

# RAMONA DESIGN REVIEW

## Ramona Design Review

Thursday- February 26, 2015 - 7:30 P.M.

Ramona Community Center - 434 Aqua Lane - Ramona  
Final Minutes

1. CALL TO ORDER - 7:34 PM
2. PLEDGE OF ALLEGIANCE
3. DETERMINATION OF QUORUM - Excused absences Jim Copper, Chris Anderson, Carol Close.  
Members Present---- Dan V, Rob L, Greg R, Darrel Larson, Scott E
4. APPROVAL OF MINUTES November 20<sup>th</sup>2014 approved Rob L 2<sup>nd</sup> Dan V vote 5-0-0  
January 29<sup>th</sup> 2015 approved Rob L 2<sup>nd</sup> Dan V vote 5-0-0
5. \* PRESENTATIONS FROM THE FLOOR, NON-AGENDA ITEMS
6. ANNOUNCEMENTS -
  - Current Sign Violations / Status on Pending Violations  
Greg R Has contacted county regarding Albertsons Main street monument sign.
  - Village Design Update Rob L Village Design members will be members of CUDA. Village Design will still remain autonomous committee.
7. SITE PLAN REVIEW
  - a. Valley Park Apartments, PDS2014-STP-14-034, 16<sup>th</sup> St. (Paseo-V5) - Casey  
Casey Malone presented updated plans that include suggestions from RDRB that include Lighting Plan and Signage plan, new undulations to roof and building lines along 16<sup>th</sup> St. . Mixed earth tone approved colors to remain.  
Joe Minervini spoke from gallery about new FBC density, not in favor.  
Rob L responded that new FBC is at 24units per acre where before the adoption of FBC was at 7.3 units per acre. This was not the understanding or intent of the Village Planning Group. County staff has been contacted to review this matter.  
Scott E recommends Arbutus or Pyrus trees along 16<sup>th</sup> st  
Motion to approve with adjustments to color pallet to exterior of building.  
Rob L Dan V 2<sup>nd</sup> vote 5-0-0
8. WAIVER REQUESTS
  - a. Trailer Sales - 2430 Main St. - DMV License only, No Improvements (Colonnade- V4) - Sean Hadizadeh  
Motion to approve Rob 2<sup>nd</sup> Scott E vote 5-0-0

b. Marmalade on Main restaurant - 865 Main St. - county required ADA modifications - Jessica Tan  
Presentation from Jessica Tan--- changes to front door to comply for ADA requirements. Move tree in  
public right away 5ft west. Move propane tank to North West corner of property. Remove brick  
raised planter in front of building.

Motion to approve as submitted Greg R, 2<sup>nd</sup> Rob L vote 5-0-0

c. Ramona Library - 1275 Main St. (Paseo-CD) - Sculpture - Judy Nachazel  
Presentation from Leslie Souza -- Design of new metal sculpture in front of library. Sculpture to have  
natural patina with matching boulders at base. No Lighting at this time

Motion to approve as submitted, Scott E 2<sup>nd</sup> Greg R vote 5-0-0

9. PRELIMINARY REVIEW

a. Ramona Cross fit - Main St. by Etcheverry St. (Colonnade- V4) - new project - David Ross, John Rumsey  
Presentation from David Ross on Preliminary site plan for new building on Main St conversation ensued on  
modulating front and ends of building, . Rear parking lot will need storm water retention measures, possible  
mix of solid and permeable paving surface.

Walking path with 2 rail fencing along front of building and eucalyptus trees are desirable.

10. OTHER BUSINESS

a. Protocol for Landscape violations / code enforcement - Need conversation with Code enforcement officer  
B. County Discretionary Board training update - None required.

c. Fill Vacant Board Seat - The Sentinel will run announcement that the DRB is seeking interested persons  
to attend the next meeting

11. ADJOURNMENT - Darrel L 2<sup>nd</sup> Scott E 9:12pm Next meeting March 26, 2015

