

## AGENDA

### Healdsburg Planning Commission Meeting

April 12, 2022 6:00 PM  
401 Grove Street, Healdsburg CA  
City Hall - City Council Chamber

### CORONAVIRUS (COVID-19) ADVISORY NOTICE

Consistent with Government Code section 54953(e), Planning Commission Members will be participating in this meeting either via Zoom Webinar or in person, socially distanced, masks optional, in the Council Chamber at 401 Grove Street.

#### How to Observe the Meetings

To maximize public safety while maintaining transparency and public access, the Healdsburg Planning Commission will be using Zoom Webinar service to allow remote participation. Members of the public who only wish to watch the meeting live or recorded can do so by using the link <http://healdsburgca.iqm2.com/Citizens/default.aspx>.

#### To Watch the Meeting and Submit Public Comment as Part of the Zoom Webinar:

##### To join by computer, tablet, or mobile device:

1. Go to <https://zoom.us/join> and type in the Webinar ID: **822 1535 5903** or follow this link: <https://cityofhealdsburg-org.zoom.us/j/82215355903> (Pre-registration for the meeting is not required.)
2. Fill in your full name, verify you are not a robot (if required), and click “Join”.
3. If the meeting host has started the Webinar, you should join automatically. If the meeting host has not started the Webinar, remain in the Webinar and it will start shortly.

##### To join by phone:

1. Dial 669-900-9128 or 253-215-8782 or 346-248-7799.
2. Enter the meeting ID: **822 1535 5903** and press # #.
3. If the meeting host has started the meeting, you should join automatically. If the meeting host has not started the meeting, remain in the meeting and it will start shortly.

#### To Submit Public Comment

By computer, tablet, or mobile device:

1. In the bottom center of the screen is a hand icon, click on “Raise Hand”. The hand icon will place you in line to speak.
2. When it is your turn to comment, the meeting moderator will call upon you to comment. State your first name, last name, address, and comment. Each speaker will be given no more than three (3) minutes to make your comment.
3. When you are done commenting, please remember to lower hand.

By phone:

1. Press \*9 to raise your hand.
2. When it is your turn to comment, the meeting moderator will call the last four digits of your phone number. Press \*6 to speak at that time. State your first name, last name, address, and comment. Each speaker will be given no more than three (3) minutes to make your comment.
3. At the conclusion of your comments or when three minutes has passed, the meeting host will remove your ability to talk.

**Americans with Disabilities Act Accommodations**

Any member of the public who needs accommodations should email staff at [ssumpter@healdsburg.gov](mailto:ssumpter@healdsburg.gov) or by calling 707-431-3346. Staff will use their best efforts to provide reasonable accommodations to provide as much accessibility as possible while also maintaining public safety in accordance with the city procedure for resolving reasonable accommodation requests. All reasonable accommodations offered will be listed on the city website at <https://www.ci.healdsburg.ca.us/406/ada---public-accessibility> .

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1. **ROLL CALL**
2. **ADMINISTRATIVE ACTIONS**
  - A. Approval of Agenda for April 12, 2022
  - B. Approval of Minutes for February 23, 2022
  - C. Acceptance of Communications and Correspondence
    - Growth Management Allocation Annual Report
    - General Plan Annual Report
    - Housing Element Annual Progress Report
  - D. Declarations of Conflicts of Interest
  - E. Disclosures of Ex Parte Communications

### 3. PUBLIC COMMENTS

*This time is set aside to receive comments from the public regarding matters of general interest not on the agenda but related to Planning Commission business. Pursuant to the Brown Act, however, the Planning Commission cannot formally consider any issues or take action on any request during this comment period.*

### 4. PUBLIC HEARINGS

#### A. Item

**Description:** CUP 2016-07; CUP 2021-08; DR 2016-06; V 2017-01 - Verizon Telecommunications Facility

#### **Project**

**Description:** Major Conditional Use Permit, Minor Conditional Use Permit; Major Design Review and Major Variance applications for a new unmanned telecommunications facility on a city-owned parcel, adjacent to Tayman Park and the Healdsburg Golf Club. The project consists of a 76-foot-tall monopole tower supporting 9 wireless antenna panels, one microwave dish, and related equipment. The monopole would be designed to resemble a faux broadleaf tree, with 8-foot to 14-foot-long faux branches and leaf socks covering the antenna panels and dish. The pole would be painted brown.

