

CITY OF SANTA ROSA
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
STAFF REPORT FOR CULTURAL HERITAGE BOARD
JUNE 7, 2017

PROJECT TITLE

Bathroom Addition

APPLICANT

Brian Fitzpatrick

ADDRESS/LOCATION

427 Goodman Avenue

PROPERTY OWNER

Brian Fitzpatrick

ASSESSOR'S PARCEL NUMBER

125-172-042

FILE NUMBER

B17-1404

PROJECT SITE ZONING

PD 96-002 (Planned Development)

GENERAL PLAN DESIGNATION

Low Density Residential

APPLICATION DATE

April 14, 2017

APPLICATION COMPLETION DATE

April 14, 2017

PROJECT PLANNER

Andrew Trippel, City Planner

RECOMMENDATION

Not applicable.

PROPOSAL

The applicant has submitted a building permit for a 51-square foot bathroom addition on the rear (east) elevation of the home.

ANALYSIS

The subject site is located within the Northwest Roseland Planned Community District, PD96-002. The Policy Statement states, "applications to change the exterior appearance of any existing building on, adjacent to, or opposite from a contributing historic neighborhood property shall be reviewed by the Cultural Heritage Board (CHB)."

The City has eight Council designated preservation districts. The five historic neighborhoods identified in the Northeast Roseland Planned Community District Policy Statement (Goodman Avenue, Dutton Avenue, South Olive Park, Avalon Avenue and West Avenue) have not been designated as preservation districts by the Council, nor has the property at 427 Goodman Avenue been designated a landmark. As such, the Planning and Economic Development Department has determined that a Landmark Alteration (LMA) is not required; however, conceptual review by the CHB is required prior to issuance of a building permit.

FURTHER ACTION(S) REQUIRED

The project requires a building permit only; no entitlements are necessary.

ATTACHMENTS

Attachment 1 – Project Plans
Attachment 2 – Location and Neighborhood Map
Attachment 3 – PD 96-002 Policy Statement
Attachment 4 – Elevation Photos

CONTACT:

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