

HISTORIC PRESERVATION COMMISSION RECORD OF DECISION

Meeting Date May 21, 2015

Case No. PHPCRDR1511129

Address 234 S. Brand (GR NO. 15)

Applicant Caruso Affiliated

Design Review

Commissioner	Motion	Second	Yes	No	Absent	Abstain
Morgan			X			
Shier	X		X			
Vartanian			X			
Vidor		X	X			
Totals			4	0		
HPC Decision		Approve with Conditions and Consideration				

The Historic Preservation Commission found the proposal, as modified by the conditions noted below, to be appropriate to the site and its surroundings, to be in conformance with the Secretary of the Interior's Standards for Rehabilitation, and to maintain the property's ongoing eligibility for listing on the Glendale Register of Historic Resources.

Conditions

1. Conduct condition survey of historic steel sash in openings that will remain. Retain and repair deteriorated steel sash whenever possible. Provide restoration specification for sash to be retained. [Condition retained from 4/16/15 HPC hearing due to lack of information in current proposal.]
2. Provide elevation and section drawings of any new sash proposed to replace severely deteriorated steel sash. Include dimensioned drawings of historic sash for comparative purposes. [Condition retained from 4/16/15 HPC hearing due to lack of information in current proposal.]

Consideration

1. Consider documenting all existing "ghost signs" with high resolution photographs to be provided to the Planning Division and offered to Special Collections at the Glendale Public Library.
2. Consider reducing the height and depth (ie projection from existing wall) of the highrise "CBRE" sign.
3. Consider installing non-operable double doors on the south Brand Boulevard storefront so as to mirror the north storefront.
4. Consider using cast iron when reconstructing the decorative surrounds on the Brand Boulevard storefronts and entry arch.

All resubmittals require a design review application and fee payment. According to Section GMC 30.47.075, projects submitted after 180 days following the decision date are to be considered as new projects and must submit a new application and all corresponding materials, including new mailing list and labels.

Staff Member Alan A Loomis, AICP, Deputy Director for Urban Design