



2550 Ventura Avenue
Santa Rosa, CA 95403

p: (707) 565-1900
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Director

Michelle Arellano
Administration

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Engineering and Construction

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Planning

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Fire Marshal

April 2, 2026

To: Interested Agencies

The following application has been filed with the Sonoma County Permit and Resource Management Department.

File Number: ZPE26-0045
Applicant Name: Emily Weber
Owner Name: Nick Schwanz
Site Address: 15015 Armstrong Woods Rd., Guerneville
APN: 069-210-014
Zoning: AR B6 10, LG/116 SR VOH

Project Description: Special Event Zoning Permit for the Big West Wine Fest hosted at Solar Punk Farms on June 6th and 7th, 2026, from 1:00pm to 6:00pm. Proposal includes alcohol and an expected guest count of X people on a 9.54 acre parcel.

We are submitting the above application for your review and recommendation. Additional information is on file in this office.

Responses to referrals should include a combination of any or all of the following details:

- (1) Statement of any environmental concerns or uncertainties your agency may have with the project.
- (2) Comments you wish to make regarding the merits of the project.
- (3) Identification of any missing information or application submittals that will preclude you from providing conditions and mitigations for this project in the future.
- (4) Your proposed conditions of approval and/or mitigations for this project.

After reviewing this application, please respond to the planner with your *marked* response below:

- Conditions will be provided and no further information is necessary.
- Conditions will be provided and additional information is necessary.
- Comments and/or concerns.
- No comments or conditions.

Responsible agencies under CEQA are requested to indicate whether permits will be required for this project.

Your comments will be appreciated by April 16, 2026, and should be sent to the attention of:

ZPE26-0045, Alisa Rossetti (Alisa.Rossetti@sonomacounty.gov). The Project Planner can also be reached at (707) 565-2605. **If no response is received by April 16, 2026, it will be assumed that no comments or conditions will be provided.**

Please send a copy of your comments to the applicant(s) or their representatives as indicated on the attached Planning Application.

- Building Inspection
- Encroachment
- Fire Prevention – Periodic Special Events
- Health Specialist
- Well & Septic
- Dist. 5 Director and Commissioners
- Environmental Health
- Health Services: Tobacco Prevention
- Sheriff Community Service Officer

- Local Fire District – Sonoma County FPD
- CHP

Planning Application

PJR-001

Application Type(s):

- Admin Cert. Compliance
- Ag. or Timber Preserve/Contract
- Conditional Cert. of Compliance
- Cert. of Modification
- Coastal Permit

- Design Review Admin.
- Design Review Full
- General Plan Amendment
- Lot Line Adjustment
- Major Subdivision

File #

- Minor Subdivision
- Voluntary Merger
- Ordinance Interpretation
- Second Unit Permit
- Specific/Area Plan Amendment

- Use Permit
- Variance
- Zone Change
- Other:

Zoning Permit for: Big West Wine Fest

By placing my contact information (name, address, phone number, email address, etc.) on this application form and submitting it to Sonoma County PRMD, I understand and authorize PRMD to post this application to the internet for public information purposes, including my contact information.

PRINT CLEARLY										
APPLICANT					OWNER (IF OTHER THAN APPLICANT)					
Name Emily Weber					Name Nick Schwanz					
Mailing Address 957 63rd Street					Mailing Address 15015 Armstrong Woods Road					
City Oakland		State CA	Zip 94608		City Guerneville		State CA	Zip 95446		
Day Ph (203) 981-4003		Email emilyfairweber@gmail.com			Day Ph (208) 869-9801		Email Nick@solarpunkfarms.com			
Signature			Date 03/06/26		Signature			Date 03/06/26		
Billing Responsible Party (At-Cost Only) <input checked="" type="checkbox"/> Applicant <input type="checkbox"/> Owner <input type="checkbox"/> Other:										
OTHER PERSONS TO RECEIVE CORRESPONDENCE										
Name/Title					Name/Title					
Mailing Address					Mailing Address					
City		State	Zip		City		State	Zip		
Day Ph ()		Email			Day Ph ()		Email			
PROJECT INFORMATION										
Address(es) 15015 Armstrong Woods Road							City Guerneville			
Assessor's Parcel Number(s) 069-210-014										
Project Description Big West Wine Fest, a two-day wine festival held at Solar Punk Farms is returning for it's fourth annual year. The festival features tastings from 50 local wine producers each day, along with activities such as crafting, shopping and eating. The festival will take place on June 6 and 7 from 1-6pm.										
Acreage 9.54					Number of new lots proposed 0					
Site Served by Public Water? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No					Site Served by Public Sewer? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
TO BE COMPLETED BY PRMD STAFF										
Planning Area		Supervisory District			<input type="checkbox"/> Critical Habitat		<input type="checkbox"/> Urban Service		Groundwater	<input type="checkbox"/> 1 / 2
Current Zoning					<input type="checkbox"/> NPDES		<input type="checkbox"/> Williamson Act		Availability	<input type="checkbox"/> 3 / 4
General Plan Land Use					Specific/Area Plan			Subject to		<input type="checkbox"/> EX
					Parcel Specific Policy			CEQA		<input type="checkbox"/> YES
Application resolve planning violation? <input type="checkbox"/> Yes <input type="checkbox"/> No				Violation? <input type="checkbox"/> Yes <input type="checkbox"/> No			File No.			
Previous Files					Penalty application? <input type="checkbox"/> Yes <input type="checkbox"/> No					
Application accepted by					Date					
Approved by					Date					

