



MINUTES

CITY OF PACIFIC GROVE ARCHITECTURAL REVIEW BOARD SPECIAL MEETING

Tuesday, April 30, 2019, 4:00 P.M.

Council Chamber – City Hall – 300 Forest Avenue, Pacific Grove, CA

1. **CALL TO ORDER AND ROLL CALL – Members Edmonds, Boyle, Gunby, and Veitengruber present; Members Coen and Van Zanten absent**
2. **APPROVAL OF AGENDA**
On a motion by Member Gunby and a second by member Edmonds, the agenda was unanimously approved. (4-0-2-0)
3. **GENERAL PUBLIC COMMENT**
None
4. **REPORTS OF COUNCIL LIAISON**
Mayor Peake reported on the City Council’s last meeting and what was on the agenda for the next meeting.

CONSENT AGENDA

5. A. **Minutes of the March 12, 2019, ARB Regular Meeting**
Reference: Alyson Hunter, Staff liaison
Recommended Action: Approve minutes.
CEQA: Does not constitute a “Project” as defined by CEQA Guidelines Section 15378.

On a motion by Member Gunby and a second by Member Veitengruber, the Board unanimously approved the Consent Agenda. (4-0-2-0)

REGULAR AGENDA

6. **PUBLIC HEARINGS**
 - A. **803 Day Circle | AP 19-0066 | APN 006-623-006**
Description: Architectural Permit (AP) 19-0066 to enclose an existing 70 sq. ft. second-story balcony resulting in additional habitable living space.
Zoning / General Plan: R-1 / Medium Density Residential (17.4 du/ac)
Applicant / Owner: Aaron Tollefson for Jim Filice (owner)
Coastal Zone: No Archaeological Zone: No Historic Resources Inventory: No

Area of Special Biological Significance: No
Reference: Alyson Hunter, Associate Planner
CEQA: Exempt per Section 15301 (e) – Existing Facilities
Recommended Action: Approve the project through the adoption of the recommended findings, conditions of approval, and Class 1 CEQA exemption.

The Chair asked for an oral staff report which was delivered by Alyson Hunter, Associate Planner. The Chair then opened the public hearing and asked for a brief presentation by the applicant or his representative. The project designer made himself available for questions of which there were none. There were no comments from the public. The Chair closed the public hearing. There was no discussion. On a motion by Member Gunby and a second by Member Veitengruber, the item was unanimously approved. (4-0-2-0)

7. FULL PRESENTATIONS

A. California Environmental Quality Act (CEQA) Training: The Use of Categorical Exemptions and the Exceptions That Apply to Them

Reference: Alyson Hunter, Associate Planner

Recommended Action: Receive information

CEQA: Does not constitute a “Project” as defined by CEQA Guidelines Section 15378.

Alyson Hunter, Associate Planner, provided a presentation and answered questions of the Board.

B. Density Bonus: A Tool to Help Implement PG’s Affordable Housing Goals

References: Terri Schaeffer, Senior Program Manager and Alyson Hunter, Associate Planner

Recommended Action: Receive information

CEQA: Does not constitute a “Project” as defined by CEQA Guidelines Section 15378.


Terri Schaeffer, Senior Program Manager, provided a presentation and answered questions.

8. BOARD AND STAFF ANNOUNCEMENTS (City-Related Items Only)


- Chair Boyle announced the recent meeting of the HRI Advisory Group meeting and gave a brief update on the efforts underway to update the City’s historic inventory;
- Planner Hunter announced the return of Associate Planner Laurel O’Halloran and the departure of former Director, Mark Brodeur last week.

ADJOURNMENT By order of the Chair, the meeting was adjourned at 4:49 pm.

APPROVED BY ARCHITECTURAL REVIEW BOARD



Michael Gunby, Secretary



Date