



THE CITY OF
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CALIFORNIA

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Mayor
Pat Eklund
Mayor Pro Tem
Denise Athas
Councilmembers
Pam Drew
Josh Fryday
Eric Lucan

Interim City Manager
Cathy Capriola

Planning Commission Meeting

Location: Novato City Hall, 901 Sherman Avenue

April 18, 2016

Present: Peter Tiernan, Chair
Susan Wernick, Vice Chair
Dan Dawson
Justin Derby
Curtis Havel
Robert Jordan
Jay Strauss

Absent:

Staff Present: Steve Marshall, Planning Manager
Matt Gilster, Planner II

CALL TO ORDER / PLEDGE OF ALLEGIANCE / ROLL CALL

APPROVAL OF FINAL AGENDA: M/s: Strauss/Dawson; Passed 7-0-0

PUBLIC COMMENT: None.

CONSENT CALENDAR: None.

CONTINUED ITEMS: None.

NEW ITEMS:

1. **[PACHECO RANCH WINERY](#)** (MG)
P2015-072; USE PERMIT
CEQA CATEGORICALLY EXEMPT: SECTIONS 15301 & 15311
APN 160-010-33; 235 ALAMEDA DEL PRADO

Consider a request for a use permit to allow Pacheco Ranch Winery to host a limited number of annual events of up to 250 people up to 11:00 p.m., including weddings, corporate retreats, private parties, and fundraisers.

Planner II Gilster presented the staff report.

The Planning Commission asked clarifying questions of Planner II Gilster.

Herb Rowland, applicant, described the background regarding the request for the use permit. He requested modification of condition of approval No. 7, addressing the placement of a barrier around an existing heritage size oak tree.

The public comment period was opened.

A member of the public voiced support for the proposed use permit.

The public comment period was closed.

M/s: Strauss/Dawson: Approve the Pacheco Ranch use permit subject to conditions of approval as amended; amend conditions of approval Nos. 4 and 7:

4. A maximum of (twelve) 12 weekend (Saturday and/or Sunday) and (five) 5 weekday events can be held within a 12 month period.
7. The existing heritage oak trees on site shall be protected by a ~~barrier (e.g., fence)~~ demarcation that encompasses the tree's drip line to prevent cars from parking under said trees. The details of the ~~barrier design~~ demarcation shall be submitted to the Community Development Director for review and approval. The approved ~~barrier~~ demarcation shall be installed prior to any special events, subject to confirmation by the Community Development Director.

Passed: 7-0-0

GENERAL BUSINESS: None.

UPCOMING AGENDAS AND QUORUMS: None.

ADJOURNMENT: Adjourned by the Chair at 7:45 PM.