

SAN GABRIEL DESIGN REVIEW COMMISSION
MINUTES OF THE REGULAR DESIGN REVIEW COMMISSION MEETING
THURSDAY, OCTOBER 06, 2016

- CALL TO ORDER

Chair Nadolney called the regular meeting of the Design Review Commission to order at 7:00 p.m. on October 6, 2016, in the Council Chamber at City Hall, 425 South Mission Drive, San Gabriel, California, 91776.

- PLEDGE OF ALLEGIANCE

None

- ATTENDANCE: Chair Nadolney and Commissioner Cheng

Present: Chair Nadolney, Commissioner Cheng, Interim Planning Manager Gallatin, Senior Planner De La Cruz, and Consultant City Architect Brown.

1. PUBLIC COMMENT

This is the time set aside for members of the public to address the Design Review Commission on items of interest that are not on the agenda, but are within the subject matter jurisdiction of the San Gabriel Design Review Commission or items appearing on the consent calendar. The Design Review Commission values your comments; however, pursuant to the Brown Act, the Design Review Commission cannot answer any questions or take any action until such time as the matter may appear as an item on a future agenda. The Design Review Commission will refer matters as appropriate to the responsible department for research, response or to provide further information.

There were no public comments.

2. APPROVAL OF MINUTES

A. MINUTES OF THE AUGUST 22, 2016 MEETING OF THE DESIGN REVIEW COMMISSION

The minutes are a record of the official actions taken at the last Design Review Commission meeting.

Recommended Action: Approval

Approved

3. NEW BUSINESS

A. **700 & 702 Sunset Avenue**
Planning Case No. PL-14-071
Applicant/Property Owner: Frank Yuan
Designer: OS Design Build

Project Summary: This is an application for a Large Site Plan Review for two new single-family homes. This project is among those affected by the urgency ordinance adopted by the City Council last October, which placed a moratorium in the R-1 zone on demolition of existing single-family homes and on second-story additions.

Staff Recommendation: Staff recommends that the Design Review Commission **APPROVE** Planning Case No. PL-14-071, subject to the recommended conditions of approval.

Interim Planning Manager Gallatin presented planning case number PL-14-071.

Recommended Actions/Conditions:

1. Continue to work on the details of the design and fenestration elements.
2. Find a molding that is more proportional and will work well on the south elevation, referring to drawing A210.
3. Send landscape and irrigation plans to the City Landscape Architect to review and approve.
4. Staff will review the fence and wall materials on the front yard for compatibility.

Commissioner Cheng moved to approve planning case number PL-14-071 subject to the recommendations and new conditions, seconded by Chair Nadolney. Motion passed by a vote of 2 ayes, 0 noes, 0 abstentions.

B. **306 San Marcos Street**
Planning Case No. PL-15-045
Applicant/Architect: Gantcho Batchkarov

Project Summary: This is an application for a Precise Plan of Design for an 8-unit condominium development.

Staff Recommendation: Staff recommends that the Design Review Commission **APPROVE** Planning Case No. PL-15-045, subject to the recommended conditions of approval.

Senior Planner De La Cruz presented planning case number PL-15-045.

Recommended Actions/Conditions:

1. Continue to work on the conditions related to the detailing of the building.
2. Work on the dimension of the eave on the final detail plans in reference to the drawing on #8.
3. As part of the plan check process, City Architect will review the gutter design for the appropriate size and location so that to avoid any leaking problems. This will be added as a condition of approval.
4. City Landscape Architect will review the landscape plans prior to submitting to plan check.
5. City Architect will also review the front fence and wall design to make sure they match the color of the building.

Commissioner Cheng moved to approve planning case number PL-15-045 as presented with comments and new condition added, seconded by Chair Nadolney. Motion passed by a vote of 2 ayes, 0 noes, 0 abstentions.

**C. 506 W. Las Tunas Dr.
Planning Case No. PL-15-093
Applicant/Architect: Kollin Altomare Architects**

Project Summary: This is an update for a proposed commercial building, which includes approximately 10,840 sq.ft. of retail and 78,390 sq.ft. of office space.

Staff Recommendation: Staff recommends that the Design Review Commission review and provide feedback to the applicant.

Mr. Brian Husting, Architect, with Kollin Altomare Architects, presented planning case number PL-15-093 with new updates to the Commission.

Chair Nadolney, Commissioner Cheng, and Consultant City Architect Brown liked design Option #3, and agreed this is the best solution out of the three options presented.

Recommended Actions/Conditions:

1. Work on the colors in the corner area, referring to the white and tan colors on the metal panels on Option #3.
2. Look into having some lights behind the metal green wall.

4. STAFF ITEMS

A. HOLIDAY CALENDAR OUTLOOK

Staff discussed the Design Review Commission's availability for the months of November and December.

1. Design Review Commission meeting moved from November 28, 2016 to November 21, 2016.
2. Design Review Commission meeting moved from December 26, 2016 to December 19, 2016.

5. COMMISSION COMMENTS AND CONFERENCE/MEETING REPORTS

Each Commissioner may address the Commission and public on matters of general information and/or concern. This is also the time for Commissioners to report on conferences and/or meetings they have attended.

6. ADJOURN DESIGN REVIEW COMMISSION MEETING

Chair Nadolney adjourned the Design Review Commission meeting at 8:03 p.m. to a regular meeting on Monday, October 24, 2016 at 7:00 p.m. at City Hall, 425 South Mission Drive, San Gabriel, California.

CITY OF SAN GABRIEL

JOLIE SU, DESIGN REVIEW COMMISSION SECRETARY

MARLA NADOLNEY, CHAIR