

PERMIT SONOMA - NEW PLANNING APPLICATIONS - Sorted by App Type Date Range: 07/01/2025 To: 07/31/2025								
File #	Status	App Type	Started	Address	Description	Parcel	Sub Type	Date Range
ADR25-0067	Done	Administrative Design Review	07/02/2025	5225 Burnside Rd Bloomfield [BLO]	Administrative Design Review for 640-square-foot guest house converted from an existing single-family dwelling (kitchen to be removed) on a 0.37-acre parcel within the SR (Scenic Resource) combining district.	027-040-002	RS-Single Family Related	07/01/2025 - 07/31/2025
ADR25-0068	Incomplete	Administrative Design Review	07/02/2025	3660 Stony Point Rd Bellevue [BEL]	Administrative Design Review to allow for the parking and operation of a Mobile Food Truck on a 2.87-acre previously developed parcel located in parking lot of established restaurant with operating hours Monday to Sunday, 8:00 am to 6:00 pm. Proposal includes average service time of 5 minutes per customer, no seating or onsite consumption of food and does not include sale of alcohol.	134-091-083	CM-Restaurant/Bar	07/01/2025 - 07/31/2025
ADR25-0069	Paid	Administrative Design Review	07/11/2025	300 Hwy 128 Geyserville [GEY]	Administrative Design Review for a 2,024 sq ft single-family dwelling, 858 sq ft detached garage, and associated site improvements on a 0.34-acre parcel within a Scenic Resource Area.	140-120-010	RS-Single Family Related	07/01/2025 - 07/31/2025
ADR25-0070	Referrals Sent	Administrative Design Review	07/14/2025	3786 Hill St Occidental [OCC]	Administrative Design Review for the renovation of an existing 12 unit motel with a separate manager's suite, existing pool area and pool building for guest use located on a 1.02 acre parcel zoned K, HD SR. The proposal includes new exterior paint, lighting, roofing, windows and doors, wood rot repair and refurbished signage, renovation of the existing pool house, new landscaping, restriping of an existing parking lot, new fencing, conversion of an existing parking area on the west side into a courtyard for guest use, and additional improvements. The project does not propose new buildings, structural additions, nor a change in the current use, intensity of use, or building footprint of the use on site.	074-300-036	CM-Recreation/Lodging	07/01/2025 - 07/31/2025
ADR25-0071	Application Accepted	Administrative Design Review	07/22/2025	11 Central Ave Agua Caliente [AGU]	Administrative Design Review for improvements to El Molino Central Restaurant. Proposal includes the addition of a new 70 sq ft ADA restroom and 70 sq ft utility room, repaving and restriping the parking area, repaving the path of travel to outdoor seating, and does not include changes to the use on site.	056-381-003	CM-Restaurant/Bar	07/01/2025 - 07/31/2025
ADR25-0071	Application Accepted	Administrative Design Review	07/22/2025	11 Central Ave Agua Caliente [AGU]	Administrative Design Review for improvements to El Molino Central Restaurant. Proposal includes the addition of a new 70 sq ft ADA restroom and 70 sq ft utility room, repaving and restriping the parking area, repaving the path of travel to outdoor seating, and does not include changes to the use on site.	056-381-004	CM-Restaurant/Bar	07/01/2025 - 07/31/2025
ADR25-0072	Started	Administrative Design Review	07/28/2025	4336 Cavedale Rd Glen Ellen [GLE]	Administrative Design Review for the construction of a new 1,762 sq ft single family dwelling and 953 sq ft basement located in a Scenic Landscape Unit on a 101.14 acre parcel. The new dwelling will replace a dwelling that was burnt in the 2017 Complex Fires.	053-060-028	RS-Single Family Related	07/01/2025 - 07/31/2025
ADR25-0074	Started	Administrative Design Review	07/30/2025	4500 Hessel Rd Twin Hills [TWI]	THE PROPOSED PROJECT IS FOR THE EXPANSION AND REMODEL TO THE EXISTING FIRE STATION BUILDING. THE ADDITION INCLUDES NEW BATHROOMS WITH SHOWERS, A NEW DORM ROOM AREA AND OPEN OFFICE AREA. THE EXISTING BUNK AREA WILL BE CONVERTED TO A NEW LAUNDRY AND TURNOUT AREA. THE EXISTING KITCHEN TO BE REMODELED AND RENOVATED TO ADD ADDITIONAL APPLIANCES AND CABINETRY. TO THE SOUTH OF THE BUILDING, A NEW CONCRETE PATIO AREA IS PROPOSED. A NEW SPRINKLER SYSTEM IS TO BE PROVIDED.	062-091-036	IS-Fire/Police	07/01/2025 - 07/31/2025
CMO25-0006	Referrals Sent	Certificate of Modification	07/09/2025	8993 Chalk Hill Rd Windsor [WIN]	Certificate of Modification to modify two existing building envelopes on Lot 12 of Parcel Map MJS03-0008, Book 774, Pages 33-41 of Sonoma County Records. The subject parcel is under a Williamson Act Contract.	079-300-014	Major	07/01/2025 - 07/31/2025
