

ARCHITECTURAL REVIEW COMMITTEE
CITY OF PALM SPRINGS, CALIFORNIA
City Council Chambers
3200 East Tahquitz Canyon Way, Palm Springs, California 92262
www.palmspringsca.gov

MINUTES
of the regularly scheduled meeting of February 20, 2024

CALL TO ORDER:

Chair Doczi called the meeting to order at 5:30 pm.

ROLL CALL:

Committee Members Present: Doczi, McCoy, Poehlein, Thomas, Fredericks, Walsh
Excused: O'Donnell, Thompson

Staff Present: Planning Director Christopher Hadwin, Principal Planner Edward Robinson, Engineering Associate Rick Minjares, Engineering Assistant Jonathan Samaniego

REPORT OF THE POSTING OF AGENDA: The agenda was available for public access at the City Hall bulletin board (west side of Council Chamber) by 9:00 pm, Wednesday, February 14, 2024, and posted on the City's website as required by established policies and procedures.

ACCEPTANCE OF THE AGENDA:

Motion by Walsh, seconded by McCoy to accept the Agenda.

AYES: DOCZI, MCCOY, POEHLEIN, THOMAS, FREDERICKS, WALSH
ABSENT: O'DONNELL, THOMPSON

PUBLIC COMMENTS: None.

CONSENT CALENDAR:

1. CONSENT CALENDAR

1A. APPROVAL OF MINUTES: JANUARY 16, 2024

Motion by Thomas, seconded by Fredericks to accept the Minutes of January 16, 2024.

AYES: DOCZI, MCCOY, POEHLEIN, THOMAS, FREDERICKS, WALSH
ABSENT: O'DONNELL, THOMPSON

1B. APPROVAL OF MINUTES: FEBRUARY 5, 2024
RECOMMENDATION: Approve.

Motion by Fredericks, seconded by Thomas to accept the Agenda.

AYES: DOCZI, MCCOY, POEHLEIN, THOMAS, FREDERICKS, WALSH
ABSENT: O'DONNELL, THOMPSON

2. UNFINISHED BUSINESS: (NONE)

3. NEW BUSINESS:

3A. A REQUEST BY THE OLSON TRUST TO AMEND A PREVIOUSLY APPROVED FINAL PLANNED DEVELOPMENT PLANS FOR THE RETAIL/COMMERCIAL COMPONENT OF THE CODY PLACE MIXED-USE DEVELOPMENT LOCATED AT THE NORTHEAST CORNER OF SOUTH PALM CANYON DRIVE AND EAST MESQUITE AVENUE, ZONE PDD-314, (PDD-2023-0001/5.1056-PD-314) (ER).

Principal Planner Robertson summarized the staff report.

Committee members asked questions regarding the shade study, flex space, hardscape, softening of the façade, and parking capacity.

Rob Eres, for the owner, architect Tim Bundy, and landscape architect Charles Trowbridge answered questions and further summarized the design of the project on behalf of the applicant.

Motion by Poehlein, seconded by Walsh to approve based upon the findings in the staff report with requests to see better delineation of pedestrian walkways, revisit the species of trees, to look at additional planting to the south of Building 3, look at additional parking lot shading at Building 1, and the reduction of exterior lighting levels in the parking lot at the cease of operation each evening.

AYES: MCCOY, POEHLEIN, THOMAS, FREDERICKS, WALSH
OPPOSE: DOCZI
ABSENT: O'DONNELL, THOMPSON

COMMITTEE MEMBER COMMENTS: Poehlein requests that the Committee be updated on the status of projects that have been reviewed by the Committee.

STAFF MEMBER COMMENTS:

The five-person subcommittee (including two Planning Commission members) to review and provide comments on architectural issues regarding the Toll Brother project, Escena (Case PDD-0001-2023/5.0666-PD321) has been created, per the request of the Planning Commission, and they are scheduling a meeting. The General Plan is being updated and staff will subsequently proceed to the comprehensive update of the Zoning Code. Committee members are invited to participate in the Zoning Code update Study Session with Planning Commission members.

