



**Lower Russian River Municipal Advisory Council  
(MAC) Land Use Standing Committee, Kyra Wink,  
Chair January 27, 2022, 5:30 – 6:30pm**

**Approved Meeting Minutes**

**The video for the January meeting is here: [https://youtu.be/3-VWEDHE\\_jM](https://youtu.be/3-VWEDHE_jM)**

LUC MAC Representatives Present Kyra Wink, Nic Pereira, Mike Nichols  
Mike moved to approve agenda and Nic seconded. Motion passed.

Guests: Austin McHenry and Miguel Crawford, organizers of the King Ridge event

Minutes from November 27<sup>th</sup>, 2021 meeting – Mike moved to approve, Nic seconded and all approved.

a) Special Events:

King Ridge Supreme. Miguel Crawford gave an overview of the cycling event. You may view this item in the video starting at minute 5 in the recording and runs through minute 46 if you'd like to hear the full discussion.

Miguel discussed his 25 year history with the event as a local cyclist, Cazadero resident, EIMo teacher, and nonprofit leader.

Event organizers provided information on impacts to the area

- Timed starts, no more than 400 riders, dispersed to reduce impacts
- Contracting with CHP for intersections of concern
- Safety concerns of narrow roads. Rules given that they need to be single file and follow rules of the road
- Identifying fire and ems services in advance – have contracted a private company for ems support, will notify and make contributions to volunteer fire.
- Bathrooms concern, providing porta potties.
- Trash an issue from riders - Marshalls ride at back of the pack to pick up trash.

Ad hoc committee members and participants repeated and added depths of detail to these concerns and organizers provided examples of how they are mitigating these concerns.

No discussion on Gran Fondo as no information yet.

**SPE22-xxxx - Gran Fondo** – April 23, 2022 \*: <https://www.levisgranfondo.com/>

**UPE22-0003**, Completeness Referral 14550 Canyon 2 Road and 14580 Canyon 7 Road, Rio Nido, Use Permit to operate a 7,300 sq. ft. outdoor market adjacent to an existing 460 sq. ft. general store and 37-space surface parking lot on a 1.29-acre parcel zoned LC. The proposed outdoor market will include tents/tables for vendors and will operate two days a week between 8am–10pm. **Planner: Jen Chard** Jen.Chard@sonoma-county.org, 707-565-2336. Documents are found on the PermitSonoma website: <https://sonomacounty.ca.gov/PRMD/Services/Zoning-and-Parcel-Report/?APN=070-300-061>

Nic commented that traffic studies will be needed. They are estimating 5 people per car trip and this is not how people travel. Need to look at the impact on traffic in this intersection. Agreement among committee members of concern about traffic congestion. Request for more information to study more.

Public Comment –

John Uniak commented on impact concerns from traffic level.

Daniela Cohen commented that it may be a project of the Lodge, not the Roadhouse.

**At video point 1 hour: Updates on Permits and Projects of Interest**

- a. **PLP19-0018** Design review gas station/mixed use – 15190 River Rd, Guerneville. **Planner: Derik Michaelson**, [Derik.Michaelson@sonoma-county.org](mailto:Derik.Michaelson@sonoma-county.org), (707) 565-3095 <https://share.sonoma-county.org/link/kIFZM3E8LIs/>  
**Public Comment** – Woody Hastings representing the coalition opposing new gas stations. Consider not re-building the gas station. Gas sales flat, de-carbonization goals, advocate for just Ev charging. Underground storage tanks problematic. Removal of possible contaminated soil is an issue. Have above-ground tanks been considered to address problems of below ground tanks that tend to leak. Request states 250 visitors a day, he wants to know how many of these purchase gas?
- b. **PLP16-0054** Park in down town Forestville. **Planner: Georgia McDaniel** [Georgia.McDaniel@sonoma-county.org](mailto:Georgia.McDaniel@sonoma-county.org), 707-565-4919 **PLP21-0020** food truck washout station -16095 River Road, Guerneville. **Planner: Georgia McDaniel** [Georgia.McDaniel@sonoma-county.org](mailto:Georgia.McDaniel@sonoma-county.org) (707) 565-4919. Kyra's update: Meeting re-scheduled. Redesign requested due to wetlands. TPW handling road improvements for CalTrans.
- c. **PLPxx-0020** No follow up on Foodtruck cleaning station. No comments
- d. **PLP18-0012** Lok Guernewood Park Development Co. **Planner: GeorgiaMcDaniel** [Georgia.McDaniel@sonoma-county.org](mailto:Georgia.McDaniel@sonoma-county.org), 707-565-4919. Kyra update: meeting rescheduled for February 24<sup>th</sup>  
Kyra and Mike :Encourage participation at public meeting.
- e. AT MINUTE 1:14. **UPE21-0056** Timberland Conversion (7250 Giovanetti Rd, Forestville)  
**Planner: Marina.Herrera@sonoma-county.org** or 707-565-2397. This permit needs to be refiled after code enforcement action, an abatement hearing, and requirement for new filing.

Nic requested Tim Miller to make an appearance at the Land Use committee meeting, he wants this in a public forum. Kyra and Mary agreed to follow up.

**Call for Agenda  
Items  
Adjournment**