

VACATION RENTAL LICENSE APPLICATION AND AFFIDAVIT

PJR-146

- A. Vacation Rental Address: 2303 GROVE STREET SONOMA CA 95476
- B. Issued Transient Occupancy Tax (TOT) #: Act 3772 / CECT # 37510
- C. Approved Transient Vacation Rental (TVR or ZPE) Permit #: TVR 19-0164  
Do you currently hold ownership interest in more than one Vacation Rental within unincorporated Sonoma County?  
☐ Yes, the associated TVR or ZPE #'s or address(es) are (list all that apply or list all on a separate sheet attached):  
NO
- D. Certified Property Manager Information (note: if the information in this section differs from an existing PMR, then please also complete the [Property Manager Update Form PRJ-132](#) and upload the complete form with your Vacation Rental License Application package).  
1. PMR # (issued by Permit Sonoma): PMR 19-0162  
2. Name: GREGORY GOODE  
3. Email Address: GG@GREGORYGOODE.COM  
4. Phone Number: 917 446 8177
- E. Online Hosting Platform.  
☒ My vacation rental is registered with an online host (Airbnb, Vrbo, HomeAway etc.). AIRBNB ONLY
- F. Restricted Structures.  
☒ My Vacation Rental is not located within a single family dwelling with a junior accessory dwelling unit (JADU).
- G. Lighting.  
☒ All exterior lighting on my property is shown on the Lighting Plan included with my application and conforms with the following standards:  
☒ Exterior lighting is fully shielded and downward facing (no floodlights, or uplights).  
☒ Light fixtures are not located on the periphery of the property and do not reflect off of existing structures.  
☒ Exterior lighting does not exceed 1.0 lux when viewed from beyond the property.  
☒ The color temperature of the exterior lighting does not exceed 3,000 Kelvin.  
☒ Security lighting is not in use, or it is used and is motion-activated.
- H. Emergency Access.  
☐ My vacation rental is located behind a locked gate or within a gated community and a gate code or lockbox with keys ("Knox Box" or similar) is provided for exclusive use by first responders.  
☒ My vacation rental is not located behind a locked gate or within a gated community.
- I. Evacuation During Emergencies.  
☒ Written evacuation instructions identifying the evacuation zone, evacuation route, and the CalFire Evacuation Checklist are provided to guests and posted within my vacation rental.  
☒ The written evacuation instructions posted within my vacation rental require guests to leave the property when a Voluntary Evacuation Order is issued for the Evacuation Zone where my vacation rental is located and my Property Manager will inform guests when a Voluntary Evacuation Order is issued.
- J. Emergency Communication.  
☒ A NOAA Alert Weather Radio (with instructions for use provided) and operational telephone (landline or broadband-connected VoIP phone) is provided for guest use.



# A. VACATION RENTAL LICENSE AFFIDAVIT

I, GREGORY GOODE, acknowledge that in applying for a Vacation Rental License pursuant to Chapter 4, Article III of the Sonoma County Code, I do hereby agree to abide by and conform to the Vacation Rental License Standards set forth in the approved permit, and all other provisions of the Sonoma County Code pertaining to the conduct of Vacation Rentals. I further acknowledge that a Vacation Rental License does not grant an entitlement to the property, but rather to the property owner, and that the Vacation Rental License automatically expires upon property sale or transfer with no further action required on the part of the County (license does not run with the land).

I will abide by the Vacation Rental License Standards and limitations and shall post a copy of the license, the license standards, and land use permit inside the vacation rental in a prominent location within 6 feet of the front door, and that a copy of the license, the license standards, and land use permit must be included in all rental agreements.

I hereby also acknowledge that the approval of this Vacation Rental License in no way permits any activity contrary to the Sonoma County Code, or any activity which would constitute a nuisance under state or local law. I understand and acknowledge that the approval for use of this private residence as a Vacation Rentals is based on my representations to Permit Sonoma (PRMD) staff, and does not in any way constitute an evaluation or determination of legal or Legal Non-conforming status of the improvements on this site. I further acknowledge that it is my responsibility, as property owner and/or applicant, to ensure that the conduct of this Vacation Rentals is not contrary to any covenant, code, or restriction which may govern the Vacation Rental property.

