



City of Santa Rosa

Streaming from City Council
Chambers - 100 Santa Rosa
Ave -
Santa Rosa, CA 95404

ZONING ADMINISTRATOR REGULAR MEETING AGENDA AND SUMMARY REPORT - DRAFT JULY 2, 2020

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/98036628575](https://srcity-org.zoom.us/j/98036628575) OR BY TELEPHONE: 888-475-4499, THEN ENTER WEBINAR ID: 98036628575; ADDITIONAL INFORMATION RELATED TO PARTICIPATION IS AVAILABLE AT [HTTPS://SRCITY.ORG/ZONINGADMIN](https://srcity.org/zoningadmin)

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)

10:30 A.M.

1. CALL TO ORDER

2. PUBLIC COMMENT

3. SCHEDULED ITEMS

3.1 MINOR DESIGN REVIEW - 50 MISSION CIR, SANTA ROSA, CA 95409

BACKGROUND: Existing McDonald's restaurant to receive new exterior paint, accessibility compliance upgrades and drive-thru equipment, convert drive-thru to a tandem drive-thru, expand building register area for drive-thru, and refresh landscaping. The application has been filed by Zorah Mariano, Stantec Architecture. File # - DR20-025

Project Planner: Michael Wixon

Attachments: [Attachment 1 - Project Description](#)
[Attachment 2- Plans](#)
[Attachment 3- Signature Disclosure Form](#)
[Attachment 4 -Design Review Application](#)
[Standard TI Resolution](#)
[Resolution](#)

3.2 NEW ADU OVER GARAGE - HILLSIDE DEVELOPMENT - 2808
CANYONSIDE DR, SANTA ROSA, CA 95404

BACKGROUND: Minor Hillside Development permit to construct a new detached garage with an accessory dwelling unit (ADU) for an existing single-family dwelling unit. Two story structure with a garage 1,814 sf and ADU 1,175 sf - 2,989 sf total. File #HDP19-019

Project Planner: Monet Sheikhal

Attachments: [Attachment 1 - Plans](#)
[Presentation](#)
[Resolution](#)

3.3 PLANNING PROJECT - 2021 PARK VISTA CT, SANTA ROSA, CA
95405

BACKGROUND: Hillside Development review (HDP19-022) and Minor Conditional Use Permit (CUP18-132) for a proposed 925 sq. ft. detached accessory structure (2-car garage/workshop) on an irregularly shaped flag lot between the primary structure and cul-de-sac street. The proposed accessory structure location is approximately 40 feet from the rear of the Park Vista Ct. sidewalk, while front of primary structure is approximately 120 feet from the rear of the sidewalk. File #PRJ20-001

Project Planner : Conor McKay

Attachments: [Attachment 1 - Plans](#)
[Attachment 2 - Geotech Report](#)
[Presentation](#)
[CUP Resolution](#)
[HDP Resolution](#)

3.4 CONDITIONAL USE PERMIT - 1998 LONG LEAF CT, SANTA ROSA, CA 95403

BACKGROUND: This Project consists of the legalization of an existing 6' residential fence located 10' from back of sidewalk where 15' is required by the Zoning Code. The application has been filed by Sharon Evans. File # -CUP20-007.

Project Planner: Conor McKay

Attachments: [Attachment 1 - Location Map](#)
[Attachment 2 Geotech Study](#)
[Attachment 3 - Plans and Images](#)
[Presentation](#)
[Resolution](#)

3.5 MINOR DESIGN REVIEW - 3965 OCCIDENTAL ROAD, SANTA ROSA, CA 95401

BACKGROUND: This Project consists of security fence improvements at the PG&E Service Station located at 3965 Occidental Road. The scope of work includes the replacement of approximately 2,666 linear feet of existing 8' chain link fencing and gates surrounding the subject property with 10' wrought iron fence and 10' chain link fence and gates. The application has been filed by Erika Lansburgh. File # - DR20-016

Project Planner: Conor McKay

Attachments: [Plans and Site Photos](#)
[Presentation](#)
[Resolution](#)

3.6 CONDITIONAL USE PERMIT - 619 4TH ST, SANTA ROSA, CA 95404

BACKGROUND: Minor Conditional Use Permit to allow an existing Restaurant & Bar to include a Brew Pub with beer brewing on-site (ABC Type 75). - File #CUP19-065

Project Planner: Kristinae Toomians

Attachments: [Plans & Presentation](#)
[Resolution](#)

3.7 DESIGN REVIEW MINOR - 888 4TH ST, SANTA ROSA, CA 95404

BACKGROUND: Minor Design Review to revise a previously approved 107-unit, 7-story, mixed use tower (Previous Files No. PRJ16-025 & CUP19-013) to: 1) eliminate one floor and two mezzanines, reducing occupied roof height to 75ft; 2) Eliminate the "tail" - extended podium, pool and pool building; 3) Reconfigure the parking podium; 4) Reduce unit count to 89 from 107; and 5) Maintain the design theme materially. File #DR20-017

Project Planner: Kristinae Toomians

Attachments: [Attachment 1 - Plans](#)
[Attachment 2 - Engineering](#)
[Presentation](#)
[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.