

From: [Brian Millar](#)
To: [Arielle Kohn](#)
Cc: [Traci Tesconi](#)
Subject: Fw: File PLP18-0015
Date: Thursday, May 31, 2018 6:44:19 AM

Arielle,
For the project file...
Brian

From: paulconnors@aol.com <paulconnors@aol.com>
Sent: Tuesday, May 29, 2018 3:32 PM
To: Brian Millar
Subject: File PLP18-0015

GEYSERVILLE PLANNING COMMITTEE

GEYSERVILLE, CA 95441 GEYSERVILLEPLANNINGCOMMITTEE.COM

May 29, 2018

Permit & Resource Management Department
Attn: Brian Millar

File Number: PLP18-0015
Applicant Name: Tracy Torano
Owner Name: Tracy Torano
Site Address: 21020 Geyserville Avenue Geyserville 95441

The Geyserville Planning Committee held a public meeting on May 22, 2018 at which time Mr. Art Torano made a presentation of his project. This was the fourth appearance Mr. Torano made at our meetings. He entertained questions from the well attended community audience assembled. A discussion with the Geyserville Committee members followed. On the basis of this discussion and the Committee's subsequent deliberation, a motion was proposed and unanimously approved:

1. The Geyserville Planning Committee supports new mixed use projects in it's small downtown area, especially if new housing is included. The Torano project represents such a project and is located on a highly visible and central parcel at the corner of Geyserville Avenue and SR 128.
2. Assure that all County Code-based parking spaces required for the project, plus any loss of existing on-street parking; including any counted toward meeting the projects parking requirement, are provided on-site or designated off-site spaces nearby.
3. Assure that this project by virtue of its construction, does not trigger requirements for a bike lane extending beyond the project site on SR 128 and related loss of on-street parking spaces, which would negatively affect business throughout the downtown area.

4. Explore the possibility of under-grounding existing aerial utilities in existing underutilized conduits that border the project site.

5. Assure the final design of the building and the materials used are consistent with the design themes and characters of the buildings existing in downtown Geyserville. Current illustrative drawings were a topic of discussion by some members of the public, for not meeting this criteria.

Please feel free to contact members of the Geyserville Planning Committee or myself directly with any questions or comments.

Paul Connors
Vice President
Geyserville Planning Committee

THIS EMAIL ORIGINATED OUTSIDE OF THE SONOMA COUNTY EMAIL SYSTEM.

Warning: If you don't know this email sender or the email is unexpected,
do not click any web links, attachments, and **never** give out your user ID or password.