

**MEETING AGENDA**  
**CITY OF PLEASANT HILL ARCHITECTURAL REVIEW COMMISSION**  
**NOVEMBER 3, 2022**  
**5:00 PM**  
**Via Teleconferencing**

For the full agenda packet with all reports: [Agenda Packet](#)

For individual staff reports and attachments: [Individual Report Links](#)

**City Offices:** 100 Gregory Lane, Pleasant Hill, CA 94523 [www.pleasanthillca.org](http://www.pleasanthillca.org) (925) 671-5209

**CHAIR: RICHARD STANTON, VICE CHAIR: STEVE MILLER**  
**MEMBERS: BEN JOHANSON, KARLA MOSELEY, WILL NELSON**

The meeting will be teleconferenced pursuant to City Council resolution. Options for observing the meeting and participating in public comment are provided below and on the last page of the agenda.

**Architectural Review Commission Broadcasts:** The Architectural Review Commission meeting will be broadcast live (please note that streaming does not start until the meeting start time) on Youtube.com using the web link: [www.pleasanthillca.org/pharc](http://www.pleasanthillca.org/pharc).

**Public Communication:** The public is welcome to address the Architectural Review Commission on items not listed on the agenda but within the Commission's jurisdiction during the general Public Comment period. There is an opportunity for the public to comment on other agenda items at the time they are discussed.

The public may submit comments by:

1. Emailing comments to [planning@pleasanthillca.org](mailto:planning@pleasanthillca.org); or
2. Delivering written comments to the mailbox inside the lobby of City Hall during regular business hours; or
3. **Public participation in the public hearing has been changed.** Please see the last page of this agenda for instructions for public participation and provide live comments during the meeting. Note that there may be multiple hearing items on the same agenda.

Materials related to an item on this agenda submitted after distribution of the agenda packet are available for public inspection by contacting the Planning Division office at [planning@pleasanthillca.org](mailto:planning@pleasanthillca.org) or calling 925-671-5209. If, due to a disability, a reasonable accommodation is needed to participate in this meeting, please contact the ADA Coordinator 24 hours in advance of the meeting at (925) 671-5237 or via California Relay at 711. Such documents are also available on the City of Pleasant Hill website at [www.pleasant-hill.ca.us](http://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.

Agendas are Available for Review on the City Hall official noticing bulletin board (100 Gregory Lane) and on the City's website at [www.pleasanthillca.org/agendas](http://www.pleasanthillca.org/agendas).

## **CALL TO ORDER**

## **ROLL CALL**

## **PUBLIC COMMENT**

The public is welcome at this time to address the Architectural Review Commission on any item, with the exception of items scheduled for Public Hearing. There is an opportunity for the public to comment on other agenda items at the time they are discussed. Comments are limited to three minutes per speaker. To participate in the video/teleconference meeting, please see the last page of this agenda for public participation instructions.

## **MINUTES**

Tentative Minutes-August 31, 2022

Tentative Minutes-October 06, 2022

## **PUBLIC HEARINGS**

1. PLN 22-0259, BROWN RESIDENCE ARCHITECTURAL REVIEW PERMIT AT 1968 ELINORA DRIVE, 1968 ELINORA DRIVE

Public Hearing to consider approval of PLN 22-0259, Architectural Review Permit, for a substantial remodel of and addition to an existing single-story home. The applicant proposes to add 778 SF of floor area, divided between the front, side and rear of the home. The remodeled and expanded home would result in approximately 2,080 SF of living area, 460 SF of garage area, and 56 SF of covered porch area, for a total floor area of 2,596 SF. Lot coverage would be 35%. The site area is 7,425 SF and is zoned *R-7 Single Family – 7,000 square foot lots*; APN: 150-075-005.

CEQA: Class 1 Exemption - Minor alteration of an existing structure.

Project Planner: Andrew Shiflet, 925-671-5211, [AShiflet@pleasanthillca.org](mailto:AShiflet@pleasanthillca.org)

## **STAFF COMMUNICATIONS**

## **UPCOMING PROJECTS AND FUTURE MEETINGS**

## **ADJOURNMENT**

Adjourn to the next scheduled meeting of the Architectural Review Commission on November 17, 2022 at 5:00 PM.



City of Pleasant Hill

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## INSTRUCTIONS FOR PARTICIPATION IN PUBLIC COMMENTS DURING ZOOM

### VIDEO/TELECONFERENCED ARCHITECTURAL REVIEW COMMISSION MEETINGS

The public is welcome to address the Architectural Review Commission on items on the Consent Calendar or other items not listed on the agenda but within the Commission's jurisdiction during the general Public Comment period. There is an opportunity for the public to comment on other agenda items at the time they are discussed.

Please note the meeting link below is to **join this meeting only** (other meetings will have different IDs and Passcodes) to provide live remote public comments. Please try to join the Zoom video conference meeting when the public comment period is opened for the item for which you would like to comment.

Architectural Review Commission Meeting

**November 3, 2022 @ 5:00PM**

Meeting Link – [www.zoom.us](http://www.zoom.us)

Webinar ID: **829 4289 9120**

Passcode: **868236**

To supplement a PC, Mac, tablet or device without audio, please join by phone at – **(669) 900-6833**

When it is your turn to speak, City Staff will invite you. You must mute your speakers if you are watching the meeting via livestream (Youtube or City Website) or there will be feedback during the meeting. Please note that comments are limited to **three minutes per speaker.**

We ask that when you're making a public comment, that you

- 1) Try to be in a room or space without a lot of background noise.
- 2) Have a strong, reliable internet connection or cell phone signal.
- 3) Use the "Raise Hand" feature in Zoom so we know you wish to speak. (If you are calling on a telephone, please press \*9 to virtually raise your hand in Zoom)
- 4) **Please wait your turn and once brought into the meeting, we ask that you state your name and city of residence for the record.**

The public may also submit written comments on any item within the Architectural Review Commission's jurisdiction by 4:00PM the day of the meeting, by dropping comments off at City Hall (100 Gregory Lane) or emailing comments to [planning@pleasanthillca.org](mailto:planning@pleasanthillca.org).

If you only wish to watch the meeting live, you can find it on our website at [www.pleasanthillca.org](http://www.pleasanthillca.org) and clicking on the large orange button labeled "Watch Meetings".