



AGENDA

Meeting of the Ross
Advisory Design Review (ADR) Group
January 16, 2024, 7:00 pm
Town Hall
31 Sir Francis Drake Boulevard
Ross, CA 94957

The meeting will be held in person. As a courtesy, and technology permitting, members of the public may participate remotely and provide public comment via Zoom. Please be advised that those participating in the meeting remotely via Zoom do so at their own risk. ADR meetings will not be cancelled due to technical difficulties. If no members of the ADR are attending the meeting via teleconference, and a technical error or outage occurs on the teleconference feed, the ADR meeting will continue in person in the Ross Town Hall, 31 Sir Francis Drake Boulevard, Ross, CA.

Join Zoom Meeting: <https://us02web.zoom.us/j/88984479108> or
Call +1 (669) 444-9171 and enter Meeting ID: 88984479108#

Submit public comment remotely by:

1. Emailing designreview@townofross.org prior to the meeting; or
2. Emailing designreview@townofross.org during the meeting; or

1. Commencement. Call to Order.


2. Open Time for Public Comments.

Limit 3 minutes per speaker for items not on tonight's agenda.

3. Approval of Minutes.


Meeting on December 12, 2023

4. Planning Projects/Applications.

- a. **Property Address:** 18 Canyon Road 
A.P.N.: 072-031-55
Applicant: Robert Ludlow, Architect
Property Owner: Robert and Sandra Ludlow
Zoning: R-1: B-5A
General Plan: VL (Very Low Density)

Flood Zone: X (Moderate Risk)

Project Summary: The applicant requests a recommendation to the Town Council for Design Review and a Hillside Lot Permit. The project proposes to legalize the existing nonconforming hot tub located within the rear yard setback and the hot tub equipment located in the side yard setback. The existing hot tub is made up of cedar and is integrated into the wood deck attached to the single-family residence.

- b. Property Address:** 15 Skyland Way 
A.P.N.: 072-201-16
Applicant: Pedersen Associates
Property Owner: Horatio LLC
Zoning: R-1: B-A
General Plan: VL (Very Low Density)
Flood Zone: X (Moderate Risk)

Project Summary: The applicant requests a recommendation to the Town Council for Design Review and a Hillside Lot Permit. The project proposes to rehabilitate and renovate the existing front and side landscape. The project will expand the existing driveway and construct retaining walls, gates and fences measuring up to 5' - 6" in height, construct stone stairs, a landing, paved paths to the garage, along with realigned gravel paths to the existing pool area. Plantings will be incorporated in all disturbed areas, and exterior light fixtures within the project area will undergo renovation. Lighting will be shielded or directed downward to illuminate paved surfaces.

5. Conceptual Advisory Design Review (No items)

6. Information, Discussion and New Agenda Items.

- a. 2024 ADR Meeting dates**

7. Adjournment.

Next scheduled regular meeting date and time: February 20, 2024, at 7:00 PM.

Staff reports and project plans are available for review at the Town of Ross website at www.townofross.org/meetings. The ADR Group invites interested parties to submit written comments in advance of the meeting. Written comments may be submitted via email to designreview@townofross.org. Comments received by the ADR Group are public record.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Town Clerk at (415) 453-1453, extension 105 or cmartel@townofross.org. Notification at least 48 hours prior to the meeting will enable the town to make reasonable accommodation to help insure accessibility to this meeting.