

BILL EMLN

Director

TERRY SCHMIDTBAUER

Assistant Director

MIKE YANKOVICH

Planning Services Manager

DEPARTMENT OF RESOURCE MANAGEMENT



**SOLANO
COUNTY**

675 Texas Street, Suite 5500

Fairfield, CA 94533-6342

(707) 784-6765

Fax (707) 784-4805

www.solanocounty.com

Planning Services Division

OFFICE OF THE ZONING ADMINISTRATOR

**Meeting of July 19, 2018 - 10:00 a.m.
held in the Office of Resource Management,
County Administration Center
675 Texas Street, Suite 5500, Fairfield, CA**

Attendance by the applicant or authorized representative may be necessary to enable a decision to be rendered. Any person adversely affected by a decision of the Zoning Administrator may file an appeal of the decision to the Planning Commission within ten days of the Zoning Administrator's action. The appeal must be filed with the Secretary to the Planning Commission and must state the reasons why the Zoning Administrator erred in the decision.

Any person wishing to review the application(s) and accompanying information may do so at the Solano County Department of Resource Management, Planning Division, 675 Texas Street, Suite 5500, Fairfield, CA

The County of Solano does not discriminate against persons with disabilities and is an accessible facility. If you wish to attend this meeting and you will require assistance in order to participate, please contact Kristine Sowards, Department of Resource Management at the address and phone number listed above at least 24 hours in advance of the event to make reasonable arrangements to ensure accessibility to this meeting.

- A G E N D A -

ADMINISTRATIVE APPROVALS

1. Compliance Review No. 1 of Use Permit No. U-12-04 of **Gli-Co Hay, Inc.** for the continued operation of an agricultural processing facility located at 7228 Tremont Road, Dixon, within the Exclusive Agricultural "A-40" Zoning District, APN's: 0110-170-080 and 070. (Project Planner: Travis Kroger)

PUBLIC HEARINGS

2. **PUBLIC HEARING** to consider Lot Line Adjustment Application No. LLA-18-02 (CC-18-02) of **Roger & Pamela Loar and David & Tara Dacus** to adjust two legal non-conforming parcels into one 4.19 acre parcel and one 5.91 acre parcel. The property is located at 4092 and 4094 Suisun Valley Road, Fairfield, within the Suisun Valley Agricultural "A-SV-20" Zoning District, APN's: 0027-200-060 & 230. The proposed lot line adjustment is a ministerial action and is therefore not subject to the provisions of the California Environmental Quality Act pursuant to CEQA Guidelines Section 21080(b)(1). (Project Planner: Nedzlene Ferrario) **Staff Recommendation:** Approval
3. **PUBLIC HEARING** to consider Minor Use Permit Application No. MU-18-01 of **Kelly McLean (Central Station)** to remodel an existing accessory structure for a business and professional office and Indoor merchandise showroom use. The property is located at 3625 Central Way south of the City of Fairfield in the Residential Traditional Community Mixed Use "RTC-MU" Zoning District, APN: 0044-080-030. The project qualifies for a Class I Categorical Exemption from the California Environmental Quality Act pursuant to CEQA Guidelines Section 15301, Existing Facilities. (Project Planner: Travis Kroger) **Staff Recommendation:** Approval

See reverse side.....

4. **PUBLIC HEARING** to consider Minor Subdivision Application No. MS-17-07 of **Shane Petersen and Marie Nguyen** to subdivide a 45.02 acre parcel into two lots of 20 and 25.02 acres. The property is located at 2252 Morrison Lane, 2.5 miles west of the City of Fairfield within the Suisun Valley Agriculture "A-SV-20" Zoning District, APN: 0153-140-190. The project qualifies for an Exemption from the California Environmental Quality Act pursuant to CEQA Guidelines Section 15061(b)(3), General Rule exemption. (Project Planner: Eric Wilberg) **Staff Recommendation:** Approval

5. **PUBLIC HEARING** to consider Minor Use Permit Application No. MU-17-04 of **Cool Patch Pumpkins** for a seasonal sales lot and related amusement and entertainment uses located at 6150 W. Dixon Ave, Dixon in an "A-40" Exclusive Agricultural District Zoning District. (APN's: 0109-030-050,120). The project qualifies for an Exemption from the California Environmental Quality Act pursuant to CEQA Guidelines Section 15061(b)(3), General Rule exemption. (Project Planner: Jim Leland). **Staff Recommendation:** Approval

ADJOURNMENT

Staff reports can be found at www.solanocounty.com under Departments, Resource Management, Boards and Commissions approximately one week prior to the hearing.