



CITY OF GLENDALE, CALIFORNIA
 COMMUNITY DEVELOPMENT DEPARTMENT
 Director of Community Development

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DESIGN REVIEW BOARD RECORD OF DECISION

Meeting Date: March 28, 2013

DRB Case No. 2-PDR 1235723

Address: 1017 & 1017A N. Pacific Ave.

Applicant: Sean Saied

Design Review

Board Member	Motion	Second	Yes	No	Absent	Abstain
Keuroghelian					X	
Geragos	X		X			
Malekian		X	X			
Zarifian			X			
Sakai					X	
Totals			3	0	2	
DRB Decision		Approved with conditions				

Conditions/Considerations:

1. Change shape of box sign at south storefront so that: 1) its width is reduced so that its sides are in line with the window mullions in the opening below; and 2) its height is somewhat reduced to allow more exposure of the stone cladding above and below the sign.
2. Install raceway for sign at north storefront to align with bottom of existing fascia. Mount channel letters to raceway at their lower edges.
3. The proposed identification signs shall be no more than two square feet in area.
4. Planning Division staff shall have the ability to approve additional sign colors if the proposed colors complement the building.

Site Planning: *The sign program appropriately delineates sign locations, which will avoid visual clutter and complement the contemporary style of the building.*

Mass and Scale: *The proposed signage is appropriate to the composition and scale of the building. The specific locations proposed for the signs are appropriate to the building, will be legible and will fulfill the main function of a sign.*

Architectural Style, Consistency and Materials: *The proposed signs are architecturally consistent with the contemporary style of the building. Colors proposed are consistent with the colors and materials of the building. Quality materials are proposed as part of the sign program. The canopy sign will have a 6-inch raceway with aluminum reverse channel letters and there is a prohibition on lesser quality materials. The etched wall sign will have an internally illuminated aluminum box with individual letters (made of 1/2-inch clear Plexiglas and covered with perforated black vinyl) that will "push through" the aluminum box*

***Contact the case planner for an appointment for a DRB stamp. DRB Plans will no longer be stamped over the counter without an appointment.**

The Design Review Board approves the design of projects only. Approval of a project by the Design Review Board does not constitute an approval of compliance with the Zoning Code and/or Building Code requirements.

If an appeal is not filed within the 7-day appeal period of the Design Review Board decision, plans may be submitted for Building Department plan check. Prior to Building Department plan check submittal, Design Review Board approved plans must be stamped approved by Design Review Board staff.

Any changes to the approved plans may constitute returning to the Design Review Board for approval. Prior to Building plan check submittal, all changes in substantial conformance with approved plans by the Design Review Board must be on file with the Planning Department.

Please make an appointment with the case planner for DRB stamp/sign-off prior to submitting for Building plan check.

DRB Staff Member:

Kathy Duarte