



AGENDA

CITY OF SEASIDE
BOARD OF ARCHITECTURAL REVIEW

REGULAR MEETING
COUNCIL CHAMBER
440 Harcourt Avenue
Wednesday, April 1, 2015
5:30 PM

PLEASE TURN OFF YOUR CELL PHONES UPON ENTERING THE MEETING

1. **CALL TO ORDER**

2. **ROLL CALL - ESTABLISHMENT OF QUORUM**

BOARD OF ARCHITECTURAL REVIEW

Ken Rudisill	Chair
Toby Keller	Board Member
Wendell Montes	Board Member
Mitsugu Mori	Board Member
Kathleen Ventimiglia	Board Member

3. **APPROVAL OF MINUTES**

A. **REGULAR MEETING OF JANUARY 21, 2015**

B. **REGULAR MEETING OF FEBRUARY 4, 2015**

C. **REGULAR MEETING OF FEBRUARY 18, 2015**

D. **REGULAR MEETING OF MARCH 4, 2015**

E. **REGULAR MEETING OF MARCH 18, 2015**

4. **ORAL COMMUNICATION**

Members of the public wishing to address the Board of Architectural Review on matters within the jurisdiction of the City of Seaside, but not on this agenda, may do so during the Public Comment period for up to three minutes. Public Comments on specific agenda items are heard under that item. For the public record, please state your name.

5. **BUSINESS ITEMS**

A. **Architectural Review Application No. BAR-15-01. Kevin Parks, property owner and Robert Flynn, applicant, are requesting design review approval for the construction of**

a new second story deck at 4 Mescal Place, located in the Single Family Residential (RS-8) Zoning District. The project is exempt from the provisions of the California Environmental Quality Act pursuant to Class 1, Section 15301.e.1: Existing Facilities. Class 1 consists of minor alterations

PURPOSE:

Pursuant to Section 17.62.030.B.2 of the Seaside Municipal Code, Board of Architectural Review (BAR) is required for additions to existing structures that result in a height greater than 18 feet, and all new second-story elements including decks, roof projections, etc.. The applicant is requesting BAR approval for a new second-story deck.

RECOMMENDATION:

Staff recommends approval of the new second story deck subject to the conditions of approval provided as Attachment 1, and the project plans provided as Exhibit “A” to Attachment 1 - Project Plans.

- B. Architectural Review Application No. BAR-14-32. Bahman Ben Ahmadi, property owner and applicant, requests design approval to convert a second story open foyer into office space and add a second story stairway and attic addition to the existing Rod and Ros service station at 1898 Fremont Boulevard, located in the Commercial Mixed Use (CMX) Zoning District. This project is exempt from the California Environmental Quality Act pursuant to Class 1, Section 15301.e.1: Existing Facilities.**

PURPOSE:

Pursuant to Section 17.62.030.B.8 of the Seaside Municipal Code, Board of Architectural Review (BAR) approval shall be required for any change(s) to projects that previously received BAR approval. This is a new addition that will require design review approval for a project over 18 feet in height.

RECOMMENDATION:

Staff recommends approval of the office, stairway, and attic additions subject to the conditions of approval provided as Attachment 1 Exhibit A – Project Plans.

- 6. REPORTS FROM BOARD MEMBERS**
- 7. REPORTS FROM STAFF**
- 8. ADJOURNMENT**

The City of Seaside is an ADA accessible facility and is committed to include the disabled in all of its services, programs and activities. Any person who requires accommodation to be able to participate in this meeting is asked to contact the office of the City Clerk at 899-6707, no fewer than two business days prior to the meeting to allow for reasonable arrangements.

The City Council Chambers is equipped with a portable microphone for anyone unable to come to the podium. Assisted listening devices are also available.

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Agenda-related writings or documents provided during public meetings are available for public inspection during the meeting or from the office of the City Clerk. This agenda is posted in compliance with California Government Code Section 54954.2(a) or Section 54956.