



County of Sonoma  
Permit & Resource Management Department

## **Sonoma County Planning Commission Actions**

Permit Sonoma  
2550 Ventura Avenue, Santa Rosa, CA 95403  
(707) 565-1900 FAX (707) 565-1103

May 5, 2022  
Meeting No.: 22-09

### **Roll Call**

Commissioner District 1 Cornwall  
Commissioner District 2 Gilardi  
Commissioner District 4 McCaffery  
Commissioner District 5 Grady  
Commissioner District 3 Ocana, Chair

### **Staff Members**

Scott Orr, Deputy Director  
Gary Helfrich, Staff  
Chelsea Holup, Secretary  
Jennifer Klein, Chief Deputy County Counsel  
Sita Kuteira, County Counsel

## **Planning Commission Regular Calendar**

Item No.: 1  
Time: 1:05 pm  
File: ORD21-0005 Vacation Rental Ordinance  
Applicant: County of Sonoma  
Owner: N/A  
Cont. from: March 17, 2022  
Staff: Gary Helfrich  
Env. Doc: The Proposed Project will not have a significant effect on the environment and is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15061(b)(3) of the State CEQA guidelines.  
Proposal: Staff recommends an update to the County's Vacation Rental Ordinance. The update includes new program elements: Revision of Sonoma County Code Chapter 4 to establish a Vacation Rental License program, update to the existing Performance Standards, conversion of existing temporary caps and wildfire ban areas to permanent caps limiting vacation rentals to no more than 10% of single family residences within each area, and additions to existing Vacation Rental Exclusionary (X) Zone in Sonoma Valley.  
Location: Countywide  
APN: Various  
District: Countywide  
Zoning: All Residential, LEA, RRD, DA.  
**Action:** **Commissioner Cornwall** motioned to adopt resolution with two changes, one Cap be changed to 5%, and existing vacation rentals in coastal zone not be required to get a zoning permit. Seconded by **Commissioner Grady** and approved as a recommendation to the Board of Supervisors with a 4-0-1 vote.

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Appeal Deadline: Not Applicable

Resolution No.: 21-001

**Vote:**

Commissioner District 1 Cornwall	Aye
Commissioner District 2 Gilardi	Aye
Commissioner District 4 McCaffery	Aye
Commissioner District 5 Grady	Aye
Commissioner District 3 Ocana, Chair	Absent

Ayes: 4

Noes: 0

Absent: 1

Abstain: 0