## PROPERTY OWNER

Printed Name

GREGORY GOODE

Signature

*[Signature]*

Date

4/1/2024

## CERTIFIED PROPERTY MANAGER

Printed Name

GREGORY GOODE

Signature

*[Signature]*

Date

4/1/2024





## 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."

Applicant Name: GREGORY GOODEApplicant Signature: [Signature]Owner Name: GREGORY GOODEOwner Signature: [Signature]Date: 4/1/2024File No.: TVR19-0164

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.



# Planning Application

PJR-001

## Application Type(s):

- ☐ Admin Cert. Compliance  
☐ Ag. or Timber Preserve/Contract  
☐ Conditional Cert. of Compliance  
☐ Cert. of Modification  
☐ Coastal Permit  
☐ Zoning Permit for:

- ☐ Design Review Admin.  
☐ Design Review Full  
☐ General Plan Amendment  
☐ Lot Line Adjustment  
☐ Major Subdivision

File # TVR 19-0164

- ☐ Minor Subdivision  
☐ Voluntary Merger  
☐ Ordinance Interpretation  
☐ Second Unit Permit  
☐ Specific/Area Plan Amendment

- ☐ Use Permit  
☐ Variance  
☐ Zone Change  
☐ Other: \_\_\_\_\_

VACATION RENTAL LICENSE

By placing my contact information (name, address, phone number, email address, etc.) on this application form and submitting it to Sonoma County PRMD, I understand and authorize PRMD to post this application to the internet for public information purposes, including my contact information.

## PRINT CLEARLY

### APPLICANT

Name GREGORY GOODE  
 Mailing Address 2303 GROVE STREET  
 City SONOMA State CA Zip 95476  
 Day Ph (977) 446 8177 Email gg@gregorygoode.com  
 Signature [Signature] Date 4/1/2024

### OWNER (IF OTHER THAN APPLICANT)

Name GREGORY GOODE  
 Mailing Address 2303 GROVE STREET  
 City SONOMA State CA Zip 95476  
 Day Ph (977) 446 8177 Email GG@GREGORYGOODE.COM  
 Signature [Signature] Date 4/1/2024

Billing Responsible Party (At-Cost Only) ☒ Applicant ☒ Owner ☐ Other: \_\_\_\_\_

### OTHER PERSONS TO RECEIVE CORRESPONDENCE

Name/Title	Mailing Address	City	State	Zip	Day Ph ( )	Email

### PROJECT INFORMATION

Address(es) 2303 GROVE STREET City SONOMA  
 Assessor's Parcel Number(s) 133-030-009  
 Project Description VACATION RENTAL LICENSE  
 Acreage 13.3 Number of new lots proposed \_\_\_\_\_  
 Site Served by Public Water? ☐ Yes ☒ No Site Served by Public Sewer? ☐ Yes ☒ No

