

DRAFT

**SANTA ROSA
DESIGN REVIEW BOARD/CULTURAL HERITAGE BOARD
SPECIAL JOINT MEETING MINUTES
CITY HALL, 100 SANTA ROSA AVENUE
MAY 4, 2017**

5 P.M. (CITY COUNCIL CHAMBERS)

1. CALL TO ORDER AND ROLL CALL

Chair Burch called the meeting to order at 5:09 p.m.

Design Review Board Members Present: Chair Michael Burch, Vice Chair Warren Hedgpeth; Board Members Sabra Briere, Drew Weigl, Joel Grogan
Absent: Board Members Scott Kincaid, Kevin Zucco

Cultural Heritage Board Members Present: Chair Stacy De Shazo, Vice Chair Margaret Purser; Board Members Laura Fennell, Mark De Backer, Ann Galantine
Absent: Board Members Cappie Garrett, John Murphy

2. APPROVAL OF MINUTES - None

3. BOARD BUSINESS – Statement of Purpose

4. PUBLIC APPEARANCES - None

5. STATEMENTS OF ABSTENSION BY BOARD MEMBERS - None

6. SCHEDULED ITEMS

6.1 CONCEPT DESIGN REVIEW – SEQUOIA GREEN TOWNHOMES 1299 GLENN ST – FILE NO. DR17-014

BACKGROUND: The project includes a proposal to construct four single-family dwelling units, comprised of two duets, on four lots within the Ridgway Preservation District. This proposal was previously approved by the Design Review Board in 2006, prior to the establishment of the Ridgway Preservation District in 2007.

- City Planner Amy Nicholson introduced the project.
- Architect Kevin Skiles made a presentation.
- Chair Burch opened public comments.
- Ralph Sykes spoke in opposition to the project.
- Maureen Finnegan Brennan spoke in opposition to the project.
- Chair Burch closed public comments.

Design Review Board

Four-side architecture strongly recommended; the duplex fronting Glenn Street is successful because the garages back each other, creating more inviting characteristics; Elevations 1 and 3 are more successful; Mimicry of historic eras is discouraged; Small homes are fine, the porches are appreciated; Consider stucco for Elevation 2; Hardy board is appreciated; Explore length of windows on Elevation 4; Consider divided-light windows; Take into consideration the neighbors' views; the Board would like to honor the floor plans and building pads/setbacks.

Cultural Heritage Board

Efforts to blend in and vary the units are appreciated; Elevation 1 is most successful; consider adjusting scaling of remaining elevations to match Lot 1; Porch on Elevations 1 and 3 are more successful than Elevations 2 and 4 - consider changing from a gable frontage to a rotated gable to reduce the weight and still allow square-footage, and southern light; Consider reducing window-width on Elevations 2 and 4; Consider adjusting scale of the elevations to match Elevation 1; Bring visual heights down; Elevation 4 is top-heavy; Elevation 3 draws the eye down, which is appreciated; Consider reducing articulation on garage doors; Show all materials at the next meeting; Take photos of the site from many angles;

7. **BOARD MEMBER REPORTS** – Chair Burch introduced new Design Review Board Members Sabra Briere and Drew Weigl, and a social gathering will be held soon to welcome new members and say goodbye to exiting members.
8. **DEPARTMENT REPORT** – None.
9. **ADJOURNMENT OF MEETING** – Chair Burch adjourned the meeting at 6:51 p.m.

PREPARED BY:

Patti Pacheco Gregg, Recording Secretary

ATTEST:

Bill Rose, Executive Secretary

Jessica Jones, Executive Secretary

APPROVED:

Chair, Michael Burch

Chair, Stacey De Shazo