

ROSELAND VILLAGE, INC. & PAULSEN LAND COMPANY, LLC

P.O. BOX 7948, Santa Rosa, CA 95407

December 1, 2019

VIA EMAIL, FAX, U.S. POST

Shari Meads, City Planner
CITY OF SANTA ROSA
Planning & Economic Development
100 Santa Rosa Avenue, Room 3
Santa Rosa, CA 95404

Re: Mitote Mexican Food Park, File #DR19-030

Dear Ms. Meads:

I am requesting a formal hearing for the proposed Mitote Mexican Food Park at 665 Sebastopol Road, Santa Rosa, California. The formal hearing should address my concerns as well as other concerns that a project like this will entail.

1. Where exactly on the 7-acre site will this "Food Park" be located?
2. The project is planned to have a "BAR" and serve alcohol. What are the security measures to be provided? Across the street "El Roys" Food Truck has private armed security guards due to fights and at least one drive by shooting.
3. What insurance will be required of the food trucks and BAR vendors?
4. What are the plans for garbage and debris generated by the food trucks, i.e., food containers, drink containers, eating utensils, napkins, etc.? What are the plans for the garbage that customers will discard in the parking lot? Currently the project site is littered with overflowing trash cans and dumpsters that is not being clean up daily.
5. Will there be a Responsible Person continuously on-site during hours of operation to monitor the independent food trucks?

6. How is the applicant going to prevent independent bicycle and Home-Based vendors from setting up around the Food Park during operating hours and at times when the Food Park is not in operation? Currently there is a food truck operation on site. Is the applicant even aware of this?

7. Do plans (if any) show the layout of the food trucks, eating areas, proposed BAR?

8. Do plans include a traffic study identifying parking, ingress and egress, public safety of customers? Currently the site parking lot has not been maintained since the County acquired it. Striping is almost nonexistent and most of the parking lot lights do not work since the County's ownership.

9. How many food trucks are planned for the Food Court?

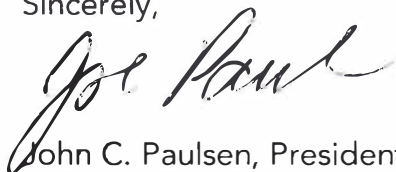
10. What are the days and hours of operation? If these trucks are operating during evening hours, how is the applicant going to provide adequate lighting?

11. What does the applicant propose for the sanitation and public restrooms for the project? It is required to have public restrooms for employees and patrons prior to trucks on site.

12. Finally, why is this being called a "Mexican Food Park"? Aren't there other food trucks with different ethnic cuisine than just Mexican food? Shouldn't all types of food be included?

Thank you for your attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "John C. Paulsen", written in a cursive style.

John C. Paulsen, President