
**CITY OF CHICO
ARCHITECTURAL REVIEW AND
HISTORIC PRESERVATION BOARD
AGENDA**

REGULAR MEETING OF NOVEMBER 03, 2021
Municipal Center- 421 Main Street- 4:00 p.m.

Georgie Bellin, Chair
Thomas Thomson, Vice Chair
Austin Barron
Michael Guzzi
Rod Jennings

NOTE: Items Not Appearing on Posted Agenda - This agenda was posted on the Council Chamber bulletin board at least 72 hours in advance of this meeting. For each item not appearing on the posted agenda, upon which the Board wishes to take action, it must make one of the following determinations:

1. Determine by a two-thirds vote, or by a unanimous vote if less than two-thirds of the Board is present, that the need to take action arose subsequent to the agenda being posted.
2. Determine that the item appears on a posted agenda for a meeting occurring not more than five calendar days prior to this meeting and the item was continued to this meeting.

Items may be added to the agenda for the Board to acknowledge receipt of correspondence or other information, or for discussion only, of items brought up by a member of the general public that are within the subject matter jurisdiction of the Board.

Materials related to an item on this agenda submitted to the Architectural Review and Historic Preservation Board after distribution of the agenda packet are available for public inspection in the Community Development Department at 411 Main Street during normal business hours.



Please contact the City Clerk at (530) 896-7250 should you require an agenda in an alternative format or if you need to request a disability-related modification or accommodation in order to participate in a meeting. This request should be received at least three working days prior to the meeting in order to accommodate your request. Anyone who has difficulty hearing the proceedings of a meeting may be provided with a portable listening device.

All those present are encouraged to participate in the public process and will be invited to address the Board regarding each item listed on the Public Hearing Agenda. The following procedural guidelines will be used for consideration of each item

- a. Declaration of Ex Parte Communications or Conflicts of Interest*
- b. Staff Presentation of Agenda Report*
- c. Staff Response to Questions from Board Members*
- d. Public Hearing Opened*
 - 1. Applicant and/or Representatives*
 - 2. Other Interested Persons*
 - 3. Staff Response/Clarification of any New Issues or Evidence*
 - 4. Applicant and/or Representatives Rebuttal*
- e. Public Hearing Closed*
- f. Board Deliberation/Action*

Persons wishing to address the Board are requested to clearly state their names for the record before beginning to speak and to refrain from speaking at any time other than during the public hearing.

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REGULAR MEETING OF NOVEMBER 03, 2021
Municipal Center- 421 Main Street- 4:00 p.m.

1.0 CALL TO ORDER/ROLL CALL

2.0 EX PARTE COMMUNICATION

3.0 CONSENT AGENDA

3.1 Approval of Minutes

October 06, 2021

4.0 PUBLIC HEARING AGENDA

4.1 Architectural Review 21-20 (Humboldt) – 1991 Humboldt Road (APN 002-110-034): A proposal to construct a new 30-unit multi-family housing development on a 1.24-acre site.

The site is bounded by Little Chico Creek to the south, Humboldt Road to the north, Forest Avenue to the east and single-family residential use to the west. The site is currently designated Medium-High Density Residential on the General Plan Land Use Diagram and zoned R3 (Medium-High Density Residential). The project will be composed of three two-story buildings multi-family buildings and one one-story pool house. **Questions regarding this project may be directed to Assistant Planner Madison Driscoll at madison.driscoll@chicoca.gov or (530) 879-6810.**

4.2 Architectural Review 20-21 (Riley Apartments) – 418 Ivy Street and 702 W. 5th Street; APNs 004-125-001 and -004. A proposal to construct four (4) multi-family residential apartment buildings containing a total of 18 student housing units. The new buildings would be three-story structures with tuck-under parking provided on the ground floor.

The project would include associated circulation and landscaping improvements and reconfigure the existing parking area for Riley's Bar and Grill. The project site consists of two parcels with a gross area of 1.25 acres. The proposed apartments would be located at 418 Ivy Street and 417 Cherry Street (APN 004-125-001), replacing existing warehouses that occupy the interior to the block bounded by W. 4th, W. 5th, Ivy and Cherry Streets, on a site designated Residential Mixed Use on the City of Chico General Plan Land Use Diagram and zoned RMU-L-FS (Residential Mixed Use with Landmark and Fraternity and Sorority overlays). The project does not propose a change in use or structural alterations to Riley's Bar and Grill, which is located on the secondary project parcel at 702 W. 5th Street (APN 004-125-004). The project has been determined to be categorically exempt from further environmental review pursuant to CEQA Section 15332 (Infill Development Projects). **Questions regarding this project may be directed to Planner Kelly Murphy at kelly.murphy@chicoca.gov or (530) 879-6535.**

5.0 REGULAR AGENDA

6.0 BUSINESS FROM THE FLOOR

The Chair will invite persons in the audience wishing to address the Board to identify themselves and any matter not appearing on the current posted agenda that they may wish to discuss. Although the Board may discuss items brought forward at this time, no action can be taken. Should the Board determine that action is required, the item or items may be included for action on a subsequent posted agenda.

7.0 REPORTS AND COMMUNICATIONS

These items are provided for the Board's information. Although the Board may discuss the items, no action can be taken at this meeting. Should the Board determine that action is required, the item or items may be included for action on a subsequent posted agenda.

8.0 ADJOURNMENT

Adjourn to November 17, 2021.