



NOTICE OF PUBLIC HEARING

Tiburon Design Review Board Meeting
Thursday, September 2, 2021, 6:00 P.M.
Teleconference Meeting

NOTICE IS HEREBY GIVEN that the Design Review Board of the Town of Tiburon will hold a public meeting to consider, among others, the request of:

131 Las Lomas Lane; Assessor's Parcel No. 059-121-40; File No. DR2021-011/VAR2021-005/VAR2021-006/VAR2021-018; Consideration of Site Plan and Architectural Review for demolition of an existing single-family residence and construction of a new single-family residence with two-car attached garage and other improvements including new driveway from Centro West Street, decks, exterior stairways, landscape, additional guest parking at Las Lomas Lane, and fence, with the following Variance requests: (1) reduced left (east) side setback to allow the new residence to be constructed 5' from the property line where a minimum setback of 8' is required, and a driveway deck to be constructed at the left (east) side property line resulting in a zero setback where a minimum of 8' is required; and (2) reduced front setback to locate a driveway deck at the front property line resulting in a zero setback where a minimum setback of 15' is required; and (3) reduced right (west) side setback to allow the new residence to be constructed 5'-1" from the property line where a minimum setback of 8' is required. The project would contain approximately 2,600 square feet of gross floor area and cover approximately 2,569 square feet (34.5%) of the lot. This property is zoned as R-2.

Consistent with Executive Orders No. N-25-20 and N-29-20 from the Executive Department of the State of California, the Design Review Board meeting will not be physically open to the public and all Board Members will be teleconferencing into the meeting. To maximize public safety while still maintaining transparency and public access, members of the public can access the meeting by following live at a video link or conference call number that will be provided on the agenda in advance of each meeting.

Information on the application is available for review in the Tiburon Community Development Department, Tiburon Town Hall, 1505 Tiburon Boulevard, Tiburon, CA 94920 by scheduling an appointment at 415-435-7390 and/or on the Tiburon Community Development Department's website at <http://www.townoftiburon.org/357/Projects-Under-Review>. Written comments are welcome and must be received by the Planning Division on or before the Monday prior to the meeting date. Questions should be directed to Christy Fong, Senior Planner, at 415-435-7397 or at cfong@townoftiburon.org.

Public comment is invited. If you cannot attend the meetings, you may send a letter to the Planning Division at 1505 Tiburon Boulevard, Tiburon CA 94920 or email your comments to the Kris Bernard at kbernard@townoftiburon.org.

IF YOU CHALLENGE IN COURT ANY MATTER DESCRIBED ABOVE, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES RAISED AT THE PUBLIC MEETING, DESCRIBED IN THIS NOTICE, OR IN WRITTEN CORRESPONDENCE DELIVERED AT, OR PRIOR TO, THE ABOVE REFERENCED PUBLIC MEETING (Government Code Section 65009 (b) (2).)

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