CMO25-0007	Referrals Sent	Certificate of Modification	07/17/2025	1776 Sanders Rd Twin Hills [TWI]	Certificate of Modification to modify an existing building setback line on Lot 1 of Parcel Map No. 4765, Book 2855, Page 599 of Sonoma County Records.	076-091-019	Minor	07/01/2025 - 07/31/2025

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CPH25-0009	Application Accepted	Coastal Permit - With Hearing	07/23/2025	23330 Hwy 1 Timber Cove [TIM]	Coastal Permit with hearing for a 30 module ground-mounted solar array on a 1.80-acre parcel.	109-050-023	RS-Single Family Related	07/01/2025 - 07/31/2025
CPN25-0004	Referrals Sent	Coastal Permt - No Hearing	07/23/2025	22059 Rust Dr Timber Cove [TIM]	Coastal Permit with no hearing for an addition of a 165 sq ft sunroom and 80 sq ft deck to an existing single-family dwelling on a 1.35-acre parcel.	109-420-045	RS-Single Family Related	07/01/2025 - 07/31/2025
LIC25-0560	Incomplete	Vacation Rental License	07/02/2025	822 Adobe Canyon Rd Kenwood [KEN]	Vacation Rental License for Scott T. Allan and Ann M. LaFlamme, Trustees, or the Successor Trustee of the Scott and Ann Allan Trust, UTA dated April 4, 2016. Certified Property Manager: Lindsay Darrimon for Beaux Maison Sonoma, PMR22-0108, (707) 415-4015.	051-060-019		07/01/2025 - 07/31/2025
LIC25-0561	Active	Vacation Rental License	07/02/2025	2427 Mill Creek Rd Healdsburg [HEA]	Vacation Rental License for Tracey M. Schlarb and Jeffrey W. Schlarb, Trustees of The Schlarb Family Trust dated December 17, 2008 Certified Property Manager: Harmanpreet Nagi for VINIFERA HOMES, PMR24-0127, 707-503-0563	110-050-040		07/01/2025 - 07/31/2025
LIC25-0562	Active	Vacation Rental License	07/06/2025	1981 Westshore Rd Bodega Bay [BBY]	Vacation Rental License for Kellie Melissa Womack and Jason G. Womack, wife and husband as community property with right of survivorship. Certified Property Manager: Kellie Womack, PMR22-0110, (408) 666-1916.	100-030-051		07/01/2025 - 07/31/2025
LIC25-0563	Incomplete	Vacation Rental License	07/06/2025	9724 Green Valley Rd Graton [GRA]	Vacation Rental License for Larisa Rapoport and Ian Boris Druch, Trustees of the Larisa Rapoport and Ian Druch 2012 Living Trust, dated 2/28/2012. Certified Property Manager: Ian Druch, PMR25-0173, (415) 508-7580.	104-040-024		07/01/2025 - 07/31/2025
LIC25-0564	Application Accepted	Vacation Rental License	07/08/2025	10593 Hwy 1 Jenner [JEN]	Vacation Rental License for Bryan R. Hawken and Erin L. Hawken, Trustees of the Hawken Revocable Trust Certified Property Manager: Megan Perkins, PMR17-0379, 707-869-9030	099-140-044		07/01/2025 - 07/31/2025
LIC25-0565	Incomplete	Vacation Rental License	07/10/2025	42177 Leeward Rd Sea Ranch [SEA]	Vacation Rental License for William R. Stephens and Constance C. Stephens, as Trustees, and to any Successor Trustee(s), under the terms of the William R. Stephens and Constance C. Stephens 2008 Revocable Trust, created August 21, 2008, and any amendments thereto. Certified Property Manager: Kara Zitani for Sea Ranch Escapes, PMR24-0360, (707) 785-2426.	156-570-035		07/01/2025 - 07/31/2025
LIC25-0566	Paid	Vacation Rental License	07/10/2025	123 Nolan Ct Forestville [FOR]	Vacation Rental License for Folklore Industries & Holdings, LLC, a California limited liability company Certified Property Manager: Erin Brock, PMR24-0292, 707-478-3298	083-130-078		07/01/2025 - 07/31/2025
LIC25-0567	Incomplete	Vacation Rental License	07/13/2025	10804 Hereford Dr Jenner [JEN]	Vacation Rental License for Lily Ruiz, as Trustee of the Lily Ruiz Living Trust, U/A dated October 14, 2022 Certified Property Manager: Lily Ruiz, PMR25-0014, 510-910-6494	099-132-009		07/01/2025 - 07/31/2025
LIC25-0568	Paid	Vacation Rental License	07/14/2025	10750 Green Valley Rd Graton [GRA]	Vacation Rental License for Chad Seeger and Jennifer Chung Seeger, husband and wife as community property with right of survivorship Certified Property Manager: Randy Knight for KVR Management, PMR18-0199, 707-396-7766	104-140-040		07/01/2025 - 07/31/2025

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LIC25-0569	Application Accepted	Vacation Rental License	07/14/2025	7293 Occidental Rd Graton [GRA]	Vacation Rental License for Shivank Gupta and Kyle J. Menze, husband and wife as community property with right survivorship Certified Property Manager: Randy Knight for KVR Management, PMR18-0199, 707-396-7766	060-430-006		07/01/2025 - 07/31/2025
LIC25-0570	Application Accepted	Vacation Rental License	07/15/2025	14275 Highland Ave Guerneville [GUE]	Vacation Rental License for Aviva Kanott, an unmarried woman, as to an undivided 50% interest and David J. Gorman, an unmarried man, as to an undivided 50% interest, as tenants in common Certified Property Manager: Megan Perkins, PMR17-0379, 707-869-9030	070-080-084		07/01/2025 - 07/31/2025
