DESIGN REVIEW BOARD
RECORD OF DECISION

Meeting Date March 3, 2011 **DRB Case No.** 2-PDR 2010-061-A

Address 4315 Lauderdale Avenue

Applicant Ricardo Flores

Design Review

Board Member	Motion	Second	Yes	No	Absent	Abstain
Boladian		x	x			
Geragos				x		
Malekian			x			
Sakai	x		x			
Zarifian					x	
Totals			3	1		
DRB Decision	Approve with Conditions and Considerations					

Conditions:

1. Provide wood siding at the gable of the addition facing west.
2. Use block frame windows with wood sill to match the existing.
3. Provide a landscape design by a landscape design professional prior to issuance of building permit.
4. Consider setting back the addition from the existing south face to provide visual interest as viewed from Altura Avenue.
5. Consider wrapping the front porch around the corner to the south elevation and providing sliding doors for the living and dining rooms facing Altura Avenue
6. Consider wrapping the wood siding at the base around the corner to face Altura Avenue.

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 15-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.

DRB Staff Member Gevorg Nazaryan