



City of Santa Rosa

City Hall, Council Chamber
100 Santa Rosa Ave
Santa Rosa, CA

Planning Commission Regular Meeting Minutes - Final

Thursday, March 14, 2019

4:00 PM

1. CALL TO ORDER

Chair Cisco called the meeting to order at 4:00 p.m.

2. ROLL CALL

Present 4 - Chair Patti Cisco, Vice Chair Karen Weeks, Commissioner Charles Carter, and Commissioner Jeff Okrepkie

Absent 3 - Commissioner Vicki Duggan, Commissioner Akash Kalia, and Commissioner Julian Peterson

3. APPROVAL OF MINUTES

3.1 February 28, 2019 - Draft Minutes

Approved as submitted.

4. PUBLIC COMMENTS

None.

5. PLANNING COMMISSIONERS' REPORT

Commissioner Okrepkie reported on the recent Planning Commissioner Conference in Long Beach, California.

Chair Cisco reported on the recent BKind appeal to City Council, where the Planning Commission decision was upheld.

6. DEPARTMENT REPORTS

Presented by Clare Hartman, Planning Deputy Director.

7. STATEMENTS OF ABSTENTION BY COMMISSIONERS

None.

8. STUDY SESSION

None.

9. CONSENT ITEMS

None.

10. PUBLIC HEARINGS

10.1* GREEN PEN DISPENSARY - CONDITIONAL USE PERMIT - 353 COLLEGE AVE - CUP18-080

BACKGROUND: The proposed project includes a Conditional Use Permit for a medical and adult-use cannabis retail dispensary with delivery, within an existing 2,943 square-foot building. The project also includes a parking reduction consisting of six on-site spaces, and six off-site employee garage parking passes. The application has been filed by Green Pen LLC.

Adam Ross, City Planner

Ex Parte Disclosures: None.

The applicant representative made a presentation.

Chair Cisco opened the Public Hearing at 4:33 p.m.

Mark Parry spoke in opposition to the project.

Trina de la Chapelle spoke in opposition to the project.

Dustin Maxam spoke in opposition to the project.

Che Casul spoke in opposition to the project.

Aryan Zainaleain spoke in support of the project.

Andrew Kramer spoke in support of the project.

Jon Lohne spoke in support of the project.

Katy Clark spoke in support of the project.

Joanna Cedar spoke in support of the project.

Jon Phillips spoke in opposition to the project.

Ralph Sikes spoke in opposition to the project.

Nancy Gratsch spoke in opposition to the project.

Julie Mercer- Ingram spoke in support of the project.

Isabella Terrazas spoke in support of the project.

Gail Goodwin spoke in opposition to the project.

Chair Cisco closed the Public Hearing at 5:07 p.m.

The applicant representative addressed public concerns.

Staff and applicant representatives responded to Commissioner questions.

A motion was made by Commissioner Weeks, seconded by Commissioner Carter, to waive reading of the text and adopt as amended:

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SANTA ROSA APPROVING A CONDITIONAL USE PERMIT FOR GREEN PEN, LLC, A MEDICAL AND ADULT USE RETAIL CANNABIS DISPENSARY WITH DELIVERY IN A 2,943 SQUARE-FOOT BUILDING, AND APPROVING REDUCED ON-SITE PARKING AT 353 COLLEGE AVE; APN: 180-750-046; FILE NUMBER CUP18-080.

Prior to the vote, it was agreed more information was required to make an informed decision. The Commission discussed a motion for continuance, that would supersede the previous motion, with staff and the applicant representative.

A motion was made by Vice Chair Weeks, seconded by Commissioner Okrepkie, to continue the public hearing to a date uncertain.

The motion carried by the following vote:

Yes: 4 - Chair Cisco, Vice Chair Weeks, Commissioner Carter and Commissioner Okrepkie

Absent: 3 - Commissioner Duggan, Commissioner Kalia and Commissioner Peterson

11. ADJOURNMENT

Chair Cisco adjourned the meeting at 6:08 p.m. to the next regularly scheduled Planning Commission meeting to be held on Thursday, March 28, 2019 at 4:00 p.m.

Approved on: March 28, 2019

S/ Mike Maloney, Recording Secretary