



**PLANNING COMMISSION**

**AGENDA**

**COUNCIL CHAMBERS, CITY HALL**

**26 CORTE MADERA AVENUE**

**REGULAR MEETING OF May 23, 2023**

**6:30 PM**

**PLANNING COMMISSION MEMBERS:** Jon Yolles, Chair  
Eric Macris Vice-Chair  
Greg Hildebrand  
Ernest Cirangle  
Kevin Skiles

**CALL TO ORDER**

**ROLL CALL**

**PUBLIC OPEN TIME:** Time for comments from members of the public on issues not on this Planning Commission agenda. (Limited to 3 minutes per person)

**APPROVAL OF AGENDA:**

**CONSENT CALENDAR:** The following item(s) listed on the Consent Calendar are considered routine and are approved by a single motion without discussion. The Chair or any member of the Planning Commission or the public may request that any item listed under the Consent Calendar be removed and action taken separately. In the event that an item is removed from the Consent Calendar, it shall be considered in its numerical order.

**PUBLIC HEARING:** For each of the following items, the public will be given an opportunity to speak. After a staff report, the Chair will open the public hearing and invite the applicant or applicant's representative to make any comments. Members of the public will be invited to provide testimony to the Commission following the applicant. Speakers should state their name for the record and can address the Commission for three minutes. After all public comments have been received, the public hearing will be closed, and the Commission will discuss the item and take appropriate action(s).

**DISCLOSURE OF EX PARTE COMMUNICATIONS:** Prior to a project hearing Planning Commission Members must disclose any communications they have had on any quasi-judicial agenda items. This includes, but is not limited to, Design Reviews, Tentative Subdivision Maps, Parcel Maps, Variances, and Conditional Use Permits. This does not disqualify the Planning Commission Member from participating and voting on the matter but gives the public and applicant an opportunity to comment on the ex parte communication.

**1. 1 Hamilton Drive – Study Session for Design Review – PL23-5167 (Ross)**

A Design Review Study Session application to construct an affordable housing development on the northerly portion of the property at 1 Hamilton Drive. The project includes the construction of a four-story podium-style building with 45 affordable housing units, a ground floor parking garage with 65 residential parking spaces and an outdoor courtyard for the residents. The project also includes the replacement of the existing 38 public parking spaces and public restroom facilities on the site. The existing Public Safety Building (PSB) parking lot will be reconfigured to include up to 50 public parking spaces, public restrooms, and electric vehicle charging. Secured parking for police and fire vehicles will be provided in the rear of the PSB parking lot. A Tree Removal Permit is required to remove approximately 45 trees from the City-owned property. The project includes an amendment to the Zoning Map to change the zoning of the housing site from O-A (Open Area) to RM-B (Multifamily Residential – Bayfront). An Environmental Impact Report (EIR) is being prepared for the project pursuant to the California Environmental Quality Act (CEQA). No formal action will be taken at this meeting.

**APPROVAL OF MINUTES: May 9, 2023**

**LIAISON REPORTS:**

**PLANNING AND BUILDING DIRECTOR’S REPORT:**

**ADJOURN**

*APPEALS: Any decision made by the Planning Commission on the above items may be appealed to the City Council by filing a letter with the Planning and Building Department within 10 calendar days following the date of the decision describing the basis for the appeal and accompanied by the \$1004.00 appeal fee.*

*ACCESS: Upon request, City publications will be made available in the appropriate format to persons with a disability. If you require assistance or accommodation to participate in a Planning Commission meeting, please contact the City Clerk at (415) 388-4033 (TTY 711) at least 24 hours prior to the meeting. The City will use its best efforts to make reasonable accommodations to provide as much accessibility as possible, while also maintaining public safety.*

**Upcoming Meetings:**

June 5, 2023: City Council Meeting – 5:30 PM

June 13, 2023: Planning Commission Meeting – 6:30 PM