



AGENDA
REGULAR MEETING of the ROSS TOWN COUNCIL
THURSDAY, JANUARY 9, 2014

- 1. 5:15 p.m. Commencement.**
- 2. Posting of agenda.**
- 3. Open time for matters pertaining to the closed session items in agenda item 4.**
- 4. Closed session.**
 - a) Public Employee Performance Evaluation**
Title: Town Manager

 - b) Conference with Labor Negotiators (Government Code Section 54957.6)**
Agency Representative: Town Manager Rob Braulik
Employee Organization: Public Safety (MOU discussion)
- 5. 6:00 p.m. Open Session. Council will return to open session and announce actions taken, if any.**
- 6. Minutes.**
- 7. Demands.**
- 8. Open Time for Public Expression. (5 minutes)**
Limited to three minutes per speaker on items not on agenda.
- 9. Council Committee and Liaison Reports. (20 minutes)**
 - a. Mayor Report.**







 - b. Council Committee Reports. (Finance, General Government, Public Works, Community Protection)**

Project applicants will be limited to no more than 15 minutes total for owner, architect, engineer, etc. presentations. All other speakers will be limited to a maximum of 3 minutes per item.

- c. **Town Manager Report.**
- d. **Marin Art & Garden Center Report.**
- e. **Ross Property Owners Association Report.**
- f. **Ross School Report.**
- g. **Employee Appreciation Program and presentation of awards to Town employees Police Sergeant Gianfranco Campa and Police Officer Paul Stromoski. (Braulik)**

10. Consent Agenda. (5 minutes)

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

- a. **Town Council consideration of adoption of Ordinance No. 649 amending Chapter 2.28.030 Disaster Council Membership, and Chapter 2.28.040 Disaster Council Powers and Duties of the Ross Municipal Code. (Braulik).** 
- b. **Town Council acceptance of proposed schedule for FY 2015 Budget. (Braulik)** 
- c. **Town Council acceptance of FY 2014 2nd Quarter investment report. (Braulik)** 
- d. **Town Council consideration of adoption of Resolution No. 1843 accepting the Pavement Management Project as complete. (Braulik)** 
- e. **30 Ross Common, Commercial District Use Permit No. 1940 (Semonian)** 
Faye Coddington, Applicant, Marcella Arana, Property Owner, 30 Ross Common, A.P. No. 73-272-11, Local Service Commercial District (C-L), Local Service Commercial and Downtown Special Planning Area, Zone A (High Risk Area with a 1% annual chance of flooding and a 26% chance of flooding over the life of a 30 year mortgage). A Local Service Commercial District Use Permit application for a massage therapy business in a 200 square foot, street level, space behind the hair salon. The office would have one employee (the applicant) and one to four clients per day.
- f. **83 Shady Lane, After-the-fact Design Review No. 1937 (Semonian)** 
Stefanie and Nathaniel Cook, (to the rear of 83 Shady Lane site), A.P. Nos. 73-091-15, 73-091-16, 73-091-31, R-1:B-10 (Single Family Residence, 10,000 Sq. Ft. Min. Lot Size), Medium Low Density (3-6 units per acre), Zone A (High Risk Area with a 1% annual chance of flooding and a 26% chance of flooding over the life of a 30 year mortgage). Request for after-the-fact watercourse design review for reconstruction of a portion of a retaining within 25 feet of the top bank of Ross Creek.

End of Consent agenda.

11. Public Hearings on Planning Applications – Part I.

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 for any item, the Council may consider the item later in the agenda under Public Hearings on Planning Applications Part II. The Council will act on each item separately.

a. 2 Upper Road West, Amendment to Variance, Design Review and Hillside Lot Permit No. 1899 (Semonian, 2 minutes) ☐

Jeff and Kim Qvale, 2 Upper Road West, A.P. No. 73-062-12, R-1:B-5A (Single Family Residence, 5-acre minimum lot size), Very Low Density (.1-1 units per acre), Zone X (outside 1-percent annual chance floodplain). Public hearing to consider an amendment to the design review, hillside lot permit and variance application approved by the Town Council October 8, 2012. The applicants request approval to extend an approved patio area further into the north/rear yard setback. The proposed patio would be no closer to the property line than the patio area that existed prior to the start of construction.

