



CITY OF SAUSALITO
NOTICE OF AN APPLICATION FOR ADMINISTRATIVE APPROVAL OF CHANGES TO
AN APPROVED PROJECT (DR 12-047) AT 33 ATWOOD AVENUE

NOTICE IS HEREBY GIVEN that John McCoy of McCoy Architecture, Inc., on behalf Douglas Alleavitch and Elizabeth Miarecki, has submitted an application for Administrative Approval of Changes to an Approved Project (DR 12-047) as described below at 33 Atwood Avenue (APN 065-202-21) in the R-1-6 Zoning District. **The required 10-day public noticing period begins on August 26, 2016. A decision on the application will be rendered after September 6, 2016.**

Project Description

The applicant is requesting Administrative Approval of Changes to approved project DR 12-047. The project entails a remodel and addition to a single-family residence. The project included installation of a deck, elevated stairs, site grading and landscaping within the interior courtyard of the residence, as well as walkways and patios surrounding the residence. The project was approved by Planning Commission on June 27, 2012 (Resolution 2012-16).

The requested changes to the approved plans include:

- Change the shape and size of the deck located in the interior courtyard, expanding the deck to the east. Adds **105 sq. ft.** to lot coverage.
- Remove the proposed elevated stair connecting the interior courtyard and concrete landing to the south driveway. Removes **46 sq. ft.** from lot coverage.
- Reconfigure landscaping to replace plantings bordering the southeast patio with turf, and redesign the terraced features southeast of the residence to include one terraced step instead of two.
- Change the walkway proposed along the west property boundary from decomposed granite to concrete, and the northwest patio from stone-tile to concrete. Adds **530 sq. ft.** of impervious surfaces to the lot area.
- Add railings to the garage roof and create a rooftop deck with lpe deckboard
- Change the façade material for the south and east elevations of the garage, and south elevation of the entryway, from wood siding to stucco using the same color palette.

Project plans and application materials are available for inspection at the Community Development Department in City Hall at 420 Litho Street, Sausalito. A Notice of Decision will be rendered after **September 6, 2016**. If you wish to review the proposed plans, please contact **Milan Nevajda**, Contract Planner, at (415) 289-4135. All interested persons are encouraged to review the plans and make comments.

Administrative Design Review Permit decisions may be appealed within ten (10) calendar days of the decision date. A request for an appeal must be submitted to the Community Development Department within ten (10) calendar days of the Community Development Director's decision.

NOTICE IS HEREBY FURTHER GIVEN that if you challenge in court this Administrative Design Review Permit, you may be limited to raising only those issues you or someone else raised in written correspondence delivered to the Community Development Department within ten (10) calendar days of a decision (Government Code §65009.b.2).


Milan Nevajda, Contract Planner

Posted: , 2016