



CITY of CALABASAS

## **Architectural Review Panel Action Agenda**

Friday, May 23, 2014, 2:30 P.M.  
Conference Room 3, City Hall  
100 Civic Center Way, Calabasas  
[www.cityofcalabasas.com](http://www.cityofcalabasas.com)

The starting times listed for each agenda item should be considered a guideline only. The Architectural Review Panel reserves the right to alter the order of discussion in order to run an effective meeting. If you wish to assure yourself of hearing a particular discussion, please attend the entire meeting.

### **Opening Matters – 2:30 P.M.:**

- Call to Order (2:45pm) ARP members in attendance: *Michael Harrison, Jeff Cooper, and Mark Handel.* Staff members in attendance: *Glenn Michitsch and Michael Klein.* One public participant was present to observe.
- General Discussion (None)

### **Review Item(s) – 2:45 P.M.**

1. **File No. 140000498.** A request for a Wireless Telecommunication Facility Permit (WTF) and Scenic Corridor Permit to install a new Verizon wireless telecommunication facility. The proposed project includes replacing an existing wood utility pole with a new wood utility pole to house four panel antennas with ground mounted equipment. The proposed facility is located within the public right-of-way at 3499 Las Virgenes Road, approximately 700 feet south of the intersection at Las Virgenes Road and Lost Hills Road.

Submitted by: Cable Engineering, representing Verizon  
Planner: Michael Klein  
(818) 224-1710  
[mklein@cityofcalabasas.com](mailto:mklein@cityofcalabasas.com)

*The project was described by Planner Klein, after which he introduced the applicant's representative, Pete Hilger. Planner Klein also explained that staff has previously requested that the related equipment be undergrounded, and that the pole and antennas be lowered in height consistent with other facilities in the area. The Panel reviewed the project and discussed issues related to the Scenic Corridor and undergrounding of the equipment. The Panel recommends approval the facility with the*

*stipulation that the pole height is lowered consistent with other WTF facilities in the area and that at least one of the equipment boxes be placed underground consistent with staff's request of the applicant. Additionally, if for any reason the equipment cannot be undergrounded or the pole height not be lowered, the Panel would like to have the project come back for additional review.*

- 2. File No. 14000056.** A request for a Wireless Telecommunication Permit (WTF), Administrative Plan Review and a Scenic Corridor Permit to modify an existing wireless telecommunication facility located on the roof of a three-story office building. The proposed project includes replacing 8 existing antennas with 12 new antennas and the installation of new equipment. The subject site is located at 23945 Calabasas Road, within the Commercial Mixed Use zoning district and Scenic Corridor Overlay Zone.

Submitted by: Caltrop Telecom, representing AT&T  
Planner: Michael Klein  
(818) 224-1710  
[mklein@cityofcalabasas.com](mailto:mklein@cityofcalabasas.com)

*The project was described by Planner Klein, after which he introduced the applicant's representative, Miguel Samayoa. The Panel recommends approval of the project subject to the facility not being taller than the existing parapet and subject to the faux tiles matching the existing roof tiles.*

- 3. File No. 140000280.** A request for an Administrative Plan Review to make exterior changes to an existing commercial building (Red Robin) located at 24005 Calabasas Road within the Commercial Mixed Use zoning district. Proposed changes include: new tile; replace existing light fixtures; new exterior paint; and, remove and replace roof molding. The Community Development Director has determined that the proposed exterior work will not have a visual impact to the 101 Freeway Scenic Corridor.

Submitted by: David Maman Design  
Planner: Andy Cohen-Cutler  
(818) 224-1704  
[acutler@cityofcalabasas.com](mailto:acutler@cityofcalabasas.com)

*The project was described by Planner Klein, after which he introduced the applicant's representative, Guillermo Ramos (here for David Maman). The Panel reviewed the project and discussed the roof tile color. The Panel agreed that the variegated roof tiles work well, but a concern was raised that more color needed to be added. The Panel also discussed the height of the proposed trellis, and expressed a concern that the height was too tall in relation to the existing fascia. The Panel recommends approval with the stipulation that a third (warmer red/brown) color be added into the roof color palette, and that the director review and approve the added color with the goal to make*

*the roof more in harmony with the surrounding roofs. The Panel further recommends that the trellis be redesigned to either match the existing fascia or provide a transition element that matches the existing fascia.*

- 4. File No. 140000448.** A request for a Site Plan Review to construct a new 1,058 square-foot, two-story addition and convert habitable space back to original use as a one car garage for an existing two-story, single-family residence for a property located at 3801 Prado del Trigo, within the Residential, Single-Family (RS) zoning district.

Submitted by: Studio by Design  
Planner: Krystin Rice  
(818) 224-1709  
[krice@cityofcalabasas.com](mailto:krice@cityofcalabasas.com)

*The project was described by Planner Klein, after which he introduced the applicant's representative, Maggie Antikyan (Studio by Design). Based on the fact that the project is designed to match the existing residence, the Panel recommends approval of the project as designed.*

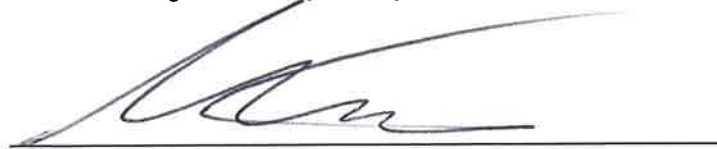
**Adjournment:**

Adjournment to the Architectural Review Panel Meeting of June 27, 2014 at 2:30 P.M., City Hall, Conference Room #3, 100 Civic Center Way.

A copy of the Architectural Review Panel agenda packet, staff reports and supporting documents and any materials related to an item on this Agenda submitted to the Architectural Review Panel after distribution of the agenda packet are available for review by the public in the Community Development Department located at Calabasas City Hall, 100 Civic Center Way. City Hall office hours are 7:30 a.m. to 5:30 p.m., Monday through Thursday and 7:30 a.m. - 2:00 p.m. every Friday. If you have any questions regarding a particular project please contact the project planner.

If, due to disability, you require special accommodations to attend or participate in an Architectural Review Panel meeting, please contact the Community Development Department, (818) 224-1600, at least one business day prior to the scheduled meeting so staff may assist you.

Respectfully Submitted by:

  
Glenn Michitsch, Senior Planner

On May 23, 2014 these **Action Minutes** were APPROVED by an affirmative vote of the members present.

  
Jeff Cooper, ARP Chairperson