



CITY OF PETALUMA, CALIFORNIA

SPECIAL MEETING OF THE PLANNING COMMISSION

City Hall Council Chamber

11 English Street

Petaluma, CA 94952

MINUTES

Tuesday, December 19, 2023

CALL TO ORDER - (6:00 PM)

ROLL CALL

PRESENT: Rick Whisman, Darren Racusen, Blake Hooper, Janice Cader Thompson, Jessica Mozes, Heidi Bauer

ABSENT: Roger McErlane

GENERAL PUBLIC COMMENT - (6:01 PM)

During **General Public Comment**, the public is invited to make comments on items of public interest that are within the Commission's subject matter jurisdiction and that are not listed on the current agenda. Public comments are limited to up to three minutes per person. Depending on the number of persons wishing to address the Commission, time will be allocated in equal shares totaling no more than twenty minutes, subject to the Commission's discretion (Cal. Gov't. Code §54954.3(a), Petaluma City Council Rules, Policies and Procedures, III).

Chair Hooper opened general public comment.

There were no general public comments.

Chair Hooper closed general public comment.

Chair Hooper closed the Meeting Item and continued with the agenda.

PRESENTATIONS - (6:01 PM)

Chair Hooper announced that there were no presentations during this meeting.

Chair Hooper Closed the Meeting Item and continued with the agenda.

APPROVAL OF MINUTES - (6:01 PM)

Chair Hooper announced that there were no meeting minutes to be approved during this meeting.

Chair Hooper Closed the Meeting Item and continued with the agenda.

PUBLIC HEARINGS AND MATTERS FOR CONSIDERATION - (6:02 PM)

2. Chair Hooper announced **Meeting Item 1 - Public Hearing** – Recommendation to the City of Petaluma Planning Commission to Conduct a Public Hearing to Review an Addendum to a Certified Final Environmental Impact Report (State Clearing House No.

2013062004) and Consider a Resolution Recommending Approval of Site Plan and Architectural Review and SmartCode Warrant Requests for Proposed Development of the Spirit Living Mixed Use Project Located at 500 Hopper Street; APN: 136-690-005; City Record No. PLSR 2023-006.

Chair Hooper announced this was a public hearing and called on Commissioners to disclose *ex parte* communications, if any.

No Commissioner disclosed any *ex parte* communications.

Principal Planner Emmanuel Ursu presented on Meeting Item 1.

The applicant, Amir Kia, presented on Meeting Item 1.

Chair Hooper opened Meeting Item 1 to the Commission for questions of staff and applicants.

- Commissioner Bauer
- Commissioner Racusen
- Commissioner Whisman
- Commissioner Mozes
- Chair Hooper
- Vice Mayor Cader Thompson

Chair Hooper opened Meeting Item 1 to public comments.

In Person:

- Dave Alden
- Kris Rabillot
- Ashmi Chokshi
- Alexis Merydith
- Danielle Devlin
- Doug Elliott

Emailed:

- Susan Kirks
- Ashmi
- Calum Weeks
- Nathan Spindel
- Jenya Moshkovich

Chair Hooper closed public comments and the public hearing.

A 10-minute break was taken.

Chair Hooper requested a motion to vote to extend the meeting past 11 pm.

Vice Mayor Cader Thompson motioned for a vote, and Commissioner Mozes seconded the motion.

A roll call vote was taken:

Vote: Carried 6-0

Yes: Racusen, Chair Hooper, Whisman, Cader Thompson, Mozes, Bauer

No: None

Absent: McErlane

Abstained: None

Chair Hooper announced that the motion was approved by a vote of 6-0.

Chair Hooper opened Meeting Item 1 to Commissioner discussion.

Chair Hooper requested a motion to vote on Meeting Item 1.

Commissioner Racusen motioned for a vote, and Commissioner Mozes seconded the motion.

A roll call vote was taken:

Vote: Carried 6-0

Yes: Racusen, Chair Hooper, Whisman, Cader Thompson, Mozes, Bauer

No: None

Absent: McErlane

Abstained: None

Chair Hooper announced that the motion was approved by a vote of 6-0.

Chair Hooper closed Meeting Item 1 and continued with the agenda.

COMMISSION COMMENT - (11:15 PM)

No Commission comments were provided during this meeting.

STAFF COMMENT – (11:16 PM)

Andrew Trippel, Planning Manager

ADJOURNMENT

Chair Hooper adjourned the meeting at 11:16 p.m.