



City of Santa Rosa

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

DESIGN REVIEW BOARD/CULTURAL HERITAGE BOARD SPECIAL MEETING NOTICE AND AGENDA OCTOBER 2, 2019

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

2. APPROVAL OF MINUTES

None Submitted.

3. BOARD BUSINESS

Statement of Purpose: 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** CONCEPT DESIGN REVIEW - CARITAS VILLAGE - 437 & 465 A ST, 516, 520, 600, 608, & 612 MORGAN ST - FILE NO. PRJ18-019
BACKGROUND: Concept Design Review of a proposal to redevelop a full city block into a comprehensive family and homeless support services facility (Caritas Center) to be operated by Catholic Charities; and, a 126-unit affordable housing development (Caritas Homes) to be operated by Burbank Housing. The project includes the demolition the

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existing Catholic Charities facilities and residential buildings on the project site, which is located within the St. Rose Preservation District.
Project Planner: Toomians

Attachments: [Staff Report](#)
 [Attachment 1 - Caritas Disclosure Form](#)
 [Attachment 2 - Location Map](#)
 [Attachment 3 - Design Narrative Reduced](#)
 [Attachment 4 – Plan Set](#)
 [Attachment 5 - Renderings](#)
 [Presentation](#)

- 6.2** CONCEPT DESIGN REVIEW - LANDMARK ALTERATION - 528 B ST
REDEVELOPMENT - 528 B ST - FILE NO. LMA19-016
BACKGROUND: Required pre-application Concept Review of a
proposal to redevelop 528 B Street (St. Rose Preservation District) into
a 5-story mixed use development comprised of commercial office space
(ground floor) and 24 multi-family for-rent condominium units with floor
plans ranging from studio to 2-bedroom units. The purpose of the
review is for Cultural Heritage Board to identify for the applicant the
character defining elements of the historic district and adjacent
neighborhood.
Project Planner: Trippel

Attachments: [Concept Cover Page](#)
 [Attachment 1-Disclosure Form 528 B St](#)
 [Attachment 2-Location Map](#)
 [Attachment 3-Concept Project Description](#)
 [Attachment 4-Concept Design Narrative](#)
 [Attachment 5-Concept Plan Set](#)
 [Presentation](#)

7. BOARD MEMBER REPORTS

8. DEPARTMENT REPORTS

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**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.