

**MINUTES OF THE REGULAR MEETING OF THE DESIGN REVIEW
COMMISSION OF THE CITY OF LOS ALTOS, HELD ON WEDNESDAY,
FEBRUARY 6, 2019 BEGINNING AT 7:00 P.M. AT LOS ALTOS CITY HALL,
ONE NORTH SAN ANTONIO ROAD, LOS ALTOS, CALIFORNIA**

ESTABLISH QUORUM

PRESENT: Vice-Chair Kirik, Commissioners Bishop, Glew, and Ma
ABSENT: Chair Harding
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 19, 2018.

Action: Upon a motion by Commissioner Glew, seconded by Commissioner Ma, the Commission approved the minutes from the December 19, 2018 regular meeting.

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

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

NOES: None

ABSENT: Chair Harding

PUBLIC HEARING

2. 18-V-09 – Charles Eckel – 581 Van Buren Street

Variance to allow an existing pool equipment enclosure that exceeds six feet in height to be maintained in an exterior side yard setback area. The structure, which is 70 square feet in size, has a height of up to 7.5 feet where a maximum of six feet is allowed by Code. *Project Planner: Hassan*

Assistant Planner Hassan presented the staff report, recommending approval of variance application 18-V-09 subject to the listed findings and conditions.

Project applicant Charles Eckel presented the variance, noting that the taller height was necessary for to provide clearance for the pool equipment and the existing trees and pool in the rear yard limited placement of the equipment in a conforming location.

Public Comment

None.

Action: Upon a motion by Commissioner Bishop, seconded by Commissioner Glew, the Commission denied variance application 18-V-09 per negative findings 1, 2 and 3.

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

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

NOES: None

ABSENT: Chair Harding

3. 19-V-01 – Joe Sabel – 49 Lyell Street

Variance to allow a new detached accessory dwelling unit (ADU) to be 624 square feet in size where a maximum size of 504 square feet, 50% of the size of the main house, is allowed by Code. *Project Planner: Hassan*

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

Property owner Peter Brewer presented the variance, noting that the small size of the main house limited his ability to build a reasonably sized ADU, the extra 120 square feet would still keep the ADU as subordinating to the main house and the placement in the rear ensured that it would not be visible from the street. Property owner Laura Brewer also spoke in support of the variance.

Public Comment

Resident and neighbor Tom Barreira, expressed concern about the variance, noting that ADUs on small lots have more impact, the driveway is too small to accommodate three cars; and the project should follow the rules and keep the ADU to 50 percent the size of the main house.

Action: Upon a motion by Commissioner Glew, seconded by Commissioner Ma, the Commission denied variance application 19-V-01 per negative findings 1 and 3.

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

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

NOES: None

ABSENT: Chair Harding

DISCUSSION

4. 18-SC-33 – Eugene Sakai, AIA – 137 Sylvian Way

Appeal of an administrative design review denial for a new one-story house. The project includes a new house with 3,954 square feet on the first story. *Project Planner: Gallegos*

Associate Planner Gallegos presented the staff report, recommending the Commission uphold the denial of design review application 18-SC-33 subject to the listed findings.

Property owner Shua Zhong and project architect Eugene Sakai presented the project that the adjacent neighbors support the design, the neighborhood context is diverse and large trees screen the house.

Public Comment

Resident Linda Gas spoke in support of the proposed project.

Action: Upon a motion by Commissioner Glew, seconded by Commissioner Ma, the Commission granted the appeal and approved design review application 18-SC-33 subject to positive findings, with standard conditions and the following additional condition:

- Reduce the height of the wall plates to nine feet with the family room at 11 feet.

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

COMMISSIONERS' REPORTS AND COMMENTS

Vice-Chair Kirik and Commissioners Bishop and Ma noted that they would be unable to attend the regularly scheduled Design Review Commission meeting on February 20, 2019.

POTENTIAL FUTURE AGENDA ITEMS

Planning Services Manager Dahl noted that staff and the City Attorney will hold a training session for the Commission at the next available meeting.

ADJOURNMENT

Vice-Chair Kirik adjourned the meeting at 8:40 PM.

Zachary Dahl, AICP
Planning Services Manager