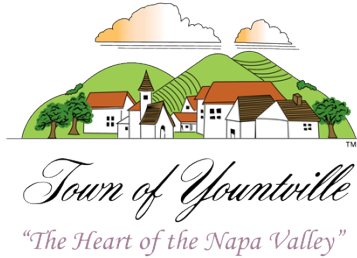


Town of Yountville

6550 Yount Street
Yountville, CA 94599



Meeting Minutes – Final

Tuesday, December 10, 2024

5:30 PM

Zoning & Design Review Board

Steven Miller, Chair
Michael Zagorsek, Vice Chair
Kimberly Cook, Member
Thomas Henthorne, Member
Kenneth Deposki, Member

1. CALL TO ORDER

2. ROLL CALL

Present: 3; Chair Steven Miller, Vice Chair Michael Zagorsek, Board Member Kimberly Cook

Absent: 2; Board Member Thomas Henthorne, Board Member Kenneth Deposki

3. PLEDGE OF ALLEGIANCE

The pledge of allegiance was held.

4. ADOPTION OF AGENDA

A motion was made by Board Member Cook, seconded by Vice Chair Zagorsek to adopt the Agenda. The motion carried by the following vote:

AYES: 3; Chair Miller, Vice Chair Zagorsek, Board Member Cook

NOES: 0

ABSTAIN: 0

ABSENT: 2; Board Member Henthorne, Board Member Deposki

5. PUBLIC COMMENT ON MATTERS NOT LISTED ON THE AGENDA

Chair Miller opened public comment, receiving none, public comment was closed.

6. APPROVAL OF MINUTES

A. Regular Meeting Minutes – November 12, 2024

A motion was made by Board Member Cook, seconded by Vice Chair Zagorsek to approve the Regular Meeting Minutes of November 12, 2024. The motion carried by the following vote:

AYES: 3; Chair Miller, Vice Chair Zagorsek, Board Member Cook

NOES: 0

ABSTAIN: 0

ABSENT: 2; Board Member Henthorne, Board Member Deposki

7. PRESENTATIONS

None.

8. PUBLIC HEARINGS

A. Adopt Resolution Number 24-020 conditionally approving exterior design modifications to an existing residence at 1883 Heritage Way and finding the project exempt from the California Environmental Quality Act (CEQA).

Assistant Town Attorney Anderson announced the recusals of Board Members Henthorne and Deposki due to their primary residences being in close proximity to the project address.

Contract Planner Svanstrom presented the staff report. Applicant La Griffin addressed the

Board.

Chair Miller opened public comment, receiving none, public comment was closed.

It was the consensus of the Board to remove the requirement to paint the column.

A motion was made by Board Member Cook, seconded by Vice Chair Zagorsek to adopt the Resolution. The motion carried by the following vote:

AYES: 3; Chair Miller, Vice Chair Zagorsek, Board Member Cook

NOES: 0

ABSTAIN: 0

RECUSED: 2; Board Member Henthorne, Board Member Deposki

- B.** Consideration of a Resolution recommending approval of a Preliminary and Final Master Development Plan, Tentative Parcel Map, Use Permit for a two-story Mixed-Use Building (residential and retail), Tree Removal Permit, Master Sign Plan, and CEQA exemption, for a project located at 2010 & 2012 Humboldt Street (APNs 036-054-022 & 023). - **ITEM CONTINUED TO 01-14-25**

9. STAFF AND BOARD REPORTS

Planning and Building Director Hecock announced that the recruitment is open for two vacant Planning positions. He noted that upcoming one on one meetings between individual Board Members with the Town Manager and himself would be planned for January. He invited all Board Members to attend the upcoming Planning Commissioner academy in Santa Rosa March 5-7, 2025. A half-day retreat for the Board Members would also be planned in the summer. Municipal Code amendments will be forthcoming next year to keep up with state laws.

10. ADMINISTRATIVE ITEMS

None.

11. ADJOURNMENT

A motion was made by Chair Miller, seconded by Board Member Cook to Adjourn the meeting The motion Carried by the following roll call vote:

AYES: 3; Chair Miller, Vice Chair Zagorsek, Board Member Cook

NOES: 0

ABSTAIN: 0

Adjourn to the Zoning & Design Review Board Special Meeting January 14, 2025 at 5:30 PM being held in Town Council Chambers located at 6550 Yount St.

/s/ Kami Noriega, Deputy Town Clerk/Records Coordinator

Date Approved: January 14, 2025