LIC25-0571	Active	Vacation Rental License	07/18/2025	10651 Willig Dr Jenner [JEN]	Vacation Rental License for Salvador H. Borges and Sally R. Borges, Co-Trustees, Borges Family Trust established May 5, 2016. Certified Property Manager: Salvador Borges, PMR24-0290, (530) 574-7494.	099-132-020		07/01/2025 - 07/31/2025
LIC25-0573	Active	Vacation Rental License	07/18/2025	4981 Conch Ave Bodega Bay [BBY]	Vacation Rental License for Ramin Mirjalili, a married man as his sole and separate property Certified Property Manager: Narjessadat Mirrahiimi, PMR25-0180, (404) 606-3094.	101-060-020		07/01/2025 - 07/31/2025
LIC25-0574	Application Accepted	Vacation Rental License	07/21/2025	25547 Freezeout Rd Monte Rio [MRO]	Vacation Rental License for Lee Mokri and Megan Mokri, husband and wife as joint tenants Certified Property Manager: PMR # STILL PENDING	096-120-019		07/01/2025 - 07/31/2025
LIC25-0575	Active	Vacation Rental License	07/21/2025	26690 Hwy 116 Monte Rio [MRO]	Vacation Rental License for Steven B. Hansen and Shannon M. Hansen, husband and wife as community property with right of survivorship. Certified Property Manager: Rachel Dropp, PMR19-0110, (707) 536-1554.	096-090-031		07/01/2025 - 07/31/2025
LIC25-0576	Complete for Processing	Vacation Rental License	07/21/2025	10802 Hereford Dr Jenner [JEN]	Vacation Rental License for Brian William Kassis and Kari Ann Kuhlman-Kassis Family, Co-Trustees of The Kassis Family Trust dated September 7, 1990. Certified Property Manager: Mackenzie Kassis, PMR25-0200, (916) 539-0072.	099-132-012		07/01/2025 - 07/31/2025
LIC25-0577	Active	Vacation Rental License	07/21/2025	1389 Canyon Rd Geyserville [GEY]	Vacation Rental License for Chisoo S. Lyons and Norman F Lyons, as Trustees of The Lyons Revocable Trust dated October 12, 1998, Amended on May 2, 2012. Certified Property Manager: Shante Saharan for Birdsong Property Management, PMR21-0079, (707) 321-2941.	139-200-030		07/01/2025 - 07/31/2025
LIC25-0580	Paid	Vacation Rental License	07/22/2025	8909 Mill Creek Rd Healdsburg [HEA]	Vacation Rental License for Max Ramundo a single person and David Martin a single person, as joint tenants Certified Property Manager: Max Ramundo, PMR25-0190, 510-240-0626	111-090-019		07/01/2025 - 07/31/2025
LIC25-0581	Application Accepted	Vacation Rental License	07/23/2025	4314 Sonoma Mountain Rd Bennett Valley [BEN]	Vacation Rental License for Julie Saba, or her successor(s), as Trustee of the Julie Saba Trust dated April 12, 2024, as to an undivided one-half (1/2) interest, and Babak Oskouian, an unmarried man as to an undivided one-half (1/2) interest, as tenants in common Certified Property Manager: Alexandra Caceres, PMR18-0279, 707-293-3417	049-071-025		07/01/2025 - 07/31/2025

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LIC25-0582	Active	Vacation Rental License	07/24/2025	20995 Broadway Sonoma [SON]	Vacation Rental License for David M. deWilde and Katherine August-deWilde, trustees of the deWilde Family Trust dated u/a/d 6/21/1990. Certified Property Manager: Liza Graves for Beautiful Places, PMR18-0029, 707-996-0266.	128-341-025		07/01/2025 - 07/31/2025
LIC25-0583	Started	Vacation Rental License	07/27/2025	16790 Taylor Ln Occidental [OCC]		073-250-046		07/01/2025 - 07/31/2025
LIC25-0584	Paid	Vacation Rental License	07/28/2025	248 Whalebone Reach Sea Ranch [SEA]	Vacation Rental License for Radha Seshagiri and Anamd P. Chokkalingam, Trustees of the Radha Seshagiri and Anamd P. Chokkalinga Living Trust dated May 5, 2021, and any amendments thereto Certified Property Manager: Radha Seshagiri, PMR25-0191, 510-550-5513	156-210-022		07/01/2025 - 07/31/2025
LIC25-0585	Paid	Vacation Rental License	07/30/2025	150 White Fir Wood Sea Ranch [SEA]	Vacation Rental License for The Cari Lynn Cadwell-Faso Revocable 2011 Trust, Cari L. Cadwell-Faso, Trustee Certified Property Manager: Cari Cadwell-Faso, PMR25-0201, 510-410-0517	155-510-008		07/01/2025 - 07/31/2025
LIC25-0586	Paid	Vacation Rental License	07/30/2025	3900 Franz Valley Rd Mark West Springs [MWS]	Vacation Rental License for John P. Gillaspy and Poppy Keller, husband and wife as community property with right of survivorship Certified Property Manager: Poppy Keller, PMR24-0015, 707-543-6100	028-040-021		07/01/2025 - 07/31/2025
LIC25-0587	Paid	Vacation Rental License	07/30/2025	160 Starboard Ct Bodega Bay [BBY]	Vacation Rental License for Michael Scott Flynn and June Manya Lugovoy, as Trustees of the Flynn/Lugovoy Family Trust November 16, 2001 Certified Property Manager: Juli Choden, PMR21-0084, 707-888-1609	100-281-009		07/01/2025 - 07/31/2025
