



MINUTES  
**ARCHITECTURE AND SITE REVIEW COMMITTEE**

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4:00 p.m., September 14, 2005  
Los Altos Community Meeting Chambers  
One North San Antonio Road, Los Altos, California 94022

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**Call to Order**

Commissioner Skov called the meeting to order at 4:02 p.m.

**Roll Call**

All Present: Skov, Bressack and Disney

**Minutes**

It was moved by Commissioner Disney and seconded by Commissioner Bressack to approve the minutes of the September 7, 2005 Architecture and Site Review meeting. The motion passed by a 3-0 vote.

**Discussion**

Item No. 5 was moved to the beginning of the agenda.

**5. 05-SC-47 – M. Wadhva – 28 Los Altos Avenue**

Consideration of design review to demolish an existing 2,750 square-foot two-story home and construct a new 4,092 square-foot two-story home. The project includes a 2,750 square-foot first story and a 1,342 square-foot second story. ***THIS ITEM WAS CONTINUED FROM THE APRIL 6, 2005 A&S MEETING.*** Project Planner: Banks

Following discussion it was moved by Commissioner Bressack and seconded by Commissioner Disney to approve application 05-SC-47 per the findings and conditions with the following modifications.

- In addition to the ordinance protected Oak tree (no. 1) and Redwood trees (nos. 2 and 3) that tree nos. 12, 13, 15, 16 and 17 are protected trees and may only be removed or replaced with an approved Tree Removal Permit by the Community Development Director. Additionally, if tree no. 7 is removed, the replacement tree shall also be protected.

The motion passed 3-0.

**1. 05-SC-46 – Square Three Design Studios/L. and T. Cox – 395 Arboleda Drive**

Consideration of design review to demolish an existing 2,270-square-foot single-story home and construct a new 3,666-square-foot two-story home. The project includes a 2,756-square-foot first story and a 910-square-foot second story. ***THIS ITEM WAS CONTINUED FROM THE AUGUST 17, 2005 A&S MEETING.*** Project Planner: Kornfield

- Following discussion it was moved by Commissioner Bressack and seconded by Commissioner Disney to approve application 05-SC-47 per the findings and conditions.

The motion passed 3-0.

**2. 05-SC-55 – E. and E. Ganitsky – 681 Jay Street, Lot A**

Consideration of design review to construct a new single-story home with a floor area of 4,346 square feet on Lot A (the western parcel) of the recently subdivided property located at 681 Jay Street. *Project Planner: Kornfield*

Following discussion, it was moved by Commissioner Bressack and seconded by Commissioner Disney to continue the application with the following direction:

- Increase the front yard setback by five to 10 feet, preferably by 10 feet to relate better to the setback of the structure to the west;
- Consider the applicant's optional plan with the gabled dining room and porch but with a lower gable height and simplified eaves;
- Consider the taller (8.5-foot) wall plates if the main roof ridge was further lowered;
- Propose landscape screening to replace Tree Nos. 26 and 27; and
- Propose landscape screening in the side and rear yard to address privacy concerns relating to clerestory windows and finished floor grading.
- The fence should be constructed out of wood instead of iron.

The motion passed 3-0.

**3. 05-SC-56 – E. and E. Ganitsky – 681 Jay Street, Lot B**

Consideration of design review to construct a new single-story home with a floor area of 4,548 square feet on Parcel B (the eastern parcel) of the recently subdivided property located at 681 Jay Street. *Project Planner: Kornfield*

Following discussion, it was moved by Commissioner Bressack and seconded by Commissioner Disney to continue the application with the following direction:

- Modify the entry tower, gate and landscape wall to have a more welcoming appearance;
- Simplify the architectural details to reflect a less formal appearance including lowering the height of the windows and doors.
- Evaluate the need for additional screening to mitigate glare from the clearstory windows along the right elevation.

The motion passed 3-0.

**4. 05-D-01, 05-UP-01 and 05-Z-01 – Gordon Prill, Inc./St. Paul's Anglican Church and Canterbury School – 101 N. El Monte Avenue:** Consideration of commercial design review to allow three residential units at St. Paul's Anglican Church. The proposed structures consist of a 3,110 square-foot two-story rectory and a 2,645 square-foot duplex. ***THIS ITEM WAS CONTINUED FROM THE APRIL 6, 2005 A&S MEETING.*** *Project Planner: Banks*

Following discussion, it was moved by Commissioner Bressack and seconded by Commissioner Disney to the Planning Commission recommend approval of the application per the findings in the staff report with the following direction:

- The front elevation of the two-unit building shall be revised to have a single front door facing El Monte.
- The drawings for both structures should be revised to include more detail such as window trim.
- Consider a pedestrian path to the units from El Monte.
- Considering aligning the units to be parallel to the street.

- Consider providing a model of the units.
- Fencing between the front of the units and the street should be a maximum of four feet high, except for fencing between the units, which may be six feet with two-feet of lattice.

The motion passed 3-0.

### **Adjournment**

The meeting was adjourned at 6:20 p.m.

Prepared By:

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Curtis Banks, Senior Planner