**Location:** 923 S. Fitch Mountain Road, Healdsburg, CA APN: 002-361-003

**Applicant:** GTE Mobilnet dba as Verizon Wireless c/o Complete Wireless Consulting

#### **Environmental**

**Determination:** The project is categorically exempt pursuant to California Environmental Quality Act Guidelines Section 15303(c) New Construction or Conversion of Small Structures; and Section 15300.2 Exceptions. The Notice of Exemption can be viewed upon request of the City Planning Department at 431-3346.

### 5. COMMISSIONER AND SUBCOMMITTEE REPORTS

### 6. DIRECTOR'S REPORT

### 7. ADJOURNMENT

Posting: This agenda was posted on City bulletin boards and the City's website at least 72 hours prior to the meeting, in accordance with state law.

Availability of Written Materials: All written materials (e.g., staff reports, conditions, resolutions) prepared for items on this agenda are available for public review at least 72 hours prior to the meeting on the City's website at [www.ci.healdsburg.ca.us](http://www.ci.healdsburg.ca.us).

Appeals: Anyone that does not agree with the Commission's decision may appeal the decision to the City Council, provided that a written appeal is filed within ten (10) calendar days from the date of the Commission's action

Scott Duiven, Community Development Director, April 6, 2022

1. PC 20220412 - Agenda

Documents:

[PC\\_AGENDA\\_20220412.PDF](#)

2. PC 20220412 - Minutes 20220223 DRAFT

Documents:

[PC\\_MINUTES\\_20220223\\_DRAFT.PDF](#)

3. PC 20220412 - Correspondence Annual Reports

Documents:

[GMO ANNUAL REPORT MEMO TO PC.PDF](#)  
[GP ANNUAL REPORT MEMO TO PC.PDF](#)  
[HE ANNUAL REPORT MEMO TO PC.PDF](#)

4. PC 20220412 4A

Documents:

[4A - VERIZON PC STAFF REPORT\\_APRIL 12\\_03312022.PDF](#)  
[4A - ATTACHMENT 1\\_RESO.PDF](#)  
[4A - ATTACHMENT 2\\_APPLICANT STATEMENT.PDF](#)  
[4A - ATTACHMENT 3\\_PC\\_MINUTES\\_20201208\\_AND\\_20211214.PDF](#)  
[4A - ATTACHMENT 4-PUBLICCORRESPONDENCE.PDF](#)  
[4A - EXH A PLAN SET.PDF](#)  
[4A - EXH B PHOTO SIMS.PDF](#)  
[4A - EXH C EXAMPLES OF BROADLEAF TREES.PDF](#)  
[4A - EXH D EXAMPLES OF FENCES.PDF](#)  
[4A - EXH E NOTICE OF EXEMPTION ANALYSIS.PDF](#)  
[4A - EXH F RADIO FREQUENCY ANALYSIS.PDF](#)  
[4A - EXH G NOISE ANALYSIS.PDF](#)  
[4A - EXH H TREE ANALYSIS.PDF](#)  
[4A - EXH I FCC INFO.PDF](#)  
[4A - EXH J CTC TECHNICAL REVIEW.PDF](#)  
[4A - EXH J-1 VERIZON WIRELESS ALTERNATIVES ANALYSIS 02.07.22.PDF](#)  
[4A - EXH J-2 VERIZON WIRELESS RF ENGINEERS STATEMENT 01.31.22.PDF](#)