

CITY OF VENTURA

DESIGN REVIEW COMMITTEE MINUTES

Albert Antelman, Chair
Anthony Tomasello, Vice-Chair
William Growdon, Member
Jack Kiesel, Member
Curtis Cormane, Member

Neda Zayer, Interim Community Development Director
Michael MacDonald, City Clerk

**REGULAR MEETING:
WEDNESDAY, JUNE 14 – 6:00 P.M.
COMMUNITY MEETING ROOM, CITY HALL, 501 POLI STREET**

Vice-Chair Tomasello called the meeting to order at 6:05 p.m.

ROLL CALL

PRESENT: Members Cormane, Kiesel, Growdon, and Vice-Chair Tomasello
ABSENT: Chair Antelman

STAFF: Rachel Dimond, Interim Assistant Community Development Director
Jamie Peltier, Principal Planner
Heather Bowling, Recording Clerk

PUBLIC COMMUNICATIONS – None

CONSENT ITEM

- 1. Approval of the Design Review Committee March 29, 2023 and April 19, 2023 Meeting Minutes.**

Recommendation: Approve, as presented.

Member Cormane made a motion to approve the March 29, 2023 and April 19, 2023 Meeting Minutes as presented.

Member Growdon seconded the motion.

Upon call of the roll the vote was as follows:

AYES: Members Cormane, Kiesel, Growdon, and Vice-Chair Tomasello
NOES: None
ABSTAIN: None
ABSENT: Chair Antelman

Recording Clerk Bowling declared the motion carried 4-0.

FORMAL ITEM

2. PROJ-15391 – Meta Apartments Major Design Review located at 1279 Meta Street.

Request for Major Design Review to add a three-story multi-family residential building with 7 units, including one moderate-income affordable unit, to a 0.4-acre site with an existing three-story 7-unit multi-family building and 828 square foot single-family residence in the T4.1 zoning district within the Downtown Specific Plan.

Recommendation: That the Design Review Committee (DRC) recommend the Planning Commission approve the Major Design Review with recommendations on the following:

- A. The roof should be pitched to match the existing structures.
- B. Any design, architectural, or landscaping changes the DRC recommends.

Case Planner: Jared Rosengren, Senior Planner

Applicant: ARE Home, Inc

SPEAKERS:

Staff: Rachel Dimond, Interim Assistant Community Development Director

Applicant: Andrew J. Eliopoulos, John Svalbe

Members of Public: Leonard Whiteley

Emails: None

Documents: PowerPoint by Staff and Applicant

Ex-Parte Communication: None

Member Kiesel made a motion to recommend denial of the Major Design Review due to the following concerns:

Design considerations

- Recommend revisiting the Downtown Specific Plan (DTSP); and
 - The design is too overly complicated. Recommend removing the banding and simplifying the outside building materials to one material
 - Slope roof in front of new building; and
- #### Landscape Plan
- Landscape plans that are to scale; and
 - Provide landscaping for the deck; and
 - Use low water plants that are more compatible for a Mediterranean climate; and
 - Landscaping that complies with the city fire code; and
 - Landscaping to be reflective of the grading and drainage plan. DRC was not able to review the Civil plans
 - Replace the perimeter fence that is termite infested; and
 - Need lighting plan that is Dark Sky compliant.

Member Cormane seconded the motion.

Upon call of the roll the vote was as follows:

AYES:	Members Cormane, Growdon, and Kiesel
NOES:	Vice-Chair Tomasello
ABSTAIN:	None
ABSENT:	Chair Antelman

Recording Clerk Bowling declared the motion carried 3-1.

STAFF COMMUNICATION

Next Meeting will be on July 19, 2023.

ADJOURNMENT

There being no further items on the agenda, the meeting adjourned at 7:37 p.m.