Sonoma County Permit Office

Zoning Permit Proposal Statement:

Event Name: Big West Wine Fest

Organizations Involved: Big West LLC, Solar Punk Farm, The Vanguard

Event Dates & Duration:

Saturday, June 6, 2024 - 1pm-6pm

Sunday, June 7, 2024 - 1pm-6pm

Activities:

Wine tastings, food vendor, live music

Number of Participants:

40 winemakers/day

400 attendees/day (estimated)

Food:

Food will be offered by 1 local, TFF permitted caterer

Alcoholic Beverages:

Small samples of wine will be served

Music:

Live acoustic and lightly amplified music will be performed throughout the day both days.

Crowd Control Measures:

We will not be selling tickets at the door and will cap ticket sales once we reach capacity, we will have a team of 20 volunteers each day to ensure guests are checked-in, drinking responsibly and not driving if inebriated. We will also have a med tent staffed by trained EMT volunteers.

Location:

Solar Punk Farm, 15015 Armstrong Woods Rd, Guerneville, CA 95446

Road Closure:

Not necessary

Parking:

Event parking will be available at Guerneville School 14630 Armstrong Woods Rd, Guerneville, CA 95446 - we will have 2 volunteers monitoring parking and directing foot traffic to the festival. Parking for winemakers will be available at Boon Hotel - we will also have a volunteer parking attendant monitoring parking and directing winemakers to the festival. We will block off parking to ensure attendees and participants do not park along Armstrong Woods Road.

Number of Restroom Facilities:

7 standard restrooms + 1 ADA restroom

Special Events/Cultural Events - Agency Approvals

PJR-025



Applicant	Emily Weber	File No	
Event Title or Type of Event	Big West Wine Fest I Wine Tasting	Event Dates and hours	June 6 & 7, 1-6pm
Activities included in Event	Wine Tasting, DJ, Food, Shopping	Attendance at each event	500 people/day

Signatures from the following departments/agencies must be obtained prior to posting the ten day notice of a Special/Cultural Event by the Permit and Resource Management Department (PRMD). If the application is approved, PRMD will issue a Zoning Permit specifying all Conditions of Approval. The applicant must comply with all Conditions of Approval.

PRMD Building Inspection 2550 Ventura Avenue Santa Rosa, CA 95403 TEL (707) 565-1900 FAX (707) 565-1972	Conditions: <hr/> <hr/> Signature: _____ Date: _____
PRMD Project Review Health Specialist (Porta-toilets, trash containers, noise) 2550 Ventura Avenue Santa Rosa, CA 95403 TEL (707) 565-1683 FAX (707) 565-1103	Conditions: <hr/> <hr/> Signature: _____ Date: _____
PRMD Encroachment Section (Public right-of-way) 2550 Ventura Avenue Santa Rosa, CA 95403 TEL (707) 565-3626 or 565-3645 FAX (707) 565-3313	Conditions: <hr/> <hr/> Signature: _____ Date: _____
Fire Services/Local Fire District (Emergency Services) 2300 County Center Drive, Ste. B220 Santa Rosa, CA 95403 TEL (707) 565-1152 FAX (707) 565-1172	Conditions: <hr/> <hr/> Signature: _____ Date: _____
Sonoma County Environmental Health (Food preparation, service, handling) 625 5TH Street Santa Rosa, CA 95404 TEL (707) 565-6565 FAX (707) 565-6525	Conditions: <hr/> <hr/> Signature: _____ Date: _____
Sonoma County Sheriff (Traffic, safety) 2796 Ventura Avenue Santa Rosa, CA 95403 TEL (707) 565-2511 FAX (707) 526-0403	Conditions: <hr/> <hr/> Signature: _____ Date: _____
California Highway Patrol 6100 Labath Avenue Rohnert Park, CA 94928 TEL (707) 588-1400 FAX No FAX #	Conditions: <hr/> <hr/> Signature: _____ Date: _____

Sonoma County Permit and Resource Management Department
 2550 Ventura Avenue Santa Rosa, CA 95403-2829 (707) 565-1900 Fax (707) 565-1103