

Planning & Zoning Committee of the MidCoast Community Council

PO Box 64, Moss Beach CA 94038

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October 9, 2001

Fax: 1 Page

To: **Ms. Miroo Brewer**

San Mateo County Planning and Building Division

Mail Drop PLN122, 455 County Center

Redwood City, CA 94063

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re: PLN2001-00507: Coastal Development Exemption and Use Permit for construction of a new 2274 sq. ft. 2-story mixed use (boat storage on main floor, residential unit above) with building on a 3500 sq. ft. parcel on the north side of Princeton Ave. between Columbia and Broadway in Princeton. APN 047-023-210

Miroo:

At our meetings of 9/19/01, the Planning & Zoning Committee of the MCC reviewed the above referenced application. We had the following comments:

The committee found no substantive issue with the project, and that it was well suited structure and use for the parcel. Our only notes were with some architectural features, which we worked out with the applicant:

1. The proposed T-111 siding should be replaced with lapsiding, 5" on the lower level and 4" on the top, and the building would be painted a darker shade of gray/green with ivory trim.
2. Eave brackets would be added to the front to add some interest and give the building a more residential feel to the upper floor.

With the above comments and recommendations, the committee finds no issue with the project as presented and that it meets the zoning regulations and land use designations of its area.. Thank you for your help, and please keep us informed of any further developments, redesigns, hearings, approvals or appeals concerning this application.



Chuck Kozak, MCC Planning and Zoning Committee Chair

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