

**MINUTES OF THE REGULAR MEETING OF THE DESIGN REVIEW
COMMISSION OF THE CITY OF LOS ALTOS, HELD ON WEDNESDAY,
SEPTEMBER 4, 2019 BEGINNING AT 7:00 P.M. AT LOS ALTOS CITY HALL,
ONE NORTH SAN ANTONIO ROAD, LOS ALTOS, CALIFORNIA**

ESTABLISH QUORUM

PRESENT: Chair Kirik, Vice-Chair Bishop, Commissioners Glew, Harding and Ma
STAFF: Planning Services Manager Dahl, Associate Planner Gallegos, and Assistant Planner Niday

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 August 21, 2019.

Action: Upon a motion by Commissioner Harding, seconded by Vice-Chair Bishop, the Commission approved the minutes from the August 21, 2019 regular meeting as written.

The motion was approved (5-0) by the following vote:

AYES: Kirik, Bishop, Glew, Harding and Ma

NOES: None

ABSENT: None

PUBLIC HEARING

2. **V19-0003 – Malika Z. Junaid – 219 Portola Court**
Variance to allow for reduced front and side yard setbacks as part of a one-story addition to an existing house. The project includes a variance to allow a front yard setback of 13.5 feet where a 25 feet is required, a left side yard setback of 10.3 feet where 15 feet is required, and a right side yard setback of 13.5 feet where 15 feet is required; and design review for a one-story addition/remodel that will result in a 3,973 square-foot main house. A 413 square-foot accessory dwelling unit is also proposed in the rear yard. *Project Planner: Golden*

Planning Services Manager Dahl presented the staff report for Senior Planner Golden, recommending approval of variance application V19-0003 subject to the listed findings and conditions.

Property owner Amir Panush introduced the project. Project architect Malika Junaid presented the project, made her case for the variance and stated that she addressed the concerns raised by the owners of 241 Portola Court.

Public Comment

Neighbors Inder and Promod Narang, 241 Portola Court, expressed concerns about the visual impact of the proposed house and addition, requesting that the Commission not grant the variance due to the rear yard relationship, privacy impacts, and difficulty growing screening along the rear property line.

Action: Upon a motion by Commissioner Harding, seconded by Vice-Chair Bishop, the Commission approved variance application V19-0003 to approve the variance (not the design review) per the staff report findings and conditions, and subject to the following conditions:

- Allow the existing house footprint to be maintained with a scope of work that rebuilds more than 50 percent of the structure;
- Allow for the one-time extension (20 feet) of the reduced right-side setback;
- The remaining portion of the addition shall meet the 15-foot right side yard setback requirement;
- Lower the wall height of the 20-foot extension per Condition 1.a; and
- Lower the window header in the master bedroom on the right side to match the other windows or propose an alternative window configuration.

Approval of the design review application will be processed administratively once a revised design that the DRC's conditions has been submitted.

The motion was approved (5-0) by the following vote:

AYES: Kirik, Bishop, Glew, Harding and Ma

NOES: None

ABSENT: None

DISCUSSION

3. **18-SC-26 – Gordon K. Wong – 835 Orchid Place**

Design review for a two-story addition to an existing one-story house. The project includes an addition of 89 square feet on the first story and 555 square feet on the second story. The project was continued from the May 15, 2019 Design Review Commission meeting. *Project Planner: Gallegos*

Associate Planner Gallegos presented the staff report, recommending approval of design review application 18-SC-26 subject to the listed findings and conditions.

Project applicant/architect Gordon Wong introduced the project.

Public Comment

None.

Action: Upon a motion by Commissioner Harding, seconded by Commissioner Glew, the Commission approved design review application 18-SC-26 per the staff report findings and conditions.

The motion was approved (5-0) by the following vote:

AYES: Kirik, Bishop, Glew, Harding and Ma

NOES: None

ABSENT: None

4. **SC19-0014 – Samuel Lee – 324 Cherry Avenue**

Design review for a new two-story house. The project includes 1,809 square feet on the first story and 1,077 square feet on the second story. The project also includes an attached 231 square-foot accessory dwelling unit on the first story. *Project Planner: Niday*

Assistant Planner Niday presented the staff report, recommending approval of design review application SC19-0014 subject to the listed findings and conditions.

Project architect Sam Lee presented the project.

Public Comment

Neighbor John Bogart noted that his second story addition was denied several years ago and expressed concern that this new two-story would change the character of the predominantly one-story neighborhood.

Action: Upon a motion by Commissioner Ma, seconded by Commissioner Glew, the Commission approved design review application SC19-0014 per the staff report findings and conditions, with the following additional conditions:

- Allow the front porch gable to be raised in height (12 to 18 inches) and work with staff on the design update;
- Clarify the new fence design and height; and
- Add additional landscape screening along the rear yard under the Oak tree (low level).

The motion was approved (4-1) by the following vote:

AYES: Kirik, Bishop, Glew and Ma

NOES: Harding

ABSENT: None

COMMISSIONERS' REPORTS AND COMMENTS

None.

POTENTIAL FUTURE AGENDA ITEMS

None.

ADJOURNMENT

Chair Kirik adjourned the meeting at 8:57 PM.

Zachary Dahl, AICP
Planning Services Manager