ADJOURNMENT: The Architectural Review Committee of the City of Palm Springs adjourned at 6:52 p.m. to its regularly scheduled meeting on Monday, March 4, 2024, at 5:30 pm at 3200 East Tahquitz Canyon Way, Palm Springs.

Christopher Hadwin, Director of Planning Services

ARCHITECTURAL REVIEW COMMITTEE
CITY OF PALM SPRINGS, CALIFORNIA
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MINUTES

of the regularly scheduled meeting of November 6, 2023

CALL TO ORDER:

Chair Jakway called the meeting to order at 5:30 pm.

ROLL CALL:

Committee Members Present: Doczi, Thompson, McCoy, Walsh, Poehlein, Chair Jakway

Staff Present: Assistant Planning Director David Newell, Principal Planner Ken Lyon, Associate Planner Glenn Mlaker, Engineering Associate Rick Minjares

REPORT OF THE POSTING OF AGENDA: The agenda was available for public access at the City Hall bulletin board (west side of Council Chamber) by 9:00 pm, Thursday, November 2, 2023, and posted on the City's website as required by established policies and procedures.

ACCEPTANCE OF THE AGENDA:

Motion by Walsh, seconded by Thompson to accept the Agenda.

AYES: DOCZI, THOMPSON, McCOY, WALSH, POEHLEIN, CHAIR JAKWAY

CONSENT CALENDAR:

1. CONSENT CALENDAR

1A. APPROVAL OF MINUTES: OCTOBER 16, 2023

1B. A REQUEST BY CANNABIS DISPENSARY VIBE FOR A SIGN PERMIT APPLICATION FOR TWO WALL SIGNS ON AN EXISTING BUILDING LOCATED AT 19486 NEWHALL STREET, ZONE M-2, (CASE SNP-2023-0074) (AR)

Motion made by Thompson, seconded by Walsh to approve the consent items.

AYES: DOCZI, MCCOY, THOMPSON, WALSH, POEHLEIN, CHAIR JAKWAY

2. NEW BUSINESS:

2A. A REQUEST BY KADENCE GROUP, LLC FOR A MAJOR ARCHITECTURAL REVIEW FOR A PROPOSED DRIVE-THROUGH COFFEE SHOP ON A 0.46-ACRE PARCEL LOCATED AT 2466 NORTH PALM CANYON DRIVE, (APN 504-250-031) ZONE: PD 113, GENERAL PLAN: MIXED-USE. (CASE AR-2023-0083, RELATED CASES DP-2023-0018, CUP-2023-0020, VAR-2023-0007.) (KL)

Principal Planner Ken Lyon summarized the staff report.

Katie Rounds, Kadence Group (applicant) further clarified the scope of the project.

ARC members sought clarification on directional signage, parking, potential queuing, traffic & trash removal conflicts, shrubs to further screen vehicles in the queuing lane, lack of architectural articulation on the street-facing sides of the building,

Motion made by Walsh, seconded by Thompson to approve based on the findings in the staff report with added conditions that:

1. The applicant work with staff to: provide greater architectural articulation the of the north and west elevations so the building is consistent on all sides, possibly relocating the tower element;
2. Add a full shade structure to the west side of the building at the order speaker;
3. Provide a diagram showing traffic movements to ensure that there's no conflict with the proposed queuing lanes and the exit lane from the adjacent Del Taco drive through lane;
4. Add medium height shrubs along the perimeter of the screen wall to screen lights from the queuing cars.

AYES: DOCZI, MCCOY, THOMPSON, WALSH, POEHLEIN, CHAIR JAKWAY

NOEs: (none.)

ABSENT: (none.)

ABSTAIN: (none.)

2B. A REQUEST BY DAP HEALTH FOR A MINOR ARCHITECTURAL REVIEW OF REVISIONS TO THE EAST ELEVATION OF CLINIC BUILDING LOCATED AT 1695 NORTH SUNRISE WAY, ZONE PDD 281, CASE 5.0934. (GM).

