



County of Sonoma
Permit & Resource Management Department

Sonoma County Design Review Committee

Agenda

Permit Sonoma
2550 Ventura Avenue, Santa Rosa, CA 95403
(707) 565-1900 FAX (707) 565-1103
DRC Secretary: Liz Goebel
Phone: (707) 565-1935

July 20, 2022

In accordance with AB 361, Governor Newsom's March 4, 2020 State of Emergency due to the COVID-19 pandemic, Sonoma County Public Health Officer's Recommendation for Teleconferenced Meetings, and the Sonoma County Board of Supervisors Resolution 21-0399, July 20, 2022 Design Review Committee (DRC) meeting will be held virtually.

Webinar Information

Members of the public can watch or listen to the meeting by calling in or by using the Zoom application:

- **Zoom Webinar:** [Join Meeting >>](#)
- **Telephone:** 1 (669) 444-9171
- **Webinar ID:** 932 4370 3846
- **Password:** 218936

Committee Members

Don MacNair
Henry Wix
Derik Michaelson

Staff Members

Liz Goebel, Secretary
Katrina Braehmer, Staff
Eduardo Hernández, Staff

Disabled Accommodation

If you have a disability which requires an accommodation or an alternative format to assist you in observing and commenting on this meeting, please contact Design Review Committee at DesignReview@sonoma-county.org by 12 p.m. Tuesday, the day before the hearing to ensure arrangements for accommodation.

Materials

Available digitally through the link in the Agenda. You can also email DesignReview@sonoma-county.org or the project planner to request materials.

[View documents digitally for all items listed >>](#)

1:30 p.m. Chair Introduction

County Regular Item

Item No: 1

Time: 1:35 PM

File No.: PLP20-0007

Staff: Katrina Braehmer

Applicant: Tony Korman

Env. Doc: Under Review

Proposal: Request for 1) A Lot Line Adjustment between a 24.28+/- acre parcel (APN 057-070-049) and a 108.82+/- acre parcel (APNs 057-070-047/-050) resulting in a 24.08+/- acre parcel and a 109.01+/- acre parcel; 2) A Use Permit and Design Review for a new 4,530-square foot tasting room (Nunes Farm) with up to 20 events per year (16 promotional, 4 industry) with a maximum of 200 attendees on the resulting 24.08 +/- acre parcel; and 3) A Use Permit and Design Review for a new winery (Saralee's Vineyard) including a tasting room, a winery building used for production, storage, and administration with an annual production of 95,000 cases and up to 20 events (16 promotional, 4 industry) per year with a maximum of 200 attendees, and marketing accommodations within an existing building on the resulting 109.01+/- acre parcel.

Recommended Action: Provide preliminary feedback on the project's site design, including access, circulation, and parking; architecture, and building materials and colors; and conceptual landscaping and lighting plans.

Location: 3400 Slusser Rd., Windsor

APN: 057-070-050

District: Four

Zoning: LIA B7 Z, BH F2 RC100/50 SR VOH

DR Level: Preliminary

Public Hearing: No

Action:

Appeal Deadline:

Resolution No.:

Item No: 2

Time: 1:35 PM

File No.: DRH22-0004

Staff: Eduardo Hernández

Applicant: Ken Cohan

Env. Doc: Under Review

Proposal: Design Review with Hearing for new Hardware Retail Center consisting of a retail building of 15,102 gross square feet with an adjacent open air roofed garden supply/nursery structure of 3,116 square feet, and a separate warehouse building of 4,000 gross square feet on two parcels totaling 2.76 acres. In addition to the two building structures there will be a trash enclosure and two fire suppression water tanks located above ground. The hours of operation will be 7am to 7pm Monday through Saturday and 8am to 6pm on Sunday. The anticipated trip generation is 180 trips/day. There will be 8 to 10 employees during business hours.

Recommended Action: Provide preliminary feedback on the project's site design, including access, circulation, and parking; architecture, and building materials and colors; and conceptual landscaping and lighting plans.

Location: 26 Bloomfield Rd., Sebastopol

APN: 063-040-035

District: Five

Zoning: LC, SR

DR Level: Preliminary

Public Hearing: Yes

Action:

Appeal Deadline:

Resolution No.:

Public Comment Prior to the Meeting

Email Public Comment: Submit an emailed public comment to the Design Review Committee please email DesignReview@sonoma-county.org. Please provide your name, the agenda number(s) on which you wish to speak, and your comment. These comments will be emailed to all committee members and staff.

Written Public Comments: Submit letters prior to the hearing by mail addressed to: Permit Sonoma, 2550 Ventura Avenue, Santa Rosa, CA 95403 and include the project number. Please note, due to the office closure under the Sonoma County Shelter in Place order, Permit Sonoma receives mail once a week leading to longer than usual processing times for mailed in items.

Public Comment During the Meeting

Public Comment Using Zoom: Members of the public who join the Zoom meeting, either through the Zoom app or by calling in, may give a public comment when the Chair opens the public hearing for your item of interest. Please take the time to locate the raise hand feature in the app, press the Alt & Y keys together on your keyboard, or press *9 to raise and lower your hand when calling in. Your name, or phone number if you call in, will be announced when it's your turn to speak (1 public comment is allowed per person).

Email Public Comment: Please email DesignReview@sonoma-county.org to submit public comment. Provide your name, the project number, and your comment. Please note, it is advised to mail or email public comments in advance of the hearing date to give the commissioners and staff time to review. Emailed comments received during the hearing are distributed to the commissioners and staff, but are not read out loud into the record. All public comments received prior to, during, and after the hearing are saved to the project file.