



MINUTES ARCHITECTURE AND SITE REVIEW COMMITTEE

4:00 p.m., October 18, 2006
Los Altos Community Meeting Chambers
One North San Antonio Road, Los Altos, California 94022

Call to Order

Chair BRESSACK called the meeting to order at 4:02 p.m.

Roll Call

All Present: Chair BRESSACK, Commissioners DISNEY (arrived at 4:05 p.m.), and UHLIR

Minutes

It was moved by Commissioner UHLIR and seconded by Commissioner BRESSACK, to approve the minutes from the October 4, 2006 Architecture and Site Review Committee meeting, as prepared.

The motion passed by a 2-0 vote.

Consent Calendar

1. 05-D-14 – Charities Housing Development Corporation – 1579 Miramonte Avenue

Consideration of design review for a mixed commercial and residential use project containing 3,250 square feet of commercial retail space and 13 residential condominiums. The project removes the former Echo Restaurant building, dwelling and accessory structures. *Project Planner: Kornfield* ***AT THE APPLICANT'S REQUEST THIS ITEM IS BEING CONTINUED TO DATE UNCERTAIN.***

It was moved by Commissioner UHLIR and seconded by Commissioner BRESSACK, to continue application 05-D-14, to a date uncertain, per the applicant's request.

The motion passed by a 2-0 vote.

Discussion

Commissioner Disney arrives at 4:05 p.m.

2. 06-SC-28 – E. Kazazic and B. Lakisic-Kazazic – 431 University Avenue, Lot 7

Consideration of design review to construct a new, 1,330 square-foot two-story house on a vacant lot. The project includes a 1,014 square-foot first story and a 316 square-foot second story with a 961 square-foot basement. *Project Planner: Wilkinson*

Following discussion, it was moved by Commissioner DISNEY, seconded by Commissioner UHLIR, to approve application 06-SC-28 per the staff report findings and conditions and with the following changes and additional conditions:

- Delete condition No. 2.
- Modify condition No. 5 to read, “Replace the proposed Lemon tree (tree #12 on the landscape plan) with a 24-inch box native Category I tree from the City’s Street Tree Booklet.”
- Modify condition No. 6 to read, “Revise the landscape plan to increase the size of one of the proposed trees to 24-inch box.”
- Modify condition No. 7 to read, “Provide landscaping to screen the basement light well in the front yard.”
- Modify condition No. 8 to read, “Replace the two unhealthy Magnolia street trees with two new 24-inch box Category II or one Category I trees from the City’s Street Tree Booklet.”
- Add a condition that reads, “Eliminate the arch window on the right elevation.”
- Add a condition that reads, “Modify the window in the bathroom on the right elevation to match the mullion pattern of the window above it on the second floor.”

The motion passed by a 3-0 vote.

Adjournment

Chair BRESSACK adjourned the meeting at 4:45 p.m.

Prepared By:

Yvonne Dupont, Executive Assistant