

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

**June 17, 2024, 2:30 p.m.**  
**Hybrid City Hall Conference Room/Virtual Zoom Meeting**  
**300 East Branch Street, Arroyo Grande**

Committee Members Present: C.J. Horstman, Glenn Martin, Janet Huston

Committee Members Absent: Lori Mainini Hall, Kristin Juette

Staff Present: Planning Manager Andrew Perez, Associate  
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 Martin called the meeting to order at 2:30pm.

**2. ROLL CALL**

Chair Martin performed the roll call. Committee Members Juette and Hall were absent.

**3. FLAG SALUTE**

Chair Martin

**4. AGENDA REVIEW**

Committee Member Horstman recommended moving item 8.c. prior to items 8.a and 8.b. The Committee was supportive of this reorganization of the agenda and approved it by consensus.

**5. COMMUNITY COMMENTS AND SUGGESTIONS**

Chair Martin invited public comment. No public comments were made.

**6. WRITTEN COMMUNICATIONS**

None.

**7. CONSENT AGENDA**

**7.a Approval of Minutes**

(PEREZ)

Moved by C.J. Horstman  
Seconded by Glenn Martin

Approve the Minutes of the May 20, 2024 regular meeting as submitted.

AYES (3): C.J. Horstman, Glenn Martin, and Janet Huston

ABSENT (2): Lori Mainini Hall, and Kristin Juette

Passed (3 to 0)

## 8. **PROJECTS**

### 8.a **Consideration of Architectural Review 24-007; Painting of a New Mural; Location – 190 Station Way; Applicant – Miner’s Ace Hardware**

(HOLUB)

This item was heard after item 8.c.

Associate Planner Holub presented the staff report and explained the evolution of the Public Art Guidelines. He also described the project details, location and dimension of the proposed mural. He explained when the Public Art Guidelines are applicable and the selection criteria by which the proposals shall be reviewed.

Chair Martin invited public comment. No public comment was received.

The Committee was supportive of the concept and found the design with Public Art Guidelines.

Moved by Janet Huston  
Seconded by C.J. Horstman

Review the proposed project and make a recommendation to the City Council.

AYES (3): C.J. Horstman, Glenn Martin, and Janet Huston

ABSENT (2): Lori Mainini Hall, and Kristin Juette

Passed (3 to 0)

### 8.b **Consideration of Architectural Review 24-006; Repainting of Rancho Grande Basketball Court; Location – Rancho Grande Park; Applicants – City of Arroyo Grande, AG Lions Club and the Pick Family**

(HOLUB)

Recreation Services Director Bohlken explained the collaboration with the co-applicants to install public art at basketball court at Strother Park. She also described the partnership with the Lion's Club and its financial contribution. Associated Planner Holub described the project site, condition of the basketball court at Rancho Grande Park, the application that was submitted, materials, and the design options provided. He described the selection criteria by which the

proposals shall be reviewed. Staff answered questions about the artist's qualifications and the application review process.

Michael Pick described the process of collecting potential designs, which will be further developed by a professional artist after the final selection is chosen. Trevor Weiger, project artist, spoke in support of the project and described his background and professional resume. He also expressed his awareness of accentuating the lines that are integral to the game of basketball.

Chair Martin invited public comment. No public comment was received.

The Committee was supportive of the project concept and recommended that the integrity of the basketball court be considered when evaluating the designs. It was also recommended that a digitized version of the design is presented to City Council for its consideration. The Committee was supportive of designs D, E, and M.

Moved by Glenn Martin  
Seconded by Janet Huston

Recommend that the City Council consider designs D, E, and M with the condition that the applicant:

- 1) Provide artists resume; and
- 2) Provide two digitized versions of each design for City Council's consideration

AYES (3): C.J. Horstman, Glenn Martin, and Janet Huston

ABSENT (2): Lori Mainini Hall, and Kristin Juette

Passed (3 to 0)

**8.c Consideration of Architectural Review 24-005; Construction of a Pickleball Court; Location – 316 Rodeo Court; Applicant – Mike Gardener; Representative – Jon Couch, Pack Design Group**

(HOLUB)

This item was heard out of order, prior to items 8.a and 8.b.

Associate Planner Holub presented the staff report, describing project site, project description, and the design guidelines for the tract. He explained that each lot in this tract was approved with a development envelope and that this proposal would be allowed outside of that envelope because it does not require a building permit for its construction. He also described how the project proposes to comply with the Design Guidelines by minimizing the visual impact of the project by minimizing the height of the retaining walls, using natural colors, and installing additional landscaping to further obscure the court. He also answered questions about the colors and vegetation

Mike Gardener, project applicant, was present and spoke in support of the project. He explained how the existing oak trees would obscure the sightlines to the court, further reducing its visibility.

He answered questions about the landscaping, clarifying that any new vegetation would be planted along the wall to add the natural look of the hillside.

Chair Martin invited public comment. Trevor Weiger, inquired about the surface of the pickleball court and whether any sealant would be applied at its completion. Sheridan Bolhken, Recreation Services Director, asked about the availability of the court for public use.

The Committee found the proposal in compliance with the Design Guidelines for the tract with regards to hardscape and the intent to maintain the natural appearance of the hillside.

Moved by C.J. Horstman  
Seconded by Glenn Martin

The Architectural Review Committee (ARC) recommends that the Community Development Director approve the project with recommendations to:

- 1) Prohibit sport court lighting;
- 2) Any new landscaping should comply with City standards; and
- 3) Use a sandstone color for the retaining wall

AYES (3): C.J. Horstman, Glenn Martin, and Janet Huston

ABSENT (2): Lori Mainini Hall, and Kristin Juetten

Passed (3 to 0)

**9. DISCUSSION ITEMS**

None.

**10. COMMITTEE COMMUNICATIONS**

None.

**11. STAFF COMMUNICATIONS**

Planning Manager Perez announced City Hall will be closed on Wednesday, June 19th in observance of the Juneteenth holiday.

**12. ADJOURNMENT**

The Meeting adjourned at 3:55 pm.

/s/ Glenn Martin, Chair

/s/ Andrew Perez, Associate Planner