LIC25-0588	Paid	Vacation Rental License	07/31/2025	1682 Ridge Rd Sonoma [SON]	Vacation Rental License for Aliisa R. Rosenthal and Samuel H. Hodges, as Trustees of the Hodges Family Trust dated September 28, 2016 Certified Property Manager: Ciji Johnson, PMR18-0206, 707-484-2752	127-351-001		07/01/2025 - 07/31/2025
LLA25-0017	Referrals Sent	Lot Line Adjustment	07/02/2025	655 Kenilworth Ave Kenwood [KEN]	Lot Line Adjustment between two parcels of 3.151 acres and 18.625 acres in size resulting in two parcels of 4.138 acres and 17.638 acres in size.	050-191-002	Minor	07/01/2025 - 07/31/2025
LLA25-0017	Referrals Sent	Lot Line Adjustment	07/02/2025	655 Kenilworth Ave Kenwood [KEN]	Lot Line Adjustment between two parcels of 3.151 acres and 18.625 acres in size resulting in two parcels of 4.138 acres and 17.638 acres in size.	050-191-001	Minor	07/01/2025 - 07/31/2025
LLA25-0018	Referrals Sent	Lot Line Adjustment	07/02/2025	12001 Franz Valley Rd Mark West Springs [MWS]	Lot Line Adjustment between two ACC parcels (see PLP97-0088) of 112.4 acres and 5.4 acres in size resulting in two parcels of 64.4 acres and 53.4 acres in size.	120-110-015	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-250-029	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-250-028	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-250-024	Minor	07/01/2025 - 07/31/2025

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LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-250-023	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-250-022	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-170-026	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-170-023	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-170-017	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-170-016	Minor	07/01/2025 - 07/31/2025
LLA25-0019	Referrals Sent	Lot Line Adjustment	07/02/2025	10745 Hwy 12 Kenwood [KEN]	Lot Line Adjustment between four parcels subject to Williamson Act Contracts of 176.04 acres, 679.43 acres, 36.28 acres, and 87.03 acres in size resulting in four parcels of 633.69 acres, 113.33 acres, 112.95 acres, and 118.81 acres in size.	051-160-039	Minor	07/01/2025 - 07/31/2025
LLA25-0020	Referrals Sent	Lot Line Adjustment	07/03/2025	17700 Carriger Rd Sonoma [SON]	Lot Line Adjustment between two parcels of 22.62 acres and 65.93 acres in size resulting in two parcels of 17.16 acres and 71.39 acres in size.	133-020-059	Minor	07/01/2025 - 07/31/2025
LLA25-0020	Referrals Sent	Lot Line Adjustment	07/03/2025	17700 Carriger Rd Sonoma [SON]	Lot Line Adjustment between two parcels of 22.62 acres and 65.93 acres in size resulting in two parcels of 17.16 acres and 71.39 acres in size.	133-020-058	Minor	07/01/2025 - 07/31/2025
PLP25-0014	Started	Planning Project	07/08/2025	11587 Brooks Rd Windsor [WIN]	SEE AGP25-0005, AGP25-0006, and AGP25-0007	086-190-003	AGWR-Land Contract REPLACEMENT	07/01/2025 - 07/31/2025
PLP25-0015	Paid	Planning Project	07/11/2025	4700 Bennett Valley Rd Bennett Valley [BEN]	Minor Subdivision with Use Permit creating four separate parcels on 50.99 acres, including three new parcels for single-family development potential on 11.51 (Lot 1) acres, 10.00 (Lot 2) acres, and 19.47 (Lot 3) acres, one designated remainder parcel for continued residential use on 10.00 (Remainder) acres, and type conversion (removal) with required replacement of 1.45 acres of Oak Woodland habitat, located at 4700 Bennett Valley, Santa Rosa; APN 049-170-037; Supervisorial District 1. This parcel is zoned DA B6 10/5 (Diverse Agriculture, 10-acre density, 5-acre min. lot size), G (Geological Hazard), OAK (Oak Woodland) and SR (Scenic Resource, Landscape Unit)	049-170-037	RS-Single Family Related	07/01/2025 - 07/31/2025
THR25-0013	Paid	Transient Rentals - Hosted	07/27/2025	2383 Hwy 116 S Sebastopol [SEB]	Zoning Permit for Hosted Rental within one bedroom of the primary residence on a 0.14-acre parcel.	063-160-010	TR-Hosted Rental	07/01/2025 - 07/31/2025

