



## II. DESIGN OBJECTIVES

The following objectives provide direction and purpose for the subsequent design criteria and guidelines with regard to character and urban design. The concepts drawn from these objectives reflect the urban design objectives and vision established in the Riverside General Plan at a citywide scale. These objectives are intended to:



*Look to Riverside's rich architectural tradition to inspire good design. Preserve historic character of existing architecturally significant structures*

- ❖ Provide for distinct architectural character and physical enhancement of future and existing development to foster revitalization and rehabilitation of the neighborhood, commercial and industrial centers.
- ❖ Preserve the architectural character of existing historic buildings and provide for architecturally compatible new construction.
- ❖ Create vibrant, pedestrian-oriented neighborhoods and business environments with architectural and landscape architectural design that allows for active, healthy, and safe interaction of pedestrians and vehicles.
- ❖ Through the design of individual projects, promote connectivity to surrounding neighborhoods.
- ❖ Provide guidance to residents, architects/design professionals, and developers in the planning and design of development projects throughout the City.

*Create vibrant projects that engage and invite the pedestrian. Outdoor seating and an arcade leading into a courtyard surrounded by shops at this corner retail development invites users.*





## II. DESIGN OBJECTIVES

### A. ARCHITECTURAL THEMES

Architectural theme in the context of a historic city such as Riverside is an important element of the overall urban aesthetic. Recognizable architectural styles provide visual interest, provide a structure's individual identity and sense of place, and connote pride of ownership. The resulting aesthetic increases a community's quality of life and livelihood with the increase and preservation of property values, as well as attraction of consumers and quality development.

#### I. ARCHITECTURAL STYLES

Recognizable architectural styles create a sense of place and add visual interest to residential neighborhoods and commercial districts. These styles create a particular character and a sense of consistency within development as well.

- a. Especially in areas of architectural significance, use of a particular style should respect the established pattern of existing development. The consistency that is created with requiring elements from established styles is not intended to be constrictive, but rather offer diversity within a development, district or neighborhood and is not meant to create a situation where all the buildings look the same.
- b. Existing architectural styles serve as a visual reference to the City's history and cultural roots. While no particular architectural style is required for a specific area or type of development, elements from an established style are required for new buildings. Architectural styles such as Victorian, Italianate, Craftsman, Mission, Spanish Colonial Revival, Monterey, Colonial Revival, Mediterranean/Italian Renaissance, Tudor Revival, Art Deco/Moderne, and Post-WWII Modern/International are typical of the rich historic development of California and are highly visible in Riverside. (See Appendix B: Architectural Resources for more information on these architectural styles and others.)

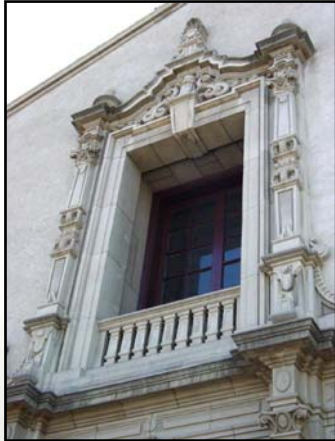
*Riverside's rich architectural history is evident in buildings throughout the City. The Pueblo Revival Style of the City's Santa Fe train station illustrates how diverse and creative architectural styles can be.*



*Recognizable architectural styles such as the Mission Revival Style Union Pacific Train Station provide visual interest and identity.*



## II. DESIGN OBJECTIVES



.....  
*Character-defining elements and features such as the decorative moldings, windows, and entries have been preserved.*  
.....



### 2. CONTEXTUAL STYLE

Building design that is successful in its execution fits within the context of its location, from as small an area as a parcel or block to as large as a neighborhood or district. Architecture, site planning and landscape design should appropriately reflect a contextual style of surrounding elements such as scale and massing, site orientation, façade articulation and fenestration, and architectural ornamentation and decoration.

### B. HISTORIC PRESERVATION

Historic resources are a significant part of Riverside's image. Historic resources provide great opportunity to further define the City's image and attraction of new commercial and diverse housing opportunities. They are also an important part of what makes Riverside a special place to live. Preservation of these resources fosters civic and neighborhood pride and forms the basis for maintaining community character. Design guidelines ensure the appropriate repair, maintenance, restoration, and rehabilitation of individual residential and commercial historic buildings as well as architecturally compatible new construction.



These Citywide Design Guidelines are part of the overall framework of law and policy Riverside uses to help assure the protection of its heritage. As such, they are intended to supplement, not supercede, existing documents which include:

#### 1. CULTURAL RESOURCES ORDINANCE (TITLE 20 OF THE MUNICIPAL CODE)

This ordinance provides the primary body of laws relating to historic preservation and includes principles and standards of site development and design review.



## II. DESIGN OBJECTIVES

### 2. CITYWIDE RESIDENTIAL HISTORIC DISTRICT DESIGN GUIDELINES:

These guidelines are intended to apply to historic districts although the principles have application to all Landmark, Structures of Merit, and Neighborhood Conservation areas.

### 3. RIVERSIDE DOWNTOWN DESIGN GUIDELINES

These guidelines address the treatment of historic commercial buildings and general urban design considerations.

### 4. SPECIFIC PLANS

Design guidelines relating to historic buildings may also be found in area specific plans.



*Preserved storefront retains historic and architectural character and pedestrian orientation.*

The basis for all design criteria relating to historic buildings in Riverside is the Secretary of the Interior's Standards for the Treatment of Historic Properties and particularly, the Standards for Rehabilitation. The City also uses the State Historical Building Code as part of the design review process. This code recognizes unique construction problems inherent in historic buildings and offers alternative building regulations to ensure retention of character-defining architectural elements and features.



*The Secretary of the Interior's Standards for the Rehabilitation of Historic Buildings are available on the Internet website of the National Parks Service at [www.cr.nps.gov](http://www.cr.nps.gov)*

*Original Mission Revival style industrial warehouse converted into restaurant use. Historic Mission features are preserved.*

