

**MINUTES OF A REGULAR MEETING OF THE DESIGN REVIEW COMMISSION
OF THE CITY OF LOS ALTOS, HELD ON WEDNESDAY, MARCH 15, 2017
BEGINNING AT 7:00 P.M. AT LOS ALTOS CITY HALL, ONE NORTH SAN
ANTONIO ROAD, LOS ALTOS, CALIFORNIA**

ESTABLISH QUORUM

PRESENT: Chair Moison, Vice-Chair Glew and Commissioners Kirik, and Zoufonoun
ABSENT: Commissioner Harding
STAFF: Planning Services Manager Dahl and Assistant Planners Gallegos and Davis

PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

Resident Maddie McBirney spoke on behalf of the Public Arts Commission and requested a future date to present to the Design Review Commission.

ITEMS FOR CONSIDERATION/ACTION

CONSENT CALENDAR

1. Design Review Commission Minutes

Approve minutes of the regular meeting of March 1, 2017.

Action: Upon a motion by Commissioner Zoufonoun, seconded by Commissioner Kirik, the Commission approved the minutes of the March 1, 2017 regular meeting as written. The motion passed by the following vote: AYES: Moison, Glew, Kirik, and Zoufonoun; NOES: None; ABSENT: Harding; ABSTAIN: None.

PUBLIC HEARING

2. 16-V-10 and 16-SC-14 – M Designs Architects – 1583 Landell Court

Variance to allow for a reduced rear yard setback and Design Review for a two-story addition to an existing one-story house. The project includes a variance to allow a rear yard setback of 13.25 feet for the first story and 19.25 feet for the second story where 25 feet is required for both stories; and design review for an addition of 197 square feet on the first story and 1,333 square feet on the second story. *Project Planner: Davis*

Assistant Planner Davis presented the staff report and recommended denial of the project based on negative variance and design findings, and noted that additional public correspondence has been received. Project architect Malika Junaid and property owner Mahesh Kailasam presented the project and requested approval of the variance and second story addition.

Public Comment

Neighbor Girard Chandler spoke in support of the project.

Action: Upon a motion by Commissioner Kirik, seconded by Commissioner Zoufonoun, the Commission continued variance and design review applications 16-V-10 and 16-SC-14 per the staff report findings, with the following direction:

- Meet the 25-foot rear yard setback for the second story; and
- Address the second story bulk and mass issues raised by the Commission and staff.

The motion passed by the following vote: AYES: Moison, Glew, Kirik, and Zoufonoun; NOES: None; ABSENT: Harding; ABSTAIN: None.

3. 17-V-01 – D. Harris – 305 Cuesta Drive

Variance to allow an addition with an exterior side yard setback of 11.2 feet along El Monte Avenue, where a minimum setback of 16 feet is required. The project includes an addition of 889 square feet to an existing one-story house. *Project Planner: Gallegos*

Assistant Planner Gallegos presented the staff report and recommended approval of the project. Project architect Daryl Harris presented the project and answered questions from the Commission.

Public Comment

None.

Action: Upon a motion by Chair Moison, seconded by Commissioner Zoufonoun, the Commission approved variance application 17-V-01 per the staff report findings and conditions, with the following additional condition:

- Include tree protection for Tree No. 4.

The motion passed by the following vote: AYES: Moison, Glew, Kirik, and Zoufonoun; NOES: None; ABSENT: Harding; ABSTAIN: None.

DISCUSSION

4. 16-SC-50 – G. Castaneda – 5350 Arboretum Drive

Design review for a new two-story house. The project includes 2,756 square feet on the first story and 1,628 square feet on the second story. *Project Planner: Davis*

Assistant Planner Davis presented the staff report and recommended continuance of the project. Property owner Ben Tessone and project architect Guille Castaneda presented the project and requested approval.

Public Comment

None.

Action: Motion by Vice Chair Glew to approve design review application 16-SC-50, with the following condition:

- Reduce the size of the front and rear balconies.

The motion was withdrawn.

Action: Upon a motion by Commissioner Kirik, seconded by Commissioner Zoufonoun, the Commission approved design review application 16-SC-50 per positive design review findings and with standard conditions, with the following additional conditions:

- Reduce the size of the rear balcony size by 50 percent; and
- Include additional landscape screening along the rear property line.

The motion passed by the following vote: AYES: Moison, Glew, Kirik, and Zoufonoun; NOES: None; ABSENT: Harding; ABSTAIN: None.

5. 17-SC-03 – E. Sakai – 150 Formway Court

Appeal of an administrative design review denial for a new one-story house. The project includes a new house that is 3,422 square feet in size. *Project Planner: Gallegos*

Assistant Planner Gallegos presented the staff report and recommended denial of the appeal based on negative findings. Property owner Cristina Bitá and project architect Eugene Sakai presented the appeal and requested that the Commission approve the project.

Public Comment

Neighbors John McBirney and Cheryl Tassa spoke in support of the project.

Action: Upon a motion by Vice-Chair Glew, seconded by Commissioner Zoufonoun, the Commission approved design review application 17-SC-03 per positive design review findings and with standard conditions. The motion passed by the following vote: AYES: Moison, Glew, Kirik, and Zoufonoun; NOES: None; ABSENT: Harding; ABSTAIN: None.

COMMISSIONERS' REPORTS AND COMMENTS

None.

POTENTIAL FUTURE AGENDA ITEMS

None.

ADJOURNMENT

Chair Moison adjourned the meeting at 9:43 PM.

Zachary Dahl, AICP
Planning Services Manager – Current Planning