or Resolution No. 2540 denying the project. (Lopez-Vega) **

John and Paulette Moe, 36 Allen Avenue, A.P. No. 073-261-04, Zoning: R-1: B-7_5, General Plan: ML (Medium Low Density), Flood Zone: X (Moderate to Low)

Project Summary: The applicant requests approval from the Town Council for Design Review, an Accessory Dwelling Unit (ADU) Exception Permit, and a Variance to construct a new 460 square-foot (SF) detached two-car garage. The new detached garage, designed to match the existing residence, would be located within the front and side yard setbacks. As part of the project, the existing impervious driveway to the current detached garage and backyard will be removed and replaced with a permeable surface. An ADU Exception Permit is required because the proposal involves converting the existing 460 SF detached garage into an ADU and transferring the floor area allowance to construct the new detached 460 SF garage. A Variance is required because the new garage is proposed in the front and side yard setbacks.

End of Public Hearing on Planning Projects Part II.

- 19. No Action Items: (Mayor)**
- a. Council correspondence**
 - b. Future Council items**
 - c. Council Member participation at the communication table at the Ross Post Office on the next Council meeting day**
- 20. Meeting Evaluation.**
- 21. Adjournment.**

If any of the matters discussed above are challenged in court, you may be limited to raising only those issues you or someone else raised at any public hearing described on this notice or in written correspondence delivered at, or prior to, the Council meeting at which this matter will be heard. (Government Code Section 65009). In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Town Clerk at (415) 453-1453, extension 105 or email at cmartel@townofross.org. Notification at least 48 hours prior to the meeting will enable the town to make reasonable accommodation to help insure accessibility to this meeting.