

MEETING SAN ANSELMO PLANNING COMMISSION, CITY HALL, June 5, 1950

Meeting called to order by Chairman Merritt Webster 8:15 p.m.

Commissioners present: Webster, Alfsnes, Meyerink, Pring and Sharp
Commissioners absent: Carey

This was a joint meeting of the City Council and Planning Commission called at the request of the Planning Commission and Mayor. The City Council members present May or Booth, Councilmen Smith, O'Mara, Skinner, Councilman absent, Knowles. Present also were City Engineer Siemer, City Clerk, Overdick and Fire Chief Marcucci, City Atty. Buresh.

Meeting called for a preliminary joint discussion of the advisability of amending Ordinance #256, Second Residential, so as to permit the establishment of professional businesses as the principal occupation. City Engineer Siemer advised there was a request for permission to build a medical center in a present Second Residential district and such building would tend to better serve the needs of the profession and the public by relieving traffic and parking congestion and easier access of the public to such service.

City Attorney Buresh stated that in his opinion it was not necessary to amend the present City Ordinance, and that the Planning Commission and the City Council jointly had power to grant permission for such types of professional businesses in Second Residential districts upon request of the applicant and the holding of required public hearings.

After general discussion it was agreed by those present any requests for the establishment of such professional businesses should be presented to the Planning Commission for first consideration and action and the Planning Commission Secretary was advised to so notify interested parties.

Request of Virginia A. Arata and Robert J. Finocchio, for an adjustment of eaves overhang of 8" on one side and 12" on the other sidelines of house being erected on Lot 22, Bella Vista Ave., San Anselmo presented by the Lindell Company, building contractors. Mr. Arata stated this house had previously been built by the Lindell Co. on other 50' lots, without objection the the overhang and to cut off the excess eaves would work a hardship and that it was not practical to alter the plan, as the foundation was already poured. Filed with the request were letters from Mrs. Mary Rege and Mrs. Mildred Arbini, nearest adjoining property owners on each side stating that they were both agreeable to granting the adjustment. Commissioner Sharp stated that he and Chief Marcucci, representing the Adjustment Committee had inspected the property and were agreeable to the adjustment. On motion of Commissioner Meyerink, seconded by Commissioner Alfsnes moved; and carried by unanimous voice vote of all commissioners present:

"That request of Virginia A. Arata and Robert J. Finocchio for an adjustment of 8" and 12" eave overhang on side lines of building now being erected on Lot 22, Bella Vista Ave., San Anselmo, be granted subject to approval of the City Council."

Minutes of the meeting of May 16, 1950 were read and approved.

Commissier Sharp called attention to existing violations of excess apartments being built and occupied in single family residences in First Residential districts, and this problem was discussed at some length by those present. It seemed to be the concensus of opinion that such violations were the result of excess demand during the war period for housing but that some steps should be taken to curb said violations, although no definite steps were taken at this meeting.

Meeting adjourned at 10:25 p.m. subject to call of the Chairman.

SAN ANSELMO PLANNING COMMISSION

BY

Braugh Sharp
Secretary

✓ Copy-Mayor
Copy-Council
Copy-Webster

May 18, 1950

Planning Commission
San Anselmo
California

Attention: Craigie S. Sharp
56 Hillcrest Circle
San Anselmo, California

Gentlemen:

As owners of Lot 22, Bella Vista Ave., San Anselmo, California, we have contracted with the Lindell Company, Inc., of San Francisco to build an architect designed Ranch type home on our lot.

We feel it will enhance the looks of the street, as well as the entire neighborhood, if built as it is planned. The Lindell Company had the plan ready for a 50' foot lot and have built them in almost every city on the Peninsula on 50' foot lots with a four foot side yard. This saved up approximately \$100.00 in getting the home we desire.

We are also enclosing a letter from each property owner adjacent to our lot agreeing to this slight adjustment. They each offered to appear personally if it would help, as they realize it would spoil the whold effect of a very nice home that we believe would add much to the value of our city.

Specifically we ask for the adjustment of allowing the slight overhang as shown on the "Front Elevation" of the plans in possession of the Building Inspector of the City of San Anselmo. This occurs approximately ten feet above the finish grade of the house.

Very truly yours,

LINDELL COMPANY

BY *[Signature]*

Virginia A. Arata

Robert J. Finocchio

May 15, 1950

Planning Commission

San Anselmo, Calif.

Gentlemen:

As owner of the adjacent lot on the South of the proposed construction, I am perfectly willing to have the roof korbels and rafters extend out approximately 8" beyond the side wall of the house.

Mrs Mary Rege

May 17, 1950

Planning Commission
San Anselmo
Calif.

Gentlemen:

As owner of the adjacent lot on the north of the proposed construction, I am perfectly willing to have the roof rafters extend approximately 12" beyond the sidewall of the house.

Mrs. Mildred Arbin
26 Bella Vista Ave