

Cynthia Demidovich

From: Michael Hallett [michael@countryarchitect.com]
Sent: Tuesday, September 01, 2009 12:03 PM
To: Cynthia Demidovich
Cc: Nancy Feehan
Subject: Proposed development at 15001 Meyers Grade

Cynthia,

re Proposed wine tasting room at 15001 Meyers Grade
project file number UPE-0027

A question and comment

Would it be difficult to get a use permit for this project if it were located on Highway One - all of which is in the coastal zone around here, and so often difficult of permitting?

Nearby but where the General Plan, as I understand it, and the neighbors, would welcome it. I think there are even some commercial zoned sites near the Timber Cove Inn. Or with a zoning change somewhere between Fort Ross and Annapolis?

Peter Michael at 27600 Seaview was not allowed to have tasting.
Flowers at 28851 Seaview with an actual winery, was not allowed to have public tasting.
Is this owner trying to get what they could not by doing it backwards?

If these decisions were correct, and I think they were, how do we best support you in denying this application?

Thanks, Michael Hallett, architect

this e-mail or 847-3387

no permits
found

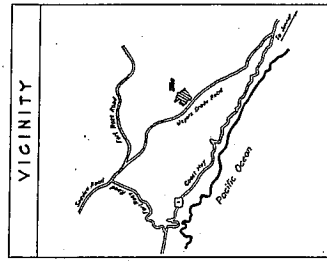
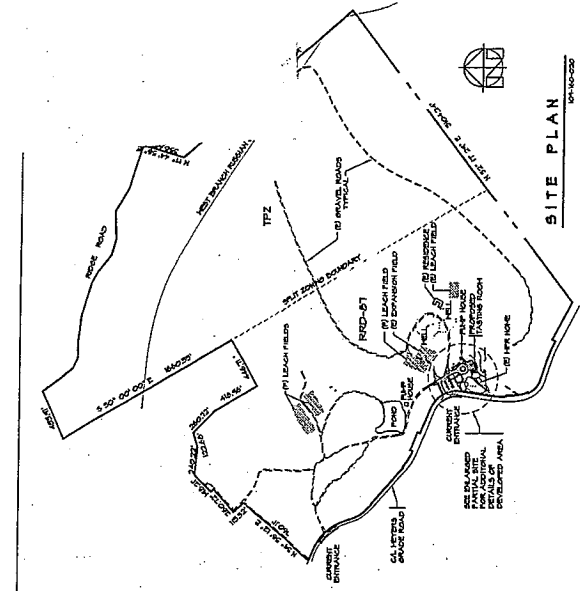
Z030
109-360-008 - 2030
109-450-001

3300
 02/12

1501 MEYERS GRADE ROAD, JENNERS
 TASTING ROOM FOR:
 LMOULTER & LINDA SCHMARTZ

SITE PLAN, VINTAGE MAP

DATE	1/11/03
SCALE	1" = 30'
DRAWN BY	JL
CHECKED BY	MS
SHEET	1
OF	3



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CONSULTANTS

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 LMOULTER & LINDA SCHMARTZ
 1501 MEYERS GRADE ROAD, JENNERS, CA 95026
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SITE DATA

