

**CITY OF SANTA ROSA PLANNING COMMISSION
REGULAR MEETING MINUTES
THURSDAY, MARCH 9, 2017**

- 1. CALL TO ORDER**
Chair Cisco called the meeting to order at 4:01 p.m.
- 2. ROLL CALL**
Commissioners present: Chair Cisco, Vice Chair Crocker, Duggan, Edmondson, Groninga, and Stanley. Commissioners Absent: Rumble.
- 3. APPROVAL OF MINUTES – February 23, 2017**
Approved as submitted.
- 4. PUBLIC APPEARANCES**
None.
- 5. PLANNING COMMISSIONER’S REPORT**
None.
- 6. DEPARTMENT REPORT**
Presented by Clare Hartman, Deputy Director Planning.
- 7. STATEMENTS OF ABSTENTION BY COMMISSIONERS**
Commissioner Stanley abstained from Item 8.1.
Vice Chair Crocker abstained from Item 8.2.
Chair Cisco abstained from Item 8.3.
- 8. PUBLIC HEARING**

8.1 PUBLIC HEARING – FLUERON INC. CULTIVATION FACILITY - CONDITIONAL USE PERMIT – 60 MAXWELL COURT – FILE NO. CUP16-087

Fleuron Inc. is proposing to establish a medical cannabis commercial cultivation facility within an existing 10,972 square-foot building located at 60 Maxwell Court in northwest Santa Rosa. The facility will operate 8 a.m. to 5 p.m., 7 days per week, with up to 10 employees and 24-hour on-call security. Exterior building changes are limited to new security lighting and fencing.

Ex-Parte Disclosures: None.

Presented by Andy Gustavson, Senior Planner.

Presented by Craig Litwin, Aron Mihaly, and Brandon Levine, Applicant Representatives.

PUBLIC HEARING

Chair Cisco opened the public hearing at 4:56 p.m.

Loren Braeggemaww spoke in opposition to the item.
Richard Deringer spoke in opposition to the item.
Klaus Rapestberger spoke in opposition to the item.
Mike Chase spoke in opposition to the item.
Sarah Shrader spoke in support of the item.
Tawnie Logan spoke in support of the item.
Brad Koch spoke in support of the item.
Billy Coughlan spoke in support of the item.
Allen Thomas spoke in opposition to the item.
Tyler Hemphill spoke in support of the item.
Robin Stephani spoke regarding the item.

Chair Cisco closed the public hearing at 5:22 p.m.

MOVED by Commissioner Duggan and Seconded by Vice Chair Crocker,
CARRIED 4-1-1-1 (Chair Cisco, Vice Chair Crocker, Commissioners Edmondson and Groninga voting Yes; Commissioner Duggan voting No; Commissioner Stanley abstained; Commissioner Rumble Absent); to waive reading of the text and adopt as amended:

RESOLUTION NO. 11819 ENTITLED: RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SANTA ROSA MAKING FINDINGS AND DETERMINATIONS AND APPROVING A CONDITIONAL USE PERMIT FOR FLEURON INC. FOR A MEDICAL CANNABIS COMMERCIAL CULTIVATION FACILITY - LOCATED AT 60 MAXWELL COURT; APN: 010-131-033 - FILE NUMBER CUP16-087

Chair Cisco recessed the meeting at 5:53 p.m. and reconvened at 6:00 p.m.

8.2 PUBLIC HEARING - GIFFEN AVE CULTIVATION FACILITY - CONDITIONAL USE PERMIT – 2739 AND 2747 GIFFEN AVENUE – FILE NO. PRJ16-023

The applicant is proposing to operate a medical cannabis commercial cultivation facility within two existing industrial buildings located at 2739 and 2747 Giffen Avenue, Buildings 4 and 5, in southwest Santa Rosa. The proposal includes dividing the buildings into two units each, for a total of four indoor cultivation units. Hours of operation will vary by grower, but would be within the hours of 6 a.m. and 11 p.m., seven days a week, with up to 64 employees total.

Ex-Parte Disclosures: None.

Presented by Jessica Jones, Senior Planner.
Presented by Nick Caston and Bruce Aspinall, Applicant Representative.

PUBLIC HEARING

Chair Cisco opened the public hearing at 6:23 p.m.

Sandra Facendini Buffenbarger is in opposition to the item.
Bianca Blengino is in opposition to the item.
Cheryl Evenson is in opposition to the item.

Chair Cisco closed the public hearing at 6:31 p.m.

