



Sonoma County Board of Zoning Adjustments

ACTIONS

Permit Sonoma
2550 Ventura Avenue, Santa Rosa, CA 95403
(707) 565-1900 FAX (707) 565-1103

Date: May 9, 2019
Meeting No.: 19-07

ROLL CALL

Greg Carr
Larry Reed
Paula Cook
Ariel Kelley
Pam Davis, Chair

STAFF MEMBERS

Milan Nevajda
Scott Davidson
Arielle Kohn, Secretary
Sita Kuteira, Deputy County Counsel

BOARD OF ZONING ADJUSTMENTS REGULAR CALENDAR

Item No.: 1
Time: 1:20 PM
File: UPC17-0022
Applicant: Flora Folium, LLC (Keala Peterson)
Owner: Judith Flanders
Cont. from: N/A
Staff: Scott Davidson
Env. Doc: Categorical Exemptions Class 3 New Construction or Conversion of Small Structures, Section 15303, and Section 15061(b)(3) Common Sense Exemption.

Proposal: Request for a five-year, two-phased, Cannabis Use Permit for outdoor and mixed light cultivation and processing on a 225.82-acre parcel. Phase 1 of the project will include 5,000 square feet of outdoor cannabis cultivation and 450 square feet of mixed light cannabis propagation within a 15-foot by 30-foot (450 square foot) seasonal hoop house. Phase 2 of the project will consist of adding a greenhouse with 1,800 square feet of mixed light cultivation, a barn with 1,089 square feet of processing space, a 192-square-foot seasonal/temporary drying trailer, and installation of ADA building requirements, including an ADA-compliant restroom. Phase 2 of the project will be initiated once building permits are issued for the greenhouse, barn, and ADA improvements. Approval of the use permit would permit a current outdoor cultivation use of 2,185 square feet operating under the County's Penalty Relief Program.

Location: 18730 Sweetwater Springs Road, Guerneville
APN: 069-060-029
District: 4
Zoning: Resources and Rural Development (RRD), B6 160, Riparian Corridor (RC 50/50)

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Date: May 9, 2019

Page 2

Action: **Commissioner Kelley** motioned to approve the project as recommended with modified conditions. Seconded by **Commissioner Cook** and passed with a 5-0-0 vote.

Appeal Deadline: 10 calendar days

Resolution No.: 19-012

Vote:

Commissioner Carr	Aye
Commissioner Reed	Aye
Commissioner Cook	Aye
Commissioner Kelley	Aye
Commissioner Davis	Aye

Ayes: 5

Noes: 0

Absent: 0

Abstain: 0