

City of Santa Rosa
Planning & Economic
Development Department

04/07/2023

We are requesting a conditional use permit to build a 6-foot fence/sound wall made of 2 x 4 precast concrete blocks 10' from the back edge of the sidewalk within the 20 ft front setback for properties zoned RR-20.

The front of the property has been reconfigured during the Fulton Road widening project. The main reconfiguration that requires the need for a 6 ft fence is a grade change and construction of sidewalk. The current grade of the sidewalk, after construction, is approximately 32" above our property grade. As you can see from the images below from the front of the house. Even a temporary 6 ft fence does not provide privacy or sound break from cars on Fulton or pedestrians on the sidewalk. Which will/increase with the increased traffic and sidewalk improvements.



Prior to construction, we did have an extensive mature thickness of foliage and trees that were removed to make room for the widening of Fulton Rd. The multiple layers of trees and brush provided both a sound break and privacy.



We intend to raise the grade of the first 14 ft of the property to accommodate a base for the concrete blocks and provide a planting bed for a green belt between the sidewalk and fence/soundwall.



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Examples of the type of wall we intend to build can be found at 2101 Fulton Rd, approximately 1.25 miles north on Fulton rd.



We have submitted a site map/plan. The green belt will mainly be comprised of Italian Buckthorn. This is a quick growing medium-sized evergreen shrub that has non-invasive deep roots, and requires little water once established.

With concrete fences lining the west side of Fulton Rd and many going up within the 20' setback at other locations such as 1793 Fulton Rd (below), across from Piner High School, approximately .5 miles north from our location on Fulton Rd, we feel that this would also fall in line with the visual aspect of Fulton Rd.



We also want to note that once the hedge has matured, the concrete blocks will not be visible from Fulton Rd. With this additional space inside the fence we intend to replant the fruit trees that once existed.