

# NOTICE OF A SONOMA COUNTY PROJECT REVIEW AND ADVISORY COMMITTEE VIRTUAL PUBLIC HEARING TO CONSIDER A MINOR SUBDIVISION AND ADOPT A MITIGATED NEGATIVE DECLARATION

**Virtual Public Hearing Only--additional accommodations and digital file review are available.**

**WHO:** Project Applicant, Hogan Land Services, on behalf of property owners John & Maria Fagundes, Permit Sonoma File No. MNS19-0005.

**WHAT:** The proposed project is a Minor Subdivision of 8.65 acres into two parcels of 5.18 and 3.34 acres in size within the Santa Rosa Plain Conservation Area, at 182 Mountain View Ave, Santa Rosa; APN 045-022-019; Supervisorial District 3.

Parcel Zoning: Zoning on the parcel is: RR (Rural Residential), B6 3 with an allowable density of 3 acres per unit and combining districts for VOH (Valley Oak Habitat).

The Sonoma County Project Review and Advisory Committee will hold a virtual public hearing to consider an action approving a Minor Subdivision in which all interested persons are invited to attend and provide comments. Members of the Public May Not Attend in Person.

In accordance with Public Resource Code and CEQA Guidelines, the County of Sonoma published a final Initial Study and Mitigated Negative Declaration (IS/MND) for the project on October 31, 2022. The IS/MND found no potential environmental impacts that could not be mitigated to a less-than-significant level. The IS/MND released by Permit Sonoma at 2550 Ventura Avenue, Santa Rosa, CA 95403, and is available through the project planner (below), and via the following link: <https://share.sonoma-county.org/link/IWUQytZHATU/>.

**WHERE & WHEN:**

**December 1, 2022 at 9:05 AM or later, In accordance with Executive Order N-08-21, this meeting will be conducted via videoconference only without a physical location from which members of the public may observe and offer public comment. Members of the public may watch, listen, and participate in the hearing through Zoom or by phone, and may submit written comment prior to the hearing as described below.**

**ADDITIONAL MATERIALS:**

Project materials and associated documents are available at Permit Sonoma, 2550 Ventura Avenue, Santa Rosa, CA 95403 and digitally through the project planner. For more information about this proposal, to submit comments, or to request an accommodation for review of the file, please contact the project planner, Derik Michaelson, at [derik.michaelson@sonoma-county.org](mailto:derik.michaelson@sonoma-county.org) or (707) 565-3095.

**GETTING INVOLVED:**

If you have questions or concerns regarding the proposed project please contact the Project Planner noted above. **Public comment prior to the meeting:** Public comment may be submitted via email to the Project Planner through November 30, 2022 by 4 PM.

**Public comment during the meeting:** Members of the public who join the Zoom meeting, either through the Zoom app or by telephone, will have an opportunity to provide live comments during the hearing. Please refer to the meeting agenda for instructions on how to join the meeting via the Zoom app or by telephone. The agenda will be posted 1 week prior to the hearing date located: <https://sonomacounty.ca.gov/Project-Review-and-Advisory-Committee/>


If you challenge the decision on the project in court you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to Permit Sonoma at or prior to the public hearing.

**NOTICE PUBLISHED:**

Press Democrat, October 31, 2022

**DATE:** October 31, 2022

This notice was posted on 10/31/2022  
and will remain posted for a period of thirty days  
through 12/01/2022  
Doc No.PST-202200178

Deva Marie Proto, County Clerk  
BY:   
Julianna Garfia, Deputy Clerk