Associate Planner Glenn Mlaker, AICP, summarized the staff report.

Maria Song and Rob Carol spoke on behalf of the Applicant further clarifying the project scope.

ARC members sought clarification on hours of use for the separate pharmacy at the site (to be relocated to the west side of the site with a drive-through), no parking on the east side of the building, scope to improve the aesthetics of the existing high roof structure (to have enhancements that add a second lower roof for shade), decorative pavers (colored concrete), sign program (will need to be amended and can include wayfinding).

Motion made by Thompson, seconded by McCoy to approve as submitted based upon the findings in the staff report.

AYES: DOCZI, MCCOY, THOMPSON, WALSH, POEHLEIN, CHAIR JAKWAY

3. **UNFINISHED BUSINESS:** (None)

COMMITTEE MEMBER COMMENTS:

Member Poehlein asked for an update on the status of recruiting for the Architectural Review Committee for the new Committee term.

STAFF MEMBER COMMENTS:

Staff Lyon thanked the ARC members who have volunteered to continue to serve beyond their term until new members can be seated and noted the goal is for seating new members in time for the January, 2024 ARC meeting.

ADJOURNMENT: The Architectural Review Committee of the City of Palm Springs adjourned at 6:55 pm. to its regularly scheduled meeting of Monday, November 6, 2023, at 5:30 pm at 3200 East Tahquitz Canyon Way, Palm Springs.

Christopher Hadwin, Director of Planning Services

ARCHITECTURAL REVIEW COMMITTEE
CITY OF PALM SPRINGS, CALIFORNIA
Large Conference Room
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MINUTES
of the regularly scheduled meeting of September 18, 2023

CALL TO ORDER:

Chair Jakway called the meeting to order at 5:30 pm.

ROLL CALL:

Committee Members Present: Poehlein, Thompson, Walsh, Chair Jakway

Committee Members Excused: Doczi, McCoy

Staff Present: Planning Director Hadwin, Associate Planner Kikuchi,
Assistant Planner Rubalcava.

REPORT OF THE POSTING OF AGENDA: The agenda was available for public access at the City Hall bulletin board (west side of Council Chamber) by 9:00 pm, Thursday, September 14, 2023, and posted on the City's website as required by established policies and procedures.

ACCEPTANCE OF THE AGENDA:

Staff recommended Item 1A be continued to allow the applicant to meet with staff to correct certain items.

Member Walsh moved, Member Thompson seconded, to accept the agenda as amended.

AYES: POEHLEIN, THOMPSON, WALSH, JAKWAY, MCCOY

ABSENT: Doczi

PUBLIC COMMENTS:

1. CONSENT CALENDAR:

- 1A. A REQUEST BY TREE DISPENSARY FOR APPROVAL OF A SIGN PERMIT FOR TWO WALL SIGNS ON AN EXISTING BUILDING AND A DIRECTIONAL SIGN LOCATED AT 63758 ORR WAY, ZONE M-2. (CASE SNP-2023-0049) (AR).**

RECOMMENDATION: Adopt resolution determining the project is exempt from CEQA and approve, subject to conditions.

- 1B. A REQUEST BY THE PALM SPRINGS DISPENSARY FOR A SIGN PERMIT TO REPLACE TWO EXISTING SIGNS WITH TWO NEW WALL SIGNS ON AN EXISTING BUILDING AND MODIFY AN EXISTING MONUMENT SIGN LOCATED AT 690 GARNET AVENUE, ZONE M-1-P. (CASE SNP-2023-0040) (AR)**

Member McCoy moved, seconded by Member Walsh, to accept both items on the Consent Calendar.

AYES: POEHLEIN, THOMPSON, WALSH, JAKWAY
ABSENT: Doczi

2. NEW BUSINESS:

- 2A. A REQUEST BY MDESIGN GROUP, INC., ON BEHALF OF BRANDON RIKER, FOR A MINOR ARCHITECTURAL APPLICATION TO CONSTRUCT A 609-SQUARE-FOOT DETACHED ACCESSORY STRUCTURE AND A TERRACE AT AN EXISTING HILLSIDE SINGLE-FAMILY RESIDENTIAL PROPERTY LOCATED AT 1655 RIDGEMORE DRIVE (APN: 686-412-003), ZONE R-1-C, (CASE AR-2023-0073). (NK)**

Associate Planner Kikuchi summarized the Staff Report.

