

**OFFICIAL MINUTES
MONTEREY PARK DESIGN REVIEW BOARD
REGULAR MEETING
OCTOBER 6, 2015**

The Design Review Board of the City of Monterey Park held a Regular Meeting of the Board in the Council Chambers, located at 320 West Newmark Avenue in the City of Monterey Park, Tuesday, October 6, 2015 at 7:00 p.m.

CALL TO ORDER:

Chairperson Wong called the Design Review Board meeting to order at 7:02 p.m.

ROLL CALL:

Planner Luna called the roll:

Board Members Present: Chair Allen Wong, Vice-Chair Wally Tsui, Member Eric Brossy De Dios, Member Joseph C. Reichenberger, Member Celeste Morris Nguyen

ALSO PRESENT: Harald Luna, Assistant Planner; Samantha Tewasart, Senior Planner

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS: None

ORAL AND WRITTEN COMMUNICATIONS: None

MINUTES:

July 21, 2015

Action Taken: The Board approved the minutes from the regular meeting of July 21, 2015

Motion: Moved by Member De Dios and seconded by Vice-Chair Tsui, motion carried by the following vote:

Ayes:	Commissioners: Wong, Tsui, De Dios, Reichenberger, Nguyen
Noes:	Commissioners: None
Absent:	Commissioners: None
Abstain:	Commissioners: None

August 4, 2015

Action Taken: The Board approved the minutes from the regular meeting of August 4, 2015

Motion: Moved by Member Nguyen and seconded by Vice-Chair Tsui, motion carried by the following vote:

Ayes:	Commissioners: Wong, Tsui, De Dios, Reichenberger, Nguyen
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Noes: Commissioners: None
Absent: Commissioners: None
Abstain: Commissioners: None

[1.] UNFINISHED BUSINESS:

None

[2.] NEW BUSINESS:

2-A NEW CONSTRUCTION GREATER THAN 10,000 SQUARE FEET – 6-UNIT RESIDENTIAL CONDOMINIUM DEVELOPMENT – 514-522 EAST HELLMAN AVENUE (DRB-15-19)

The applicant, Nina Kuo and Edward Kuo, are requesting design review approval for the construction of a 6-unit condominium development at 514-522 East Hellman Avenue in the R-3 (High-Density Residential) Zone.

Action Taken: The Design Review Board Approved the Conditions of Approval as stated in the staff report with the following modified and added conditions: 1) Condition 13. At the time of plan check the electrical service panels for units 1 and 3 must be located on the interior side elevations of the units and screened from public view, subject to the review and approval of the Planner. 2) Condition 14. At the time of plan check the revised plans must indicate how the block walls for the trash enclosure will be stucco treated and painted brown (Dunn-Edwards, DET671: Shaggy Barked) to match the first floor exterior wall color and the trash enclosure lattice cover will be painted dark brown (Dunn-Edwards 977, DET680: Espresso Macchiato), subject to the review and approval of the Planner. 3) Condition 15. The wrought iron railing system located on the second floor of the dwelling units, perimeter fence and gates must be painted dark brown (Dunn-Edwards 977, DET680: Espresso Macchiato) to match the dwelling units dark brown trim color, subject to the review and approval of the Planner.

Motion: Moved by Board Member Reichenberger and seconded by Board Member Tsui motion carried by the following vote:

Ayes: Commissioners: Wong, Tsui, De Dios, Reichenberger, Nguyen
Noes: Commissioners: None
Absent: Commissioners: None
Abstain: Commissioners: None

2-B NEW 2-STORY SINGLE-FAMILY RESIDENTIAL DWELLING WITH AN ATTACHED 2-CAR GARAGE – 571 WHITNEY PLACE (DRB-15-21)

The applicant, Lap Nguyen, on behalf of the property owner, is requesting design review approval for the construction of a new 2,917 square foot 2-story single-family residential dwelling with an attached 2-car garage in the R-1 (Single-Family Residential) Zone.

Action Taken: The Design Review Board Approved the Conditions of Approval as stated in the staff report with the following added conditions: 1) Condition 13. The perimeter wrought-iron fencing must be painted black to match the balcony wrought iron railing system, subject to the review and approval of the Planner. 2) Condition 14. At the time of plan check the applicant must submit a revised south side elevation plan. The stone veneer must be provided along the entire length of the garage south elevation wall, subject to the review and approval of the Planner.

Motion: Moved by Board Member Nguyen and seconded by Board Member De Dios motion carried by the following vote:

Ayes: Commissioners: Wong, Tsui, De Dios, Reichenberger, Nguyen
Noes: Commissioners: None
Absent: Commissioners: None
Abstain: Commissioners: None

[3.] BOARD COMMUNICATIONS AND MATTERS: None

[4.] ITEMS FROM STAFF: None

ADJOURNMENT:

The Design Review Board adjourned the meeting at 7:55 p.m. on October 6, 2015, until the next regularly scheduled meeting on October 20, 2015 at 7:00 p.m. in the Council Chambers.

Michael Huntley

Director of Community and Economic Development