

**MINUTES OF THE REGULAR MEETING OF THE DESIGN REVIEW COMMISSION OF
THE CITY OF LOS ALTOS, HELD ON WEDNESDAY, FEBRUARY 2, 2022, BEGINNING
AT 7:00 P.M. HELD VIA VIDEO/TELECONFERENCE PER EXECUTIVE ORDER N-29-20**

Please Note: Per California Executive Order N-29-20, the Commissions will meet via teleconference only. Members of the Public may call (650) 242-4929 to participate in the conference call (Meeting ID: 149 851 6519) or via the web at <https://tinyurl.com/mucdhbh6>. Members of the Public may only comment during times allotted for public comments. Public testimony will be taken at the direction of the Commission Chair and members of the public may only comment during times allotted for public comments. Members of the public are also encouraged to submit written testimony prior to the meeting at DesignReviewCommission@losaltosca.gov or Planning@losaltosca.gov. Emails received prior to the meeting will be included in the public record.

ESTABLISH QUORUM

PRESENT: Chair Blockhus and Commissioners Harding, Kirik and Vice-Chair Ma
ABSENT: Commissioner Bishop
STAFF: Interim Planning Services Manager Golden and Senior Planner Gallegos

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 January 19, 2022.

Action: Upon a motion by Commissioner Harding, seconded by Vice-Chair Ma, the Commission approved the minutes of the regular meeting of January 19, 2022 as written.

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

AYES: Blockhus, Harding, Kirik, and Ma

NOES: None

ABSENT: Bishop

DISCUSSION

2. SC21-0023 - Isabeau Guglielmo - 959 Altos Oaks Drive

Design review for a new 3,720 square-foot two-story single-family residence. The project includes 2,733 square feet on the first story and 987 square feet on the second story. This project is categorically exempt from environmental review under Section 15303 of the California Environmental Quality Act. *Project Manager: Golden*

Interim Planning Services Manager Golden presented the staff report recommending approval of design review application SC21-0023 subject to the listed findings and conditions and answered a question from Commissioner Kirik on the front elevation streetscape.

Property owner Kaya Yamamura introduced the project.

Project architect/applicant Isabeau Guglielmo presented the project, discussed neighborhood outreach and letters of support.

The project applicant answered questions from Vice-Chair Ma and Commissioner Kirik.

Interim Planning Services Manager Golden clarified that the existing house is at 101.7 and the new is 101.2 and concerning plate heights, it is the same issue.

Public Comment

Neighbor Bob Hirsch gave his support for the project.

Neighbor Dalip Kumar to the rear of the project at 955 Linda Vista Way stated concern over tall windows overlooking his property with line of sight into the family room and bedrooms.

Chair Blockhus closed the public comment period for Commissioner discussion.

Action: Upon a motion by Commissioner Kirik, seconded by Commissioner Harding, the Commission continued design review application SC21-0023 subject to the following direction:

- Reduce the first and second stories by at least six inches;
- Provide a streetscape view on Altos Oaks Drive to show the relationship between the neighbors' houses with accurate plate heights, eave lines and rooflines;
- Provide a more detailed view of the neighbor's patio looking back at the proposed house, and looking from the proposed second story to the neighbor's property;
- Further development of a landscape plan showing the true height of plantings at different time periods; and

Interim Planning Services Manager Golden noted that the detailed views would require cooperation with the neighbor.

The neighbor stated they are open to providing access to provide perspectives and his yard gets zero access to the sun.

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

AYES: Blockhus, Harding, Kirik, and Ma

NOES: None

ABSENT: Bishop

3. SC21-0009 – Burhan Baba – 166 Lyell Street

Design Review for a new two-story house with a basement. The project includes a 1,847 square-foot at the first story and 1,313 square feet at the second story with a 1,424 square-foot basement. An 880 square-foot detached accessory dwelling unit was approved under a previous accessory dwelling unit permit in 2020, and it is not part of the design review application. This project is categorically exempt from environmental review under Section 15303 of the California Environmental Quality Act. *Project Planner: Gallegos* ***THIS ITEM WAS CONTINUED FROM THE DECEMBER 15, 2021 DRC MEETING.***

Senior Planner Gallegos presented the staff report recommending approval of design review application SC21-0009 subject to the listed findings and conditions and answered questions from Commissioner Harding and Chair Blockhus.

Property owner Navneet Aron provided a project presentation and answered questions from Commissioner Kirik and Chair Blockhus.

Public Comment

None.

Chair Blockhus closed the public comment period for Commissioner discussion.

Action: Upon a motion by Commissioner Kirik, seconded by Commissioner Harding, the Commission approved design review application SC21-0009 subject to the staff report findings and conditions, and with the following additional condition:

- Reduce the first-floor plate height to nine feet, six inches. The seven-foot eleven plate height shall be allowed to increase as long as it is still compliant with the daylight plane.

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

AYES: Blockhus, Harding, Kirik, and Ma

NOES: None

ABSENT: Bishop

4. SC21-0045 – Shen I Chiou – 1269 St. Mark Court

Design review for a 619 square-foot one-story addition, alteration to the second story window size along the front, right side and rear elevations and the addition of a new second story window along the left elevation of an existing two-story house. This project is categorically exempt from environmental review under Section 15303 of the California Environmental Quality Act. *Project Planner: Gallegos*

Senior Planner Gallegos presented the staff report recommending approval of design review application SC21-0045 subject to the listed findings and conditions.

Commissioner Harding noted an exparte communication with the property owner who opened up the back yard for him during his site visit.

Project applicant Shen I Chiou presented the project.

Public Comment

None.

Chair Blockhus closed the public comment period for Commissioner discussion.

Action: Upon a motion by Commissioner Harding Kirik, seconded by Vice-Chair Ma, the Commission approved design review applications SC21-0045 subject to the listed findings and conditions.

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

AYES: Blockhus, Harding, Kirik, and Ma

NOES: None

ABSENT: Bishop

COMMISSIONERS' REPORTS AND COMMENTS

Commissioner Harding noted a couple of exparte conversations with neighbors regarding projects that have been denied and asked if there were any updates on 41 Marvin Avenue and 108 Coronado Avenue. Chair Blockhus said there were numerous projects sent back for revisions and asked if the Commissioners are allowed to talk about them. Senior Planner Gallegos said he would get clarification from the City Attorney.

POTENTIAL FUTURE AGENDA ITEMS

Senior Planner Gallegos went over the upcoming agenda items.

ADJOURNMENT

Chair Blockhus adjourned the meeting at 9:09 PM.

Sean Gallegos
Senior Planner