

**CITY OF SONOMA
DESIGN REVIEW COMMISSION
REGULAR MEETING
June 18, 2013
Community Meeting Room, 177 First Street West**

MINUTES

CALL TO ORDER: Chair Tippell called the meeting to order at 6:40 p.m.

ROLL CALL: **Present:** Comms. Anderson, Tippell, Randolph
Absent: Comms. Baptista, Barnett, McDonald
Others Present: Associate Planner Atkins

COMMENTS FROM THE PUBLIC: None.

COMMENTS FROM THE COMMISSION: None.

APPROVAL OF MINUTES: Comm. Anderson made a motion to approve the minutes of May 21, 2013, as submitted. Comm. Randolph seconded the motion. The motion carried unanimously, Baptista, Barnett, and McDonald absent.

CORRESPONDENCE: None.

ITEM #1 – CONTINUED LANDSCAPING REVIEW: Consideration of landscape plan for a restaurant located at 137-139 East Napa Street. Applicant: Sam Turner.

Associate Planner Atkins presented staff's report.

Chair Tippell opened the public hearing.

Sam Turner, applicant, was present to discuss the application and has returned with a better plan based on the DRC's previous recommendations. The existing cement curb will be retained and the hedge will be placed behind it. The size and mass of the entry gate have been greatly reduced. The seven-foot-high trellis system remains unchanged. He installed storyboards showing what the seven-foot height of the proposed trellis would look like.

Chair Tippell noted that the height of the hedge is 42", although it had been discussed at the previous meeting to lower it to 36". The applicant noted that they would prefer to keep it at 42", as this works well with the entry gate. The perspective views provided seem to frame it nicely and contain the space without obscuring the view.

Comm. Randolph asked if the trellis on the east side will have vines. The applicant replied in the affirmative, noting that star jasmine will likely be used. The vines can be trained and treated to be relatively opaque. Their goal is not to present a solid wall, but to try and define the space.

John Bonnoitt, owner of 141-145 East Napa, directly to the east of subject property, doesn't see how the seven-foot trellis fits in with the streetscape. His primary concern

is safety of drivers pulling out of the driveway and pedestrians on the sidewalk. While he appreciates the fact that the trellis has been moved back to seven feet, he would prefer to see it pulled back to ten feet. This would make a major difference when entering and exiting the driveway. He had previously requested that the hedge be kept to 36", as that is standard in a residential zone. It could be important to a car pulling out from the driveway.

Chair Tippell closed the public hearing.

Comm. Anderson noted this application has come a long way since the first meeting. He finds it acceptable and would approve as modified and presented tonight.

Comm. Randolph was at the first presentation, but missed the second presentation. She agrees with Comm. Anderson that the application has improved. The views presented really helped to understand how it will look. She could approve as presented.

Chair Tippell noted there is more symmetry with the hedge being the same height as the entry gate. She asked the applicant if he would be amenable to moving the seven-foot high trellis back ten feet; he replied that this could certainly be a possibility. He stated that as the trellis is an important component, he would like to try and keep it with a seven-foot setback.

Comm. Anderson made a motion to approve the landscape plan as submitted. Comm. Randolph seconded the motion. The motion carried unanimously, Baptista, Barnett, McDonald absent.

ITEM #2 – SIGN REVIEW: Consideration of a revised sign program and design review for a shopping center (Sonoma Valley Center) located at 500 West Napa Street. Applicants: Sonoma Signs/Sonoma Valley Center.

Associate Planner Atkins presented staff's report.

Chair Tippell opened the public hearing.

The applicant, Neil Colwell of Sonoma Signs, was present to discuss the application. The proposed sign/pergola is an effort to drive foot traffic to this corner of the shopping center, which has little visibility from the street front. The structure is in place and completed.

Chair Tippell closed the public hearing.

Comm. Randolph thanked the applicant for his presentation. It has been fun watching the signage evolve, and it looks great. The pergola is a great addition and will make a difference.

Comm. Anderson concurred with Comm. Randolph. The pergola makes the area far more interesting and usable, and the signs will be helpful for the tenants in that back corner.

Chair Tippell concurred with her fellow Commissioners. She likes the built-in seating, as it makes the area more inviting.

Comm. Randolph made a motion to approve the application as submitted. Comm. Anderson seconded the motion. The motion carried unanimously, Baptista, Barnett, McDonald absent.

ITEM #3 – DISCUSSION ITEM: Review of the Design Review Commission (DRC) Submittal Information for architectural (Design) Review Applications and Next Steps Handout.

Associate Planner Atkins presented staff's report.

Chair Tippell opened and closed the public hearing with none received.

Comm. Tippell liked the new handout and found it very streamlined and articulate, with everything spelled out very clearly for applicants.

Comm. Randolph concurred, and noted there is no way around having the applicant provide paint color sample chips, which are very helpful to the DRC.

Comm. Anderson found the handout more applicant-friendly, eliminating confusion for the applicant and making it easier for the DRC. Hopefully this will make the process easier for the applicant.

ISSUES UPDATE: None.

COMMENTS FROM THE COMMISSION: Comm. Anderson requested an update on the Maysonnave cottage. Associate Planner Atkins noted that the City Council recently held a public hearing on options for the property. There is currently an RFP circulating, with proposals due at the end of the month for one of the options approved by the City Council. Once the RFPs are received, they will be reviewed by the Facilities Committee and then be heard by the City Council.

COMMENTS FROM THE AUDIENCE:

The meeting adjourned at 7:15 p.m. to the regular meeting scheduled for Tuesday, July 16, 2013.

I HEREBY CERTIFY that the foregoing minutes were duly and regularly adopted at a regular meeting of the Design Review Commission on the 16th day of July 2013.

Robin Evans, Administrative Assistant