



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 JUNE 18, 2020

4:30 PM REGULAR SESSION (TELECONFERENCE)

DUE TO THE PROVISIONS OF THE GOVERNOR'S EXECUTIVE ORDERS N-25-20 AND N-29-20 WHICH SUSPEND CERTAIN REQUIREMENTS OF THE BROWN ACT, AND THE ORDER OF THE HEALTH OFFICER OF THE COUNTY OF SONOMA TO SHELTER IN PLACE TO MINIMIZE THE SPREAD OF COVID-19, THE BOARD MEMBERS WILL BE PARTICIPATING BY TELECONFERENCE INTO THE DESIGN REVIEW BOARD MEETING OF JUNE 18, 2020.

**THE MEETING WILL BE LIVE STREAMED AT
[HTTPS://SANTA-ROSA.LEGISTAR.COM/CALENDAR](https://santa-rosa.legistar.com/calendar).
CLICK ON THE "IN PROGRESS" LINK TO VIEW. THE MEETING CAN
ALSO BE VIEWED ON COMCAST CHANNEL 28 AND AT
[HTTPS://WWW.YOUTUBE.COM/CITYOFSANTAROSA](https://www.youtube.com/cityofsantarosa)**

**Public Comment may be submitted via e-mail at
ppachecogregg@srcity.org and at 707-543-3232. E-mail
public comments will be read into the record (up to 3 minutes each)
during the meeting. Recorded voice message public comments will be
played at the time that Agenda Item is discussed during the Design
Review Board Meeting.**

**Join from a PC, Mac, iPad, iPhone or Android device:
Please click this URL to join. <https://srcity-org.zoom.us/j/95509724837>**

**Or join by phone:
Dial +1 669 900 9128 888 475 4499 (Toll Free)
Webinar ID: 955 0972 4837**

**DEADLINES AND ADDITIONAL INSTRUCTION FOR PUBLIC COMMENT
ARE SET FORTH BELOW.**

Public Comment (Item No. 4) for Non-Agenda Items - the time when any

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person may address the Board on matters not listed on this agenda, but which are within the subject matter jurisdiction of the Board.

Public Comment on Agenda Items - the time when any person may address the Board on matters that ARE listed on this agenda.

E-mail Public Comment: To submit an e-mailed public comment to the Design Review Board, please send to: ppachecogregg@srcity.org BY 5:00 PM, WEDNESDAY, JUNE 17. Identify in the subject line of your e-mail whether you are making a Public Comment for Non-Agenda Items - Item No. 4, or on an Agenda Item listed on the Agenda. Provide your name in the body of the e-mail and your comment. Please limit your e-mail to approximately 400 words (which is a speaking rate of 133 words per minute).

Recorded Voice Message Public Comment: To submit a voice message public comment, please call 707-543-3232 BY 5:00 PM, WEDNESDAY, JUNE 17. State your name, the Agenda Item Number, or that you are making a comment on Non-Agenda Items for Item No. 4 - Public Comment, and state your comment. Recordings will be limited to 3 minutes. Recorded comments submitted by the deadline will be played during the meeting.

1. CALL TO ORDER AND ROLL CALL

2. APPROVAL OF MINUTES

2.1 Draft Minutes - June 4, 2020

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 APPEAL HEARING - MINOR DESIGN REVIEW - PLAZA TEMPORAL - 665 SEBASTOPOL RD - MITOTE FOOD PARK APPEAL OF ZONING ADMINISTRATOR ACTION GRANTING MINOR DESIGN REVIEW FILE NO. DR19-030
BACKGROUND: Appeal of Zoning Administrator approval of a Minor Design Review application for Plaza Temporal - Mitote Food Park, a temporary plaza and gathering space including a counter service restaurant, outdoor seating, alcohol service, customer restrooms, three dedicated spaces for rotating mobile food vendors, landscaping, and site improvements. Located at 665 Sebastopol Road.
Presenter: City Planner Shari Meads

- Attachments:**
- [Staff Report](#)
 - [Attachment 1 - Disclosure Form](#)
 - [Attachment 2 - Paulsen Appeal Application](#)
 - [Attachment 3 – Location and Neighborhood Context Map](#)
 - [Attachment 4 - Project Plans](#)
 - [Attachment 5 - Appellant Questions and Request for Public](#)
 - [Attachment 6 – Applicant Response to Appellant-Raised Q](#)
 - [Attachment 7 - Zoning Administrator Resolution DR19-030](#)
 - [Attachment 8 – Public Comments](#)
 - [Attachment 8a – Appellant Legal Counsel Comments dated](#)
 - [Attachment 9 - Paulsen Declaration](#)
 - [Attachment 10 - Nellessen Declaration](#)
 - [Attachment 11 - County Counsel Legal Opinion](#)
 - [Attachment 12 – Roseland Village Circulation Plan](#)
 - [Attachment 13 - PC Staff Report - Density Bonus and Tent](#)
 - [Attachment 14 - PC Resolution 11940 - Roseland Village C](#)
 - [Attachment 15 - PC Resolution 11941-Roseland Village Te](#)
 - [Attachment 16 - CC Staff Report - Roseland Village Densit](#)
 - [Attachment 17 - CC RES-2019-085 - Roseland Village Ten](#)
 - [Attachment 18 - CC RES-2019-086 - Roseland Village Der](#)
 - [Attachment 19 -Roseland Village Approved Tentative Map](#)
 - [Attachment 20 - Roseland Village Final Traffic Impact Stud](#)
 - [Attachment 21 - W-Trans Traffic Impact Study for the Rose](#)
 - [Attachment 22 - Late Correspondence dated and received](#)
 - [Attachment 22a - Late Correspondence dated and received](#)
 - [Attachment 22b - Late Correspondence dated and received](#)
 - [Draft Resolution](#)
 - [FINAL EXHIBIT A - Plaza Temporal - Mitote Food Park](#)
 - [Staff Presentation](#)
 - [Applicant Presentation](#)
 - [Late correspondence - public comments.pdf](#)
 - [Late correspondence dated 6.10.2020 received 6.16.20 Ap](#)
 - [Late correspondence dated and received 6.17.2020 - Appli](#)
 - [Late correspondence received 6.16.2020 - Appellant Ques](#)

[Late correspondence received 6.17.2020 - Insurance Requ
UPDATED Applicant Presentation.pdf](#)

[Late correspondence - Email RE Gen H Endorsement 2020
2020_0618_Gen_H_Endorsement_plaza_temporal.pdf](#)

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.