KMAC Meeting on April 30, 2019.

**Attendees:** Chris, Melissa, Lloyd, Larry, Patrick, Adam. Adam is an alternate KMAC member. We had a quorum.

**20 Kerr (DP18-3011)** The applicant requests approval of a Kensington Design Review Development Plan for the construction of a new single-family residence with a variance for a third story and a variance to allow a portion of a driveway structure within the front setback area. In addition, the residence will have a gross floor area of 4,730 square-feet, which exceeds the gross floor area threshold for the subject property of 2,900 square feet.

Motion to approve DP18-3011: KMAC does not believe the unconditioned space constitutes a 3rd floor nor the subsequent variance and that the conditioned space for FAR consideration should be 3,680 square feet. In addition the second variance is not required as the 1.18 square foot structure in the front setback is 18 inches or less and thus does not require a variance.

Recommended for Approval—Ayes (4) Chris, Lloyd, Larry, Melissa - Adam (alternate) Nays (1) Patrick

**22 Avon (SU19-0022)** The applicant requests approval of an ADU and a variance permit to allow an internal ADU and a reduce 10 foot setback.

Applicant asked for a continuance for applicant to place story poles and possibly revise drawings regarding parking. Ayes (5) Patrick, Chris, Lloyd, Larry, Melissa - Adam (alternate)

**52 Anson Way (VR19-1018)** The applicant requests approval of a Variance to allow side yards at the pergola that are less than the 3-foot minimum. The pergola is in the same location as shown in the Development Plan DP18-3019 application. The western and northern property boundaries have been revised to reflect the survey data.

Recommended for Approval—Ayes (5) Patrick, Chris, Lloyd, Larry, Melissa - Adam (alternate)

Meeting notes will be distributed at a later date.