

ASNC Planning and Land Use Committee

Tuesday, June 2, 2020 – 7:00 PM

Zoom Meeting Online or By Telephone

APPROVED MINUTES

Attending: Casey Hughes, Lynnette Kampe, Neiel Norheim, Derrick Ryder and Nicholas Manalo, Lynda Valencia.

1. CALL TO ORDER and Determination of Quorum at 7:02 by Neiel Norheim.
2. APPROVAL OF MINUTES – **MOTION: to approve minutes for March 2020.** Moved by Norheim, seconded by Kampe. Passed unanimously.
3. GENERAL PUBLIC COMMENTS on non- agenda items – Richard Larson of Lincoln Heights observing process of virtual meeting.
4. DISCUSSION OF 3995 Glenalbyn Drive, 90065. New Family Dwelling presented by Yolanda Lettieri; return visit to PLUC. Previous comments from minutes read. Open questions of garage access and others. 3 Story building above garage and with elevator access to roof deck. 3 BDRM, 3 bath, skylights for BDRMS, solar panels, very low profile from back. Developer has met with planners and Building & Safety. Garage access changed to straight in access, deeper step backs added, locations for rain barrels shown. Current questions: From Ryder: septic location not clear on plans, will defer to City and A/C pads have to be 5' setback from property line. From Hughes: Retaining walls not clearly shown. Existing retaining wall noted. New retaining wall in setback limited to 30" following grade, step backs not shown. Norheim: is gate at driveway permitted within setback? Kampe: 3 native trees to be removed and replaced 4:1. Plans show multiple additional protected trees in fair condition at rear of property to be removed and not required to be mitigated. Question: Can they be retained? Esthetic comment from Ryder: great improvement in modernist esthetic, detail on 3rd floor.
Motion: Request applicant for 3995 Glenalbyn come back with the same set of plans as submitted to Planning and address issue of retaining wall. Moved by Ryder, seconded by Norheim. Passed unanimously.
5. Other Comments: Manalo will check with Nicole Sanchez in Planning if plans can be available committee members electronically. Ideal to eliminate physical files. Agenda items to Valencia one week before the next meeting. Will put NELA Plaza on agenda.
6. ADJOURNMENT at 8:40.

Minutes prepared by Lynnette Kampe.