

# NOTICE OF WAIVER OF A BOARD OF ZONING ADJUSTMENTS PUBLIC HEARING TO APPROVE A USE PERMIT FOR RESIDENTIAL USE OF A PARCEL WITHIN THE LIMITED COMMERCIAL ZONING DISTRICT

**Notice Details:** This Notice of Waiver was issued during the Sonoma County Shelter in Place order. Additional accommodations for digital file review and time extensions of the waiver period are available.

**WHO:** Brady Amiot, **Permit Sonoma File No. UPE20-0006**  
**WHAT:** Use Permit for residential use of a parcel located within the Limited Commercial Zoning District. The parcel is 16,100 square feet in area with an existing 512 square foot residential dwelling unit and a detached 720 square foot barn. The site is accessed via an unpaved driveway directly off of Grove Street in Sonoma and is connected to municipal water and wastewater services. Located at 860 Grove Street, Sonoma **APN 052-364-031. Supervisorial District 1.**

**Parcel Zoning:** LC (Limited Commercial).

Permit Sonoma had determined that the project is categorically exempt from the provisions of the California Environmental Quality Act pursuant to the Provisions of Title 14 of the California Administrative Code, Section 15601(b)(3) because the project allows for continued use of an existing single family dwelling and associated accessory structures. It can be seen with certainty that there is no possibility that the project has potential to have a significant effect on the environment relative to baseline conditions.

**WHERE &  
WHEN:**

The Permit Sonoma Director intends to issue a Use Permit on a public hearing waiver as provided in Section 26-92-040(d) of the Sonoma County Zoning Ordinance. The Use Permit will be issued without a public hearing on June 25, 2020, unless a written request for time extension on decision or objection to permit issuance is received by the Director prior to that date. If a time extension on decision is requested interested parties will be notified of the new date that the permit will be issued unless written objection is received. If the objection cannot be resolved, a public hearing will be scheduled and a notice of the hearing will be issued.

**ADDITIONAL  
MATERIALS:**

Project materials and associated documents normally available at Permit Sonoma, 2550 Ventura Avenue, Santa Rosa, CA 95403 are now available digitally through the project planner. A time extension on decision will be granted for requests to review the physical file when the Permit Center reopens to the public or when the review of the file can be otherwise accommodated. For more information about this proposal, to submit comments, to review files digitally, or to request a time extension on decision or public hearing, please contact the project planner, Gary Helfrich at [Gary.Helfrich@sonoma-county.org](mailto:Gary.Helfrich@sonoma-county.org) or (707) 565-2404.

**GETTING  
INVOLVED:**

Contact the project planner prior to the approval date; both noted above. Interested parties may also file an appeal of any approval along with the filing fee within 10-days of the approval date.

**DATE:** June 4, 2020