
CITY OF CHICO
ARCHITECTURAL REVIEW AND
HISTORIC PRESERVATION BOARD
AGENDA
REGULAR MEETING OF JUNE 17, 2020
WebEx Online Meeting
4:00 p.m.

Georgie Bellin, Chair
Lindsay Poulin, Vice Chair
Dale Bennett
Rod Jennings
Thomas Thomson

NOTE: Items Not Appearing on Posted Agenda - This agenda was posted on the Council Chamber bulletin board at least 72 hours in advance of this meeting. For each item not appearing on the posted agenda, upon which the Board wishes to take action, it must make one of the following determinations:

1. Determine by a two-thirds vote, or by a unanimous vote if less than two-thirds of the Board is present, that the need to take action arose subsequent to the agenda being posted.
2. Determine that the item appears on a posted agenda for a meeting occurring not more than five calendar days prior to this meeting and the item was continued to this meeting.

Items may be added to the agenda for the Board to acknowledge receipt of correspondence or other information, or for discussion only, of items brought up by a member of the general public that are within the subject matter jurisdiction of the Board.

Materials related to an item on this agenda submitted to the Architectural Review and Historic Preservation Board after distribution of the agenda packet are available for public inspection in the Community Development Department at 411 Main Street during normal business hours.



Please contact the City Clerk at (530) 896-7250 should you require an agenda in an alternative format or if you need to request a disability-related modification or accommodation in order to participate in a meeting. This request should be received at least three working days prior to the meeting in order to accommodate your request. Anyone who has difficulty hearing the proceedings of a meeting may be provided with a portable listening device.

All those present are encouraged to participate in the public process and will be invited to address the Board regarding each item listed on the Public Hearing Agenda. The following procedural guidelines will be used for consideration of each item

- a. *Declaration of Ex Parte Communications or Conflicts of Interest*
- b. *Staff Presentation of Agenda Report*
- c. *Staff Response to Questions from Board Members*
- d. *Public Hearing Opened*
 1. *Applicant and/or Representatives*
 2. *Other Interested Persons*
 3. *Staff Response/Clarification of any New Issues or Evidence*
 4. *Applicant and/or Representatives Rebuttal*
- e. *Public Hearing Closed*
- f. *Board Deliberation/Action*

Persons wishing to address the Board are requested to clearly state their names for the record before beginning to speak and to refrain from speaking at any time other than during the public hearing.

CITY OF CHICO
ARCHITECTURAL REVIEW AND
HISTORIC PRESERVATION BOARD
AGENDA
ONLINE MEETING OF JUNE 17, 2020
WebEx Online – 4:00 p.m.

Due to protocols established under the Governor’s Executive Orders for COVID 19 community response, this hearing will be held via an online format.

Members of the public who wish to participate in public comments are encouraged to register in advance of the hearing by emailing Zoning@chicoca.gov. Use the following information to remotely view and participate in the Architectural Review meeting, including the Public Hearing portions, online:

Link: <https://tinyurl.com/y8xj9r7q>

Event (Meeting) Number: 146 238 7185

or

Phone number: United States Toll Free: 1-214-459-3653

Event (Meeting) Password: 2020

TIME: 4:00 p.m.

PLACE: Online Meeting Format. See above for video and call-in information.

1.0 CALL TO ORDER/ROLL CALL

2.0 EX PARTE COMMUNICATION

3.0 CONSENT AGENDA

3.1 Approval of Minutes
June 3, 2020

4.0 PUBLIC HEARING AGENDA

4.1 Architectural Review 20-08 (Deer Creek Apartments) -- Native Oak Drive, about 500 feet east of Bruce Road, APN 018-600-082: A proposal to construct eleven apartment buildings, a community building, recreational amenities, and associated parking, landscaping and site improvements. The project would have a total of 204 affordable residential units. The site is designated Medium Density Residential (MDR) on the General Plan Land Use Diagram and zoned R2 (Medium Density Residential) with an SD-2 (Humboldt Road-Foothill) overlay zone. The site is approximately 11.78 acres and is within the Oak Valley Subdivision. Pursuant to California Environmental Quality Act (CEQA) Section 15162, the proposed project is within the scope of an Environmental Impact Report (SCH# 1998032048) that was previously certified for the Oak Valley Subdivision. **Questions regarding this project may be directed to Associate Planner Dexter O’Connell at (530) 879-6810, or dexter.oconnell@chicoca.gov**

4.2 Architectural Review 20-09 (1297 Park Apartments) -- 1297 Park Avenue et al. APN 005-136-013, 005-136-010, and 005-136-009: A proposal to construct an apartment building and associated parking, landscaping and site improvements. The project would have a total of 59 residential units, 58 affordable units and a manager's unit. The site consists of approximately 1.15 gross acres with several different General Plan designations and zoning classifications. Both parcels facing East 13th Street are designated Residential Mixed Use (RMU) on the General Plan Land Use Diagram and zoned RMU (Residential Mixed Use) with an SD-8 (Southwest Chico Neighborhood) overlay zone. 179 East 12th Street is designated Low Density Residential (LDR) on the General Plan land Use Diagram, and zoned R1 (Low density Residential). 1297 Park Avenue has the COS (Corridor Opportunity Site) overlay zone. The project is categorically exempt from further environmental review under the California Environmental Quality Act (CEQA), pursuant to CEQA Guidelines Section 15332 (Infill Development Projects). **Questions regarding this project may be directed to Associate Planner Dexter O'Connell at (530) 879-6810, or dexter.oconnell@chicoca.gov**

5.0 REGULAR AGENDA

6.0 BUSINESS FROM THE FLOOR

The Chair will invite persons in the audience wishing to address the Board to identify themselves and any matter not appearing on the current posted agenda that they may wish to discuss. Although the Board may discuss items brought forward at this time, no action can be taken. Should the Board determine that action is required, the item or items may be included for action on a subsequent posted agenda.

7.0 REPORTS AND COMMUNICATIONS

These items are provided for the Board's information. Although the Board may discuss the items, no action can be taken at this meeting. Should the Board determine that action is required, the item or items may be included for action on a subsequent posted agenda.

8.0 ADJOURNMENT

Adjourn to July 1, 2020