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TVR25-0143	Done	Transient Rentals - Vacation	07/01/2025	39174 Pacific Reach Sea Ranch [SEA]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 0.39-acre parcel.	156-200-001	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0144	Incomplete	Transient Rentals - Vacation	07/02/2025	7293 Occidental Rd Graton [GRA]	Zoning Permit for 3-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 8 people on a 4.02-acre parcel.	060-430-006	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0145	Done	Transient Rentals - Vacation	07/04/2025	248 Whale Bone Reach Sea Ranch [SEA]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 0.48-acre parcel.	156-210-022	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0147	Done	Transient Rentals - Vacation	07/07/2025	4981 Conch Ave Bodega Bay [BBY]	Zoning Permit for 1-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 4 people on a 0.30-acre parcel.	101-060-020	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0148	Paid	Transient Rentals - Vacation	07/07/2025	9724 Green Valley Rd Graton [GRA]	Zoning Permit for 4-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 10 people on a 2.2-acre parcel.	104-040-024	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0149	Submitted	Transient Rentals - Vacation	07/09/2025	21994 Timber Cove Rd Timber Cove [TIM]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 0.80-acre parcel.	109-430-023	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0150	Done	Transient Rentals - Vacation	07/09/2025	8095 Hwy 12 Kenwood [KEN]	Zoning Permit for 3-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 8 people on a 2.05-acre parcel.	051-030-009	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0151	Paid	Transient Rentals - Vacation	07/11/2025	6480 Eagle Ridge Rd Penngrove [PEN]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 28.32-acre parcel.	136-201-004	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0152	Cap Area Waiting List	Transient Rentals - Vacation	07/12/2025	21920 Russian River Ave Monte Rio [MRO]	Zoning Permit for 2-bedroom Vacation Rental in an existing single family residence with a maximum overnight occupancy of 6 people on a 0.72-acre parcel. (TERRACES/VILLA GRANDE 5% CAP AREA)	095-041-023	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0153	Done	Transient Rentals - Vacation	07/13/2025	15300 Ida Clayton Rd Geyserville [GEY]	Zoning Permit for 4-Bedroom Vacation Rental in a single-family dwelling and guest house with maximum overnight occupancy of 10 people on a 38.96-acre parcel.	132-240-026	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0154	Paid	Transient Rentals - Vacation	07/22/2025	10802 Hereford Dr Jenner [JEN]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 0.20-acre parcel.	099-132-012	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0155	Paid	Transient Rentals - Vacation	07/22/2025	2403 Warm Springs Rd Glen Ellen [GLE]	Zoning Permit for 3-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 8 people on a 0.50-acre parcel.	053-180-048	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0156	Paid	Transient Rentals - Vacation	07/24/2025	36920 Green Cove Dr Sea Ranch [SEA]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 0.46-acre parcel.	156-090-017	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0157	Paid	Transient Rentals - Vacation	07/24/2025	150 White Fir Wood Sea Ranch [SEA]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 0.08-acre parcel.	155-510-008	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0158	Paid	Transient Rentals - Vacation	07/26/2025	20754 Heron Dr Bodega Bay [BBY]	Zoning Permit for 3-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 8 people on a 0.14-acre parcel.	100-310-032	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0159	Paid	Transient Rentals - Vacation	07/28/2025	39462 Leeward Rd Sea Ranch [SEA]	Zoning Permit for 2-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 6 people on a 0.36-acre parcel.	156-270-008	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0160	Started	Transient Rentals - Vacation	07/28/2025	5819 Blank Rd Sebastopol [SEB]	Zoning Permit for -Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of people on a acre parcel	025-080-038	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0161	Paid	Transient Rentals - Vacation	07/28/2025	21002 Heron Dr Bodega Bay [BBY]	Zoning Permit for 3-Bedroom Vacation Rental in a single-family dwelling with maximum occupancy of 8 people on a 0.13-acre parcel.	100-242-031	CM-Vacation Rental	07/01/2025 - 07/31/2025
TVR25-0162	Paid	Transient Rentals - Vacation	07/29/2025	1130 Windy Ln Bodega Bay [BBY]	Zoning Permit for 3-Bedroom Vacation Rental in a single-family dwelling with maximum overnight occupancy of 8 people on a 0.56-acre parcel.	100-096-007	CM-Vacation Rental	07/01/2025 - 07/31/2025
UPC25-0003	Referrals Sent	Cannabis Use Permit	07/14/2025	2515 Hwy 116 S Sebastopol [SEB]	Request for Use Permit for 1 acre (43,560 square feet) of outdoor cannabis cultivation. This permit would consolidate four 10,000 square foot (40,000 square feet total) outdoor sites operating under zoning permits (APC21-0033, APC21-0035, APC21-0036, and APC21-0045) into a single one-acre operation. No construction or alterations to the site are proposed. Deliveries and shipping limited to 8:00am to 5:00pm Monday through Friday.	063-150-024		07/01/2025 - 07/31/2025
