

**ARCHITECTURAL REVIEW COMMISSION
CITY OF PALM DESERT
REGULAR MEETING MINUTES**

March 11, 2025, 12:30 p.m.

Present: Commissioner James Blakeley, Commissioner Dean Wallace Colvard, Commissioner Nicholas Latkovic, Commissioner Michael McAuliffe, Commissioner James McIntosh, Commissioner Francisco Sanchez, Chair John Vuksic

Staff Present: Development Services Director Richard Cannone, Principal Planner Carlos Flores, Assistant Planner Kayleen Aguirre, Recording Secretary Melinda Gonzalez

1. CALL TO ORDER

A Regular Meeting of the Architectural Review Commission was called to order by Chair Vuksic on March 11, 2025, at 12:31 p.m. in the Development Services Conference Room, City Hall, located at 73-510 Fred Waring Drive, Palm Desert, California.

2. ROLL CALL

3. NON-AGENDA PUBLIC COMMENT

Chair Vuksic opened and closed the public comment period for Non-Agenda public comment. No public comments were provided.

4. CONSENT CALENDAR

Motion by: Commissioner Latkovic

Seconded by: Commissioner Colvard

The Consent Calendar was approved as presented.

Motion Carried (7 to 0)

4.a APPROVAL OF MINUTES

Motion by: Commissioner Latkovic

Seconded by: Commissioner Colvard

The Architectural Review Commission (ARC) regular meeting minutes of February 11, 2025, were approved as presented.

Motion Carried Motion Carried (7 to 0)

5. CONSENT ITEMS HELD OVER

None

6. ACTION CALENDAR

6.a CONSIDERATION TO APPROVE A SIGN PROGRAM AMENDMENT FOR AN EXISTING, MULTITENANT COMMERCIAL BUILDING NORTH OF HIGHWAY 111, APPROXIMATELY 505 FEET EAST OF DEEP CANYON ROAD (CONTINUED FROM FEBRUARY 11, 2025)

Assistant Planner, Kayleen Aguirre, narrated a PowerPoint presentation on the item and responded to Commission inquiries. Jack Rivers, Applicant and President of Canyon Print and Signs, and John Brende, Property Owner, were present in person.

Chair Vuksic opened the public comment period and invited the applicant to speak. Jack Rivers with Canyon Print and Signs, Applicant, and John Brende, Property Owner, introduced themselves and answered questions from the Commission.

With no other members of the public wishing to comment, Chair Vuksic closed the public comment period. Discussion on the item ensued with Commissioners providing comments on the project.

Motion by: Chair Vuksic

Seconded by: Commissioner McAuliffe

Motion carried to approve Case No. SARC24-0019, with the following conditions:

1. The six tenant signs on the main body of monument sign shall wrap around the ends a minimum of three (3) inches for a total read of five (5) inches from the end, (two (2) inches from the tenant sign and three (3) inches from the wrap), on all six tenant signs facing west and east.
2. The top section of the sign where seventh panel is located shall be reduce one (1) inch so spacing is four (4) inches from below and above the panel to the next architectural element.
3. Colors of monument sign shall match the colors of the existing building.

NOES (1): Commissioner McIntosh

Motion Carried (6 to 1)

6.b CONSIDERATION FOR APPROVAL OF A DESIGN REVIEW FOR LANDSCAPING PLANS FOR PHASE 1 OF SITE A OF PALM DESERT COUNTRY CLUB

Principal Planner, Carlos Flores, narrated a PowerPoint presentation on the item and responded to Commission inquiries. Wilf Weinkauff, Property Owner, Chuck Shepardson, Landscape Architect with HSA, and Moe Sihota, Applicant Representative, were present in person.

Chair Vuksic opened the public comment period and invited the applicant to speak. Wilf Weinkauf, Property Owner, Chuck Shepardson, Landscape Architect with HSA, and Moe Sihota, Applicant Representative, introduced themselves and answered questions from the Commission.

Chair Vuksic invited the public to provide comments on the project.

Barbara Powers, resident, stated she was in favor of the landscape plan as presented. She further commented five of the eight lots in her area want a block wall installed; currently a temporary wood fence is installed and is an eyesore.

With no other members of the public wishing to comment, Chair Vuksic closed the public comment period. Discussion on the item ensued with Commissioners providing comments on the project.

