

TOWN OF HILLSBOROUGH

San Mateo County

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1600 Floribunda Avenue
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Architecture and Design Review Board Agenda

Monday, March 07, 2011 at 4:00 pm
Town Hall, 1600 Floribunda Avenue – Community Room

Applicants: Your extra plans will not be returned at the meeting; they will be available in the Planning Office for one week after the meeting.

CALL TO ORDER

APPROVAL OF MINUTES

January 24, 2011

WRITTEN/ORAL COMMUNICATIONS

Anyone who wishes to submit written communication or speak to the Board about any item not on the agenda may do so at this time. It is, however, the Board's policy not to stop the meeting to read correspondence that is submitted at the meeting. Materials may be submitted to the staff for the record.

PUBLIC HEARING ITEMS

Consent Calendar: The consent calendar includes routine items that do not require discussion. If a Board member or a member of the audience wishes to discuss an item on the Consent Calendar, it can be removed for discussion. Items on the consent calendar can be approved in one motion to expedite the meeting.

Consent Items

Additions/Remodels

1. **108 Baywood - Holterman (Graham M. Simmons Architect)**
Request for a ground floor addition of approximately 670 square feet (10.1% Floor Area Ratio) to the rear of an existing multi-level residence and new front entry stair and terrace.
2. **671 Brewer Drive - Stark (Andrew Mann Architecture)**
Request for a first and second floor addition of approximately 128 square feet (21.2% Floor Area Ratio) to an existing multi-level residence and associated facade improvements including a new trellis structure.

Regular Items:

Additions/Remodels

3. **1875 Willow Drive - Callinan (Winges Architects, Inc.)**
Request for a first floor addition of approximately 300 square feet and second floor addition of approximately 184 square feet (16.17% Floor Area Ratio) to an existing two story residence.
4. **735 Brewer Drive - Lane (TRG Architects / Michael Callan Landscape)**
Request for a first floor addition of approximately 1,690 square feet and second floor addition of approximately 962 square feet (19.13% Floor Area Ratio) to an existing two story residence and associated landscape plan including tree removal, new plantings, new terracing, new swimming pool and new driveway surfacing

New Houses

5. **1475 Crystal Drive - Der Abrahamian (Michael R. Carilli Design Group / Michael Callan Landscape)**
Continued review of the request for demolition of an existing one story residence and construction of a new two story French Eclectic style residence of approximately 5,453 square feet (24.9% Floor Area Ratio) and associated landscape plan including new plantings, new swimming pool, outdoor fireplace and kitchen, tree removal and new driveway cut. *(Continued at the January 24, 2011 ADRB Meeting)*
6. **15 Stonehedge Road - Wang / Chen (Stewart Associates / Michael Callan Landscape Architect)**
Request for demolition of an existing one story residence and construction of a new two story French style residence of approximately 5,229 square feet (19.9% Floor Area Ratio) and associated landscape plan including new plantings, new driveway surfacing and new walkways. *(Preliminary review received at the January 24, 2011 ADRB Meeting)*

PRELIMINARY REVIEW

(Not public hearing items; Board comments only.)

New Houses

7. **160 Bella Vista - Zhao (Chu Design / Michael Callan Landscape Architect)**
Request for demolition of an existing one story residence and construction of a new two story French style residence of approximately 6,667 square feet (24.94% Floor Area Ratio) and associated conceptual landscape plan including tree removal, new swimming pool, new plantings, new walkways and new driveway surfacing. *(Preliminary Review received at the January 24, 2011 ADRB Meeting for a Mediterranean style residence)*
8. **35 Willard Drive - Wong (John Chan Architecture / WM Landscape Architecture)**
Request for preliminary review of demolition of an existing ranch style residence and construction of a new single level Modern Ranch style residence of approximately 5,157 square feet (22.2% Floor Area Ratio) with an associated basement area and conceptual landscape plan including new plantings, new driveway surface, new patios and lawn area. *(Received third preliminary review at the December 06, 2010 ADRB Meeting)*

Additions/Remodels

9. **2905 Churchill Drive - Tung (Chu Design / Michael Callan Landscape)**

Request for preliminary review for a first and second floor addition of approximately 2,184 square feet (22.78% Floor Area Ratio) to an existing two level residence, change in architectural style to Mediterranean and associated conceptual landscape plan including new plantings, new driveway surfacing, front fencing and driveway gates.

DISCUSSION ITEM(S)

Presentation on the History of Hillsborough - Please join us as Hillsborough resident, Sally Meakin, takes us through the history of the Town.

ADJOURNMENT

SPECIAL ACCOMMODATIONS: If you need a disability-related modification or accommodation, including auxiliary aids of services, to participate in the ADRB meeting, or if you need an agenda in an alternate form, please contact the City Clerks Office at 375-7412 at least 24hours before the scheduled ADRB meeting.