UPE25-0041	Application Accepted	Use Permit	07/03/2025	1820 Los Alamos Rd Kenwood [KEN]	Use Permit for the construction of a new driveway and a bridge crossing over Weeks Creek within the Riparian Corridor. The project includes retaining walls related to the bridge construction and does not propose the removal of any trees.	028-160-009	MS-Biotic Resource/Riparian Corridor	07/01/2025 - 07/31/2025

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UPE25-0043	Application Accepted	Use Permit	07/24/2025	21656 Moscow Rd Monte Rio [MRO]	Use Permit to legalize an existing redwood fence approximately 7 ft in height within the front yard setback on a 0.07-acre parcel. Related to VPL25-0251.	095-091-024	RS-Single Family Related	07/01/2025 - 07/31/2025
VMG25-0014	Application Accepted	Voluntary Merger	07/07/2025	651 Airport Blvd Windsor [WIN]	Voluntary Merger of two parcels in preparation for sale of the property with conservation easement.	059-230-089		07/01/2025 - 07/31/2025
VMG25-0014	Application Accepted	Voluntary Merger	07/07/2025	651 Airport Blvd Windsor [WIN]	Voluntary Merger of two parcels in preparation for sale of the property with conservation easement.	059-230-088		07/01/2025 - 07/31/2025
VMG25-0015	Complete For Processing	Voluntary Merger	07/11/2025	7760 Joyce Dr Graton [GRA]	VOLUNTARY MERGER OF THREE PARCELS	060-321-053		07/01/2025 - 07/31/2025
VMG25-0015	Complete For Processing	Voluntary Merger	07/11/2025	7760 Joyce Dr Graton [GRA]	VOLUNTARY MERGER OF THREE PARCELS	060-321-031		07/01/2025 - 07/31/2025
VMG25-0015	Complete For Processing	Voluntary Merger	07/11/2025	7760 Joyce Dr Graton [GRA]	VOLUNTARY MERGER OF THREE PARCELS	060-321-067		07/01/2025 - 07/31/2025
VMG25-0016	Complete For Processing	Voluntary Merger	07/18/2025	21898 West St Monte Rio [MRO]	VOLUNTARY MERGER OF TWO PARCELS	095-044-005		07/01/2025 - 07/31/2025
VMG25-0016	Complete For Processing	Voluntary Merger	07/18/2025	21898 West St Monte Rio [MRO]	VOLUNTARY MERGER OF TWO PARCELS	095-044-006		07/01/2025 - 07/31/2025
VMG25-0017	Complete For Processing	Voluntary Merger	07/21/2025	10791 Willig Dr Jenner [JEN]	VOLUNTARY MERGER OF THREE PARCELS	099-131-039		07/01/2025 - 07/31/2025
VMG25-0017	Complete For Processing	Voluntary Merger	07/21/2025	10791 Willig Dr Jenner [JEN]	VOLUNTARY MERGER OF THREE PARCELS	099-131-040		07/01/2025 - 07/31/2025
VMG25-0017	Complete For Processing	Voluntary Merger	07/21/2025	10791 Willig Dr Jenner [JEN]	VOLUNTARY MERGER OF THREE PARCELS	099-131-052		07/01/2025 - 07/31/2025
VMG25-0018	Paid	Voluntary Merger	07/22/2025	1706 Barlow Ln Twin Hills [TWI]	VOLUNTARY MERGER OF TWO PARCELS	061-040-026		07/01/2025 - 07/31/2025
VMG25-0018	Paid	Voluntary Merger	07/22/2025	1706 Barlow Ln Twin Hills [TWI]	VOLUNTARY MERGER OF TWO PARCELS	061-040-027		07/01/2025 - 07/31/2025
VMG25-0019	Complete For Processing	Voluntary Merger	07/24/2025	1940 W Dry Creek Rd Healdsburg [HEA]	VOLUNTARY MERGER OF THREE PARCELS	089-190-005		07/01/2025 - 07/31/2025
VMG25-0019	Complete For Processing	Voluntary Merger	07/24/2025	1940 W Dry Creek Rd Healdsburg [HEA]	VOLUNTARY MERGER OF THREE PARCELS	089-190-006		07/01/2025 - 07/31/2025
VMG25-0019	Complete For Processing	Voluntary Merger	07/24/2025	1940 W Dry Creek Rd Healdsburg [HEA]	VOLUNTARY MERGER OF THREE PARCELS	089-190-007		07/01/2025 - 07/31/2025
WRM25-0014	Active	Water Resource Monitoring	07/01/2025	12283 Old Redwood Hwy Windsor [WIN]	Request for Use permit and Design Review for a 31,562 square foot winery facility with a 65,000 case maximum annual production, public wine tasting and food pairing 7 days a week, and 24 annual agricultural promotional events for up to 300 guests each, on a 40.51 acre parcel under a Williamson Land Act Type I Contract and within a Scenic Landscape Unit in Windsor.	086-120-030		07/01/2025 - 07/31/2025
WRM25-0015	On Hold	Water Resource Monitoring	07/01/2025	3367 Stony Point Rd Bellevue [BEL]	Request for a Use Permit to allow for a 3-phase, 10.33 acre cemetery in Agricultural and Residential zoning on 21 are parcel. Phase I includes demolition of an existing barn and garage; construction of a 960 square foot refrigeration building and a 960 square foot equipment storage building; construction of an access road between planned monument area and Stony Point Rd.; and 2.46 acres of cemetery burial area. Phase II construct memorial plaza and an additional 5.3 acres of cemetery burial area. Phase III includes an additional 2.31 acres of cemetery area.	134-082-055		07/01/2025 - 07/31/2025