Gross Lot Area	74,487 square feet		
Existing Floor Area Ratio	10,047 sq. ft.	13.5%	
Approved Floor Area Ratio	10,114 sq. ft.	13.6%	(15% permitted)
Existing Lot Coverage	10,467 sq. ft.	14.1%	
Approved Lot Coverage	10,942 sq. ft.	14.7%	(15% permitted)
Existing Impervious Areas	19,143 sq. ft.	25.7%	
Proposed Impervious Areas	16,721 sq. ft.	22.5%	

b. 112 Winding Way, Variance No. 1941 (Semonian, 2 minutes) ☐

Michael and Maren Bannon, 112 Winding Way, A.P. No. 72-101-01, R-1:B-5A (Single Family Residence, 5-acre minimum lot size), Very Low Density (.1-1 units per acre). Public hearing to consider an application for setback variances to permit a 160 square foot stair hall between the existing garage and residence, partially within the north side yard setback (25 feet required, 13.5 feet proposed) and front yard setback (25 feet required, 24.5 feet proposed).

Gross Lot Area	21,953 square feet		
Existing Floor Area Ratio	3,050 sq. ft.	13.8%	
Proposed Floor Area Ratio	3,210 sq. ft.	14.6%	(15% permitted)
Existing Lot Coverage	2,600 sq. ft.	11.8%	
Proposed Lot Coverage	2,761 sq. ft.	12.5%	(15% permitted)
Existing Impervious Areas	6,454 sq. ft.	29.4%	
Proposed Impervious Areas	6,454 sq. ft.	29.4%	

The existing residence and garage are located partially within the required north side and front yard setbacks.

End of Public Hearings on Planning Applications – Part I.

12. Town Council consideration of adoption of Resolution No. 1844 establishing Marin Sanitary Service rates for 2014. (Braulik, 5 minutes) ☐

13. **Town Council consideration of approving Recreation Manager job description and salary range, and authorizing Town Manager to hire a consultant to recruit for position. (Braulik, 10 minutes)** 🗨️
14. **Town Council consideration/action of the proposed Ross Valley Fire Department (RVFD) Joint Powers Agreement second amendment regarding the addition of a Management Committee and the conduct of closed sessions with the member agencies. (Braulik, 5 minutes)** 🗨️
15. **Town Council acceptance of Annual Report on the status of the Ross General Plan and Housing Element for calendar year 2013. (Semonian, 2 minutes)** 🗨️

Public Hearings on Planning Applications – Part II.

16. **12 Norwood Avenue, Amendment to Variance, Design Review and Demolition Permit No. 1911 (Semonian, 20 minutes)** 🗨️

Mark and Sarah Kruttschnitt, 12 Norwood Avenue, A.P. No. 73-091-29, R-1:B-20 (Single Family Residence, 20,000 sq. ft. min. lot size), Low Density (1 - 3 units per acre), Zone A (High Risk Area with a 1% annual chance of flooding and a 26% chance of flooding over the life of a 30 year mortgage) and Zone X. Application to amend demolition permit, design review, and setback variance approved by the Town Council on April 5, 2012, which permitted construction of a new residence and accessory structures. The applicants propose to add a 121 square foot storage room to the south side of the garage, between the garage and the street. The storage room addition would comply with required side and front yard setbacks.

Lot Area	54,630 square feet	
Existing Floor Area Ratio	5,991 sq. ft.	10.9%
Proposed Floor Area Ratio	8,068 sq. ft.	14.8% (15% permitted)
Existing Lot Coverage	4,822 sq. ft.	8.8%
Proposed Lot Coverage	5,591 sq. ft.	10.2% (15% permitted)
Existing Impervious Surface	6,112 sq. ft.	11.2%
Proposed Impervious Surface	5,871 sq. ft.	10.7%

End of Public Hearings on Planning Applications – Part II.

17. **No Action Items: (Mayor, 5 minutes)**
 - a. **Council correspondence received**
 - b. **Future Council items**
18. **Adjournment.**

The meeting will be held at Ross Town Hall, 31 Sir Francis Drake Boulevard, located at the corner of Sir Francis Drake Boulevard and Lagunitas Road. 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).

January 9, 2014 Agenda

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Town Manager at (415) 453-1453, extension 107 or (415) 453-1950 (Fax). Notification at least 48 hours prior to the meeting will enable the town to make reasonable accommodation to help insure accessibility to this meeting.