



AGENDA

CITY OF SEASIDE
BOARD OF ARCHITECTURAL REVIEW

SPECIAL MEETING
COUNCIL CHAMBER
440 Harcourt Avenue
Wednesday, May 27, 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

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

3. **APPROVAL OF MINUTES**

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. Board of Architectural Review Application No. 15-09 and Sign Permit Application 15-09. Santa Fe, applicant, and Seaside Retail Property, LLC, property owner, are requesting design review approval for changes to the exterior color scheme and the installation of new wall signs for a grocery store (Santa Fe) located within a commercial shopping center at 1712-1720 Fremont Boulevard in the Community Commercial (CC) Zoning District.

PURPOSE: In accordance with Section 17.62.030.B.8 of the Seaside Municipal Code, the applicant, Santa Fe, and the property owner, Seaside Retail Property, are proposing to modify

the existing exterior color scheme and replace the wall signs on an existing multi-tenant commercial building located at 1712 Fremont Boulevard to accommodate the change in occupancy of a vacant grocery store lease area from “Mi Pueblo Foods” to “Santa Fe”. The change to the exterior color scheme has been deemed to represent a significant change from the original approval adopted by the Board of Architectural Review (BAR) in May of 2011, thus requiring the proposed modifications to both the exterior colors and signs to be reviewed and approved by the BAR.

RECOMMENDATION:

Staff recommends approval of the exterior façade improvements and new wall signs subject to the Conditions of Approval provided as Attachment 1 and Sign Plans provided as Exhibit “A” to Attachment 1 (SP-15-09) and the color chips provided as Exhibit “B” to Attachment 1.

A. Board of Architectural Review Application No. BAR-15-07. Jack Paquin, applicant, and Doyle Turner, property owner, request design approval for a Board of Architectural Review application consisting of a 624 square foot second story addition to an existing single family residence. The subject property is located at 1122 Sunnyhill Court in the Single-Family Residential (RS-8) Zoning District (APN: 012-402-056). This project is exempt from the California Environmental Quality Act pursuant to Class 1, Section 15301.e.1: Existing Facilities.

PURPOSE:

In accordance with Section 17.62.030.B.2 of the Seaside Municipal Code, Board of Architectural Review approval is required for the construction of a second story addition to an existing single family residence.

RECOMMENDATION:

Staff recommends approval of the proposed second story addition 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.

Meetings that are held in the City Council Chambers are broadcast live to all Seaside residents on Comcast Channel 25 and U-verse Channel 99. Meetings are also available through live streaming at:

<http://cvp.telvue.com/player?id=T01629&video=52314&noplaylists=1&width=400&height=300> Videos of past meetings are available on demand through the City's website: <http://www.ci.seaside.ca.us>

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.