

**AGENDA
CITY OF PLEASANT HILL
ARCHITECTURAL REVIEW COMMISSION**

**August 7, 2008
5:00 P.M.**

Large Community Room, 100 Gregory Lane, Pleasant Hill, CA 94523 www.pleasanthill.ca.gov (925) 671-5209

CHAIR: THOR SCORDELIS

VICE CHAIR: JOHN HART

MEMBERS: JILL BERGMAN, GEORGE CORRIGAN, RICHARD STANTON

Members of the audience wishing to speak on any matter must fill out a card and turn it in to the secretary. Items not on the agenda will be considered during the Public Comment portion of the meeting. Comments on any item under the Public Hearing portion of the agenda will be accepted only when the public hearing is opened for that item. Comments are limited to three minutes per speaker. Presentations made by applicants are limited to a maximum combined time of 15 minutes. If the applicant or his or her representative fails to attend the public hearing concerning their application, the Architectural Review Commission may take action to deny the application. An application may be entertained for continuance upon receipt of written notification of the applicant's inability to attend the hearing. Materials related to an item on this agenda submitted to the Commission after distribution of the packet are available for public review in the City of Pleasant Hill Planning Division at 100 Gregory Lane, Pleasant Hill, CA 94523 during normal business hours. Such documents are also available on the City of Pleasant Hill website at www.pleasant-hill.ca.us subject to staff's ability to post the documents before the meeting.

An appeal of the decision or conditions of the Architectural Review Commission to the City Council must be filed in writing with the City within 10 calendar days of the mailed notice of decision.

CALL TO ORDER

ROLL CALL

PUBLIC COMMENT

The public is welcome at this time to address the Architectural Review Commission on any subject, with the exception of scheduled items. Comments are limited to three minutes per speaker.

ANNOUNCEMENTS

MINUTES

[July 17, 2008](#)

STUDY SESSION

1. S 08-014, ELLINWOOD CORPORATE CENTER FREESTANDING SIGNS, 300-500 ELLINWOOD WAY (20 minutes)

[Staff Report and Attachments](#)

The applicant, GNU Group, is seeking input from the Architectural Review Commission regarding the proposal for new and remodeled signage. Assessor's Parcel Number: 127-210-037.

Project Planner: Jeff Olsen, (925) 671-5206, jolsen@ci.pleasant-hill.ca.us

PUBLIC HEARING ITEMS

1. S 07-031, 1250 CONTRA COSTA BOULEVARD - MASTER SIGN PROGRAM AND LANDSCAPE PLAN (20 Minutes)

[Staff Report](#)
[Attachments A – C](#)
[Attachment D](#)
[Attachment E](#)

On May 15, 2008, the ARC approved application ARC 07-023 for new building façade and site improvements. Application S 07-031 for a master sign program and landscape plan was continued. The applicant is requesting approval from the ARC for a master sign program and landscape plan. The project site is located at 1250 Contra Costa Boulevard approximately 225 feet north of the intersection of Ellinwood Drive and Contra Costa Boulevard. Assessor's Parcel Number: 127-040-019.

Project Planner: Lori Radcliffe, (925) 671-5297, lradcliffe@ci.pleasant-hill.ca.us

2. ARC 08-009, PFEIFFER RESIDENCE, 114 LINDA LANE (40 Minutes)

[Staff Report and Attachments](#)

The applicant is requesting Architectural Review permit approval to expand an existing 1,708 square foot single-family residence to a 3,301 square foot home. The existing structure will be demolished with the exception of three interior walls. The site is located on the corner of Linda Lane and Steven Circle. Assessor's Parcel Number: 164-072-007.

Project Planner: Michelle Umadhay, (925) 671-5211, mumadhay@ci.pleasant-hill.ca.us

3. ARC 08-010/S 08-013, CHEVRON SIGN, 3210 BUSKIRK AVENUE (15 Minutes)

[Staff Report and Attachments](#)

The applicant is requesting to remodel an existing Chevron auto service station to incorporate the new corporate logo and design. The proposal consists of: Refacing an existing double-faced illuminated monument sign to incorporate the new corporate logo

and design; Refacing gas service pumps with new corporate logo and design; Replacing four existing illuminated fascia signs of gas island canopy with the new corporate logo and design; and Installing new LED downlights on the underside of the gas island canopy. The subject site is located on the south end of Buskirk Avenue near the Coggins Drive intersection. Assessor's Parcel Number: 148-100-024.

Project Planner: Michelle Umadhay, (925) 671-5211, mumadhay@ci.pleasant-hill.ca.us

4. S 08-015, PARTY CITY WALL SIGN, 545 CONTRA COSTA BOULEVARD
(15 Minutes)

[Staff Report and Attachments](#)

As a result of a corporate logo and name change, the applicant is requesting approval of sign application S 08-015 to install two internally illuminated channel letter wall signs, one on the front (west) elevation and one on the rear (east) elevation. The sign on the front elevation will consist of approximately 71 square feet and the sign on the rear will consist of approximately 48 square feet. Assessor's Parcel Number: 125-250-008.

STAFF COMMUNICATIONS

1. UPDATE ON PLEASANT HILL ONCOLOGY CENTER, 400 TAYLOR BOULEVARD (10 minutes)

[Memorandum](#)

2. DRAFT AGENDA FOR OCTOBER 2, 2008 DINNER STUDY SESSION (5 Minutes)

[Memorandum and Draft Agenda](#)

UPCOMING PROJECTS AND FUTURE MEETINGS

ADJOURNMENT

Adjourn to a regular meeting of the Architectural Review Commission on August 21, 2008, at 5:00 P.M., in the Large Community Room, 100 Gregory Lane, Pleasant Hill.