

**MINUTES OF A MEETING OF THE DESIGN COMMISSION
OF THE CITY OF LA CANADA FLINTRIDGE
HELD ON JULY 26, 2012**

- I. CALL TO ORDER:** Vice-Chairman John Roberts called the meeting to order at 7:30 a.m.
- II. ROLL:** Present were Commissioners Hoopes, Tobias, Vavoulis, Director of Community Development Stanley and Planner Gjolme. Commissioner Moldafsky was absent.
- III. PLEDGE OF ALLEGIANCE:** The Flag Salute was recited.
- IV. COMMENTS FROM THE PUBLIC:**

Christopher Wadleigh - representing the Habit Burger Grill - stated he was hopeful for an unofficial review of the project and comments/direction prior to the August break.

Director Stanley reminded the Commission that a detailed discussion could not occur since the item was not on the Agenda.

The Commission felt an August meeting was the proper forum to move the project forward.

The Commission and staff were amenable to a special meeting on August 9, 2012 to formally review the project.

Pat Anderson - representing the Chamber of Commerce - thanked the Commission for scheduling a special meeting and commented that there was tremendous excitement in the community for the Habit.

- V. CONSENT CALENDAR:**
- A.** Minutes - July 12, 2012 meeting - not distributed. Tabled until next meeting.
- B.** Design Review 10-04; Zentmyer Building; 1434 Foothill Blvd.; confirmation of landscaping & colors for new office/retail building.

Planner Gjolme noted that project approval was granted in 2010 and that this was the final project element still in need of Commission confirmation.

Commissioner Tobias noted his frustration with Public Works changing aspects of a project after approval. He recalled an agreement that would allow landscaping fronting the new building in the Foothill Blvd. public right-of-way.

The Commission pulled the item for discussion.

The Commission discussed the project and concluded that the landscape plan was inadequate and somewhat confusing. Materials were endorsed and final colors would be confirmed in the field at a later date.

M/S/C Hoopes/Tobias to approve materials, continue landscaping for better distinction between existing and proposed elements and further refinement and confirm colors in the field at a later date. Unanimous 4-0.

VI. CONTINUED PUBLIC HEARINGS:

A. Design Review 12-02; LCF Town Center; 2 Sport Chalet Drive, 895-985 Foothill Blvd., 890-990 Town Center Drive; new monument, wall and directional signs.

Planner Gjolme commented that a continuance had been requested by the applicant but the Commission still had an opportunity to comment on the project and give direction since Matt Traino, applicant, was in attendance.

Mr. Traino explained that the project was in final development and that needed materials were not yet available for final review by the Commission.

Commissioner Hoopes referenced the material/sample page and felt the tower and walls needed more 'creeping' stone incorporated into the base in order to achieve a more organic look representative of a textured stone wall, rather than a stucco wall.

Commissioner Roberts felt it was critical that the wall have improved dimensionality through use of different sized boulders that project outward. This would aid in avoiding a lackluster linear impression.

Commissioner Tobias questioned use of internally-lit letters and the signs being fabricated by different manufacturers. He did not think the sign wall continued the craftsman charm of the tower and regarded it as too industrial.

Commissioner Hoopes thought the signs would be similar to the Bookstore across the street. Together, the tower and sign wall would have a Craftsman feel with modern accents.

Commissioner Roberts felt forming a subcommittee at this point to aid in final design development would be very beneficial prior to the project's return for final review.

M/S/C Vavoulis/Hoopes to continue the item to a date uncertain and form a subcommittee of Commissioners Tobias and Hoopes to aid the applicant in finalizing project details prior to final review. Unanimous 4-0.

- VII. PUBLIC HEARINGS:** There were no public hearings.
- VIII. OTHER BUSINESS:** There was no other business.
- IX. COMMENTS FROM THE COMMISSIONERS:** The Commissioners had no comments.
- X COMMENTS FROM STAFF:** Staff had no comments.
- XI. ADJOURNMENT:** The meeting was adjourned at 8:45 a.m.