OWNER: LMOULTER & LINDA SCHMARTZ
 1501 MEYERS GRADE ROAD, JENNERS, CA 95026

PROJECT NUMBER: 02/12

HAULING ADDRESS: 1501 MEYERS GRADE ROAD, JENNERS, CA 95026

SITE ADDRESS: 1501 MEYERS GRADE ROAD, JENNERS, CA 95026

ADJACENT PARCEL NO.: 02/12

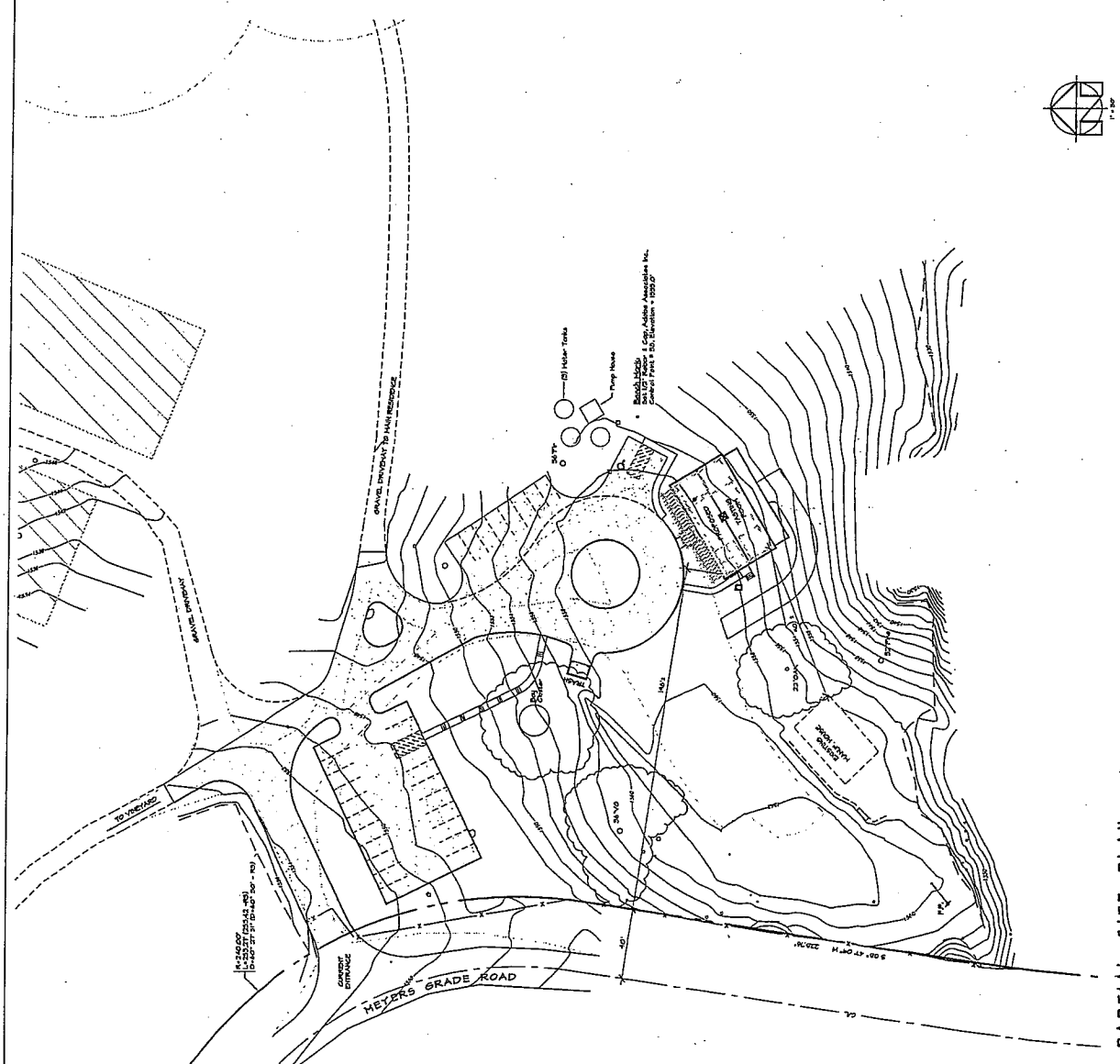
REPLANT TYPE: VINE

