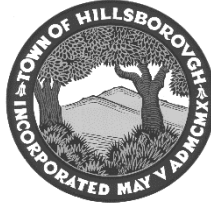


# TOWN OF HILLSBOROUGH

San Mateo County

Lionel Foster, Chair  
Kathleen Egan  
April Filer  
Yuvi Gill  
Kaarin Hardy  
Alternate: Benoit Delaveau



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## ***APPROVED MEETING MINUTES*** ***MONDAY JANUARY 24, 2022 - 4:00 PM*** ***ARCHITECTURE AND DESIGN REVIEW BOARD***

On March 17, 2020, the Governor issued Executive Order N-29-20 suspending certain provisions of the Ralph M. Brown Act in order to allow for local legislative bodies to conduct their meetings completely telephonically or by other electronic means. On June 11, 2021, the Governor subsequently issued Executive Order N-08-21 essentially maintaining the suspension of certain provisions of the Brown Act to continue to allow for local legislative bodies to conduct their meetings completely telephonically or by other electronic means through September 30, 2021. As such, the Council Chambers was not open to the public for the August 30, 2021 Town of Hillsborough Architecture and Design Review Board (ADRB) meeting. The Town conducted the ADRB meeting remotely, via Zoom.

### **AGENDA**

#### **I. CALL TO ORDER**

Chair Foster called the meeting to order at 4:00 p.m.

#### **II. ROLL CALL**

Board Members Present: Benoit Delaveau; Kathleen Egan; April Filer; Yuvi Gill; Kaarin Hardy; and Chair Lionel Foster

Staff Present: Sarah Fleming, Director of Building and Planning; Tim Anderson, Assistant Director of Building and Planning; Liz Ruess, Long-range and Special Projects Planner; Linda Roberson, Associate Planner and Martin de los Angeles, City Attorney's Office

#### **III. APPROVAL OF MINUTES: December 6, 2021**

There were no requested amendments to the draft meeting minutes.

On motion of Board member Egan, seconded by Board member Gill and unanimous on roll call vote with one abstention from Board member Hardy, the minutes of the December 6, 2021, ADRB meeting were approved.

#### **IV. WRITTEN/ORAL PUBLIC COMMENT:**

There were no public comments for items not on the agenda.

#### **V. ANNOUNCEMENT OF CONFLICT OF INTEREST:**

None.

#### **VI. CONSENT CALENDAR:**

##### **1. Resolution Making Findings and Determination Under Assembly Bill 361 for the Continuation of Virtual Meetings (Staff)**

AB 361 preserves many of the provisions of earlier executive orders while also adding new requirements to the management of remote and teleconference public meetings to better achieve the levels of transparency that the brown Act demands.

*Motion: Approve the consent calendar item.*

On motion of Board member Hardy, seconded by Board member Egan, and unanimous on roll call vote, the proposed item was approved.

**VII. FORMAL REVIEW ITEMS:**

**2. 355 Hillsborough Blvd. (APN: 031-160-200)**

**Wan (Eric Nyhus)**

Item continued to March 7, 2022.

**VIII. PRELIMINARY REVIEW ITEMS:**

**3. 1024 La Cuesta Road (APN: 031-263-110)**

**Gorin Belle (Eric Nyhus / Terra Ferma Landscape Architecture)**

Request for design review of a new, 4,397 square foot (24.98% Floor Area Ratio) two-story French Eclectic style residence. The proposed structure and new landscape will replace an existing 1950's Ranch style home approximately 2,775 square feet on a 17,599 square foot lot (15.76% Floor Area Ratio). Hillsborough's Municipal Code defines new dwellings as "type A" or a major project, this project is a new residence and therefore subject to ADRB review and approval.

Board heard presentation from project architect, Eric Nyhus and provided comments.

**4. 1950 Ralston Ave. (APN: 028-234-130)**

**1950 Ralston Ave., LLC (Form One Design / Mike Callan Landscape)**

Request for design review of a new, 5,621 square foot (24.99% Floor Area Ratio) two-story Craftsman style residence. The proposed structure will replace an existing Ranch style home approximately 3,165 square feet on a 22,486 square foot lot (15.76% Floor Area Ratio). Hillsborough's Municipal Code defines new dwellings as "type A" or a major project, this project is a new residence and therefore subject to ADRB review and approval.

Board heard presentation from project architect, Tim Raduenz and provided comments.

**5. 830 Black Mountain Road (APN: 031-152-080)**

**Stark and Francis (Saikley Architects)**

Request for preliminary design review of a new residence. The proposed new Craftsman style structure is 5,110 square feet on a 22,265 square foot lot (22.9% Floor Area ratio) which will replace an existing Ranch style 4,441 square foot structure with an FAR of 19.9%. As required for new residences, the application includes associated landscape improvements. The proposed scope of work is considered a type A or major project and is therefore subject to ADRB review and approval.

Board heard presentation from project architect, Alexandra Saikley and provided comments.

**6. 1520 Wedgewood Drive (APN: 038-082-100)**

**Chavez Emiko (Vista Design / Bergez & Associates Design Studio)**

Request for preliminary design review of a proposed new two-story French Chateau style home to replace an existing single-story 2,140 square foot Ranch style home (9.82% Floor Area Ratio). The planned new structure is 4,406 square feet on a net lot size of 21,780 square feet (20.22% Floor Area Ratio) and includes a complete landscape architectural renovation. The proposed scope of work is considered a major project and is therefore subject to ADRB review and approval.

Board heard presentation from project architect, Andrey Ginzburg and provided comments.

**IX. DISCUSSION ITEMS:**

No items.

**X. PUBLIC COMMENT II:**

There were no public comments.

**I. ADJOURNMENT**

Chair Foster adjourned the meeting at 5:24 p.m.