

Geyserville Planning Committee
Meeting Minutes for August 26, 2025, 6:00 p.m.
Location: Community Room, Northern Sonoma County Fire Station
20975 Geyserville, CA 95441

1. CALL TO ORDER

6:02 PM

Committee members present: Benny Allen, Stefanie Freele, Bryce Jones, Marshall Kilduff, and Jennifer Kettman.

2. APPROVAL OF PRIOR MEETING MINUTES

June Minutes approved.

3. APPROVAL OF AGENDA

August Agenda approved.

4. PUBLIC COMMENT

None.

5. NEW BUSINESS

a. New Head Of Día de Los Muertos/Dead Of The Dead Committee.

Benny Allen delivered a speech regarding the need to empower Latinos and supporting their initiatives to ensure the Geyserville Latino community's voices and solutions are prioritized. Monica Flores was appointed as the new head of the Día de los Muertos/Day of the Dead Committee.

b. New Social Media Outreach Proposal.

A motion was approved to allocate \$750 from the GPC budget to update the GPC social medial platform to better serve the Geyserville community.

c. New Caesar's Republic Sonoma County Casino.

Benny Allen discussed the project to turn River Rock Casino into the new Caesar's Republic Sonoma County. Benny has been in communication with Chris Wright, Chairman of Dry Creek Rancheria, to request information and a possible presentation. Benny received a commitment from Supervisor James Gore's office that County attorneys will draft a memorandum regarding this project that Benny can read out at a future GPC meeting.

d. Developer Presentation for Proposed 93 Unit Housing Development.

Kelso Barnett, Director of Development, City Ventures, passed out materials and discussed the housing development application. He stated the company is providing accessible housing for the missing middle market, described as first-time homebuyers and families. The proposed 3-storied townhouses will have green features such as solar panels and will be priced from \$600,000-\$800,000. No low-income housing will be offered as City Ventures will be paying an in lieu fee. Kelso expressed that City Ventures is following the zoning requirements and housing laws associated with this Geyserville property and has obtained Will Serve letters from local utility companies. Many questions and concerns were discussed, including the need for low-income housing in Geyserville. This was not a public hearing.

6. ADJOURNMENT

7:45 PM.