



**AGENDA FOR THE REGULAR MEETING OF THE  
DESIGN REVIEW SUBCOMMITTEE**

**Wednesday, May 25, 2016**

**3:00 P.M.**

**Community Development Department**

**Conference Room A**

**910 Calle Negocio, Suite 100**

**San Clemente, CA 92673**

*The purpose of this Subcommittee is to provide direction, insight, concerns and options to the applicant on how the project can best comply with the City's Design Guidelines and/or City Policies. The Subcommittee is not an approving body. They make recommendations to the Planning Commission and Zoning Administrator regarding a project's compliance with City Design Guidelines. Each of the Subcommittee members will provide input and suggest recommendations to the applicant based upon written City Design Guidelines and/or City Policies. The Subcommittee will not design the project for the applicant, nor will the members always agree on the best course of action. The applicant can then assess the input and incorporate any changes accordingly with the understanding that the Subcommittee is simply a recommending body. Decisions to approve, deny, or modify a project are made by the Planning Commission, City Council, or the Zoning Administrator with input and recommendations from the Subcommittee and City staff. The chair of the Subcommittee will lead the discussion. Planning staff will be available to provide technical assistance as necessary. Time is limited. Consequently, the Design Review Subcommittee will focus on site and project design rather than on land use issues, which are the purview of the Planning Commission, City Council or the Zoning Administrator.*

*Pursuant to the Americans with Disabilities Act, persons with a disability who require a disability-related modification or accommodation in order to participate in a meeting, including auxiliary aids or services, may request such a modification from the Community Development Department at (949) 361-6100. Notification 24 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to the meeting.*

*Written material distributed to the Design Review Subcommittee, after the original agenda packet is distributed, will be available for public inspection in the Community Development Department located at 910 Calle Negocio #100, San Clemente, CA during normal business hours.*

**1. APPROVAL OF MINUTES**

[Minutes from the May 11, 2016 meeting.](#)

**2. ARCHITECTURAL REVIEW OF THE FOLLOWING ITEMS**

**A. [257 Avenida Del Mar– Cultural Heritage Permit 16-089 – Wyman Duplex](#) (Jones)**

A request to remodel and expand a residential duplex located at 257 Avenida Del Mar. The project is located in the Mixed Use zoning district and Architectural and Coastal Zone overlays (MU3.3-A-CZ), and is located across the street from the historic City Community Center.

**3. NEW BUSINESS**

None

**4. OLD BUSINESS**

None

**5. ADJOURNMENT**

Adjourn to the Design Review Subcommittee meeting of Wednesday, June 15, 2016 at 3:00 p.m. in Conference Room A, Community Development Department, 910 Calle Negocio, Suite 100, San Clemente CA 92673.