



City of Santa Rosa

City Hall, Council
Chamber
100 Santa Rosa Ave
Santa Rosa, CA 95404

DESIGN REVIEW BOARD REGULAR MEETING AGENDA AND SUMMARY REPORT JANUARY 16, 2020

1. 4:30 PM CALL TO ORDER AND ROLL CALL

2. APPROVAL OF MINUTES

2.1 January 2, 2020 Draft Regular Meeting Minutes

Attachments: [Draft Minutes](#)

3. BOARD BUSINESS

Zoning Code Chapter 20-52.030 F. Project Review. The review authority shall consider the location, design, site plan configuration, and the overall effect of the proposed project upon surrounding properties and the City in general. Review shall be conducted by comparing the proposed project to the General Plan, any applicable specific plan, applicable Zoning Code standards and requirements, consistency of the project within the City's Design Guidelines, architectural criteria for special areas, and other applicable City requirements (e.g., City policy statements and development plans.)

4. PUBLIC COMMENT

This is the time when any person may address matters not listed on this agenda, but which are within the subject matter of the jurisdiction. The public may comment on agenda items when the item is called. Each speaker is allowed three minutes.

5. STATEMENTS OF ABSTENTION

6. SCHEDULED ITEMS

6.1 PUBLIC HEARING - PRELIMINARY DESIGN REVIEW - RECESS
SELF-STORAGE MIXED-USE DEVELOPMENT - DESIGN REVIEW
MAJOR - 4224 SONOMA HWY - FILE NO. DR18-058
BACKGROUND: The Design Review Board will consider the construction of two multi-family housing structures and a 124,000-square foot, four-story self-storage facility. The application

Design Review Board

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has been filed by Larry Thom, American Recess LLC. Assessor's
Parcel No. 032-010-005; File No. PRJ18-050.

PROJECT PLANNER: Murray

Attachments:

[Staff Report](#)

[Attachment 1 - Disclosure Form](#)

[Attachment 2 - Location Map](#)

[Attachment 3 - Neighborhood Context Map](#)

[Attachment 4 - Renderings \(Residential Structures\)](#)

[Attachment 5 - Elevations \(Residential\)](#)

[Attachment 6 - Landscape Plans](#)

[Attachment 7 - Tentative Parcel Map](#)

[Attachment 8 - Arborist Report](#)

[Attachment 9 - PC Minutes](#)

[Attachment 10 - Resolution 11972 \(MND\)](#)

[Attachment 11 - Resolution 11974 \(Tentative Map\)](#)

[Attachment 12 - Plans provided for Concept Design Review](#)

[Attachment 13 - Public Correspondence](#)

[Attachment 14 - Project Narrative](#)

[Attachment 15 - Elevations \(Self Storage Facility\)](#)

[Attachment 16 - Renderings \(Self-Storage Building\)](#)

[Resolution 1 - Self-Storage Building](#)

[Resolution 2 - Eight-unit Multi-family Structure](#)

[Resolution 3 - Six-unit Multi-family Structure](#)

[Supplemental - Santa Rosa Hwy 12 Exterior Lighting](#)

[Supplemental - DRB - MINUTES - 2018-07-19](#)

[Supplemental - Pages from Materials, 3D Views Residential](#)

[Supplemental - Pages from Materials, 3D Views Storage](#)

[Late Correspondence - McCormick \(Response from Transi](#)

[Late Correspondence - Raymond, Jan 15, 2020](#)

[Updated Staff Presentation](#)

[Applicant Presentation \(Self-storage Building\)](#)

[4224 Hwy 12 - Multifamily Residential DR Presentation](#)

7. BOARD MEMBER REPORTS

8. DEPARTMENT REPORTS

This time is reserved for City staff to provide a briefing on issues of interest. No action will be taken on these matters except to possibly place a particular item on a future agenda for consideration.

9. ADJOURNMENT

The City of Santa Rosa does not discriminate on the basis of disability in the admissions or access to, or treatment of or employment in, its programs or activities. Disability-related aids or services, including printed information in alternate formats, to enable persons with disabilities to participate in public meetings are available by calling (707) 543-3200 one week prior to the meeting. (TTY Relay at 711)

Any writings or documents provided to a majority of this meeting body prior to this meeting regarding any item on this agenda are available for public review in Planning and Economic Development, Room 3, City Hall, 100 Santa Rosa Ave, during normal business hours.