



# City of Santa Rosa

Virtual Meeting - See Agenda  
for Participation

## ZONING ADMINISTRATOR REGULAR MEETING AGENDA AND SUMMARY REPORT - FINAL MAY 6, 2021

**DUE TO THE PROVISIONS OF THE GOVERNOR'S EXECUTIVE ORDERS N-25-20 AND N-29-20 WHICH SUSPEND CERTAIN REQUIREMENTS OF THE BROWN ACT, AND THE ORDER OF THE HEALTH OFFICER OF THE COUNTY OF SONOMA TO SHELTER IN PLACE TO MINIMIZE THE SPREAD OF COVID-19, THE ZONING ADMINISTRATOR WILL BE PARTICIPATING VIA ZOOM WEBINAR.**

**MEMBERS OF THE PUBLIC CAN PARTICIPATE IN THE MEETING VIRTUALLY: [HTTPS://SRCITY-ORG.ZOOM.US/J/970 7269 5672](https://srcity-org.zoom.us/j/97072695672) OR BY TELEPHONE: 877-529-5257, THEN ENTER WEBINAR ID: 970 7269 5672; ADDITIONAL INFORMATION RELATED TO PARTICIPATION IS AVAILABLE AT [HTTPS://SRCITY.ORG/ZONINGADMIN](https://srcity.org/zoningadmin)**

**THE MEETING WILL BE LIVESTREAMED AT  
[HTTPS://WWW.YOUTUBE.COM/CITYOFSANTAROSA](https://www.youtube.com/cityofsantarosa)**

**10:30 A.M.**

- 1. CALL TO ORDER**
- 2. PUBLIC COMMENT**

**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.**

### 3. SCHEDULED ITEMS

#### 3.1 MINOR CONDITIONAL USE - 1124 Piner Creek Dr

BACKGROUND: To allow a home occupation for a massage business. File No. CUP21-025

Project Planner: Kristinae Toomians

**Attachments:** [Project Plans](#)  
[Neighborhood Context Map](#)  
[Project Description](#)  
[Traffic Analysis](#)  
[Resolution](#)

#### 3.2 CONDITIONAL USE PERMIT - 1665 Guerneville Rd

BACKGROUND: Request changes to an approved small lot subdivision by allowing a 3.5-foot setback for the northerly side yard setbacks for Lots 1 & 12. This project qualifies for a Class 32 Categorical Exemption and a Statutory Exemption, pursuant to section 15183 of the California Environmental Quality Act (CEQA). The application has been filed by Barry Freeland. File No. CUP21-022

Project Planner: Kristinae Toomians

**Attachments:** [Project Plans](#)  
[Resolution](#)

#### 3.3 MINOR DESIGN REVIEW - 1850 Santa Rosa Ave

BACKGROUND: Interior and exterior remodel of an existing Wendy's. Exterior work includes façade improvements, painting, addition of signature 'blade wall' element, replacement of outdated patio furniture and barrier removal such as replacing walkways with excessive cross-slope to provide a compliant accessible path of travel. The project qualifies for a Class 1 categorical exemption under the California Environmental Quality Act. File No. DR21-005

Project Planner: Adam Ross

**Attachments:** [Project Plans](#)  
[Site Photos](#)  
[Resolution](#)

**3.4** LANDMARK ALTERATION - 629 ½ Pine St.

BACKGROUND: Installation of an 8 x 8 Tuff Shed at rear end of driveway with 5' easement on both sides. File No. LMA21-005

Project Planner: Adam Ross

**Attachments:** [Site Plan](#)  
[Tuff Shed Exhibit](#)  
[Driveway View from Street](#)  
[Resolution](#)

**4. ADJOURNMENT**

*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 and programs are available by calling (707) 543-3200 one week prior to the meeting.*