



STAFF REPORT

TO: PLANNING COMMISSION

FROM: Corey Simon, Senior Planner

DATE: For meeting of January 22, 2013

SUBJECT: 1020 West Arlington Way (APN: 372-121-057); William Wood, Architect/Gus Kramer (applicant/property owner); Suzanne J. Chapot, et al. (appellants); FILE # 12PLN-0010: Public hearing on an appeal of the approval decision of the Zoning Administrator to grant Use Permit, Variance and Design Review approvals to expand an existing 2-car garage structure within the front yard, adding parking for 2 additional cars and an approximate 800 sq. ft. studio above. Use Permit approval is required to allow an Accessory Structure over 1,000 square feet, in size, with a height of approximately 18 feet when a maximum of 15 feet is normally allowed. Variance approval is required to allow new construction without a front yard, where a minimum 20' yard is normally required.

BACKGROUND and RECOMMENDATION:

The owner of the subject property has requested this item be continued to the next regularly scheduled Commission meeting (request to staff attached). Staff recommends a continuation of this item (Permit #12PLN-0010) to next regularly scheduled meeting of February 26, 2013.

\\mtz-city-dc\departments\Community Development\All Projects\RESIDENTIAL\W. Arlington Way, 1020 - Kramer Garage&Studio\Kramer - PC - Memo2continue-2013.01.22.doc

Corey Simon

From: Gus Kramer [Gus.Kramer@assr.cccounty.us]
Sent: Thursday, January 10, 2013 4:44 PM
To: Corey Simon
Subject: RE: garage 1020 west arlington

Please continue the hearing to the Feb 26,2013.. I have a conflict with County Business.. thanks

From: Corey Simon [mailto:csimon@cityofmartinez.org]
Sent: Thursday, January 10, 2013 4:40 PM
To: Gus Kramer
Subject: RE: garage 1020 west arlington

Gus, It's my understanding you want a continuance.

From: Gus Kramer [mailto:Gus.Kramer@assr.cccounty.us]
Sent: Friday, November 30, 2012 10:26 AM
To: Corey Simon
Subject: garage 1020 west arlington

I've attempted to have a neighborhood meeting with my neighbors who object to the garage addition. they are not interested in meeting with me,.design doesn't seem to be the issue... thanks for your time.. Gus Kramer.

Gus Kramer
Contra Costa County Assessor
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2530 Arnold Drive, Suite 400, Martinez, CA 94553-4395
Phone: (925) 313-7555 Fax: (925) 313-7660

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GIS website: www.ccmmap.us

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