
CITY OF CHICO
ARCHITECTURAL REVIEW AND
HISTORIC PRESERVATION BOARD
AGENDA
REGULAR MEETING OF MARCH 6, 2013
Municipal Center - 421 Main Street - Conference Room 1
4:00 p.m.

Marci Goulart, Chair
Dale Bennett
Dan Irving
Thomas Thomson
Kris Zappettini

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 Board after distribution of the agenda packet are available for public inspection in the Planning Services Department at 411 Main Street during normal business hours.



Please contact the Planning Services Department at 879-6800 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.

Citizens and other interested persons 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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1.0 CALL TO ORDER/ROLL CALL

2.0 SWEARING-IN OF NEWLY APPOINTED BOARD MEMBER

At its meeting of January 24, 2013, the City Council appointed Dan Irving to serve on the Architectural Review and Historic Preservation Board and reappointed Marci Goulart, Thomas Thomson and Dale Bennett. City Clerk Debbie Presson will administer the Oath of Office to all appointees.

3.0 SELECTION OF CHAIR AND VICE CHAIR

The chair and vice chair are selected annually by the members of the Board. The chair serves as the presiding officer for all Board meetings. In the chair's absence, the vice chair serves as the presiding officer.

4.0 CONSENT AGENDA

There are no items for this agenda.

5.0 PUBLIC HEARING AGENDA

5.1 Subdivision/Planned Development 12-01 (Deer Park Subdivision) East 8th Street/Forest Avenue, APNs Various

Consideration of a Board recommendation to the Planning Commission for architectural concepts of 24 single-family residences within a planned-unit development located just westerly of the intersection of East 8th Street and Forest Avenue. Final architectural design will be considered by the Planning Commission at a future public hearing in conjunction with its review of a related subdivision map and planned development permit. The site is located within the R1 Low Density Residential zoning district on land designated Low Density Residential on the City of Chico General Plan Diagram. The project is within the scope of a previously adopted Mitigated Negative Declaration, and pursuant to California Environmental Quality Act Sections 15162 and 15183, no further environmental review is necessary. Questions regarding this project may be directed to Associate Planner, Mike Sawley, at 879-6812 or msawley@ci.chico.ca.us

5.2 Architectural Review 13-01 (Colebrook Place Apartments) 2925 Godman Avenue, APN 007-220-013

Development of a new apartment complex on a 4.32-acre site involving the phased removal of existing apartment buildings and the new construction of seven apartment buildings containing a total of 64 apartment units. The site is located north of Lassen Avenue, between Godman Avenue and Joshua Tree Road in the R2-AOC Medium Density-Airport Overflight-C zoning district on land designated Medium Density Residential on the City of Chico General Plan Diagram. The project is categorically exempt from environmental review pursuant to California Environmental Quality Act (CEQA) Guidelines, Section 15332, Infill Development Projects. Questions regarding this project may be directed to Senior Planner, Bob Summerville, AICP, at 879-6807 or bsummerv@ci.chico.ca.us

6.0 REGULAR AGENDA

7.0 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.

8.0 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.

9.0 ADJOURNMENT

Adjourn to April 3, 2013.