

**CITY OF ROSEVILLE
DESIGN COMMITTEE MEETING
APRIL 20, 2006
MINUTES**

Committee Members Present: Anna Robertson, Naaz Alikan, Kim Hoskinson (Alternate)

Committee Members Absent: Rex Clark (Excused)

Staff Present: Chris Robles, Senior Planner
Derek Ogden, Associate Planner
Michelle Sheidenberger, Deputy City Attorney
Mark Stout, Associate Engineer
Jennifer Lloyd, Recording Secretary

CONSENT CALENDAR

Acting Chair Robertson asked if anyone wished to remove any of the items from the Consent Calendar for discussion.

Acting Chair Robertson asked for a motion to approve the Consent Calendar as listed below:

II-A MINUTES OF MINUTES OF MARCH 16, 2006.

MOTION

Naaz Alikhan made the motion, which was seconded by Anna Robertson, to approve the minutes of March 16, 2006 as submitted.

Kim Hoskinson abstained. The motion passed 2-0-1.

OLD BUSINESS

THIS ITEM WAS CONTINUED FROM THE MEETING OF FEBRUARY 16, 2006.

II-A DESIGN REVIEW PERMIT AND ADMINISTRATIVE PERMIT – 5010 FOOTHILLS BL. – NWRSP PCL 86, SONIC RESTAURANT (FILE #'S: DRP-000047 & AP-000102). The applicant requests approval of a Design Review Permit to construct a convenience restaurant building totaling 1,718 square feet with associated car canopies, order boards, parking, landscaping, and lighting; the applicant also requests approval of an Administrative Permit to reduce the required parking for a convenience restaurant from 49 spaces to 36.

Associate Planner, Derek Ogden, presented the staff report and responded to questions.

Acting Chair Robertson opened the public hearing and invited comments from the applicant and/or audience.

Applicant, Jerry Alass, addressed the Commission and responded to questions. He stated that he had received a copy of the staff report and was in agreement with staff's recommendations.

The following people spoke in opposition to the project:

Roger Wickline
1037 Old Mill Circle
Roseville, CA 95747

There was discussion on the following:

- Parking
- Light pollution and sign placement
- Car canopy design, color, and lighting
- Arched sign tower and tower features
- Project color palate

Acting Chair Robertson closed the public hearing and asked for a motion.

MOTION

Kim Hoskinson made the motion, which was seconded by Naaz Alikhan, to adopt the four (4) findings of fact for the Design Review Permit; approve the Design Review Permit with one hundred three (103) conditions of approval; adopt the three (3) findings of fact for the Administrative Permit; and, approve the Administrative Permit with one (1) condition of approval with modifications to the Design Review Permit conditions of approval as follows:

10.

- h) Lighting under the carhop canopies shall be flush mounted with the lower deck of the canopy.
(Planning)*

The motion passed unanimously.

NEW BUSINESS

III-A DESIGN REVIEW PERMIT – 800 CHURCH ST. – TRADESMAN'S STORAGE (FILE # DRP 04-58). The applicant requests approval of a Design Review Permit to allow the construction of four warehouse buildings totaling 10,368 square feet. The project will include associated parking, lighting, and landscaping. (Ogden)

Associate Planner, Derek Ogden, presented the staff report and responded to questions.

Acting Chair Robertson opened the public hearing and invited comments from the applicant and/or audience.

Applicant, Ron Grindrod, addressed the Commission and responded to questions. He stated that he had received a copy of the staff report and had concerns with conditions.

There was discussion on the following:

- Building colors
- Size and style of building
- Fencing materials

Acting Chair Robertson closed the public hearing and asked for a motion.

MOTION

Naaz Alikhan made the motion, which was seconded by Kim Hoskinson, to adopt the four (4) findings of fact for the Design Review Permit; approve the Design Review Permit with the one hundred five (105) conditions of approval with modifications as follows:

3. The project shall provide ~~a minimum landscaping within 5-foot~~ *three-foot* setback, ~~landscaping (including a single row of evergreen screen trees), and a six-foot tall wood three rail with cap and metal post fence shall be provided along the northern property line~~ *masonry wall along the northern property line to buffer the residential areas to the north of the project.* (Planning)
4. The applicant shall ~~change the building colors of 812 Church Street from lavender to sea foam green or other color as~~ *shall be approved by the Planning Director.* (Planning)

The motion passed unanimously.

REPORTS/COMMENTS/COMMISSION/STAFF: None

ORAL COMMUNICATIONS: None

ADJOURNMENT

Acting Chair Robertson asked for a motion to adjourn the meeting.

MOTION

Naaz Alikhan made the motion, which was seconded by Kim Hoskinson, to adjourn to the meeting of May 18, 2006. The motion passed unanimously at 5:40 P.M.