

**ARCHITECTURAL AND PRESERVATION COMMISSION
REGULAR MEETING MINUTES**

Wednesday, April 23, 2025 – 7 p.m.

Video Recording is Archived on the City Website

<https://www.claremontca.gov/government/city-council/watch-city-council-meetings>

CALL TO ORDER

Vice-Chair Castillo called the meeting to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT

COMMISSIONER: BENNETT, CASTILLO, PERRY, SPIVACK

ABSENT

COMMISSIONER: CERVERA, NEIUBER, ZIMMERMAN

ALSO PRESENT

Chris Veirs, Principal Planner; Jordan Goose, Assistant Planner;
Pearl Juarez, Administrative Assistant

CEREMONIAL MATTERS, PRESENTATIONS, AND ANNOUNCEMENTS

There were no ceremonial matters, presentations, or announcements.

PUBLIC COMMENT

This item starts at 0:01:06 in the archived video.

Vice-Chair Castillo invited public comment.

Commission Secretary Juarez announced that no public comments were received.

There were no requests to speak.

Vice-Chair Castillo closed public comment.

CONSENT CALENDAR

This item starts at 0:03:12 in the archived video.

Vice-Chair Castillo invited public comment on Consent Calendar Item No. 1.

There were no requests to speak.

Vice-Chair Castillo closed public comment.

1. Architectural and Preservation Commission Meeting Minutes of March 26, 2025

Approved and filed.

Commissioner Perry moved to approve Consent Calendar, seconded by Commissioner Bennett; and carried on by roll call vote as follows:

AYES: ***Commissioner – Bennett, Castillo, Perry, Spivack***

NOES: ***Commissioner – None***

ABSENT: ***Commissioner – Cervera, Neiuber, Zimmerman***

PUBLIC HEARINGS

This item starts at 0:04:57 in the archived video.

2. Architectural and Site Plan Review #24-A08. Review of Proposed Exterior Remodel in a Historic District of the Existing Single-Story Residence Located at 245 West Eleventh Street – Applicant – Laura Cayley, Property Owner

Assistant Planner Goose presented a PowerPoint presentation and addressed Commissioners' inquiries regarding approval of vinyl clad wood framed windows in the immediate area, definition of this home as being craftsman style, the viability of the porch expansion for outdoor activities, the exterior of the building due to its disrepair, the setback reduction being common in the neighborhood, the recommendation to the applicant to use aluminum clad wood, the framing to the front wall, the setback reduction permit requirements, and the French doors being salvaged.

There was no applicant presentation.

Vice-Chair Castillo invited public comment.

There were no requests to speak.

Vice-Chair Castillo closed public comment.

Commissioner Spivack approves of the plan. She is in favor of not using vinyl in the historic district since the windows can be salvaged. She likes the continuity for use of wood. She agrees with the setback and porch design.

Commissioner Perry does not appreciate the porch design, as the massive size does not compliment the building. He noted that a porch with a wood face is a better approach. He would like to see accent colors added to upgrade the personality of the home. He discusses how landscaping needs to be reconsidered in this project; suggesting that two additional silky oak trees may need to be removed as they were out of scale for the home and that the proposed plants, a disjointed mix of desert and riparian plants, be replaced with more organized plantings including hedged shrubs that would better suit the character of the home. He would like Staff and the applicant to take his comments into consideration in their interactions.

Commissioner Bennett would like to see design elements indicating that the front door is directly at the top of the stairs. He agrees with Commissioner Perry regarding the usage of

wood composite siding for the porch rather than field stone due to its low maintenance and cost effectiveness.

Vice-Chair Castillo is fine with the proposal. She agrees with Staff on the Certificate of Appropriateness and does not think it will have negative impact to the neighborhood. She does not oppose the design, but she thinks the comments from the other Commissioners should be taken into consideration for a better design.

Commissioner Spivack agrees with Commissioner Perry regarding the color scheme. Bringing in brighter colors would provide contrast and add interest to the home without a lot of expense.

Commissioner Perry moved to Adopt a RESOLUTION OF THE ARCHITECTURAL AND PRESERVATION COMMISSION OF THE CITY OF CLAREMONT APPROVING ARCHITECTURAL AND SITE PLAN REVIEW #24-A08, REVIEW OF PROPOSED EXTERIOR REMODEL IN THE HISTORIC CLAREMONT DISTRICT OF AN EXISTING SINGLE-STORY RESIDENCE LOCATED AT 245 WEST ELEVENTH STREET. LAURA CAYLEY with amended conditions of approval encouraging the applicant to work with staff to: revise the paint colors, retain wood windows, install new wood windows were warranted, modify the landscape plan to address concerns from the Commission, and simplify the porch to resemble more of a wood structure with less stone; and find this item is exempt from environmental review under the California Environmental Quality Act (CEQA). Seconded by Commissioner Spivack; and carried on a roll call vote as follows:

AYES: Commissioner – Bennett, Castillo, Perry, Spivack
NOES: Commissioner – None
ABSENT: Commissioner – Cervera, Neiuber, Zimmerman

Vice-Chair Castillo announced this decision can be appealed within ten calendar days.

ADMINISTRATIVE ITEM

There were no administrative items.

REPORTS

This item starts at 00:42:42 in the archived video.

Staff

Principal Planner Veirs reported on items of interest from the previous City Council meeting and future agenda items.

Commission/Committee

Commissioner Bennett provided an update on the Public Art committee meetings.

ADJOURNMENT

Vice-Chair Castillo adjourned the meeting at 8:11PM.

Architectural and Preservation Commission Chair

ATTEST:

Administrative Assistant