Dan answered questions on behalf of the applicant.

Member Poehlein moved, seconded by Member Jakway, to approve the application with conditions.

AYES: POEHLEIN, THOMPSON, WALSH, MCCOY, JAKWAY
ABSENT: Doczi

3. UNFINISHED BUSINESS: None

COMMITTEE MEMBER COMMENTS:

STAFF MEMBER COMMENTS:

ADJOURNMENT: The Architectural Review Committee of the City of Palm Springs will adjourn at 6:06 p.m. to the next regular meeting at 5:30 pm on Monday, October 2, 2023, at 3200 East Tahquitz Canyon Way, Palm Springs.

Christopher Hadwin, Planning Director

DRAFT

ARCHITECTURAL REVIEW COMMITTEE
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3200 East Tahquitz Canyon Way, Palm Springs, California 92262
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MINUTES
of the regularly scheduled meeting of July 17, 2023

CALL TO ORDER:

Chair Jakway called the meeting to order at 5:30 pm.

ROLL CALL:

Committee Members Present: Doczi, Poehlein, Rotman, Thompson, Walsh,

Committee Members Excused: McCoy, Jakway

Staff Present: Planning Director Hadwin, Principal Planner Lyon

REPORT OF THE POSTING OF AGENDA:

The agenda was available for public access at the City Hall bulletin board (west side of Council Chamber) by 9:00 pm, Thursday, July 13, 2023, and posted on the City's website as required by established policies and procedures.

ACCEPTANCE OF THE AGENDA:

Thompson, seconded by Walsh to accept the Agenda as posted.

AYES: DOCZI, POEHLEIN, THOMPSON, WALSH

ABSENT: MCCOY, JAKWAY

PUBLIC COMMENTS: None

CONSENT CALENDAR

1. **CONSENT CALENDAR:** None
2. **UNFINISHED BUSINESS:** None
3. **NEW BUSINESS:**

3A. JIM LANDE, OWNER REQUESTING APPROVAL OF DEVELOPMENT OF A 4,866-SQUARE FOOT MIXED-USE BUILDING WITH ASSOCIATED LANDSCAPING AND OFF-STREET PARKING ON A 10,000-SQUARE FOOT LOT LOCATED AT 605 EAST SUNNY DUNES ROAD, ZONE C-M, GP, MU (CASE 3.4365-MAJ). (KL)

Ken Lyon, Principal Planner, summarized the staff report. Lyon answered questions from the Committee regarding the parking lot lighting plan and the requested reduction of parking spaces from 13 to 12.

Anthony Stark, Architect of the project spoke on behalf of the Applicant and answered questions of the Committee regarding the lighting plan, the landscaping plan, paint color selections for the building, and the challenges of solar gains.

The Committee expressed support for the project, noting that the color temperature of the lighting should not exceed 3000 degrees Kelvin. Concern regarding how to maintain the narrow slot of space on the east side of the wall by the driveway. Suggested the applicant explore up-lighting onto the building.

Doczi, seconded by Thompson to approve based on the findings in the staff report and the committee comments as stated.

AYES: DOCZI, POEHLEIN, ROTMAN, THOMPSON, WALSH,
ABSENT: MCCOY, JAKWAY

COMMITTEE MEMBER COMMENTS: None

STAFF MEMBER COMMENTS:

1. Director Hadwin spoke about the seating of the (3) new members of the Planning Commission.
2. Director Hadwin discussed that a member of the Planning Commission will attend Architectural Review meetings starting in September.
3. Thank you to Robert Rotman for his service on the Architectural Review Committee and congratulations on his appointment to the Planning Commission.

