

Planning Application

PJR-001

File#: ZPE15-0379

Type of Application:

- Admin Cert. Compliance
- Ag./Timber Preserve/Contract
- Cert. of Compliance
- Cert. of Modification
- Coastal Permit
- Design Review Admin.
- Design Review Comm./Ind.
- Design Review Residential
- Design Review Signs
- General Plan Amendment
- Lot Line Adjustment
- Major Subdivision
- Minor Subdivision
- Mobile Home Zoning Permit
- Ordinance Interpretation
- Second Unit Permit
- Specific/Area Plan Amendment
- Use Permit
- Variance
- Zone Change
- Other:

Applicant (Contact Person):

Name: Steve Borchardt

Mailing Address: 2406 Zarlo Ct.

City/Town: Santa Rosa State: CA Zip: 95403

Phone: 481-9273 Fax: _____

email: sebor@pachell.net

Signature: [Signature] Date: 6/15/15

Owner, if other than Applicant:

Name: Yvette Reynolds

Mailing Address: 451 Lansdale Ave

City/Town: San Francisco State: CA Zip: 94127

Phone: 416-526-0024 Fax: _____

email: reynoldsys@gmail.com

Signature: [Signature] Date: June 9 2015

Other Persons to be Notified: (Specify: Other Owner(s), Agent, Lender, Architect, Engineer, Surveyor)

Joseph Pedalino

Name: 451 Lansdale Ave

Mailing Address: San Francisco State: Ca Zip: 94127

City/Town: _____ State: _____ Zip: _____

Title: _____

Phone: 416845-1896 Fax: _____

email: joeyspeace@gmail.com

Name: _____

Mailing Address: _____

City/Town: _____ State: _____ Zip: _____

Title: _____

Phone: _____ Fax: _____

email: _____

Name: _____

Mailing Address: _____

City/Town: _____ State: _____ Zip: _____

Title: _____

Phone: _____ Fax: _____

email: _____

Project Information:

14952 Coleman Valley Rd

Address(es)

Assessor's Parcel Number(s)

074-300-041

Project Description:

(Please attach additional sheet(s) if needed)

Recognizing existing 750sqft 2nd unit as legal and permit Renodel to 840sqft 2nd unit. Waive Covered Parking + Design Review

Site Served by Public Water? Yes No

Site Served by Public Sewer? Yes No

Number of new lots proposed

Occidental

City/Town

0.93

Acreage

DO NOT WRITE BELOW THIS LINE - To Be Completed by PRMD Staff

Planning Area: 1

Supervisorial District: 5

Current Zoning: RRB610SR

General Plan Land Use: RRB10

Specific Plan: N/A

S.P. Land Use: _____

Needs CEQA Review? yes no

Commercial/Industrial Uses: (Enter numbers where applicable)

Bldg. sq. ft. Existing: _____ Proposed: _____ Existing Employees: _____ New Employees: _____

New Manufactured Homes: _____ New Units For Sale: _____ New Units For Rent: _____ Density Bonus Units: _____

Violation? yes no; Application resolve planning violation? yes no; Penalty applicable? yes no; Civil Penalty Factor _____

Previous Files: _____

Application accepted by BLAKE HIWEGAS

Date 6/17/15

Sonoma County Permit and Resource Management Department

2550 Ventura Avenue ♦ Santa Rosa, CA ♦ 95403-2829 ♦ (707) 565-1900 ♦ Fax (707) 565-1103

Indemnification Agreement

PJR-011

"As part of this application, applicant agrees to defend, indemnify, release and hold harmless the County, its agents, officers, attorneys, employees, boards and commissions from any claim, action or proceeding brought against any of the foregoing individuals or entities, the purpose of which is to attack, set aside, void or annul the approval of this application or the adoption of the environmental document which accompanies it. This indemnification shall include, but not be limited to, damages, costs, expenses, attorney fees or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in conjunction with the approval of this application, whether or not there is concurrent passive or active negligence on the part of the County. If, for any reason any portion of this indemnification agreement is held to be void or unenforceable by a court of competent jurisdiction, the remainder of the agreement shall remain in full force and effect."

Steven Borchardt
Applicant Name

[Signature]
Applicant Signature

Yvette Reynolds
Owner Name

yvette reynolds
Owner Signature

6/15/05
Date

2PEIS-0379
File No.

NOTE: The purpose of the Indemnification Agreement is to allow the County to be held harmless in terms of potential legal costs and liabilities in conjunction with permit processing and approval.



Supplemental Application Information

Existing use of property: SFD w/ (E) 2nd Dwelling

Acreage: 41

Existing structures on property: SFD Detached 2nd Dwelling w/ Garage

Proximity to creeks, waterways and impoundment areas: None

Vegetation on site: Trees - Shrubs

General topography: Sloped Lot

Surrounding uses to (Note: An adjoining road is not a use.)
North: Lot South: SFD
East: SFD West: SFD

New structures proposed (size, height, type):

Number of employees: Full time: _____ Part time: _____ Seasonal: _____

Operating days: _____ Hours of operation: _____

Number of vehicles per day: Passenger: _____ Trucks: _____

Water source: _____ Sewage disposal: _____

Provider, if applicable: _____ Provider, if applicable: _____

New noise sources

(compressors, power tools, music, etc.): _____

Grading proposed: Amount of cut (cu. yds.): _____ Amount of fill (cu. yds.): _____ Will more than one acre be disturbed by construction of access roads, site preparation and clearing, fill or excavation, building removal, building construction, equipment staging and maintenance, or other activities? Yes _____ No _____ If Yes, indicate area of disturbance(acres): _____

Identify method of site drainage (sheet flow, storm drain, outflow to creek or ditch, detention area, etc.):

Vegetation to be removed: None

Will proposal require annexation to a district in order to obtain public services: Yes _____ No X

Are there currently any hazardous materials (chemicals, oils, gasoline, etc.) stored, used or processed on this site? Yes _____ No X

Will the use, storage, or processing of hazardous materials occur on this site in the future if this project is authorized? Yes _____ No X

Fire safety information (existing/proposed water tanks, hydrants, emergency access and turnaround, building materials, etc.): No