



# City of Santa Rosa

## Legislation Details

**File #:** 23-115DRB    **Version:** 1    **Name:** Kawana Meadows  
**Type:** DRB- Agenda Item    **Status:** In Committee  
**File created:** 6/28/2023    **In control:** Design Review Board  
**On agenda:** 7/6/2023    **Final action:**  
**Title:** PUBLIC HEARING - KAWANA MEADOWS LOTS 4A AND 70 - MITIGATED NEGATIVE DECLARATION PREVIOUSLY APPROVED - PLANNING PROJECT - 2880 FRANZ KAFKA AVE - PRJ21-020

BACKGROUND: The project proposes the following: 1) A modification of building styles for all units on Lots 4a and 70; 2) A new 6-unit building type for Lot 70; 3) A reduction of total units from forty-three (43) units to forty-one (41) units on Lot 70; and, 4) A reduction in the total number of buildings from thirteen (13) to eleven (11). These changes are in response to Fire Code requirements for buildings above 30-feet in elevation. Other minor changes are proposed for grading, parking and other project features. Lot 70 is also the subject of a previously approved Density Bonus and an Affordable Housing Agreement for nineteen (19) below market rate rental units.

PRESENTED BY: Mike Wixon

**Sponsors:** Planning and Economic Development

**Indexes:** Negative Declaration Ratified

**Code sections:**

**Attachments:** 1. Staff Report, 2. Attachment 1 - Disclosure Form, 3. Attachment 2 - Location Map, 4. Attachment 3 - Neighborhood Context Map, 5. Attachment 4 - Design Concept Narrative, 6. Attachment 5 - Civil Plan Set, 7. Attachment 6 - Architectural Plans, 8. Attachment 7 - Architectural Plan Elevation Comparisons, 9. Attachment 8 - Landscape Plans, 10. Attachment 9 - Visual Analysis Lots 4a and 70, 11. Attachment 10 - PC Resolution 11852 and MND, 12. Attachment 11 - 2017 Approved DRB Development and Grading Plans, 13. Attachment 12 - 2017 Approved DRB Elevations and Renderings, 14. Attachment 13 - Affordable Housing Agreement, 15. Attachment 14 - DRB Resolution RES-17-967, 16. Resolution, 17. Exhibit A, 18. ADDED Presentation as of 7.3.23 at 4:30 P.M., 19. Late Correspondence as of 7.3.23 at 4:30 P.M.

Date	Ver.	Action By	Action	Result
7/6/2023	1	Design Review Board	to waive reading of the text and adopt as amended	Pass