ADJOURNMENT: The Architectural Review Committee of the City of Palm Springs will adjourn to the next regular meeting at 5:30 pm on Monday, September 5, 2023, at 3200 East Tahquitz Canyon Way, Palm Springs.

Christopher Hadwin, Planning Director

DRAFT

ARCHITECTURAL REVIEW COMMITTEE
CITY OF PALM SPRINGS, CALIFORNIA
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MINUTES

of the regularly scheduled meeting of June 26, 2023

CALL TO ORDER:

Chair Jakway called the meeting to order at 5:30 pm.

ROLL CALL:

Committee Members Present: Poehlein, Thompson, Walsh, Vice Chair Rotman (joined meeting via Zoom), Chair Jakway

Committee Members Excused: Doczi, McCoy

Staff Present: Planning Director Hadwin, Principal Planner Lyon, Planning Technician Bruno, Associate Planner Mlaker

REPORT OF THE POSTING OF AGENDA:

The agenda was available for public access at the City Hall bulletin board (west side of Council Chamber) by 9:00 pm, Thursday, June 22, 2023, and posted on the City's website as required by established policies and procedures.

ACCEPTANCE OF THE AGENDA:

Walsh, seconded by Thompson to remove Item 1A from the consent agenda and approve the remainder of the consent agenda as noted.

AYES: POEHLEIN, THOMPSON, WALSH, ROTMAN, JAKWAY
ABSENT: DOCZI, MCCOY

PUBLIC COMMENTS: None

REMOVED CONSENT CALENDAR ITEM:

- 1A. JOSHUA LECHNER OF NICE GUYS DISPENSARY REQUESTING APPROVAL FOR THE USE OF A PORTABLE SIGN TO BE PLACED ON THE SIDEWALK WITHIN SIX TO EIGHT FEET FROM THE BUSINESS ENTRANCE LOCATED AT 1059 NORTH PALM CANYON DRIVE (CASE SNP 2023-0036 & LUP 2023-0027). (RB)**

Item #1A was removed from the agenda to a date certain.

2. UNFINISHED BUSINESS: None

3. NEW BUSINESS:

- 3A. HENRIK ARTONIAN, OWNER, FOR A MAJOR ARCHITECTURAL APPLICATION (MAJ) FOR THE CONSTRUCTION OF A 4,112-SQUARE FOOT SINGLE-FAMILY RESIDENCE ON A HILLSIDE LOT LOCATED AT 2310 TUSCAN ROAD, ZONE R-1-B (CASE 3.4287-MAJ). (GM)**

Associate Planner Mlaker summarized the staff report.

Mike Mendoza, spoke on behalf of the applicant, regarding the drawings of the project and the challenges of the property topography.

Rebecca Hendrickson, neighbor to the east of the project, expressed concerns about drainage, landscape and irrigation, and exterior lighting.

Mike Hammond, neighbor, noted his appreciation for the low profile of the house and concerns of the proposed Southern Oak tree.

Henrik Artonian, property owner, stated he will be paying to extend the sewer and water lines to the property.

The committee noted that an architectural skirt to screen solar panel on roof will be required.

The committee commented on the height of the retaining wall and requested that it be reduced and recommended that the stone veneer on the garage be extended to wrap the building.

The committee requested that an exterior lighting plan be submitted.

The committee recommended integrating the eyebrows over the windows into the façade in a more effective manner and lowering the roof height.

Walsh, seconded by Thompson to approve based upon the findings in the staff report

with the following conditions:

- 1) The solar panels will require screening;
- 2) Rectify the differences in the fascia dimensions;
- 3) Raise the main rooms ceiling and the reduce the truss depth so that the clerestory windows have a higher head height;
- 4) Split the east side site wall into two separate walls with the landscaping between;
- 5) Extend the stone veneer on the garage to wrap it and extend it to the eave.

The Committee reconsidered and Henrik Artonian, Owner, agreed to remove the windows completely to accommodate condition number three.

