

CITY OF CHICO
ARCHITECTURAL REVIEW AND HISTORIC PRESERVATION BOARD

Minutes of the regular meeting
October 21, 2020 at 4:00 p.m.

Municipal Center
421 Main Street
Council Chambers

Board Members Present: Georgie Bellin, Chair
Lindsay Poulin, Vice Chair
Dale Bennett

Board Members Absent: Rod Jennings and
Tom Thomson

City Staff Present: Bruce Ambo, Principal Planner
Mike Sawley, Senior Planner
Molly Marcussen, Associate Planner
Nicole Acain, Administrative Assistant

1.0 CALL TO ORDER/ROLL CALL

Chair Bellin called the meeting to order at 4:03 pm. Board members and staff were present as noted above.

2.0 EX PARTE COMMUNICATION

3.0 CONSENT AGENDA

3.1 Approval of Minutes

Vice Chair Poulin moved to approve the minutes from October 7, 2020.

The motion was seconded by Board Member Bennett.

The motion was carried by the following vote:

AYES: Bellin, Poulin, Bennett

NOES:

ABSENT: Jennings, Thomson

4.0 PUBLIC HEARING AGENDA

4.1 Architectural Review 20-05 (Bloom Energy) – 1531 Esplanade -- APN 003-023-024, et al.: A proposal to locate a set of natural gas fuel cells consisting of four blocks of equipment on an approximately 4,700 square foot portion of the Enloe Hospital campus, west of the main building and parking lot, and east of Enloe Park, along West 5th Avenue. Proposed along with the fuel cells are grading, a retaining wall, a living fence encompassing and screening the proposed cells, and new bollards, along with appropriate gas and electrical equipment to operate the Fuel Cells. The site is designated Public Facilities and Services (PFS) on the General Plan Land Use Diagram and zoned PQ (Public and Quasi-Public Facilities) with the SD4 (Special Design Considerations - West Avenues Neighborhood Area) overlay. The project is categorically exempt from review under the California Environmental Quality Act (CEQA), pursuant to CEQA Guidelines Section 15332 (Infill Development Projects). The project was previously heard and Continued by the ARHPB at their meeting of August 19, 2020, and the applicant has submitted revised plans and specifications in response. **Questions regarding this project may be directed to Associate Planner Molly Marcussen at (530) 879-6808, or molly.marcussen@chicoca.gov**

Associate Planner Molly Marcussen provided an overview of the project and summarized the staff recommendation.

Chair Bellin opened the public hearing and invited the applicant to make a presentation.

Addressing the Board on this item were: James Matthews with Bloom Energy, and Bill Seguire with Enloe Hospital.

With no other members of the public wishing to address the Board, Chair Bellin closed the public hearing.

Vice Chair Poulin made a motion that the Architectural Review and Historic Preservation Board adopt the required findings contained in the agenda report approving Architectural Review 20-05, subject to all recommended conditions therein, and adding a condition that the gates be limited to Option 2 (green metal), with a powdered coated finish.

The motion was seconded by Board Member Bennett

The motion was carried by the following vote:

AYES: Bellin, Poulin, Bennett

NOES:

ABSENT: Jennings, Thomson

- 4.2 Architectural Review 19-15 (Sloop Medical Building) – Northwest Corner of Jan Court and Forest Avenue -- APN 002-210-066 et al. A proposal to construct a medical office building of approximately 5,931 square feet and to make associated site improvements.** The site is designated Office Mixed Use on the City’s General Plan Land Use Diagram and zoned OC (Office Commercial). The site consists of approximately 2.09 acres over seven parcels. The project is categorically exempt from review under the California Environmental Quality Act (CEQA), pursuant to CEQA Guidelines Section 15332 (Infill Development Projects). The proposed project was continued by the ARHPB at its July 1, 2020. **Questions regarding this project may be directed to Associate Planner Dexter O’Connell at (530) 879-6800 or dexter.oconnell@chicoca.gov.**

Senior Planner Sawley informed the Board that the applicant has requested a continuance, and recommended that the Board continue this item until its regular meeting of December 2, 2020.

Chair Bellin made a motion that the Architectural Review and Historic Preservation Board continue this item until its regular meeting of December 2, 2020.

The motion was seconded by Vice Chair Poulin

The motion was carried by the following vote:

AYES: Bellin, Poulin, Bennett

NOES:

ABSENT: Jennings, Thomson

5.0 REGULAR AGENDA

None.

6.0 BUSINESS FROM THE FLOOR

None

7.0 REPORTS AND COMMUNICATIONS

Senior Planner Sawley informed the Board that staff is testing new configurations for holding these meetings using a combination of in-person attendance and WebEx participation, favoring the preference stated by Board Members at the last meeting.

8.0 ADJOURNMENT

There being no further business, Chair Bellin adjourned the meeting at 4:32 pm to the adjourned meeting of November 18, 2020.

Approved on: _____