



Special Meeting Minutes City of Sacramento Design Commission

COMMISSION MEMBERS:

*Edmonds Chandler, Vice Chair
David Nybo
Phyllis Newton*

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

*H. 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*

March 25, 2009 – 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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Special Meeting MINUTES March 25, 2009

*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 Newton, Fong, and Miyamoto.

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 February 18, 2009**

Location: (Citywide)

Recommendation: Approve Commission Minutes from February 18, 2009.

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

Action: Moved, seconded, and carried (Nybo/Chandler; 4:0:0) 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. **DR08-278 La Valentina Station** (Noticed on 3/06/09)

Location: 429 12th Street (12th Street between D Street and E Street), District 3, 002-0121-002-0000, 002-0121-027-0000, 002-0121-032-0000, 002-0121-034-0000, 002-0121-036-0000, 002-0121-038-0000

Recommendation: Approve- Item A: Mitigated Negative Declaration; **Item B:** Mitigation Monitoring Plan; **Item C:** New Commercial request to develop a four-story residential building totaling approximately 67,000 square feet including ground floor retail space.

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

Public comment made by Bruce Monighan. Action: Moved, seconded, and carried (Nybo/Rudd; 4:0:0) to approve staff recommendation.

3. **DR09-008 Trinity Episcopal Cathedral** (Noticed on 3/06/09)

Location: 2620 Capitol Avenue, District 3, 007-0166-014-0000

Recommendation: Approve- Item A: Environmental Impact Report; **Item B:** Mitigation Monitoring Plan; **Item C:** Rehabilitation-Non residential request to develop a 70,000 square foot 4 story church previously approved by the Design Review and Preservation Board.

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

Action: Moved, seconded, and carried (Chandler/Nybo; 4:0:0) to continue the item to April 15, 2009.

Staff Reports

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

None.

Public Comments - Matters Not on the Agenda

4. **None.**

Questions, Ideas and Announcements of Commission Members

5. **William Crouch distributed a cost savings chart to the commission and discussed the hearing costs for projects that came before the Design and Planning Commissions multiple times.**
6. **Chair Sehnert mentioned the public workshop notice sent out regarding the proposed merger of the Planning and Design Commissions. The first workshop will be held on April 6th.**
7. **Chair Sehnert asked about the cost savings measures the City is currently doing such as paperless materials, waiving stipends, etc.**
8. **Commissioner Nybo mentioned that other cities charge for actual staff time for design review to specific projects. William Crouch noted staff will be reviewing the City's fees for Design Review.**
9. **Commissioner Chandler asked about the costs of holding hearings in the past with the combined DRPB in comparison to the now separate Design and Preservation Commissions. He noted that it may shed some light on how the merging of Design Commission and Planning Commission would save costs.**
10. **The city attorney noted that sometimes both the Planning Commission and Design Commission request changes in the design of a project, which can conflict. She also noted that La Valentina project had to get approved by City Council first before coming to Design Commission due to CEQA compliance, which some Council Members felt was awkward, which is why the meeting date for Design Commission had to change. If the design approval for La Valentina was appealed, the Council would have to hear the project again.**
11. **Commissioner Rudd asked about how the consolidation of the new Planning/Design Commission would work. William Crouch said it would be similar to the current process and he would report back with a more specifics on how the new commission would be formed. Commissioner Rudd also asked if**

staff has the power to decide if a project needs to come to Commission for a review and comment or not, and William Crouch responded affirmatively.

12. Chair Sehnert concurred with the need to have a process for review and comments. He would also like to see a clear comparison of the cost savings of streamlining the review of projects by the proposed combining of commissions. Chair Sehnert mentioned that he and Vice Chair Chandler will be meeting with the Chair and Vice Chair of the Planning Commission and Development Oversight Commission for discussion. He also asked if staff had a full project schedule for the Commission to meet the next couple of months, and staff answered affirmatively.

Adjournment- 6:48pm