AYES: POEHLEIN, THOMPSON, WALSH, ROTMAN, JAKWAY
ABSENT: DOCZI, MCCOY

3B. KRISTOFER KEITH, OWNER REQUESTING THE APPROVAL OF A MAJOR ARCHITECTURAL APPLICATION AND AN ADMINISTRATIVE MINOR APPLICATION FOR THE CONSTRUCTION OF 1,536 SQUARE FEET ADDITION TO A CORNER HILLSIDE LOT LOCATED AT 790 CABRILLO ROAD (CASE 3.4351 MAJ & 7.1668 AMM). (RB)

Staff member Bruno summarized the staff report.

The Committee commented that the submittal was not complete with no grading plan, no survey topography or drainage plan that are very critical on a hillside property.

The Committee asked staff about the setbacks and number of vehicle spots in garages.

Kristofer Keith, Owner, spoke to the Committee regarding the missing plans and drawings.

The Committee concluded that they cannot review portions of projects.

Christopher Hadwin, Director of Planning, addressed the applicant that the Planning Department has requested the drawings and plans but they not been received and therefore could not be included in the packet.

The Committee questioned pool service access, the lack of windows in the living room, the location of pool and HVAC equipment, and requested a landscape plan.

Walsh seconded by Thompson to continue until a complete submittal is provided.

AYES: POEHLEIN, THOMPSON, WALSH, ROTMAN (via Zoom), JAKWAY

ABSENT: DOCZI, MCCOY

COMMITTEE MEMBER COMMENTS: None

STAFF MEMBER COMMENTS: None

ADJOURNMENT: The Architectural Review Committee of the City of Palm Springs will adjourn to the next regular meeting at 5:30 pm on Monday, July 17, 2023, at 3200 East Tahquitz Canyon Way, Palm Springs.

Christopher Hadwin
Planning Director

DRAFT

ARCHITECTURAL REVIEW COMMITTEE
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Large Conference Room
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MINUTES
of the regularly scheduled meeting of June 12, 2023

CALL TO ORDER:

Chair Jakway called the meeting to order at 5:30 pm.

ROLL CALL:

Committee Members Present: McCoy, Poehlein, Vice Chair Rotman, Chair Jakway

Committee Members Excused: Thompson, Walsh

Planning Commission Present: (none.)

Staff Present: Planning Director Hadwin, Principal Planner Lyon, Engineering Associate Minjares, Associate Planner Mlaker, Assistant Planner Perez

REPORT OF THE POSTING OF AGENDA:

The agenda was available for public access at the City Hall bulletin board (west side of Council Chamber) by 9:00 pm, Wednesday, June 7, 2023, and posted on the City's website as required by established policies and procedures.

ACCEPTANCE OF THE AGENDA:

Poehlein, seconded by Rotman to accept the agenda as presented.

AYES: DOCZI, MCCOY, POEHLEIN, ROTMAN, JAKWAY

ABSENT: THOMPSON, WALSH

PUBLIC COMMENTS: None.

1. CONSENT CALENDAR:

1A. APPROVAL OF MINUTES: MAY 15, 2023

Doczi, seconded by McCoy to approve minutes, as presented.

AYES: DOCZI, MCCOY, POEHLEIN
ABSENT: THOMPSON, WALSH
ABSTAIN: ROTMAN, JAKWAY

2. UNFINISHED BUSINESS:

2A. RICHARD MEANEY, FOR A MAJOR ARCHITECTURAL APPLICATION CONSTRUCT A 6,531-SQUARE-FOOT SINGLE-FAMILY RESIDENCE ON A HILLSIDE PARCEL LOCATED ON LOT 21, 2424 MORNING VISTA, ZONE ESA-SP, SECTION 4 (CASE 3.4339 MAJ). (AR)

Assistant Planner Perez summarized the staff report.

Jorge Garcia, Gracia Studio, architect for the project explained the main concept of the house is to keep the nature of the site intact and not create platforms. Mr. Gracia described the design, layout, pool access, fascia materials and mechanical floor plan.

