



Minutes City of Sacramento Design Commission

COMMISSION MEMBERS:

Edmonds Chandler
David Nybo, Chair
Phyllis Newton

James Fong, AIA, NCARB
Brian Sehnert, AIA, LEED, Vice Chair

Hideki "Kit" Miyamoto, SE
Todd Rudd

CITY STAFF:

William Crouch, AIA, FRAIA, NCARB, Urban Design Manager/Design Director
Luis R. Sanchez, AIA, Senior Architect
Sheryl Patterson, Senior Deputy City Attorney

New City Hall
915 I Street, 1st Floor – Council Chambers

September 17, 2008 – 5:30 P.M.

The City Design Commission was created by the City Council. Its powers and duties include: to develop and recommend to the City Council policies and programs in support of the urban design program, including but not limited to urban design policies appropriate for inclusion in the General Plan and other regulatory plans and programs of the City; develop and recommend standards for review of development projects in addition to those standards set forth in Title 17, Chapter 17.132, of the City Code, and forward the recommended policies and standards to the City Council for the City Council's consideration and adoption; evaluate and submit comments and recommendations on proposed plans, public and private development projects, and environmental reviews that are not subject to review under Title 17, Chapter 17.132 of the City Code and that may affect the physical development of and urban design in the city, in coordination with the review and action by the City Council, Planning Commission, or other public agencies on the plan, project, or environmental review; to review and approve design projects of major significance and appeals of the Design Director decisions per the Design Review Chapter, Title 17, Chapter 17.132, of the City Code.

NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard at the end of the meeting as noted on the agenda. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group.

Notice to Lobbyists: When addressing the Commission you must identify yourself as a lobbyist and announce the client/business/organization you are representing (City Code 2.15.160).

Speaker slips are located in the lobby of the hearing room and should be completed and submitted to the Commission Secretary.

Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72 hours prior to a regular meeting. The City posts Agendas at City Hall as well as offsite meeting locations.

The order of agenda items is for reference; agenda items may be taken in any order deemed appropriate by the Commission. The agenda provides a general description and staff recommendations; however, the Commission may take action other than what is recommended. The agenda is available for public review on the Friday prior to the meeting. Hard copies of the agenda, minutes, and staff reports are available from the Development Services Department at 300 Richards Boulevard, 3rd Floor (.25 cents per page) , during regular business hours or can be downloaded at www.cityofsacramento.org/dsd.

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Development Services Department at (916) 808-5908 at least 48 hours prior to the meeting.



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MINUTES

September 17, 2008

*New City Hall
915 I Street – First Floor, Council Chambers*

All items listed are heard and acted upon by the Design Commission unless otherwise noted.

Call to Order – 5:30 p.m.

Roll Call – All Commissioners present except Nybo and Fong.

Consent Calendar

All items listed under the Consent Calendar are considered and acted upon by one motion. Anyone may request that an item be removed for separate consideration.

1. **Approval of Minutes for August 20, 2008**

Location: (Citywide)

Recommendation: Approve Commission Minutes from August 20, 2008

Contact: William Crouch, Urban Design Manager, 916-808-8013

Action: No public comment. Moved, seconded, carried (Rudd/Chandler; 5:0:0) to approve minutes.

Public Hearings

Public hearings may be reordered by the Chair at the discretion of the Commission. If you challenge the decision of this Commission you may be limited to raising only those issues that are raised in this hearing or in written correspondence received by the Commission prior to the hearing.

2. **DR08-132 Fresh and Easy Market 34th and Broadway** (Noticed on 09/05/08)

Location: 3352 1st Avenue, District 5, 010-0312-007-0000, 010-0312-014-0000

Recommendation: Deny - Item A: Environmental Exemption (Per CEQA 15332); **Item B:** An appeal of the Design Director's Decision to approve the request to construct a new grocery store in the Oak Park Design Review District.

Contact: Matthew Sites, Associate AIA, 916-808-7646; Luis R. Sanchez, AIA, Senior Architect 916-808-5957

Action: Applicant requested continuance. No public comment. Moved, seconded and carried (Newton/Chandler; 5:0:0) to continue item to October 15, 2008.

Staff Reports

Staff reports include oral presentations including those recommending receive and file.

3. **DR07-396 New Walgreens Store** (Noticed on 09/05/08)

Location: 3030 L Street, District 3, 007-0181-002-0000, 007-0181-003-0000, 007-0181-010-0000, 007-0181-014-0000

Recommendation: Review and Comment- A request to construct a new 11,823 square foot Walgreens store in the Alhambra Corridor Special Planning District. The project is located in the Special Features Area which requires commercial infill to meet additional design criteria.

Contact: Matthew Sites, Associate AIA, 916-808-7646; Luis R. Sanchez, AIA, Senior Architect, 916-808-5957

Action: Public comment made by Elaine Hill, Carolyn Rech, Karen Burnat, Lance Paulsen and Nancy Sawhney. Moved, seconded and carried (Chandler/Rudd; 5:0:0) to forward staff comments as modified by Commission to Applicant.

4. DR08-143 Sacramento Docks Area (Noticed on 09/08/08)

Location: East of Sacramento River, Southwest of R Street overpass, North of US 50, District 4, 006-0241-007-0000, 009-0012-002-0000, 009-0012-003-0000, 009-0012-005-0000, 009-0012-017-0000, 009-0012-019-0000, 009-0012-045-0000, 009-0012-048-0000, 009-0012-050-0000, 009-0012-058-0000, 009-0012-059-0000, 009-0012-066-0000, 009-0012-067-0000, 009-0012-068-0000, 009-0012-073-0000, 009-0012-075-0000

Recommendation: Review and Comment- A request to establish a specific plan area for the western portion of Sacramento's Central City, known as the Docks Area and to establish Docks Planned Unit Development (PUD). The project requires legislative entitlements in order to prepare future urban development in the Docks area.

Contact: Matthew Sites, Associate AIA, 916-808-7646, Luis R. Sanchez, AIA, Senior Architect, 916-808-5957

Action: Public comment made by Karen McClafflin. Reviewed and comments provided. Moved, seconded and carried (Newton/Miyamoto 5:0:0) to recommend City Council approval of the Docks PUD Design Guidelines.

5. DR08-162 California State Lottery Headquarters Building (Noticed on 09/05/08)

Location: 600 North 10th Street, District 1, 001-0020-009-0000

Recommendation: Receive and Provide Direction - Applicant proposing a new headquarters for the California lottery that is to consist of a new 150,000 square foot six story office building. The master plan would also include two more buildings at roughly 165,000 square feet each.

Contact: Matthew Sites, Associate AIA, 916-808-7646; Luis R. Sanchez, AIA, Senior Architect, 916-808-5957

Action: No public comment. Moved, seconded and carried (Sehnert/Chandler; 5:0:0) to forward advisory conditions as modified by Commissioners to Applicant.

6. M07-050 Design Review Request Log

Location: (Citywide)

Recommendation: Receive and File- Monthly Design Commission Request Log

Contact: Luis R. Sanchez, AIA, Senior Architect 916-808-5957

Action: No public comment. Received and Filed.

Public Comments - Matters Not on the Agenda

None.

Questions, Ideas and Announcements of Commission Members

7. **Commissioner Newton asked if Ad Hoc Committee for the Westfield project has met. Staff and applicant will meet next week to discuss comments made by Planning Commission and Design Commission and Ad Hoc Committee meeting will be set thereafter.**

Adjourned – 10:20 p.m.