



**City of Sebastopol**  
*Incorporated 1902*  
Planning Department  
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Sebastopol, CA 95472

[www.ci.sebastopol.ca.us](http://www.ci.sebastopol.ca.us)

PLANNING COMMISSION  
REGULAR MEETING OF: April 27, 2021

UNAPPROVED DRAFT MINUTES

PLANNING COMMISSION  
CITY OF SEBASTOPOL  
MINUTES OF April 27, 2021

**PLANNING COMMISSION:**

The notice of the meeting was posted on April 22, 2021.

**1. CALL TO ORDER:** Chair Fritz called the meeting to order at 7:00 p.m.

Chair Fritz read a statement on meeting protocols.

**2. ROLL CALL:**

**Present:** Chair Fritz, Vice Chair Oetinger, and Commissioners  
Fernandez, Kelley, and Lindenbusch  
**Absent:** Commissioner Douch (excused)  
**Staff:** Kari Svanstrom, Planning Director

**3. APPROVAL OF MINUTES**

**April 13, 2021**

Members of the Commission amended the minutes.

Vice Chair Oetinger moved to approve the minutes as amended.

Commissioner Fernandez seconded the motion.

**VOTE:**

**AYES:** Chair Fritz, Vice Chair Oetinger, and Commissioners Kelley, Lindenbusch,  
and Fernandez

**NOES:** None

**ABSTAIN:** None

ABSENT: Commissioner Douch

**4. COMMENTS FROM THE PUBLIC ON ITEMS NOT ON AGENDA:** None

**5. STATEMENTS OF CONFLICTS OF INTEREST:** None

**6. INFORMATIONAL REPORTS OR PRESENTATION(S):**

**A. COMPLETE STREETS PROJECT CHECKLIST RESOLUTION**

Director Svanstrom provided a brief introduction.

City Engineer, Joe Gaffney, presented and was available for questions.

The Commission asked questions of Mr. Gaffney.

Chair Fritz opened public comment.

Hearing none, Chair Fritz closed public comment.

Director Svanstrom and Mr. Gaffney noted that no written public comment had been received on this item.

Vice Chair Oetinger moved to approve the Resolution to approve the MTC Complete Streets Checklist.

Commissioner Kelley seconded the motion.

VOTE:

AYES: Chair Fritz, Vice Chair Oetinger, and Commissioners Kelley, Lindenbusch, and Fernandez

NOES: None

ABSTAIN: None

ABSENT: Commissioner Douch

- B. BURBANK HOUSING PRESENTATION** – Burbank Housing is a non-profit affordable housing developer based in Sonoma County, with two housing communities in the City of Sebastopol (Gravenstein North Apartments and Bodega Hills Apartments). Rich Wallach, Co-Director of Housing Development for Burbank, will discuss working with religious organizations to develop housing opportunities.

Director Svanstrom provided an introduction.

Rich Wallach presented.

The Commission asked questions of Mr. Wallach.

Chair Fritz thanked Mr. Wallach for his time and presentation this evening and concluded the item.

**C. ANNUAL LEVEL OF SERVICE REPORT**

Director Svanstrom presented.

The Commission asked questions of Director Svanstrom.

## **7. SUBCOMMITTEE UPDATES**

### **Kathy Oetinger, Vice Chair**

The Ives Park subcommittee will be presenting the Ives Pool mural project concept to the Public Arts Committee at their meeting on May 5, 2021.

### **Luke Lindenbusch, Commissioner**

I have no updates from the Climate Action Committee currently as I was not able to attend the last Climate Action Committee meeting. Another meeting is planned for tomorrow so I will have more to report at the next Planning Commission meeting.

## **8. PLANNING DIRECTOR'S REPORT**

Director Svanstrom provided updates.

The Commission asked questions of Director Svanstrom.

**10. ADJOURNMENT:** Chair Fritz adjourned the meeting at 9:40 p.m. The next regularly scheduled Planning Commission meeting will take place on Tuesday, May 11, 2021 at 7:00 p.m.

Respectfully Submitted By:

Kari Svanstrom  
Planning Director