

**ACTION MINUTES**  
**MEETING OF THE ARCHITECTURAL REVIEW COMMITTEE**

**December 20, 2021, 2:30 p.m.**  
**ARC Zoom Virtual Meeting**  
**Webinar ID: 846 7547 5013**  
**By Telephone: +1 699-900-6833**

Committee Members Present: Lori Mainini Hall, Warren Hoag, Bruce Berlin

Committee Members Absent: Jon Couch, Kristin Juetten

Staff Present: Community Development Director Brian  
Pedrotti, Associate Planner Andrew Perez,  
Assistant Planner Patrick Holub

**Given the recent increase in COVID-19 cases in San Luis Obispo County, and in compliance with Assembly Bill (AB) 361, which allows for a deviation of teleconference rules required by the Ralph M. Brown Act, this meeting was held by teleconference.**

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**1. CALL TO ORDER**

Chair Hoag called the Regular Architectural Review Committee meeting to order at 2:30 p.m.

**2. ROLL CALL**

Chair Hoag performed roll call. Committee Members Couch and Juetten were absent.

**3. FLAG SALUTE**

Chair Hoag led the Flag Salute.

**4. AGENDA REVIEW**

None.

**5. COMMUNITY COMMENTS AND SUGGESTIONS**

Chair Hoag opened public comment. No public comment was received.

**6. WRITTEN COMMUNICATIONS**

None.

**7. CONSENT AGENDA**

**7.a Approval of Minutes**

Approve the Minutes of the December 6, 2021 Regular Meeting with a correction to the Committee Member Couch's vote from absent to abstain.

Moved by Bruce Berlin

Seconded by Lori Mainini Hall

Approve the minutes of the December 6, 2021, Regular Meeting.

AYES (3): Lori Mainini Hall, Warren Hoag, and Bruce Berlin

ABSENT (2): Jon Couch, and Kristin Juetten

Passed (3 to 0)

**8. PROJECTS**

None.

**9. DISCUSSION ITEMS**

**9.a Review Of Design Concepts For The Pre-Approved Regional Accessory Dwelling Unit Plan Project**

Associate Planner Perez presented background about the project, grant funding, and purpose of the pre-approved plans. He shared the design concepts, architectural styles, and answered questions from the Committee.

The Committee was supportive of the project and liked the flexibility offered by the four architectural styles. The Committee was also supportive of the concept of using accessory dwelling units to meet the Regional Housing Needs Allocation and implement Housing Element programs. The Committee urged staff to get feedback from the two absent Committee Members before relaying the feedback to the project consultant.

It is recommended the ARC review the preliminary design concepts and provide feedback to the project consultant to refine plans as part of the regional pre-approved ADU plan program.

**10. COMMITTEE COMMUNICATIONS**

None.

**11. STAFF COMMUNICATIONS**

Associate Planner Perez announced that staff is looking for a volunteer for the review committee that makes funding recommendations to City Council for the Arroyo Grande Community Service Grant Program. Committee Member Hall volunteered and Vice Chair Berlin volunteered as the alternate.

Associate Planner Perez announced that the Regular Meetings scheduled for January will be cancelled because they fall on days that City Hall is closed for holidays.

**12. ADJOURNMENT**

The Meeting adjourned at 3:29 p.m.

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Warren Hoag, Chair

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Andrew Perez, Associate Planner