

City of Lafayette
Design Review Commission
ACTION AGENDA
Monday • January 23, 2012 • 7:00 PM
Lafayette Library & Learning Center • 3491 Mt. Diablo Blvd. • Arts & Science Discovery Center

1. CALL TO ORDER

2. ROLL CALL

Present: Chair Hertel, Vice Chair Marquand; Commissioners Cleaver & Ptaszynski; PC Liaison Mitchell
Excused: Commissioner Nichelini

3. ADOPTION OF AGENDA

4. PUBLIC COMMENTS

5. CONSENT CALENDAR

A. **December 12, 2012 Draft Meeting Minutes** (*Corrected Date: December 12, 2011*)

Recommendation: Approve

Action: Approved

B. **DR24-10 WILLIAM WOOD ARCHITECTS (APPLICANT), VLADIMIR & EKATERINA MALINOVSKY (OWNERS), R-20 ZONING:** Request for: (1) Design Review approval and (2) Category II tree removal permit to construct a new 5,640 sq. ft. two-story single-family residence (including garage) with an average building height of 23'-11", requiring removal of approximately two protected trees, located on a vacant lot on Las Huertas Road, APN 234-210-013.

Recommendation: Adopt Resolution 2011-18, approving the project, subject to conditions.

Project Planner: Michael P. Cass • Tel. (925) 299-3219 • mcass@lovelafayette.org

Action: Adopted Resolution 2011-18, approving the project, subject to conditions.

6. STUDY SESSIONS

A. **SS08-11 WARD-YOUNG ARCHITECTS & BRANAGH DEVELOPMENT (APPLICANTS), HARVEY DAVIDSON, CONTRA COSTA JEWISH COMMUNITY CENTER, & CITY OF LAFAYETTE (OWNERS), C ZONING:** Request for an informational Study Session with the Design Review Commission to discuss plans to construct new ~11,000 SF three-story office building with a maximum height of ~31'-0" to 35'-0", called "EcoVive West," located on vacant property at the northwest corner of Risa Road and Mount Diablo Blvd., APNs 241-010-031, 241-010-002, and public right-of-way.

Recommendation: This is an information-only item; no action will be taken by the Commission.

Project Planner: Michael P. Cass • Tel. (925) 299-3219 • mcass@lovelafayette.org

Estimated Time: Start Time 7:00 PM / Duration 30 Min.

Action: Information-only item; no action taken by the Commission.

7. SIGNS (none)

8. CONTINUED PUBLIC HEARINGS

A. **HDP26-11/GR02-11 Redwood View Trust (Owners) LR-10 Zoning:** Request for a (1) Hillside Development Permit for the demolition of an existing 5,999 sq. ft. single-family residence and construction of a new 7,616 sq. ft. one-story residence with an average building height of 25'-8"

* Estimated times are given as a service to the public. Please be advised that an item on the agenda may be considered earlier or later than indicated.

and 1,001 sq. ft. garage,(2) grading permit for 1,797 cu. yds. of earth movement (222 cu. yds. cut/ 1,575 cu. yds. fill), and (3) Category II tree permit to remove nine protected trees on two lots located in the Hillside Overlay District at 3972 Happy Valley Rd. APN 246-040-006 & 008.

Recommendation: Take public testimony and continue to February 13, 2012 for staff to prepare conditions and a resolution approving the project.

Project Planner: Christine Sinnette • Tel. (925) 299-3241 • csinnette@lovelafayette.org

Estimated Time: Start Time 7:30 PM / Duration 60 Min.

Action: Continued the matter to the meeting of February 27, 2012.

9. NEW PUBLIC HEARINGS

- A. **HDP16-11 Azar Tehrani Mazhari (Applicant & Owner), R-40 Zoning:** Request for a Hillside Development Permit to construct 1,678 sq. ft. of one-story additions to an existing 2,644 sq. ft. one-story single-family residence and to raise the roof ridge from ~12' to 17', within the Hillside Overlay District, located at 1544 Rancho View Drive. APN 169-120-009

Recommendation: Review the item and continue to February 13, 2012 to allow the applicant to revise the project in response to the Commission's comments.

Project Planner: Sarah Allen • Tel. (925) 299-3208 • sallen@lovelafayette.org

Estimated Time: Start Time 8:30 PM / Duration 60 Min.

Action: Provided applicant direction for modifications and continued the matter to February 13, 2012.

10. COMMISSIONER'S ACTIVITY REPORT

11. PLANNING MANAGER'S REPORT

12. ADJOURNMENT

The meeting was adjourned at 11:10 p.m. to the next regularly scheduled meeting of Monday, February 13, 2012.

Estimated Adjournment: 9:30 PM / Meeting Length 2.5 Hours

I, Lisa Martin, declare under penalty of perjury that this agenda has been posted at least 72 hours in advance at the City of Lafayette Offices, 3675 Mt. Diablo Boulevard.



Lisa A. Martin, Planning Services

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General Information for Public Meetings

Location of Agendas and Agenda Packets: Agenda and packets are available for review by the public during regular work hours at the Lafayette City Offices, 3675 Mt. Diablo Blvd., Suite 210. Agendas and packets shall be made available at least 72 hours in advance of each meeting.

Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, as required by Section 202 of the Americans with Disabilities Act of 1990 (42 U.S.C. Sec. 12132). Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to Joanne Robbins, City Clerk at (925) 299-3210 at least 48 hours before the meeting, if possible.

Board¹ Discussion: In accordance with State Law, the Board is generally prohibited from discussing and making decisions regarding items not posted on the agenda. Exceptions include items of urgency that become known to the Board after the posting of the agenda; discussion of such items requires a 4/5ths affirmative vote by the Board.

Persons Wishing to Speak: Any person may address the Board on any item listed on this agenda and may do so when called upon by the meeting chair. Persons wishing to address the Board should complete a speaker slip and submit it to the City staff. In addressing the Board, speakers should step to the podium and state their names and addresses for the record.

Public Comments on Agenda Items: Any person may address the Board on any item listed on this agenda. Persons wishing to address the Board should complete a speaker slip and submit it to the City staff. In addressing the Board, speakers should step to the podium and state their names and addresses for the record.

Public Comments on Non-Agenda Items: Persons wishing to speak on matters not posted on this agenda are encouraged to submit the matter in writing to the City Clerk or staff aide at least ten days prior to the next regularly scheduled Board meeting date. Persons unable to do this may address the Board under the PUBLIC COMMENTS section of this agenda. Note that such matters may be referred to staff for action or posted on a future agenda.

Time Limit on Comments: Persons will be permitted to speak for up to three minutes.

Posted Times: Posted times are estimated; actual times may vary

Reconsideration of Items: After the Board has acted on an agenda item, it may reconsider the same item later in the meeting in accordance with Council Rules of Proceedings II.D.4 in Resolution 2010-29.

Consent Calendar: All matters listed under consent calendar are considered to be routine and will be enacted by one motion. There will be no separate discussion of these items unless requested by a member of the Board or a member of the public prior to the time that the Board votes on the motion to adopt.

Notice Requirements: Lafayette Municipal Code Section 6-211 requires that the City provide public notice of the first public hearing for any meeting that requires public notice. If there are additional meetings, they are **not re-noticed**. Be advised that it is the responsibility of any interested party to follow the continuance date or dates, as well as be apprised of whether project revisions have been submitted.

¹ "Board" is used as a generic term for the City Council, commissions, committees, task forces, and other public decision-making boards.

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