

**CITY OF SAN CLEMENTE
MINUTES OF THE REGULAR MEETING OF THE
DESIGN REVIEW SUBCOMMITTEE
January 25, 2017**

Subcommittee Members Present: Wayne Eggleston, Michael Smith and Zhen Wu

Staff Present: City Planner Amber Gregg, Associate Planner Cliff Jones, Contract Planner Liane Schuller, Park Planner Aeryn Donnelly

1. MINUTES

The minutes of the Design Review Subcommittee meeting of January 11, 2016 were approved.

2. ARCHITECTURAL REVIEW OF THE FOLLOWING ITEMS:

A. Conditional Use Permit 16-222, La Ronda 6 Apartments (Schuller)

A request to allow construction of two residential structures containing six apartments at 109-111 La Ronda in the Residential Medium Zoning District and Coastal Overlay Zone (RM-CZ).

Contract Planner Liane Schuller summarized the staff report and recommendations. The Design Review Sub-Committee (DRSC) made the following comments either individually or as a group

- Provide landscape plan to evaluate compliance with development standards.
- Check front setback to carport to evaluate compliance with development standards.
- Soften/mute exterior color palette.
- Add wood surrounds to more windows to provide architectural interest.
- Maximize landscape areas as possible, particularly at Front Elevation to shield parking and trash storage area from street view.
- Find opportunities as possible for shared open space areas.
- Provide Color Landscape Plan and Perspective Renderings for Planning Commission review.

The Subcommittee recommended the project move forward to the Planning Commission for consideration with the suggested modifications.

3. **NEW BUSINESS**

None

4. **OLD BUSINESS**

A. **Minor Architectural Permit 16-305, Bonito Canyon Park Restroom Rehabilitation (Donnelly/Jones)**

A request to allow new public restroom buildings at Bonito Canyon Park. Bonito Canyon Park is located at 1304 Calle Valle in the Open Space Zone and Coastal Zone Overlay (OS1-CZ).

Associate Planner Cliff Jones summarized the staff report.

The Design Review Subcommittee made the following comments either individually or as a group:

- Agreed with staff's recommendations.
- Decorative tile should surround the doors and arch area, including the wall returns.
- A recessed light should be provided above the doors and arch area to illuminate the decorative tile.

The Subcommittee recommended the project move forward to the Zoning Administrator for consideration with no suggested modifications.

B. **Reschedule DRSC Meetings in February/March for 2/15/17, 3/15/17 and 3/29/17.**

The Design Review Subcommittee agreed to reschedule the February/March DRSC meetings to 2/15/17, 3/15/17 and 3/29/17.

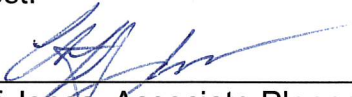
ADJOURNMENT

Adjourn to the Regular Meeting of the Design Review Subcommittee to be held February 15, 2017 at 3:00 p.m., at the Community Development Department, Conference Room A, located at 910 Calle Negocio, Suite 100, San Clemente, California.

Respectfully submitted,



Zhen Wu, Vice Chair

Attest:


Cliff Jones, Associate Planner