TOWN OF HILLSBOROUGH

San Mateo County

Planning Office
(650) 375-7411
Fax (650) 375-7415

1600 Floribunda Avenue
Hillsborough, CA 94010

Architecture and Design Review Board
Agenda

Monday, April 04, 2011 at 4:00 pm
Town Hall, 1600 Floribunda Avenue – Community Room

Applicants: Your extra plans will not be returned at the meeting; they will be available in the Planning Office for one week after the meeting.

CALL TO ORDER

APPROVAL OF MINUTES
March 07, 2011

WRITTEN/ORAL COMMUNICATIONS
Anyone who wishes to submit written communication or speak to the Board about any item not on the agenda may do so at this time. It is, however, the Board's policy not to stop the meeting to read correspondence that is submitted at the meeting. Materials may be submitted to the staff for the record.

PUBLIC HEARING ITEMS
Consent Calendar: The consent calendar includes routine items that do not require discussion. If a Board member or a member of the audience wishes to discuss an item on the Consent Calendar, it can be removed for discussion. Items on the consent calendar can be approved in one motion to expedite the meeting.

Consent Items

Additions/Remodels

1. **20 Brooke Court - Pau (Peter Fu & Associates)**
   Request for a ground floor addition of approximately 781 square feet (14.6% Floor Area Ratio) at the right side/rear to an existing two story residence.

Regular Items:

Additions/Remodels

2. **1501 Kingswood Drive - Cacho (Chu Design / Michael Callan Landscape)**
   Request for a ground floor addition of approximately 896 square feet (20.27% Floor Area Ratio) including a new detached, enclosed lanai and associated rear yard landscape plan including new plantings, new paver parking area and new outdoor BBQ area.

3. **2905 Churchill Drive - Tung (Chu Design Associates, Inc. / Michael Callan Landscape)**
Request for a first and second floor addition of approximately 2,184 square feet (22.78% Floor Area Ratio), including a second unit, to an existing two level residence, change in architectural style to Mediterranean and associated landscape plan including tree removal , new plantings, new driveway surfacing, front fencing and driveway gates. *(Preliminary Review received at the March 07, 2011 ADRB Meeting)*

4. **15 Mercat Place - De Souza (Stewart Associates)**
Request for a first and second floor addition of approximately 456 square feet (9.9% Floor Area Ratio) and associated façade improvements to an existing two story residence.

New Houses

5. **160 Bella Vista Drive - Zhao (Chu Design Associates, Inc. / Michael Callan Landscape)**
Request for demolition of an existing one story residence and construction of a new two story French style residence of approximately 6,667 square feet (24.94% Floor Area Ratio) and associated landscape plan including tree removal, new swimming pool, new plantings, walkways, driveway surfacing, front yard fencing and driveway gates. *(Preliminary Review received at the March 07, 2011 ADRB Meeting)*

PRELIMINARY REVIEW

(Not public hearing items; Board comments only.)

New Houses

6. **15 Knightwood Lane - Scheppler (TRG Architects / Michael Callan Landscape)**
This is the request for preliminary review of the demolition of an existing ranch style residence and construction of a new single level ranch style residence of approximately 5,103 square feet (23.61% floor area ratio) including a new basement and conceptual landscape plan including tree removal, new plantings, new driveway surfacing, patios, retaining walls and front fencing and entry gates.

DISCUSSION ITEM(S)

7. Brown Act Training for ADRB members by Deputy City Attorney Mark Hudak

8. Pre-approved Roofing Materials List

ADJOURNMENT

SPECIAL ACCOMMODATIONS: If you need a disability-related modification or accommodation, including auxiliary aids of services, to participate in the ADRB meeting, or if you need an agenda in an alternate form, please contact the City Clerks Office at 375-7412 at least 24hours before the scheduled ADRB meeting.