

**MINUTES
ALTERNATIVES ASSESSMENT PANEL
THURSDAY, JUNE 26, 2008**

3:28 p.m.: - The meeting was called to order by Chairperson Pro Tem Friedman in Room 105, Municipal Services Building, 633 East Broadway, Glendale.

I. ROLL CALL: Present: Mr. Aliano
Mr. Ellis
Mr. Yoo
Mr. Zarifian
Ms. Friedman

Staff Members Present: Tim Foy, Assistant Director of Planning
Stephanie Reich, Senior Urban Designer
Roger Kiesel, Senior Planner
Jaleh Kiazand, Planning Associate
Ruzanna Petrossian, Sr. Office Services Specialist

Staff Members From
Other City Departments: None

Minutes Prepared By: Ruzanna Petrossian

II. POSTING OF THE AGENDA

The agenda for this meeting was posted on the bulletin board outside City Hall at or before 3:00 p.m. on June 19, 2008.

III. REVIEW CALENDAR

A. STAFF ANNOUNCEMENT: None

B. CONSENT CALENDAR: None

C. ALTERNATIVES ASSESSMENT PANEL CASE:

**1) DRB No. 2-PDR-2008-008-AAP 3761 Santa Carlotta Street
New Second Story**

STAFF

Staff Member Jaleh Kiazand stated that this project was last reviewed on May 8, 2008 and Design Review Board No. 2 approved it with conditions. The applicant is proposing to construct a 442 sq. ft. addition to the first floor and a new 780 sq. ft. second story to an existing 1,492 sq. ft. single-story, single-family residence. A new 428 sq. ft. attached garage is proposed. The existing detached garage will be demolished as a result of the proposed project. The lot is 7,488 sq. ft in area and located in the R1 zone, FAR District II. The proposal is a first floor addition. The majority of the house will remain one-story.

The appellant, Mr. Robert Foster, appealed the Board's decision to "Approve with Conditions", stating that the "Design Review Board decision fails to exercise the duty that ensures single family design which is compatible with the character inherent within the surrounding neighborhood". Mr. Foster also noted in the appeal application that the Design Review Board's decision failed to recognize evidence of compatibility such as neighborhood predominance of street front setback, roof styles, use of eaves and overhangs, variation in plane (both horizontal and vertical), building location on the site, massing, scale, use of colors and materials and other architectural treatments which, if otherwise ignored, could be injurious to surrounding properties.

APPLICANT

Vicky Barbieri, applicant for the project, 210 North Central Avenue, Glendale, CA 91203, presented the project.

WRITTEN COMMUNICATION:

- Helen and Robert Foster (Appellants)
- Thomas J. Ettinger
- John and Sandra Shields

SPEAKING AT THE HEARING:

In Favor:

- Ranjini and Ganesh Munoor

Interested Party: No one

In Opposition:

- Helen Foster
- Tom Ettinger
- Beverly Ettinger

BOARD DISCUSSION

The Board discussed the project and made a motion and comments.

MOTION

Moved by Board Member Yoo and seconded by Board Member Aliano, that the final project design is **APPROVED WITH CONDITIONS:**

CONDITIONS

1. Choose an alternative type of window such as fiberglass, or aluminum, etc. Vinyl window shall not be use. Divided lights should not be used, as these would not be compatible with the style of the house.
2. Simplify the balcony railings from industrial type to a more residential-type detail.
3. Locate the bathroom windows on the second floor to be five foot above the finished floor.
4. Simplify the second floor roof to be a continuous roof rather than segmented.

VOTE

Ayes: Aliano, Friedman, Yoo
Noes: Ellis, Zarifian
Absent: None
Abstain: None

IV. APPROVAL OF MINUTES: None

V. ORAL COMMUNICATIONS: None

VI. STAFF AND BOARD BUSINESS/DISCUSSION OF ITEMS: None

VII. ADJOURNMENT

A motion was made to adjourn the meeting. All in favor, Chairperson Pro Tem Friedman adjourned the meeting at 5:10 p.m.

Chairperson – Alternatives Assessment Panel

TF:SR:RK:JK:rp