

**REGULAR MEETING
OF THE SAN MARINO DESIGN REVIEW COMMITTEE
SEPTEMBER 19, 2018 - 7:00 P.M.**

CALL TO ORDER Chairman Brody called the meeting to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT: Chairman Howard Brody, Vice-Chair Kevin Cheng, Committee Member Judy Johnson-Brody, Committee Member Chris Huang, and Committee Member Joyce Gatsoulis Batnij

ABSENT: Alternate Committee Member Lon Wahlberg

APPEAL PROCEDURE

Chairman Brody gave an explanation of the Design Review Committee procedures and explanation of the fifteen-day appeal procedure to the members of the audience.

PUBLIC COMMENTS

There were no public comments.

PUBLIC HEARINGS

**1. DESIGN REVIEW COMMITTEE CASE NO. DRC18-62
2963 SHAKESPEARE RD., (HUANG/HOWARD & SONS, INC.)**

Assistant Planner Song presented the project and stated that the project plans lack sufficient details for her to make the required findings for the project.

There were no public comments.

The Committee received and filed the request to withdraw the application.

**2. DESIGN REVIEW COMMITTEE CASE NO. DRC18-13
2650 CANTERBURY RD., (CHAN/LIN)**

Assistant Planner Song presented the project and stated staff was able to make the required findings.

Eric Lin, project designer, provided an overview of the project and reviewed the exterior materials information requested by the Committee at the previously hearing.

There were no public comments.

The Committee expressed concerns with the artificial appearance of the stimulated veneer stone material.

It was the consensus of the Committee that the project is compatible with itself and with the neighborhood, and the concerns with the stimulated stone veneer material can be addressed through a condition of approval.

Vice-Chair Cheng moved to approve the project with the following condition:

1. Applicant shall use Lantana Cliffstone for the front façade, as noted on the plans.

Second by Committee Member Batnij. AYES: Committee Member Batnij, Committee Member Huang, Vice-Chair Cheng, Chair Brody. NOES: Committee Member Johnson-Brody.

**3. DESIGN REVIEW COMMITTEE CASE NO. DRC18-55
1155 AVONDALE RD., (FU/LEFEBVRE)**

Assistant Planner Song presented the project and stated that she is unable to make the required findings for the project for compatibility reason.

There were no public comments.

Cheryl Fields, landscape architect, explained the project.

The Committee found the proposed gates and pilasters to have Arts and Crafts elements and they are not compatible with the Tudor residence.

Committee Member Johnson-Brody moved to deny the project. Second by Chair Brody. AYES: Committee Member Batnij, Committee Member Huang, Committee Member Johnson-Brody, Vice-Chair Cheng, Chair Brody. NOES: None.

**4. DESIGN REVIEW COMMITTEE CASE NO. DRC18-45
2875 DEVONPORT RD., (GUTERRES)**

Associate Planner Choi provided the report and explained that the front yard improvements are incompatible with properties on the same block as defined by the City Codes. Associate Planner Choi recommended denial of the project.

Tomas Guterres, applicant, explained the project and distributed photographs of similar front yard walls on nearby properties.

There were no public comments.

The Committee found the project to be incompatible with the residence and inconsistent with the Block, as defined by City Codes.

Vice-Chair Cheng moved to deny the project. Second by Committee Member Batnij. AYES: Committee Member Batnij, Committee Member Huang, Committee Member Johnson-Brody, Vice-Chair Cheng, Chair Brody. NOES: None.

**5. DESIGN REVIEW COMMITTEE CASE NO. DRC18-27
480 WINTHROP RD., (DABBS/DUBON)**

Assistant Planner Song presented the project and stated that staff is unable to make the required findings for compatibility with the legal neighborhood and with the structure itself.

Dr. Dabbs, property owner, explained the reasons for the after-the-fact request.

Julio Dubon, project designer, provided an overview of the work completed.

There were no public comments.

Majority of the Committee found the exterior modifications done on the residence has made it incompatible with itself and with the legal neighborhood.

Committee Member Johnson-Brody stated that she likes the improvements thus far; however, the modern appearance has made the residence incompatible with the neighborhood.

Chair Brody moved to deny the project. Second by Committee Member Batnij. AYES: Committee Member Batnij, Committee Member Huang, Chair Brody. NOES: Vice-Chair Cheng, Committee Member Johnson-Brody.

OTHER MATTERS

6. APPROVAL OF MEETING MINUTES FOR AUGUST 15, 2018.

Committee Member Huang moved to approve the minutes as submitted. Second by Committee Member Batnij. AYES: Chair Brody, Vice-Chair Cheng, Committee Member Johnson-Brody, Committee Member Huang, Committee Member Batnij. NOES: None.

ADJOURNMENT

With no further items to consider, the DRC adjourned to the next regular Design Review Committee meeting on Wednesday, October 3, 2018 at 7:00 p.m. in the City Hall Council Chambers, 2200 Huntington Drive, San Marino, CA 91108.



EVA CHOI,
ASSOCIATE PLANNER