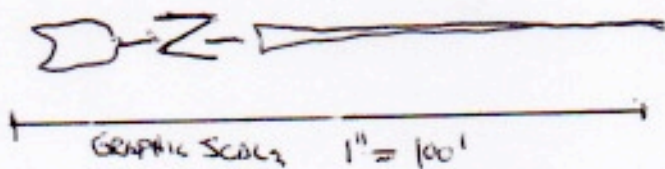
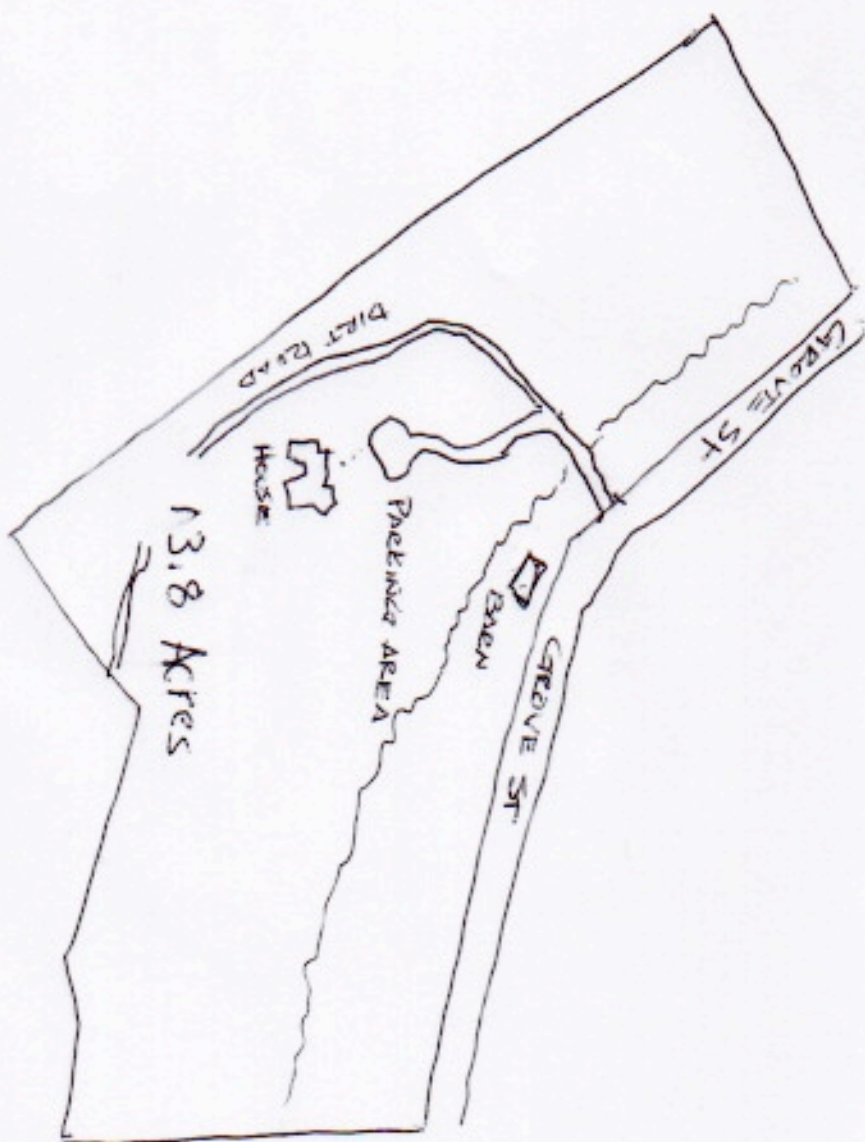
### TO BE COMPLETED BY PRMD STAFF

Planning Area	Supervisory District	<input type="checkbox"/> Critical Habitat	<input type="checkbox"/> Urban Service	Groundwater	<input type="checkbox"/> 1 / 2
Current Zoning		<input type="checkbox"/> NPDES	<input type="checkbox"/> Williamson Act	Availability	<input type="checkbox"/> 3 / 4
General Plan Land Use		Specific/Area Plan		Subject to	<input type="checkbox"/> EX
		Parcel Specific Policy		CEQA	<input type="checkbox"/> YES
Application resolve planning violation?	<input type="checkbox"/> Yes <input type="checkbox"/> No	Violation?	<input type="checkbox"/> Yes <input type="checkbox"/> No	File No.	
Previous Files		Penalty application?	<input type="checkbox"/> Yes <input type="checkbox"/> No		
Application accepted by		Date			
Approved by		Date			

Sonoma County Permit and Resource Management Department  
 2550 Ventura Avenue, Santa Rosa, CA, 95403-2829, (707) 565-1900

09/13/2018





CREGG GARDEN  
 Project Information  
 133-030-0009-000  
 2303 CREGG ST  
 SLOAN CA 95476

EXT

DOWN LIGHT 6 TOTAL

SKETCH ADDENDUM

EXTERIOR LIGHT PLAN

Client	6006	412024	TOM ANDERSON FOR G. GOODE
Property Address	2303 GROVE ST.		
City	SANOMA	County	SANOMA
State	CA	Zip Code	95476
917446 8177	LIGHTING PLAN EXTERIOR		3/16 SCALE = 1 FOOT

10' 20'

$\frac{3}{16}" = 1'$

↑

NORTH

