

# KENSINGTON MUNICIPAL ADVISORY COUNCIL

## REGULAR MEETING NOTES - DRAFT

BUILDING E

59 ARLINGTON AVE., KENSINGTON, CALIFORNIA

**Tuesday, May 28, 2019 – 7 PM PDT**

1. Roll Call – Present: Patrick Tahara, Chris Brydon, Larry Nucci, Lloyd Cowell and Adam Novickas Absent: Melissa Holmes Snyder
2. Citizens' Comments – None
3. Approval of Meeting Notes from April 30, 2019.
4. **25 Norwood (VR19-1022)** The applicant requests approval of a Variance with a Kensington Design Review, for a 3 foot side yard, where 5 feet minimum is required, to legalize the construction of an elevated deck attached to the southern side of the existing single-family residence. No change in the gross floor area is proposed.

Yung Chen, spoke in behalf of the Owner of the property and stated that the deck was some years ago and the alterations were built with KMAC approval but the applicant did not submit for a building permit. The Owner has lived in this same residence for over 20 years. The current project is rebuilding some of the deck and altering the stair access to the deck.

Project meets 3 variance findings. Motion to Recommend Approval,– Ayes (5) Patrick, Chris, Lloyd, Larry, Adam

5. **230 Amherst (VR19-1024)** The application for a 0 foot side yard variance for an addition to an existing office on the first floor in the rear northern portion of an existing single family residence. To be in line with that residence, along with a Kensington Design review for the addition and the replacement of the existing rear deck with a new deck.

Ken Finney, applicant and Owner, has lived in this location for over 30 years. He explained that the addition to the back of the garage extended the building 6' and in line with the property. He spoke to the neighbors to the south and north of the property and both expressed no opposition to the project.

Patrick Tahara questioned whether the existing building and proposed addition lies on the property line as there is a 0' setback. The applicant will look into the matter.

Project meets 3 variance findings. Motion to Recommend Approval,– Ayes (5) Patrick, Chris, Lloyd, Larry, Adam

6. Motion to Adjourn at 7:37 pm – Ayes (5) Patrick, Chris, Lloyd, Larry, Adam