

**CITY OF SONOMA
DESIGN REVIEW AND HISTORIC PRESERVATION COMMISSION
REGULAR MEETING
June 16, 2015
Community Meeting Room, 177 First Street West, Sonoma, CA
MINUTES**

Chair Tippell called the meeting to order at 6:30 p.m.

Roll Call:

Present: Chair Tippell, Comms. Anderson, Johnson, McDonald
Absent: Chair Barnett, Randolph
Others: Associate Planner Atkins, Administrative Assistant Morris
Present:

Chair Tippell stated that no new items would be heard after 10:30 p.m. unless the Design Review and Historic Preservation Commission so decides. Any decisions made tonight can be appealed within 15 days to the City Council. He reminded everyone to turn off cell phones and pagers.

COMMENTS FROM THE PUBLIC: Robert Sanders requested that Item #8 be heard after Item #2. Comm. Johnson made a motion to approve the request to hear Item #8 after Item #2. Comm. Anderson seconded. The motion was unanimously approved.

CHANGES TO AGENDA ORDER: Item # 8 to be heard after Item # 2.

CORRESPONDENCE: Late mail was received on Items # 1, 4, and 8.

Item #1- Sign Review- Consideration of new monument sign for an apartment complex at 650 Fourth Street West.

Applicant: Burbank Housing

Associate Planner Atkins presented the staff report.

Chair Tippell opened the item to public comment.

A Burbank housing representative said Sonoma County, property owner, is required to comply with Fair Housing requirements,

Chair Tippell closed the public comment.

Comms. Anderson and Tippell viewed a larger sign as an improvement given the overall size of the property.

All the commissioners felt the new signage provided more visibility and benefited the community.

Comm. Anderson made a motion to approve the new monument sign as submitted. Comm. Johnson seconded. The motion carried unanimously (4-0).

Item #2 –Sign Review- Consideration of a revised sign program for a church (First Congregational Church of Sonoma) at 252 West Spain Street.

Applicant: First Congregational Church of Sonoma

Associate Planner presented the staff report.

Chair Tippell opened the item to public comment.

Lynn Ross, First Congregational Church member, preferred a changeable sign to promote special school and church related events at Burlingame Hall.

Chair Tippell closed the item to public comment.

Comm. Anderson supported the programmable reading board.

Comm. Johnson was satisfied with the new sign as long as it was not illuminated.

Chair Tippell envisioned a sign similar to the Saint Francis Solano sign that is illuminated.

Comm. Anderson made a motion to approve the sign as submitted. Comm. Johnson seconded. The motion carried unanimously (4-0).

Item #3 (formerly Item #8) – Discussion Item-Consideration of a new Street Name Signage Replacement program

Dan Takasugi, Public Works Director/Civil Engineer, presented staff's report.

Chair Tippell opened the item to public comment.

Robert Sanders, Robert Sanders & Company, preferred block style lettering for simplicity.

Comm. Anderson confirmed with Robert Sanders that readability from a car is a high priority and suggested having all caps.

Joy Donnelly, resident, preferred both upper and lower case lettering since she viewed it as more user friendly.

Patricia Cullinan, resident, recommended having the year on the street signs.

Robert Sanders clarified that upper and lower case lettering was approved by the DRHPC and tonight's review was about the historic aspect of the signs.

Chair Tippell closed the item to public comment.

Comms. Johnson and Anderson recommended leaving the year off until dates are verified.

Chair Tippell recognized the choice for having upper and lower case is subjective. She recommended Trade Gothic Book Font for the historical gold portion of the sign.

Chair Tippell made a motion to approve the Broadway option (lower case lettering) with Trade Gothic Book Font and the elimination of the date (City Council may approve the date in the future if the date issue is resolved). Comm. Johnson seconded. The motion was unanimously approved (4-0).

Item #4- Design Review- Continued consideration of exterior colors and materials for a 7-unit Planned Unit Development (Fifth Street West Homes) at 405 Fifth Street West.

Applicant: Altus Equity Group LP

Associate Planner Atkins presented the staff report.

Randy Figueiredo, project architect/Tierney/Figueiredo preferred color scheme option 3.

Chair Tippell opened the item to public comment.

No public comment.

Chair Tippell closed the item to public comment.

Comm. Anderson felt that both choices added vibrancy and recommended green for the courtyard privacy screens.

Comm. Johnson is pleased with the design elements.

Chair Tippell preferred color scheme option 3 since the red color added “pop”.

Comm. Anderson made a motion to approve the proposal as submitted with a condition of approval for either color scheme option #2 or #3 or combination thereof. Comm. Johnson seconded. The motion was unanimously approved (4-0-).

Item # 5 –Design Review- Consideration of new paints colors for a commercial building (Sweet Scoops Homemade Ice Cream) at 408 First Street East.

Applicant: Sweet Scoops Homemade Ice Cream

Associated Planner Atkins presented the staff report.

Rami Hencmann, business co- owner, said that the goal is to use soft colors to brand the business; pairing cool colors with the historic stones. The new signage is underway with Sonoma Signs.

