

**CITY OF SAN DIMAS
DEVELOPMENT PLAN REVIEW BOARD
MINUTES**

**October 25, 2007 at 8:30 A.M.
245 EAST BONITA AVENUE
COUNCIL CHAMBERS CONFERENCE ROOM**

PRESENT

*Dan Coleman
Scott Dilley
Theresa Bruns for Blaine Michaelis
Shari Garwick for Krishna Patel
Jim Schoonover
John Sorcinelli*

ABSENT

Curtis Morris

CALL TO ORDER

Jim Schoonover called the regular meeting of the Development Plan Review Board to order at 8:32 a.m. so as to conduct regular business in the Council Chambers Conference room.

APPROVAL OF MINUTES

MOTION: Dan Coleman moved, second by Jim Schoonover, to approve minutes of October 11, 2007. Motion carried 4.0.1.2. (Morris absent, Shari Garwick and Theresa Bruns abstained).

HEARING ITEMS

D.P.R.B Case No. 07-41

Request to construct a 7,696 sq. ft. single family residence located at 1025 Via Romales. APN: 8448-056-011. ZONE: Specific Plan 12.

Chien-Chien Chang, architect, was present.

Assistant Planner Grabow presented request for 4,121 s.f. of living space, 1,404 s.f. attached four (4) car garage and 2,171 s.f. open patio. Proposed structure has exterior stucco and vinyl sash windows with a Spanish style roof to match architectural features of surrounding properties. Issues regarding the proposal were:

- The retaining wall for the auto court conflicts with garage access;
- The ledge stone does not continue onto the lower portion of the northeast elevation of the residence.

In response to Mr. Schoonover, Ms. Grabow stated that the ledge stone should continue onto the lower portion of the northeast elevation of the residence.

Size of residence was clarified for Mr. Sorcinelli.

Director Coleman commended the architect on the house design, but agreed with Staff planner that the maneuvering area and driveway need revision to improve circulation. He suggested widening driveway to 16' between street and garage, lengthening back-up distance between garage door and end of garage apron, and flaring out driveway with radii where it meets garage apron.

Motion: Dan Coleman moved, second by Theresa Bruns to approve subject to revising garage access and standard conditions.

Motion carried 6.0.1.0. (Morris absent).

DPRB Case No. 05-12

Continued from August 23, 2007. Review landscape plans, corner design element And related matters for Costco project located at southeast corner of Lone Hill and Gladstone. Zone: SP-24.

Item rescheduled to November 8, 2007 meeting per Assistant City Manager of Community Development Stevens.

ADJOURNMENT

There being no further business the meeting was adjourned at 8:30 a.m. to the meeting of November 8, 2007 at 8:30 a.m. Second meeting of November is scheduled for Tuesday, November 20, 2007 at 8:30 a.m.