



# City of Santa Rosa

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

## Design Review Board Special Meeting Minutes - Draft

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Thursday, January 25, 2024

4:30 PM

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### SPECIAL MEETING

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

Chair Jones-Carter called the meeting to order at 4:30 p.m.

**Present** 4 - Chair Melanie Jones-Carter, Vice Chair Drew Weigl, Board Member Victoria Liptak, and Board Member Ernest Wuethrich

**Absent** 2 - Board Member Michael Cook, and Board Member Adam Sharron

Chair Jones-Carter reordered the agenda to allow for Public Comment on non-agenda items.

Chair Jones-Carter opened Public Comment at 4:31 p.m.

Duane Dewitt spoke regarding City Policy and providing a better way to review what City policy is. He spoke about the future plans of building new homes around the city and how that will impact the future of Santa Rosa.

Chair Jones-Carter closed Public Comment at 4:35 p.m.

#### 2. BOARD BUSINESS

##### 2.1 STATEMENT OF PURPOSE

Chair Jones-Carter read aloud the Statement of Purpose.

#### 3. STATEMENTS OF ABSTENTION

None.

#### 4. SCHEDULED ITEM(S)

**4.1\*** CONCEPT DESIGN REVIEW - LANCE DRIVE HOUSING DEVELOPMENT - 0, 1601, 1680, 1696, AND 1705 LANCE DR - DR23-044.

Concept Design Review for a proposed construction of a 672-unit apartment complex, 100 single-family homes (Small Lot Subdivision), and 4,800 SF retail and plaza on approximately 34.93 acres.

PRESENTED BY: Conor McKay, Senior Planner

Ex Parte Disclosures: None.

Project Planner McKay presented.

Applicant representatives made a presentation.

Chair Jones-Carter opened the public meeting at 4:45 p.m.

Tom Robinson spoke in support of the project.

Azita Davinc spoke in spoke in opposition to the project.

Ari Thomas spoke in support of the project.

Patricia Driedger spoke in opposition to the project.

Chris Guenther spoke in support of the project.

Piotr Cymbalski spoke in support of the project.

Theresa Altizio spoke in opposition to the project.

Harold Robinson spoke in support of the project.

Paula Sifflet spoke in opposition to the project.

Justin Neuroth spoke in support of the project.

Leona Oddy spoke in support of the project but provided concerns with the parking plans.

Michael Saucy spoke in opposition to the project.

Duane DeWitt spoke in support of the project.

Chair Jones-Carter closed the public meeting at 5:33 p.m.

Staff and the Applicant representatives responded to Board Member questions.

Board Members provided comments and feedback.

The meeting went into Recess at 6:03 p.m. and Reconvened at 6:10 p.m.

**4.2** STUDY SESSION - WAYFINDING ORDINANCE, EIR Previously Certified by CC - REZONING ZONING TEXT AMENDMENT - REZ23-009

Wayfinding Sign Ordinance

PRESENTED BY: Christian Candelaria, City Planner

Project Planner Candelaria presented.

Chair Jones-Carter opened and closed the public comment at 6:20 p.m.

Staff responded to Board Member questions.

Board Members provided comments and feedback.

**5. ADJOURNMENT**

Chair Jones-Carter adjourned the meeting at 7:26 p.m.

Approved on:

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Krystal Camp,  
Recording Secretary