

**MINUTES OF THE REGULAR MEETING OF THE DESIGN REVIEW  
COMMISSION OF THE CITY OF LOS ALTOS, HELD ON WEDNESDAY,  
DECEMBER 19, 2018 BEGINNING AT 7:00 P.M. AT LOS ALTOS CITY HALL,  
ONE NORTH SAN ANTONIO ROAD, LOS ALTOS, CALIFORNIA**

**ESTABLISH QUORUM**

PRESENT: Chair Harding (arrived at 6:06 PM), Vice-Chair Kirik, Commissioners Glew and Ma  
ABSENT: Commissioner Bishop  
STAFF: Planning Services Manager Dahl, Associate Planner Gallegos and Assistant Planner Hassan

**PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA**

None.

**ITEMS FOR CONSIDERATION/ACTION**

**CONSENT CALENDAR**

**1. Design Review Commission Minutes**

Approve minutes of the regular meeting of December 5, 2018.

Action: Upon a motion by Commissioner Glew, seconded by Chair Harding, the Commission approved the minutes from the December 5, 2018 regular meeting.

The motion was approved (4-0) by the following vote:

AYES: Chair Harding, Vice-Chair Kirik, Commissioners Glew and Ma

NOES: None

ABSENT: Commissioners Bishop

**PUBLIC HEARING**

**2. 18-V-08 – Bahi Oreizy – 1259 Heritage Court**

Variance to allow a raised patio to be located within the rear yard setback area of a property with a newly constructed one-story house. The raised patio, approximately 430 square feet in size, has a height of up to 12-inches above grade where a maximum of six inches is allowed by Code. *Project Planner: Hassan*

Assistant Planner Hassan presented the staff report, recommending approval of the variance subject to the listed findings.

Project architect Bahi Oreizy and property owner Alex Shukhman presented the project, requesting approval of the variance.

Public Comment

None.

Action: Upon a motion by Vice-Chair Kirik, seconded by Commissioner Glew, the Commission approved variance application 18-V-08 per the staff report findings.

The motion was approved (4-0) by the following vote:  
AYES: Chair Harding, Vice-Chair Kirik, Commissioners Glew and Ma  
NOES: None  
ABSENT: Commissioners Bishop

## DISCUSSION

### 3. **18-SC-10 – Daryl Fazekas – 1160 Eureka Avenue**

Design review for a new two-story house. The proposed project will include 2,836 square feet at the first story and 1,315 square feet at the second story. *Project Planner: Gallegos*

Associate Planner Gallegos presented the staff report, recommending approval of the application subject to the listed findings and conditions.

Project contractor Matt Kansky and property owner George Farber presented the project, noting that guy wire relocation is feasible and that all parameter fencing will be replaced as part of the project.

Property owner Fay Tsai presented the project, noting that they are planning to replace fencing, but not all neighbors want the fencing replaced.

#### Public Comment

None.

Action: Upon a motion by Commissioner Ma, seconded by Vice-Chair Kirik, the Commission continued design review application 18-SC-10, with the following direction:

- Revise the design with more detail;
- Provide a colored 3D rendering; and
- Communicate with the neighbors regarding fence replacement and provide a fence replacement plan.

The motion was approved (4-0) by the following vote:  
AYES: Chair Harding, Vice-Chair Kirik, Commissioners Glew and Ma  
NOES: None  
ABSENT: Commissioners Bishop

### 4. **18-SC-24 – David and Yvonne Chou – 697 Benvenue Avenue**

Design review for a new two-story house. The proposed project will include 2,505 square feet at the first story and 1,315 square feet at the second story. *Project Planner: Gallegos*

Associate Planner Gallegos presented the staff report, recommending approval of the application subject to the listed findings and conditions.

Project architect Peter Duxbury presented the project, noting that it was a Prairie inspired design, that the landscape plan was designed to be drought resistant with a modern emphasis, and that two new trees will be added in the rear yard.

#### Public Comment

Resident Jeremy Wright said to maintain the design as proposed to ensure privacy and that he supports staff's recommendation for additional privacy screening.

Action: Upon a motion by Vice-Chair Kirik, seconded by Commissioner Ma, the Commission approved design review application 18-SC-24 per the staff report findings and conditions.

The motion was approved (4-0) by the following vote:

AYES: Chair Harding, Vice-Chair Kirik, Commissioners Glew and Ma

NOES: None

ABSENT: Commissioners Bishop

**5. 18-SC-25 – Kohler Architects, Inc. – 191 Garland Way**

Design review for a new two-story house. The proposed project will include 2,647 square feet at the first story and 1,147 square feet at the second story. *Project Planner: Gallegos*

Associate Planner Gallegos presented the staff report, recommending approval of the application subject to the listed findings and conditions.

Project architects Roger Kohler and Jeff Kuo presented the project.

Public Comment

Resident Rakesh Ramde noted that Garland Way is a one-story character neighborhood and expressed concerns about the size of the house, too many side facing windows, would like additional privacy screening and has excessive covered porches.

Resident Guocong Song noted that they should consider a one-story with a basement instead of a two-story, and expressed concerns about the quality of the design, wants additional privacy screening along the rear of the property, and is opposed to the current design.

Resident Allyson Rowe noted that the house design is uncharacteristic of the neighborhood and expressed concerns about the side facing windows and privacy impacts.

Action: Upon a motion by Commissioner Ma, seconded by Vice-Chair Kirik, the Commission approved design review application 18-SC-25 per the staff report findings and conditions, with the following additional conditions:

- Revise the front elevation to extend the porch roof across the two-story element in the middle; and
- Increase the size of the evergreen screening species to 24-inch box along the rear and both sides of the property.

The motion was approved (4-0) by the following vote:

AYES: Chair Harding, Vice-Chair Kirik, Commissioners Glew and Ma

NOES: None

ABSENT: Commissioners Bishop

**COMMISSIONERS' REPORTS AND COMMENTS**

Vice-Chair Kirik requested a meeting with staff off-line.

**POTENTIAL FUTURE AGENDA ITEMS**

None.

**ADJOURNMENT**

Chair Harding adjourned the meeting at 7:58 PM.