



City of Santa Rosa

Virtual Meeting - See Agenda
for Participation Information

PLANNING COMMISSION REGULAR MEETING AGENDA AND SUMMARY REPORT - FINAL JANUARY 12, 2023

PURSUANT TO GOVERNMENT CODE SECTION 54953(e) AND THE RECOMMENDATION OF THE HEALTH OFFICER OF THE COUNTY OF SONOMA, PLANNING COMMISSION MEMBERS WILL BE PARTICIPATING IN THIS MEETING VIA ZOOM WEBINAR.

MEMBERS OF THE PUBLIC CAN PARTICIPATE VIRTUALLY AT WWW.ZOOM.US/JOIN OR BY TOLL FREE TELEPHONE (877) 853-5257; USING MEETING ID: 843 3052 7584.

PUBLIC ACCESSING THE MEETING THROUGH ZOOM CAN PROVIDE COMMENTS DURING THE PUBLIC COMMENT PERIODS. ADDITIONAL INFORMATION RELATED TO MEETING PARTICIPATION IS AVAILABLE AT [HTTPS://SRCITY.ORG/PLANNING COMMISSION](https://SRCITY.ORG/PLANNING%20COMMISSION) THE MEETING WILL BE LIVE-STREAMED AT [HTTPS://SANTA-ROSA.LEGISTAR.COM/CALENDAR](https://SANTA-ROSA.LEGISTAR.COM/CALENDAR). CLICK ON THE "IN PROGRESS" LINK TO VIEW. THE MEETING CAN ALSO BE VIEWED ON COMCAST CHANNEL 28 AND AT [HTTPS://WWW.YOUTUBE.COM/CITYOFSANTAROSA](https://WWW.YOUTUBE.COM/CITYOFSANTAROSA)

4:30 P.M. - REGULAR SESSION (VIRTUAL MEETING)

1. CALL TO ORDER AND ROLL CALL

2. APPROVAL OF MINUTES

2.1 December 8, 2022 - Draft Minutes

Attachments: [December 8, 2022 - Draft Minutes](#)

2.2 December 14, 2022 - Draft Minutes

Attachments: [December 14, 2022 - Draft Minutes](#)

3. PUBLIC COMMENTS

This is the time when any person may address matters not listed on this

agenda, but which are within the subject matter of the jurisdiction. The public may comment on agenda items when the item is called. Each speaker is allowed three minutes.

4. COMMISSION BUSINESS

4.1 STATEMENT OF PURPOSE

The Planning Commission is charged with carrying out the California Planning and Zoning Laws in the City of Santa Rosa. Duties include implementing of plans, ordinances and policies relating to land use matters; assisting in writing and implementing the General Plan and area plans; holding public hearings and acting on proposed changes to the Zoning Code, Zoning Map, General Plan, tentative subdivision maps, and undertaking special planning studies as needed.

4.2 COMMISSIONER REPORTS

4.3 OTHER (i.e. VICE CHAIR ELECTION, NEW MEMBER INTRODUCTIONS)

5. DEPARTMENT REPORTS

6. STATEMENTS OF ABSTENTION BY COMMISSIONERS

7. CONSENT ITEM(S)

None.

8. SCHEDULED ITEM(S)

- 8.1*** PUBLIC HEARING - 11 BARHAM LLC, CEQA EXEMPT PROJECT - REZONE - 11 W. BARHAM AVENUE - REZ22-003

BACKGROUND: West Barham Avenue and Barham Avenue Rezoning

PROJECT PLANNER: Suzanne Hartman

Attachments: [Staff Report](#)
[Attachment 1 - Disclosure Form](#)
[Attachment 2 - Location Map](#)
[Attachment 3 - Title Report](#)
[Attachment 4 - Boundary Map](#)
[Attachment 5 - Policy Statement - 96-002](#)
[Attachment 6 - Comparison Table of Permitted Land Uses](#)
[Resolution](#)
[Presentation](#)

8.2* PUBLIC HEARING - TIMOTHY ROAD (ROSELAND ENTERPRISE),
CEQA EXEMPT PROJECT - CONDITIONAL USE PERMIT - 460
TIMOTHY RD - CUP22-025

BACKGROUND: Major Conditional Use Permit to operate a Commercial Cannabis microbusiness facility within a 14,949-square-foot industrial building. The applicant will add 3,429 square feet to an existing 11,520-square-foot building and will conduct the following cannabis-related uses: 10,610 square feet for cultivation, 252 square feet for manufacturing (non-volatile), and 395 square feet for distribution.

PROJECT PLANNER: Monet Sheikhali

Attachments: [Staff Report](#)
[Attachment 1 - Disclosure Form](#)
[Attachment 2 - Neighborhood Context Map](#)
[Attachment 3 - Project Narrative](#)
[Attachment 4 - Project Plans](#)
[Attachment 5 - Odor Control Plan](#)
[Attachment 6 - Traffic Report](#)
[Attachment 7 - Habitat Assessment](#)
[Resolution](#)
[Exhibit A](#)
[Presentation](#)

9. ADJOURNMENT

Planning Commission

- FINAL

JANUARY 12, 2023

*Ex parte communication disclosure required.

In compliance with Zoning Code Section 20-62, the decision of the Planning Commission is final unless an appeal is filed on a City Appeal Form (<https://srcity.org/DocumentCenter/Index/173>) and associated fees, as noted on the City's Fee Schedule (<https://srcity.org/DocumentCenter/View/16129/Planning--Economic-Development-Department-Fee-Schedule?bidId=>), are paid within 10 calendar days of the action. The time limit will extend to the following business day where the last day falls on a day that the City is not open for business.

The City of Santa Rosa does not discriminate on the basis of disability in the admissions or access to, or treatment of or employment in, its programs or activities. Disability-related aids or services, including printed information in alternate formats, to enable persons with disabilities to participate in public meetings are available by contacting the Board Secretary at 543-3190 (TTY Relay at 711). Requests should be submitted as far in advance as possible, but no later than two business days before the scheduled meeting.

Any writings or documents provided to a majority of the Planning Commission prior to this meeting regarding any item on this agenda are available for public review at <https://santa-rosa.legistar.com/calendar.aspx> or in person at the Planning and Economic Development Department, Room 3, City Hall, 100 Santa Rosa Ave, during normal business hours.