

**CITY OF SANTA ROSA CITY COUNCIL MEETING**  
**Tuesday, December 14, 2021 at or after 5:00 P.M.**  
**Hybrid Public Meeting Format**

**PROJECT NAME** - Fall 2021 General Plan Amendment Package - 38 Degrees North Phase 3 Apartment Homes

**PROJECT ADDRESS** - 2660 Petaluma Hill Road, Santa Rosa, CA 95404

**PROJECT DESCRIPTION** - The City Council will consider General Plan Diagram and Text Amendments and Rezoning of the 38 Degrees North Phase 3 Project, which includes the entire 15.82-acre 38 Degrees North site. The requested General Plan Diagram Amendment would change the Medium Density Residential (8.0–18.0 units per acre) and Retail and Business Services land use designations to Medium High Density Residential (18.0-30 unit per acre) and eliminate the “star” symbol designating the site as a location for a Community Shopping Center, as well as remove reference to Community Shopping Center on pages 2-12, 2-22, and 2-30 of the General Plan. The Project’s Rezoning application proposes a Zoning amendment to change the existing zoning designations from CSC (Community Shopping Center) and PD-96-001C to R-3-30 (Multi-Family Residential). The Project includes an Addendum to the previously adopted Phase 2 Mitigated Negative Declaration (MND) pursuant to California Environmental Quality Act (CEQA) Guidelines Section 15164 where no circumstances under CEQA Section 15162 are triggered. The application has been filed by Dave Eadie, KW Petaluma Hill Road LLC. File No. PRJ21-011

**PURPOSE OF MEETING**

To receive public comment and recommendations prior to acting on the requested applications. Participation instructions are available at [srcity.org/council](http://srcity.org/council).

**JOIN THE MEETING**

To slow the spread of COVID-19 and to protect the health of the public and staff, the City is conducting virtual public meetings:

[www.zoom.us/join](http://www.zoom.us/join) - Meeting ID: **917 7547 5227**  
**(877) 853 5257** (Toll Free) with Meeting ID: **917 7547 5227**

**IN PERSON:** City Hall Chambers, 100 Santa Rosa Avenue, Santa Rosa, CA 95404


Public Comments will be accepted during the virtual public meeting. You may also submit comments prior to the meeting using the contact information below.

**ACCESS TO MEETING MATERIALS**

Meeting access information (including instructions) and meeting documents are available online at [srcity.org/council](http://srcity.org/council).

**CONTACT**

Adam Ross, Project Planner  
 (707)543-4705 or [ARoss@srcity.org](mailto:ARoss@srcity.org)

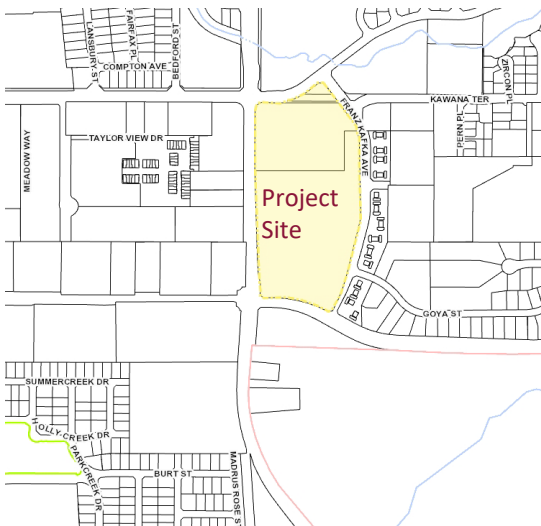
 The City of Santa Rosa does not discriminate against individuals with disabilities in its employment, services, benefits, facilities, programs, or activities. Requests for accommodations, auxiliary aids, or services necessary to participate in a City program, service, or activity, including printed information in alternate formats, are available by contacting the City Clerk’s Office at 707-543-3015 (TTY Relay at 711) or [CityClerk@SRCity.Org](mailto:CityClerk@SRCity.Org). Requests should be submitted as far in advance as possible, but no later than two business days before the scheduled meeting.



100 SANTA ROSA AVENUE, ROOM 3  
 SANTA ROSA, CA, 95404

88-0810

**PROJECT LOCATION MAP - 2660 PETALUMA HILL RD**



Action taken by the **City Council** on this project will be posted to our website at [srcity.org/council](http://srcity.org/council). In compliance with Zoning Code Section 20-62, the decision of the City Council is final.