

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

**May 21, 2015
5:00 P.M.**

Large Community Room, 100 Gregory Lane, Pleasant Hill, CA 94523 www.ci.pleasant-hill.ca.us (925) 671-5209

CHAIR: JILL BERGMAN

VICE CHAIR: RICHARD STANTON

MEMBERS: THOR SCORDELLIS, JOHN HART, FRANK HERNANDEZ

Members of the audience wishing to speak on any matter are requested to fill out a card and turn it in to the Chair. 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

MINUTES

[May 7, 2015](#)

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.

PUBLIC HEARINGS

1. PLN 15-0114, 181-187 MAYHEW WAY NEW SIGNAGE, 181-187 MAYHEW WAY(20 Minutes)

[Staff Report](#)

Attachment A	Conditions of Approval
Attachment B	Location Map
Attachment C	Proposed Project Plans
Attachment D	Site Photos
Attachment E	Public Notice

Hearing on the request of Brookes Stratmore (property owner representative) to consider Sign Permit PLN 15-0114, for three new wall signs on an existing commercial (light industrial) building and one new freestanding multi-tenant monument sign. The application involves a 1.51 acre parcel zoned *LI-Limited Industrial* and shown as Assessor's Parcel Number: 148-371-011, located at 181-187 Mayhew Way.

CEQA Determination: Categorically Exempt, Class 1 (Existing Facilities – interior or exterior alterations) and Class 11 (Accessory structures/on premise signs).

Project Planner: Jeff Olsen, 925-671-5206, jolsen@pleasanthillca.org

STUDY SESSION

1. PLN 15-0162, DVC Shopping Plaza Redevelopment – Study Session, 61& 66-93 Chilpancingo Parkway & 180-290 Golf Club Road. (45 Minutes)

Staff Report

Attachment A	Location Map
Attachment B	Conceptual Plans
Attachment C	Existing Site Photos
Attachment D	Non-Residential City Wide Design Guidelines
Attachment E	Applicable City Wide Design Guidelines
Attachment F	Study Session Public Notice
Attachment G	Public Comment Letters

Study Session on a request for the redevelopment of DVC Shopping Plaza, by Merlone Geier Partners, PLN 15-0162. The redevelopment of the area includes

- Extensive remodel of the existing retail buildings at the DVC Shopping Plaza. This does not include the former K-Mart building and McDonalds restaurant.
- Site improvements including new landscaping, hardscape and parking lot improvements.
- A new dog park.
- A new walk/bicycle trail extending from Golf Club Road to Chilpancingo Parkway adjacent to Grayson Creek.
- A new 1,350 square foot building and a 67-foot tall freestanding sign located at 61 Chilpancingo Parkway

The site area is approximately 19 acres, zoned *RB-Retail Business* and shown as APN's 153-300-001 through 004 and 153-270-001, located at 61& 66-93 Chilpancingo Parkway & 180-290 Golf Club Road.

Project Planner: Troy Fujimoto, 925-671-5224, tfujimoto@pleasanthillca.org

STAFF COMMUNICATIONS

UPCOMING PROJECTS AND FUTURE MEETINGS

ADJOURNMENT

Adjourn to the next regular meeting of the Architectural Review Commission on June 4, 2015, at 5:00 P.M., in the Large Community Room at City Hall, 100 Gregory Lane, Pleasant Hill.