OCCUPANCY TYPE: B

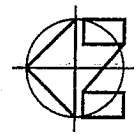
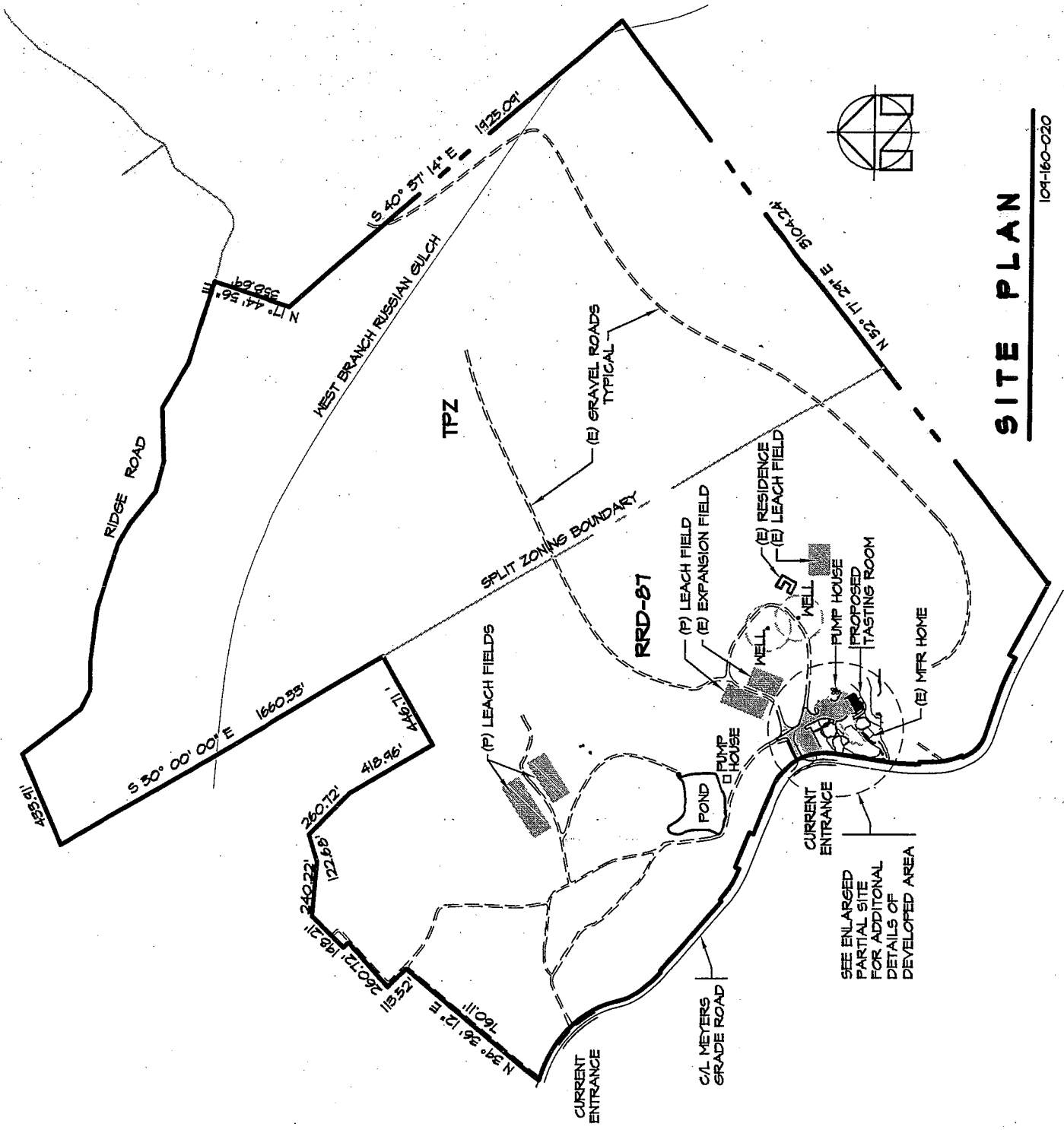
DEVELOPED AREA: 2000 SQUARE FEET

ACTUAL BUILDING AREA: 400 SQUARE FEET

ZONING: RPD-01/1/1E



PARTIAL SITE PLAN
 1" = 30'



SITE PLAN

104-160-020

SEE ENLARGED
PARTIAL SITE
FOR ADDITIONAL
DETAILS OF
DEVELOPED AREA