Motion by: Commissioner Sanchez

Seconded by: Commissioner McAuliffe

Motion carried to approve Case No. LS24-0017 as presented, subject to the following conditions:

1. Mexican fan palms shall not be installed.
2. The project entry off Tennessee Avenue shall include a minimum of eight (8) California Fan palms in the entry, including a minimum of two (2) within the median in the entry. Applicant will work with staff on alternative plant species for the median in the entry should CVWD not allow installation of California Fan palms in this location as originally approved.

ABSTAIN (1): Commissioner Blakeley

Motion Carried (6 to 0)

7. REPORTS & REMARKS

7.a ARCHITECTURAL REVIEW COMMISSIONERS

Commissioner Colvard reported the Cultural Arts Committee meeting will be held tomorrow March 13, 2025. He further reported the Desert X event is in full swing and observed that attendance appears to be much higher than prior events. Two of the Desert X installation exhibits are in Palm Desert located on Portola Avenue and Homme-Adams Park.

7.b CITY STAFF

Principal Planner Flores provided the following updates:

- The City hired a consultant Architectural Resource Group to complete the first official survey of the city for historic purposes. The first final draft historic survey document will be presented to the Cultural Resources Preservation Committee and City Council.

- At the next Planning Commission meeting the General Plan and Housing Annual Report will be considered for approval to be submitted to the state.
- There are two Desert X installation exhibits in Palm Desert, one on Portola Avenue and the other at Homme-Adams Park.
- There was a recent update to community engagement and noticing requirements. There will be more community outreach in general but primarily for projects that are over five (5) acres so there may be more public involvement at ARC meetings for these projects.

7.b.1 PROVIDE FEEDBACK ON DESIGN OF NEW LIBRARY FACILITY

Principal Planner Flores provided a brief introduction on the item reporting the City has hired consultant Richard Kennedy Architects (RKA) to design the new Palm Desert Library. The conceptual design was approved by the Library Advisory Committee in December 2024 and by City Council in February 2025. The item is before the ARC to receive Commissioner's feedback and comments on the conceptual design. City staff member, Ryan Lamb, Senior Project Manager, was present in person for the item. Lee Swanson, RKA Architect, and Jeremy Kotter, RKA Architect were present via Zoom.

Mr. Swanson, RKA Architect, narrated a presentation on the conceptual design for the new library highlighting the theme (Native Palm Grove), location, project layout, landscaping, materials, and multiple use spaces. After the presentation, Mr. Swanson encouraged Commissioners to provide comments and feedback on the conceptual drawings. The following comments were provided by Commissioners:

- The shade patterns created by the shade canopy pattern will represent a palm frond successfully.
- Be mindful of desert weather and dusty conditions when considering white surfaces for the building exterior. These surfaces collect dust which stains and streaks the building when it rains, losing the pristine surface look. Consider maintainability of surface colors.
- Shade canopy pattern will need to have enough solid to produce shade, if not substantial enough pattern may create shade strips instead of a shade element.
- Shade canopy louvres will need to be stiff and constructed such that they do not inadvertently create harmonic sounds as wind travels through them.
- The indoor / outdoor concept is nice and exciting.
- Be mindful of how the solar carport canopy relates to the library project.

- The angle and layout of the building toward the entry for incoming traffic is successful.
- There is concern that the proposed white surface may create glare.
- Revisit angles on the canopy that connect down to the ground to ensure it does not interfere with path of travel for visitors.
- Consider varying the angles on the shade canopy, not all right angles, to create further interest.

Senior Project Manager Lamb advised the commissioners they anticipate having a final design for the ARC to review in approximately eight to nine weeks. After ARC approval the project will go before the Planning Commission for approval. Once the design is approved, the City will solicit bids to hire a consultant for design/build on the project. Upon inquiry, Senior Project Manager Lamb shared the facility is designed for flexibility and adaptability for future changes, growth, and the potential for different uses. The library programming is based on the city's demographics and from feedback obtained by community outreach efforts including current users and future users, different age groups and genres, at different locations.

7.c ATTENDANCE REPORT

The attendance report was provided with the agenda materials. The Commission took no action on this item.

8. ADJOURNMENT

The Architectural Review Commission adjourned at 2:36 p.m.

Respectfully submitted,

Melinda Gonzalez, Executive Administrative Assistant
Recording Secretary

ATTEST:

Carlos Flores, Principal Planner
Secretary

APPROVED BY ARC: __/__/2025