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File #	Status	App Type	Started	Address	Description	Parcel	Sub Type	Date Range
WRM25-0016	Active	Water Resource Monitoring	07/02/2025	4007 Spring Mountain Rd Rincon Valley [RIN]	Request for use permit for a winery with 24,000 gallons production capacity in a 3,600 square foot building with a 2,800 square foot building for barrel storage, 20 visitors per day tasting/tours, and 6 events per year with a maximum of 25 attendees, and one annual harvest event with maximum 100 attendees on a 112 acre parcel.	028-270-050		07/01/2025 - 07/31/2025
WRM25-0017	Active	Water Resource Monitoring	07/02/2025	24035 Chianti Rd Cloverdale [CLO]	Request for a Planning Project for a Use Permit and Design Review for Permit for converting the existing Seghesio family homestead to a standalone wine tasting facility offering food and wine pairings and retail sales for up to 96 guests daily (by appointment only), during the hours of 10AM to 5PM seven days a week, and hosting 18 agricultural promotional events per year on a 28.5 acre parcel. Phase I converts an existing garage and shed to a hospitality suite providing wine tasting. Phase II converts an old winery building to a reserve tasting room. Phase III converts an existing residence to a wine tasting facility with three private tasting rooms and a kitchen for food and wine pairing. Request for a one-year extension paid on 6/23/2023. New PLP18-0004 expiration date is 10/22/2024.	118-090-013		07/01/2025 - 07/31/2025
WRM25-0018	Active	Water Resource Monitoring	07/02/2025	9711 W Dry Creek Rd Geyserville [GEY]	Request for Use Permit modification to clarify the events at the Bella Vineyards and Wine Caves. The agricultural promotional events include six per year with a maximum of 100 guests per event and participation in up to five industry-wide events for a total of 10 event days per year (the Barrel Tasting event is not requested), and a maximum of two catered luncheons or dinners per month with up to 35 guests maximum for distributors, wine club members, VIP customers, or business meetings on 98.74 acres. There are no changes to the winery's annual 15,000 case production capacity, the public tasting room, and retails sales approved under UPE99-0088).	139-140-029		07/01/2025 - 07/31/2025
ZPE25-0126	Started	Zoning Permit	07/01/2025	3780 Wallace Creek Rd Healdsburg [HEA]	Riparian Corridor Zoning Permit	110-260-038		07/01/2025 - 07/31/2025
ZPE25-0127	Referrals Sent	Zoning Permit	07/02/2025	12841 Hwy 12 Glen Ellen [GLE]	Special Event Zoning Permit to host Sonoma Botanical Garden's Garden Gala on October 4, 2025 from 5:00pm-9:00pm with an expected guest count of 150. Proposal includes food, alcohol, and amplified music. Accela property record is under APN 053-120-018, current APN is 053-120-078.	053-120-018	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0128	Started	Zoning Permit	07/05/2025	22585 Broadway Sonoma [SON]	Riparian Corridor Permit	128-421-024		07/01/2025 - 07/31/2025
ZPE25-0129	Done	Zoning Permit	07/07/2025	451 Aviation Blvd Santa Rosa [SRO]	Zoning Permit for the removal of one dead valley oak tree. Pursuant to Sec. 26-88-015(B)(1)(iii), the removal of the tree is exempt from mitigation requirements, as the application included a written determination by a certified arborist that concludes the tree removal is necessary to protect life or property from the threat of harm caused by the tree.	059-350-098	IN-Miscellaneous/GPA/ZC	07/01/2025 - 07/31/2025
ZPE25-0130	Started	Zoning Permit	07/08/2025	4490 Old Redwood Hwy Windsor [WIN]	Generalized Zoning Permit	058-050-042		07/01/2025 - 07/31/2025
ZPE25-0131	Paid	Zoning Permit	07/10/2025	11600 Dunbar Rd Glen Ellen [GLE]	Zoning Permit to legalize an existing 2,009 sq ft accessory building within the 50 ft Riparian Corridor setback on a 23.40-acre parcel. Related to BLD25-1360 and VBU17-0201.	053-140-057	MS-Biotic Resource/Riparian Corridor	07/01/2025 - 07/31/2025
ZPE25-0132	Started	Zoning Permit	07/12/2025	965 Laurel Ave Agua Caliente [AGU]	Legal Non-Conforming Determination	052-344-025	MS-Non Conforming Determination	07/01/2025 - 07/31/2025

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ZPE25-0134	Done	Zoning Permit	07/15/2025	250 E Agua Caliente Rd Agua Caliente [AGU]	Zoning Permit to waive covered parking related to BLD24-7132 and BLD24-7110. Existing nonconforming parking structure will be removed and parking will be screened with vegetation from either side to reduce visual impacts.	056-172-012	RS-Single Family Related	07/01/2025 - 07/31/2025
ZPE25-0135	Started	Zoning Permit	07/16/2025	Twin Hills [TWI]	Zoning Permit to allow the conversion of less than 0.5 acres of designated Oak Woodland Habitat for the construction of a future single family dwelling.	076-080-022	RS-Single Family Related	07/01/2025 - 07/31/2025
