



**Design Review Board  
Regular Meeting Minutes - Final**

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Thursday, January 16, 2025

4:30 PM

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**1. CALL TO ORDER AND ROLL CALL**

Chair Jones-Carter called the meeting to order at 4:35 p.m.

**Present** 4 - Chair Melanie Jones-Carter, Board Member Michael Cook, Board Member Victoria Liptak, and Board Member Drew Weigl

**Absent** 3 - Vice Chair Adam Sharron, Board Member Henry Huang, and Board Member Ernest Wuethrich

**2. REMOTE PARTICIPATION UNDER AB 2449 (IF NEEDED)**

None.

**3. APPROVAL OF MINUTES**

3.1 Draft Minutes - December 19, 2024

Approved as submitted.

Chair Jones-Carter opened and closed public comment at 4:36 p.m.

**4. PUBLIC COMMENT**

Chair Jones-Carter opened public comment at 4:37pm.

Jermaine Dowdell spoke regarding the local journeyman carpenter's livable wages, proper benefits, hiring apprenticeship, and the benefits of the Union and the positive impact these have for our community.

Kevin Flarity spoke regarding the need for an EIR to be done for the Downtown area to help streamline developments of buildings up to 12 stories.

Janice Karrman spoke regarding the density of the fire and flood areas.

Chair Jones-Carter closed public comment at 4:45 p.m.

## **5. BOARD BUSINESS**

### **5.1 STATEMENT OF PURPOSE**

Chair Jones-Carter read aloud the Statement of Purpose.

### **5.2 BOARD MEMBER REPORTS**

None.

### **5.3 OTHER (i.e. VICE CHAIR ELECTION, NEW MEMBER INTRODUCTIONS)**

None.

## **6. DEPARTMENT REPORTS**

Staff Susie Murray provided department reports.

Chair Jones-Carter opened and closed public comment at 4:47 p.m.

## **7. STATEMENTS OF ABSTENTION**

None.

## **8. CONSENT ITEM(S)**

None.

## **9. SCHEDULED ITEM(S)**

### **9.1 CONCEPT DESIGN REVIEW - 425 HUMBOLDT APARTMENT PROJECT - 625, 631, 635 5TH ST, AND 431 HUMBOLDT ST - DR24-057**

BACKGROUND: Concept Design Review for a seven-story mixed-use building featuring 309 residential units, ground floor commercial uses, and 194 parking spaces. CEQA Exempt - Not a Project.

PRESENTED BY: Monet Sheikhali, Senior Planner

RECOMMENDATION: Provide comments and recommendations.

Project Planner Sheikhali presented.

Applicant representatives made a presentation.

Chair Jones-Carter opened public comment at 5:16 p.m.

Jermaine Dowdell spoke in support of the project.

Carlos Rivas spoke in support of the project.

Chair Jones-Carter closed public comment at 5:19 p.m.

Staff and the Applicant representatives responded to Board Member inquiries.

Board Members provided comments and feedback.

## **10. ADJOURNMENT**

Chair Jones-Carter adjourned the meeting at 5:57 p.m.

Approved on: February 6, 2025

S/ Madeline Brown, Recording Secretary