



**Design Review Board
Meeting Minutes - Final**

Thursday, May 5, 2022

4:30 PM

1. CALL TO ORDER AND ROLL CALL

Chair Weigl called the meeting to order at 4:31 p.m.

2. APPROVAL OF MINUTES

January 6, 2022 - Draft Minutes

Due to lack of quorum for these minutes, they have been moved to the next meeting.

January 22, 2022 - Draft Minutes

Approved as submitted.

February 3, 2022 - Draft Minutes

Approved as submitted.

February 17, 2022 - Draft Minutes

Approved as submitted.

March 3, 2022 - Draft Minutes

Approved as submitted.

3. PUBLIC COMMENT

Teresa Hughes gave a public comment regarding trees.

4. BOARD BUSINESS

4.1 STATEMENT OF PURPOSE

Chair Weigl read aloud the Statement of Purpose.

4.2 BOARD MEMBER REPORTS

None.

4.3 OTHER (i.e. VICE CHAIR ELECTION, NEW MEMBER INTRODUCTIONS)

None.

5. DEPARTMENT REPORTS

Staff Liaison, Jessica Jones, presented.

6. STATEMENTS OF ABSTENTION

None.

7. CONSENT ITEM(S)

None.

8. SCHEDULED ITEM(S)

8.1* PUBLIC HEARING - AT&T TELECOMMUNICATION FACILITY - DESIGN REVIEW - 2400 BLUEBELL DR - PRJ21-029 (DR21-064)

BACKGROUND: Installation of new 60-foot-tall wireless communications antenna, along with supporting equipment shelter and backup diesel generator.

PROJECT PLANNER: Kristinae Toomians

Project Planner Toomians presented.

Ex Parte Disclosures: None.

Chair Weigl and staff clarified the Board's purview.

Chair Weigl opened the Public Hearing at 4:56 p.m.

Jason Lee spoke in opposition to the project.

Jennifer La Porta spoke in opposition to the project.

Sidnee Cox spoke in opposition to the project.

Mary Doll spoke in opposition to the project.

Steve Curly spoke in opposition to the project.

Orlean Koehle spoke in opposition to the project.

Chair Weigl closed the Public Hearing at 5:25 p.m.

Staff and the Applicant responded to Board Member questions.

A motion was made by Board Member Sharron, seconded by Vice Chair Burch, to waive reading of the text and adopt:

RESOLUTION NO. DRB-2022-004 ENTITLED: RESOLUTION OF THE DESIGN REVIEW BOARD OF THE CITY OF SANTA ROSA GRANTING DESIGN REVIEW APPROVAL FOR THE CONSTRUCTION OF A NEW 60-FOOT TALL TELECOMMUNICATIONS TOWER FACILITY LOCATED AT 2400 BLUEBELL DRIVE, APN: 015-370-045 FILE NO. PRJ21-029 (DR21-064). The motion carried by the following vote:

Yes: 3 - Vice Chair Burch, Board Member Sharron and Board Member Stapp

No: 1 - Chair Weigl

Absent: 2 - Board Member McHugh and Board Member Wolski

Chair Weigl recessed the meeting at 5:43 p.m. and reconvened the meeting at 5:50 p.m.

8.2 LMC EMBLEM SANTA ROSA - CONCEPT DESIGN REVIEW - 3575 MENDOCINO AVE - DR22-015

BACKGROUND: Concept Design Review for a proposed development of a 260-unit, market-rate, for-rent development on 10.9 acres consisting of 13 20-unit buildings and a central clubhouse with community amenities, including a fitness center, and leasing/property management offices. A total of 379 covered and surface parking spaces would be provided at a ratio of 1.48:1 spaces per unit. The parking spaces will be 119 surface, 130 carports and 130 tuck under garage spaces. Proposal includes construction of a 1.0-acre private park fronting Mendocino Avenue. The request for the Design Review

Board to provide comments and direction for a concept design review item is exempt from the California Environmental Quality Act (CEQA) because there is no possibility that the action will have any effect on the environment (CEQA Guidelines Sections 15061(b)(3) and 15378).

PROJECT PLANNER: Kristinae Toomians

Applicant representatives made a presentation.

Opened and closed the public comment period.

Staff and Applicant representatives responded to Board Member inquiries.

Board Members provided comments and feedback.

Chair Weigl recessed the meeting at 7:16 p.m. and reconvened the meeting at 7:18 p.m.

8.3 GIFFEN BUILDING ONE - CONCEPT DESIGN REVIEW - 2715
GIFFEN AVE - DR22-004

BACKGROUND: Concept design review for a proposed future development of a new 2-story, 38,000 square foot industrial building for Cannabis facility. The request for the Design Review Board to provide comments and direction for a concept design review item is exempt from the California Environmental Quality Act (CEQA) because there is no possibility that the action will have any effect on the environment (CEQA Guidelines Sections 15061(b)(3) and 15378).

PROJECT PLANNER: Monet Sheikhali

Chair Weigl opened and closed the public comment period.

Staff and Applicant representatives responded to Board Member inquiries.

Board Members provided comments and feedback.

8.4 AVIARA APARTMENTS - CONCEPT DESIGN REVIEW - 1385 W. COLLEGE AVENUE - DR22-019

BACKGROUND: Concept Design Review where staff and applicant are seeking direction for proposed changes to the previously approved Aviara Apartment project, which was reviewed as a Concept item by the Design Review Board on August 19, 2021. The request for the Design Review Board to provide comments and direction for a concept design review item is exempt from the California Environmental Quality Act (CEQA) because there is no possibility that the action will have any effect on the environment (CEQA Guidelines Sections 15061(b)(3) and 15378).

PROJECT PLANNER: Susie Murray

Applicant representatives made a presentation.

Chair Weigl opened the Public Comment period.

Linda Freebairn shared concerns regarding the project.

Theresa Hughes shared concerns regarding the project.

Don King shared concerns regarding the project.

Judy Ervice shared concerns regarding the project.

Staff and Applicant representatives responded to Board Member questions.

Board Members provided comments and feedback.

9. ADJOURNMENT

Chair Weigl adjourned the meeting at 8:44 p.m.

Approved on: May 19, 2022

**s/Michelle Montoya
Recording Secretary**