



# City of Santa Rosa

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

## Design Review Board Regular Meeting Minutes - Draft

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Thursday, May 6, 2021

4:30 PM

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### 4:30 PM REGULAR SESSION (TELECONFERENCE)

Chair Weigl read aloud a summary of the Governor's Executive Orders N-25-20 and N-29-20.

#### 1. CALL TO ORDER AND ROLL CALL

Chair Weigl called the meeting to order at 4:33 PM.

**Present** 6 - Board Member Michael Burch, Board Member Warren Hedgpeth, Board Member John McHugh, Board Member Adam Sharron, Board Member Drew Weigl, and Board Member Henry Wix

#### 2. APPROVAL OF MINUTES

2.1 March 18, 2021 Draft Minutes

Approved as submitted.

#### 3. PUBLIC COMMENTS

None

#### 4. BOARD BUSINESS

4.1 Design Review Board Statement of Purpose

Chair Weigl read aloud the Design Review Board Statement of Purpose.

4.2 Board Member Reports

None.

4.3 Other Board Business (Vice Chair Election, Introductions, etc.)

None

#### 5. DEPARTMENT REPORTS

None

## 6. STATEMENTS OF ABSTENTION

None

## 7. SCHEDULED ITEMS

- 7.1 CONCEPT DESIGN REVIEW - MEADOWOOD RANCH - 2853 & 2875  
DUTTON MEADOW - FILE NO. DR21-018  
BACKGROUND: Concept Design review for a future project to construct  
90 single-family attached dwellings with accessory dwelling units and  
shared community recreation center.  
PRESENTER: Susie Murray, Senior Planner

Chair Weigl opened public comments at 5:04 pm

Marie Stewart - Expressed concerns about traffic, water, and sewer  
impacts; asked that current, long-term homeowners be taken into  
consideration, as the project has grown from 76 units to 90, then  
138 units.

Chair Weigl closed public comments at 5:08 pm.

Senior Planner Susie Murray gave the staff presentation.

The Applicant Team gave a presentation.

### BOARD COMMENTS

Consider breaking up cottage and farmhouse, moving monolith to  
the center.

Landscape and thoroughness of packet and design are  
appreciated. Project brings diversity to the use of space, with  
up-and-down rhythms and nods to history. Appreciates that a lot of  
trees and a lot of variety of trees is proposed. Brings human scale  
and softens the structure. Consider trees outside of the standard for  
a natural aspect, from previous uses of site, and wetlands. Add Oak  
species. Think more creatively with the plant palette, to make it

beautiful and unique. The rec center is a good amenity; bring in more family amenities for a community feel. Consider a play structure by the rec center or by Raindance Way. Consider a small sport court and barbeque area for families. Think about diversity of uses and spaces. Accessory dwelling unit additions are appreciated.

The project meets neigh design goals for Southwest Santa Rosa, especially for infill projects. Well designed for easy entry/exit to neighborhood, and is an attractive. Concurs regarding the need for play structures and family amenities.

Break down the large wall with simple detailing, using thoughtfulness around pattern and a break in materials to break up two story siding. The scale and shape of the windows is appreciated; avoid strange angles and corners.

The variety in the project in appreciated. The Rec building is appreciated. The stove-pipe effect of 2-story next to one-story can be simply resolved. Likes window patterning. The parking material is appreciated.

The project fits a definite housing need for single family rentals.

## **8. ADJOURNMENT**

Chair Weigl adjourned the meeting at 5:43 pm.