MOVED by Commissioner Stanley and Seconded by Commissioner Duggan, **CARRIED** 5-0-1-1 (Chair Cisco, Commissioners Duggan, Edmondson, Groninga and Stanley voting Yes; Vice Chair Crocker abstained; Commissioner Rumble Absent); to waive reading of the text and adopt as amended:

RESOLUTION NO. 11820 ENTITLED: RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SANTA ROSA MAKING FINDINGS AND DETERMINATIONS AND APPROVING A CONDITIONAL USE PERMIT FOR A MEDICAL CANNABIS CULTIVATION FACILITY - LOCATED AT 2739 AND 2747 GIFFEN AVENUE, BUILDINGS 4 AND 5; APN: 010-450-008 - FILE NUMBER PRJ16-023

8.3 PUBLIC HEARING - VERIZON WIRELESS (ROSELAND) - MITIGATED NEGATIVE DECLARATION AND CONDITIONAL USE PERMIT, 11 W. BARHAM AVENUE, FILE NO. PRJ15-002

The Planning Commission will consider a Mitigated Negative Declaration and Conditional Use Permit for the installation of a monopine (a telecommunication tower designed to look like a pine tree) to be located at 11 W. Barham Avenue.

Ex-Parte Disclosures: None.

Presented by Susie Murray, City Planner.
Presented by Matt Johnson, Applicant Representative.

PUBLIC HEARING

Vice Chair Crocker opened and closed the public hearing at 7:22 p.m.

MOVED by Commissioner Stanley and Seconded by Commissioner Duggan, **CARRIED** 5-0-1-1 (Vice Chair Crocker, Commissioners Duggan, Edmondson, Groninga, and Stanley voting Yes; Chair Cisco Abstaining; Commissioner Rumble Absent); to waive reading of the text and adopt:

RESOLUTION NO. 11821 ENTITLED: RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SANTA ROSA ADOPTING A MITIGATED NEGATIVE DECLARATION FOR VERIZON WIRELESS TO INSTALL A 55-FOOT TALL TELECOMMUNICATIONS TOWER, LOCATED AT 11 W. BARHAM

AVENUE - ASSESSOR'S PARCEL NUMBER 125-281-032- FILE NUMBER PRJ15-002

MOVED by Commissioner Stanley and Seconded by Commissioner Duggan, **CARRIED** 5-0-1-1 (Vice Chair Crocker, Commissioners Duggan, Edmondson, Groninga, and Stanley voting Yes; Chair Cisco Abstaining; Commissioner Rumble Absent); to waive reading of the text and adopt as amended:

RESOLUTION NO. 11822 ENTITLED: RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SANTA ROSA MAKING FINDINGS AND DETERMINATIONS AND APPROVING A CONDITIONAL USE PERMIT FOR A 55-FOOT TALL TELECOMMUNICATIONS TOWER, LOCATED AT 11 W. BARHAM AVENUE; APN: 125-281-032; FILE NUMBER PRJ15-002

8.4 PUBLIC HEARING - SKYFARM UNIT 3 SUBDIVISION - TENTATIVE MAP EXTENSION – 3925 SAINT ANDREWS DRIVE – EXT16-0028

This project proposes a one-year time extension for an approved 30-lot subdivision, with three common parcels, known as Skyfarm Unit 3, on a 10.4-acre site.

Ex-Parte Disclosures: None.

Presented by Amy Nicholson, City Planner.

PUBLIC HEARING

Chair Cisco opened and closed the public hearing at 7:30 p.m.

MOVED by Commissioner Stanley and Seconded by Commissioner Duggan, **CARRIED** 6-0-0-1 (Chair Cisco, Vice Chair Crocker, Commissioners Duggan, Edmondson, Groninga, and Stanley voting Yes; Commissioner Rumble Absent); to waive reading of the text and adopt:

RESOLUTION NO. 11823 ENTITLED: RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SANTA ROSA GRANTING A ONE YEAR EXTENSION OF TIME FOR A TENTATIVE MAP FOR SKYFARM UNIT 3 SUBDIVISION LOCATED AT 3925 SAINT ANDREWS DRIVE, ASSESSOR'S PARCEL NUMBERS 173-760-038, 173-760-039, FILE NUMBER EXT16-0028

9. ADJOURNMENT

Chair Cisco adjourned the meeting at 7:39 p.m. to the next regularly scheduled Planning Commission meeting to be held on Thursday, March 23, 2017 at 4:00 p.m.

Approved on:

Clare Hartman, Executive Secretary