ZPE25-0136	Application Accepted	Zoning Permit	07/16/2025	16251 Main St Guerneville [GUE]	Special Event Zoning Permit for the Russian River Pride Festival and Parade on September 20, 2025 from 12:00 pm to 4:00 pm. Proposal includes food, alcohol, amplified music, crowd control, road closures, an an expected guest count of 1,000 to 5,000 people. Music and stages will be set up on the .08 acre parcel and food venders will be located at Guerneville Plaza.	070-040-013	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0137	Paid	Zoning Permit	07/17/2025	26400 Dutcher Creek Rd Cloverdale [CLO]	Special Event Zoning Permit for seven aid stations for the Cloverdale Kiwanis Vineyard Races on October 19, 2025 from 7:30am to 2:00pm with approximately 400 participants. Aid stations will include food, water, portable toilets, and first-aid supplies.	118-030-016	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0137	Paid	Zoning Permit	07/17/2025	26400 Dutcher Creek Rd Cloverdale [CLO]	Special Event Zoning Permit for seven aid stations for the Cloverdale Kiwanis Vineyard Races on October 19, 2025 from 7:30am to 2:00pm with approximately 400 participants. Aid stations will include food, water, portable toilets, and first-aid supplies.	118-050-010	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0137	Paid	Zoning Permit	07/17/2025	26400 Dutcher Creek Rd Cloverdale [CLO]	Special Event Zoning Permit for seven aid stations for the Cloverdale Kiwanis Vineyard Races on October 19, 2025 from 7:30am to 2:00pm with approximately 400 participants. Aid stations will include food, water, portable toilets, and first-aid supplies.	118-050-013	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0137	Paid	Zoning Permit	07/17/2025	26400 Dutcher Creek Rd Cloverdale [CLO]	Special Event Zoning Permit for seven aid stations for the Cloverdale Kiwanis Vineyard Races on October 19, 2025 from 7:30am to 2:00pm with approximately 400 participants. Aid stations will include food, water, portable toilets, and first-aid supplies.	118-070-013	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0137	Paid	Zoning Permit	07/17/2025	26400 Dutcher Creek Rd Cloverdale [CLO]	Special Event Zoning Permit for seven aid stations for the Cloverdale Kiwanis Vineyard Races on October 19, 2025 from 7:30am to 2:00pm with approximately 400 participants. Aid stations will include food, water, portable toilets, and first-aid supplies.	118-110-016	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0138	Done	Zoning Permit	07/21/2025	8041 Speer Ranch Rd Forestville [FOR]	ZONING PERMIT TO WAIVE THE COVERED PARKING REQUIREMENT IN THE R1 ZONING DISTRICT TO ALLOW FOR NEW PRIMARY RESIDENCE ON PORTION OF A 0.22-ACRE PARCEL. UNCOVERED PARKING SPACE WILL BE PARTIALLY SCREENED BY EXISTING AND NEW STRUCTURES, OUTSIDE OF THE FRONT YARD SETBACK, AND PARTIALLY VISIBLE TO PUBLIC ROAD	083-110-061	RS-Single Family Related	07/01/2025 - 07/31/2025
ZPE25-0139	Done	Zoning Permit	07/23/2025	13022 Henno Rd Glen Ellen [GLE]	ZONING PERMIT TO WAIVE THE COVERED PARKING REQUIREMENT IN THE RRD ZONING DISTRICT TO ALLOW FOR REPLACEMENT PRIMARY RESIDENCE ON PORTION OF A 3.0-ACRE PARCEL. UNCOVERED PARKING SPACE WILL BE SCREENED BY EXISTING VEGETATION AND TOPOGRAPHY, OUTSIDE OF THE FRONT YARD SETBACK, AND NOT VISIBLE TO PUBLIC ROAD	053-120-043	RS-Single Family Related	07/01/2025 - 07/31/2025
ZPE25-0141	Paid	Zoning Permit	07/24/2025	1791 Olivet Rd Santa Rosa [SRO]	Special Event Zoning Permit for one aid station located at DeLoach Vineyards for the 2025 Santa Rosa Marathon on August 24, 2025 from 6:00am-12:00pm with approximately 1,500 participants.	057-022-017	MS-Special Events	07/01/2025 - 07/31/2025
ZPE25-0143	Paid	Zoning Permit	07/29/2025	5060 Warm Springs Rd Glen Ellen [GLE]	Zoning Permit granting Riparian Corridor setback exemption to permit a new 3816 sq ft single family residence and pool within the 50 foot riparian setback pursuant to Zoning Section 26-65-030.A(4),as the parcel has been previously developed and the affected area has no substantial value for riparian functions.	054-310-026	MS-Biotic Resource/Ripari an Corridor	07/01/2025 - 07/31/2025

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ZPE25-0144	Paid	Zoning Permit	07/29/2025	23150 Dutcher Creek Rd Geyserville [GEY]	Zoning Permit for replacement bridge over Dutcher Creek located in the 50 foot Riparian Corridor setback. Project includes demolition of existing bridge and removal of related debris.	139-130-039	MS-Biotic Resource/Riparian Corridor	07/01/2025 - 07/31/2025