Comm. Anderson confirmed with staff that a sign and awning proposal will be reviewed at the July 21st meeting.

Comm. Anderson is satisfied with the colors selected but is concerned with the appearance of the downspout.

Comm. Tippell preferred the white color that Mary Martinez recommended for the downspout.

Chair Tippell opened the item to public comment

Mary Martinez, neighbor, appreciated the concept proposed for this isolated section in the Plaza National Historic Landmark District. She preferred matte finish instead of a glossy finish on Historic Buildings.

Chair Tippell closed the item to public comment

Comm. Johnson made a motion to approve Option 1 as presented at the meeting with the condition that the leader and downspout not be painted and that Benjamin Moore Mountain Peak White (OC-121) be used instead of the Kelly Moore Whitest White (KMW43). Comm. Anderson seconded. The motion was unanimously approved (4-0).

Item # 6- Demolition Review- Demolition of a single-family residence located on a residential property at 557 Fourth Street East.

Applicant: Strata Architects

Bennett Martin, project architect/Strata Architects, will send photos to the League of Historic Preservation.

Chair Tippell opened the item to public comment.

Patricia Cullinan, resident, felt the residence is a potential contributor to the Historic Overlay quadrant.

Joy Donnelly, adjacent neighbor, confirmed with staff that a demolition plan only comes before the DRHPC commission if the home is over 50 years old. She is concerned with the character of the neighborhood and does not oppose the demolition.

David Simpson, resident, supported the remodel and viewed as a great addition to the neighborhood.

Dan Scott, adjoining neighbor, fully supported the demolition,

Chair Tippell closed the item to public comment.

Comm. Johnson approved the demolition and suggested that photographic documentation be included with future applications.

Comm. Anderson concurred with Comm. Johnson since the existing home needed disrepairs.

Chair Tippell felt the new proposal will be an improvement.

Comm. Anderson made a motion to approve the Demolition Permit subject to the following conditions of approval. 1. The buildings shall not be demolished until all Planning entitlements and building permits have been obtained/issued for the associated redevelopment project. 2. Photo-documentation of the buildings shall be submitted to the Sonoma League for Historic Preservation and to the City of Sonoma prior to demolition. Comm. Johnson seconded. The motion was unanimously approved (4-0).

Item # 7- Design Review- Design review of a new single-family residence at 557 Fourth Street East.

Applicant: Strata Architects

Comm. Anderson confirmed with staff that approval of design materials is part of the review process.

Bennett Martin, project architect/Strata Architects, included a sketch of the landscape plan for conceptual purposes.

Chelsy Hamata, Strata Architects, felt the color scheme blended into the neighborhood.

Chair Tippell opened the public comment

Joy Donnelly, neighbor, appreciated the new owners efforts to improve the site. Her main concern is not enough parking.

Glenn Mack, neighbor, felt the neighbor's concern about obstructing views were considered.

Chair Tippell closed the public comment.

Comm. Johnson supported the plan.

Comm. Anderson appreciated the neighborhood outreach and supported the project.

Chair Tippell preferred color scheme option #2.

Comm. Johnson made a motion to approve the project as submitted with the recommendation that the project incorporate Color Scheme No. 2. Comm. Anderson seconded. The motion was unanimously approved (4-0).

Item #4- Consideration of design review and new signs for a commercial building (3 Badge Beverage Company) at 32 Patten Street.

Applicant: Gwen Stanley (Ross Drulis Cusenbery)

Associate Planner Atkins presented the staff report.

Chair Tippell opened the item for public comment.

Michael Ross, 30 year resident, is pleased with the combination of the historic values and design.

August Sebastiani, resident/business owner, said the renovations will accommodate his business and honor his family legacy.

Nancy Simpson, resident, was actively involved in the previous development proposals and is satisfied with the outcome of this plan for the site. She appreciates the commission's service to the community.

Patricia Cullinan, resident, fully supported the project.

Gwen Stanley, project designer/Ross Drulis Cusenberry, is pleased with the transformation of the Fire Station into a commercial business space.

Chair Tippell closed the item to public comment.

Chair Tippell, Comms. Johnson and Anderson appreciated the efforts to connect the local history to the property and are satisfied with the design principles.

Michael Ross, resident/Ross Drulis Cusenberry, agreed with the applicant's color selections.

Comm. Johnson made a motion to approve the project as submitted with the recommendation that the applicant consider using a different shade of red. Comm. Anderson seconded. The motion was unanimously approved (4-0).

Comments from the Audience: Patricia Cullinan, resident, is satisfied with the renovation of 32 Patten Street.

Adjournment: Chair Tippell made a motion to adjourn at 9:08 p.m. to the next regular meeting scheduled for 6:30 p.m. on Tuesday, July 21, 2015.

I HEREBY CERTIFY that the foregoing minutes were duly and regularly adopted at a regular meeting of the Design Review and Historic Preservation Commission on the 31st day of May 2016.

Approved:

Cristina Morris, Administrative Assistant