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## ***Sonoma County Planning Commission***

### **Actions**

Board of Supervisors Chambers  
575 Administration Dr. Room 102a  
Santa Rosa, CA 95403  
[PlanningAgency@sonoma-county.org](mailto:PlanningAgency@sonoma-county.org)

October 2, 2025  
Meeting No.: 25-11

### **Roll Call**

Commissioner Freeman, District 1  
Commissioner Reed, District 2  
Commissioner Bahning, District 3  
Commissioner Koenigshofer, District 5  
Commissioner McCaffery, Chair, District 4

### **Staff Members**

Cecily Condon, PRMD Division Manager  
Isabella Wotring, Planner I  
Katrina Braehmer, Supervising Planner  
Stacie Groll, Administrative Assistant  
Ethan Pawson, Deputy County Counsel III  
Jennifer Klein, Chief Deputy County Counsel

## **Planning Commission Regular Calendar**

**Item No.:** 1  
**Time:** 1:00 PM  
**File:** ORD25-0004  
**Applicant:** County of Sonoma  
**Owner:** N/A  
**Cont. from:** N/A  
**Staff:** Isabella Wotring  
**Env. Doc:** Categorical Exemption  
**Proposal:** ADU Ordinance Update  
**Recommended**



**Action:** Adopt a resolution recommending that the Board of Supervisors adopt an ordinance amending Sonoma County Code Chapter 26 (Zoning Code) pertaining to accessory dwelling units (ADUs) and junior accessory dwelling units (JADUs) for compliance with state law.

**Location:** Sonoma County

**APN:** Various

**District:** All

**Zoning:** Various

**Action:** **Commissioner Koenigshofer** motioned to adopt a resolution recommending that the Board of Supervisors adopt an ordinance amending Sonoma County Code Chapter 26 (Zoning Code) pertaining to accessory dwelling units (ADUs) and junior accessory dwelling units (JADUs) for compliance with state law as recommended by staff including revisions for front yard setback provisions and direction to staff to carry forward the following considerations in discussion with the Board 1. maximum consideration toward the application of building envelopes in permitting, 2. consideration for future board direction to consider changes limiting the use of a primary residential unit as a vacation rental on a lot with ADU(s) and revisiting the 30 day limit of occupancy, 3. opportunities to confirm service provider capacity in development permit processing 4. opportunities to review existing development on site at the time of new ADU permitting related to the use of existing structures . Seconded by **Commissioner Freeman** and approved with a 5-0-0-0 vote.

Appeal Deadline: Not Applicable

Resolution No.: 25-11

**Vote:**

|                               |     |
|-------------------------------|-----|
| Commissioner Freeman          | Yes |
| Commissioner Reed             | Yes |
| Commissioner Bahning          | Yes |
| Commissioner Koenigshofer     | Yes |
| Commissioner McCaffery, Chair | Yes |

Ayes: 5  
Noes: 0  
Absent: 0  
Abstain: 0