ARC Comments:

Chair Jakway noted that they are going through a lot of trouble to add the storage room that will probably not be used much. He suggested making it “dead space” similar to the area below the garage which would give the applicant total freedom to manipulate the grades in that area. Mr. Gracia responded it would not be a problem.

Chair Jakway suggested adding plaster, wood or metal to establish an edge for the foam roof.

Member Doczi questioned the use of the pebble tech material for the exposed outside containment wall for the pool. He thinks a board-formed concrete would look better given this material is used on the façade of the structure.

Doczi, seconded by Poehlein to approve the project based on findings in the staff report subject to conditions with added conditions:

1. Exterior surface of the containment wall for the pool shall be addressed in the final plan.
2. Material on parapet wall on the roof should be stucco, not foam.

AYES: DOCZI, MC COY, POEHLEIN, ROTMAN, JAKWAY

ABSENT: THOMPSON, WALSH

3. NEW BUSINESS:

3A. JOHN ELLIOTT, OWNER, FOR A MAJOR ARCHITECTURAL APPLICATION TO CONSTRUCT A 5,064-SQUARE-FOOT SINGLE-FAMILY RESIDENCE ON A HILLSIDE LOT LOCATED ON LOT 12 WITHIN THE DESERT PALISADES SPECIFIC PLAN AREA, 2215 WINTER SUN VIEW DRIVE, ZONE ESA-SP, SECTION 4 (CASE 3.4370 MAJ). (GM)

Associate Planner Mlaker presented the proposed project as outlined in the staff report.

Member McCoy asked if the white color of the house was consistent with the standards for Desert Palisades. Staff responded yes there are houses painted white in this development.

Member Doczi asked if a lighting plan was submitted. Staff responded yes, there is low level landscape lighting used to light boulders and other architectural features on the property.

Guillermo Castaneda, Project Architect, Nomos Red Designer, further clarified the overall design intent.

Vice Chair Rotman asked questions on the grading and clearance for access to the equipment and storage rooms. Mr. Castaneda responded they will confirm that there will be adequate clearance for access to those spaces.

Vice Chair Rotman asked if fencing around the pool will be provided and expressed concern about what appeared to be difficult access for pool cleaning crews and their equipment. Engineering Associate Minjares discussed pool fencing elsewhere in Desert Palisades. The requirement for pool barrier fencing will be clarified during the building permit process.

Member Doczi pointed out discrepancies between the landscape and grading plans and encouraged the design team to coordinate the drawings.

Chair Jakway opined that there appear to be a number of incomplete details and coordination issues that need to be worked out and noted the following details are not shown on the plans:

Member Doczi requested a more detailed landscape plan that is coordinated with the grading plan. He recommended increasing the box size of trees to 36 - 48 inches instead of the proposed 24 inches. He noted there are no details for the wattage on the

landscape lights or the color temperature of the LEDs. He suggested mixing up the olive trees and Palo Verde trees to give it a more native look. He said most of the plants showing are accent plants and if the goal is to re-naturalize it in a desert format there are quite a few plants that could be added to that list for a natural desert type effect.

Rotman, seconded by Doczi to incorporate the following items and return to the Architectural Review Committee for final review:

1. Modify the landscaping in relation to the retention basin & grading plans.
2. Clarify access to the utilities and the storage rooms below the house.
3. Provide security fencing around the pool and access to the pool equipment as required by code.
4. Provide details of the materials on the house per ARC comments.

AYES: DOCZI, MC COY, POEHLEIN, ROTMAN, JAKWAY
ABSENT: THOMPSON, WALSH

COMMITTEE MEMBER COMMENTS: None

STAFF MEMBER COMMENTS:

- Architectural Review Committee vacancies and recruitments.
- Decrease in application submittals and cancelled meetings.
- Upcoming meeting schedule.
- Site visits to approved projects in construction phase.

ADJOURNMENT:

The Architectural Review Committee of the City of Palm Springs adjourned at 6:51 pm to the next regular meeting at 5:30 pm on Monday, June 26, 2023, at 3200 East Tahquitz Canyon Way, Palm Springs.

Christopher Hadwin
Planning Director