



## DESIGN REVIEW BOARD RECORD OF DECISION

Meeting Date May 9, 2013

DRB Case No. 1-PDR 1301631

Address 1400 South Brand Boulevard

Applicant Howard Shermer

### Design Review

Board Member	Motion	Second	Yes	No	Absent	Abstain
Ellis					X	
Herman					X	
Insua	X		X			
Palmer		X	X			
Simonian			X			
Totals			3		2	
<b>DRB Decision</b>	Approve with conditions.					

### Conditions

1. Provide backflow prevention devices in the landscaped areas and paint devices green in color. The fire prevention devices should be within the building wall with an exterior connection of stainless steel.
2. All vehicle display parking lot light standards shall not exceed 16 feet in height.
3. Use drought tolerant species for all proposed landscaping areas.

### Analysis:

**Site Planning:** The new showroom building is generally well placed on the site and adequately addresses the street.

**Mass and Scale:** The building massing is simple, continues the dealership's simple rectilinear form and is complemented by simple contemporary materials.

**Design and Detailing:** The materials utilized are high quality contemporary materials at the showroom. The aluminum cladding will unify the old and new structures while maintaining the building's strong horizontal emphasis.

**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 and Safety Division plan check. **Prior** to Building and Safety Division 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 and Safety Division plan check submittal, **all** changes in substantial conformance with approved plans by the Design Review Board must be on file with the Planning Division.

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

DRB Staff Member Kristen Asp, Senior Planner