

DEPARTMENT OF RESOURCE MANAGEMENT

JAMES BEZEK  
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SOLANO  
COUNTY

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[www.solanocounty.com](http://www.solanocounty.com)

Planning Services Division

OFFICE OF THE ZONING ADMINISTRATOR

Meeting of July 18, 2024 at 10:00 a.m. Attendance options:

**Audioconference:** Call 1-323-457-3408, enter Conference ID 293118721#

**In Person:** Office of Resource Management, County Administration Center,  
675 Texas Street, Suite 5500, Fairfield, CA

Attendance by the applicant or authorized representative may be necessary to enable a decision to be rendered.

**PUBLIC COMMENTS** can be submitted via mail or email at the addresses listed above and must be received by 8:00 a.m. the day of the meeting; or can be submitted verbally at the meeting either in person or by audioconference. The Zoning Administrator offers the opportunity to call in to this meeting as a courtesy to the public. If a technical error or outage occurs affecting the audioconference call in number, the Zoning Administrator will continue the meeting in public in the County Administration Center.

The County of Solano does not discriminate against persons with disabilities and is an accessible facility. If you wish to attend this meeting and you will require assistance in order to participate, please contact the Department of Resource Management at the address and phone number listed above at least 24 hours in advance of the event to make reasonable arrangements to ensure accessibility to this meeting.

Any person adversely affected by a decision of the Zoning Administrator may file an appeal of the decision to the Planning Commission within ten days of the Zoning Administrator's action. The appeal must be filed with the Secretary to the Planning Commission and must state the reasons why the Zoning Administrator erred in the decision.

- A G E N D A -

**PUBLIC HEARINGS**

1. PUBLIC HEARING to consider Revision application No. 1 to Minor Use Permit MU-20-08 to establish and operate a Neighborhood Commercial brewpub and taproom to allow the former bar and lounge structure to be replaced with a new larger (40' x 72') structure in the same location, located in unincorporated Elmira at 6077/6081 California Pacific Road, APNs 0142-061-040 & 210. The project has been determined not to have a significant effect on the environment and is categorically exempt from the California Environmental Quality Act. (Project Planner: Travis Kroger) **Staff Recommendation:** Approval
2. PUBLIC HEARING to consider Application No. SGN-24-01 of Solano Land Trust to install a 6' tall, free-standing sign with a total of 53 square feet of signage. The project has been determined not to have a significant effect on the environment and is categorically exempt from the California Environmental Quality Act. The property is located at 2061 Rockville Road, 3.4 miles west of the City of Fairfield within the Exclusive Agriculture (A-20), and Rockville Trails Preserve Policy Plan Overlay (PP-15-01) on APN 0153-060-070. (Project Planner: Abigail Pipkin) **Staff Recommendation:** Approval

Staff reports can be found at [www.solanocounty.com](http://www.solanocounty.com) approximately one week prior to the hearing under Departments, Resource Management, Boards and Commissions, Solano County Zoning Administrator.

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**PUBLIC HEARINGS (cont.)**

3. PUBLIC HEARING to consider Minor Revision No. 2 of Use Permit U-05-11 by SBA Towers III, LLC to replace an existing wireless communications facility with an 84-foot-tall stealth monopine and associated equipment within a 400 square foot fenced lease area located at 8036 Slayback Ranch Road, 1,500 feet south of the City of Davis, within the Exclusive Agriculture "A-40" zoning district, APN 0110-060-130. The project is exempt from the California Environmental Quality Act pursuant to CEQA Guidelines Section 15302 (Class 2), Replacement and Reconstruction. (Project Planner: Erik Hagstrom)  
**Staff Recommendation:** Approval

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