



City of Santa Rosa

637 1st St, Large
Conference Room
Santa Rosa, CA 95404

ZONING ADMINISTRATOR REGULAR MEETING AGENDA AND SUMMARY REPORT FEBRUARY 7, 2019

10:30 A.M.

- 1** CONTINUED ITEM - LANDMARK ALTERATION - CRIPPEN ACCESSORY STRUCTURE GARAGE/WORKSHOP & ADU
619 POLK STREET - FILE NO. LMA18-026
Minor Landmark Alteration Permit application for a proposed detached 2-story accessory structure featuring a ground floor single-car garage and workshop area with 2nd floor Accessory Dwelling Unit in West End Preservation District. The single-car garage would provide required reserved, on-site, covered parking for the existing single-family residence. The site plan proposes encroachment into the required 15-foot rear yard setback. Zoning Code Section 20-28.040(E) allows reduced setbacks subject to review authority approval.
Planner: Trippel
- 2** CONTINUED ITEM - CONDITIONAL USE PERMIT - TAMALES CASTILLO & LONCHERIA GABRIELA MOBILE FOOD VENDING
921 SEBASTOPOL ROAD - FILE NO. CUP18-036
Minor Use Permit for two mobile food vendors to operate in a surface parking lot area of an existing business in the General Commercial Zoning District. Only one food vendor will be on-site at a time and hours of operation will be between 6:00 a.m. and 11:00 p.m. every day of the week. Each food vendor will have up to four employees on-site simultaneously.
Planner: Ursu
- 3** DESIGN REVIEW - PEBBLECREEK VEHICLE BARRIER GATE
PEBBLECREEK DRIVE - FILE NO. DR18-020
Minor Design Review to allow the installation of a vehicular barrier gate in the alley behind 1431 Pebblecreek Dr. in the PD 06-001 Zoning District.
Planner: Ursu
- 4** DESIGN REVIEW - CALIFORNIA TIRE & WHEELS ADDITION
1755 PINER ROAD - FILE NO. DR18-064
Minor Design Review application to allow a 1,500-square-foot addition to the south side of an existing 4,300-square-foot building.
Planner: Toomians.
- 5** DESIGN REVIEW - WOMEN'S RECOVERY SERVICES FACILITY REPLACEMENT
98 HENDLEY STREET - DR19-004
Minor Design Review to allow for the replacement of two existing accessory structures with a new 1,500-square-foot treatment/office building for an existing

- Women's Recovery Services Facility.
Planner: Toomians
- 6** **CONDITIONAL USE PERMIT - RICKY'S EAST BOUND**
5755 MOUNTAIN HAWK #102 - FILE NO. CUP18-137
Operate a restaurant that also brews beer (Brew Pub) utilizing approximately 3,000 square feet of an existing 7,800-square foot commercial building.
Planner: Murray
- 7** **CONDITIONAL USE PERMIT - NORCAL FIGHTING ALLIANCE**
917 PINER ROAD, #E - FILE NO. CUP19-001
Martial arts school / studio in an existing multi-tenant commercial building
Planner: Ross
- 8** **SIGN PERMIT - KAISER PERMANENTE SIGN VARIANCE**
401 BICENTENNIAL WAY - FILE NO. S118-082
A sign variance has been requested to replace the existing Kaiser Permanente freestanding sign found at the northwest corner of Bicentennial Way and Mendocino Avenue with another freestanding sign with dimensions of approximately 20 feet in height and 14.5 feet in length in the same location. A sign variance is required to allow the freestanding sign to exceed the maximum allowed freestanding sign height of 7.5 feet.
Planner: Hollister
- 9** **DESIGN REVIEW - BARRETTA ELEVATED DECK**
4880 SONOMA HWY - FILE NO. DR18-077
Minor Design Review to allow the construction of an elevated 944 square foot redwood deck and stairs to the side and rear of an existing commercial building at 4880 Sonoma Highway, Santa Rosa, in the Neighborhood Commercial Zoning District.
Planner: Broad
- 10** **HILLSIDE DEVELOPMENT - KIM RESIDENCE**
0 CHANATE ROAD - FILE NO. HDP18-005
A Minor Hillside Permit for a new single-family dwelling unit with a 1,646-sf living area, a 541-sf garage, a detached 1,120-sf accessory dwelling unit, with site improvements on a site with natural grades exceeding a 10 percent slope. The access will be provided from Chanate Rd.
Planner: Sheikhal

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