



## **City of Santa Rosa**

City Hall, Council  
Chamber  
100 Santa Rosa Avenue  
Santa Rosa, CA 95404

### **CITY COUNCIL REGULAR MEETING AGENDA AND SUMMARY REPORT JUNE 3, 2025**

**2:00 P.M. - CLOSED SESSION**

**4:00 P.M. - REGULAR SESSION**

**MEMBERS OF THE PUBLIC CAN PARTICIPATE IN THE MEETING BY  
ATTENDING IN-PERSON FROM COUNCIL CHAMBER AT 100 SANTA  
ROSA AVENUE (IT IS RECOMMENDED THAT SOCIAL DISTANCING BE  
OBSERVED).**

**THE PUBLIC CAN ALSO VIEW OR LISTEN TO THE MEETING LIVE AT:**

- 1. [HTTPS://SANTA-ROSA.LEGISTAR.COM/CALENDAR](https://santa-rosa.legistar.com/calendar). CLICK ON THE  
"IN PROGRESS" LINK TO VIEW;**
- 2. VIA ZOOM WEBINAR BY VISITING  
[HTTPS://SRCITY-ORG.ZOOM.US/J/84471867952](https://srcity-org.zoom.us/j/84471867952), OR BY DIALING  
877-853-5257 AND ENTERING WEBINAR ID: 844 7186 7952;**
- 3. COMCAST CHANNEL 28, AT&T U-VERSE CHANNEL 99; AND**
- 4. VIA YOUTUBE AT [HTTPS://WWW.YOUTUBE.COM/CITYOFSANTAROSA](https://www.youtube.com/cityofsantarosa)**

**Public Comment may be made live during the meeting In-Person from  
Council Chamber or submitted in advance via email at  
[cc-comment@srcity.org](mailto:cc-comment@srcity.org) by 5:00 p.m. the Monday before the City  
Council Meeting.**

**IN THE EVENT A COUNCIL MEMBER PARTICIPATES REMOTELY BASED  
ON JUST CAUSE OR EMERGENCY CIRCUMSTANCES PURSUANT TO AB  
2449, THE CITY WILL ALSO ALLOW FOR PUBLIC COMMENT THROUGH  
THE ZOOM LINK OR DIAL-IN NUMBER ABOVE.**

**PLEASE NOTE THAT ALL E-MAILS SENT TO THE CITY COUNCIL ARE  
CONSIDERED TO BE PUBLIC RECORDS AND SUBJECT TO  
DISCLOSURE UNDER THE CALIFORNIA PUBLIC RECORDS ACT.**

**DEADLINES AND ADDITIONAL INSTRUCTION FOR PUBLIC COMMENT  
ARE SET FORTH BELOW.**

**COUNCIL MAY RECESS DURING THE EVENING FOR BREAKS.  
PUBLIC HEARING MATTERS WILL BEGIN NO EARLIER THAN 5:00 P.M.**

**MATTERS ON THE AGENDA MAY BE TAKEN OUT OF ORDER.**

**PUBLIC COMMENTS:**

Except for public hearing items, comments from the public will be allowed on all agenda items at the time each item is called. Comments on public hearing items may be made when the hearing is opened.

Live Public Comment: Members of the public can provide comment on an Agenda Item In-Person from Council Chamber by completing a Speaker Card or signing up with the Administrator in Council Chamber.

Advanced Public Comment Via E-mail: To submit an e-mailed public comment to the City Council, please send to: [cc-comment@srcity.org](mailto:cc-comment@srcity.org) by 5:00 p.m., the Monday prior to the Council Meeting. Identify in the subject line of your e-mail the Agenda Item Number on which you wish to comment, and provide your name and comment in the body of the e-mail. E-mail public comments received by the deadline will be distributed to City Council members and uploaded to the agenda prior to the start of the City Council Meeting for public access.

Non-Agenda Items are the time when any person may address the Council on matters not listed on this agenda, but which are within the subject matter jurisdiction of the Council. The first public comment period on non-agenda items (Agenda Item 14) will begin no earlier than 5:00 p.m. and will be limited to twelve speakers selected randomly by the Mayor. Each speaker will be allowed up to three minutes. Speakers who do not have an opportunity to

Speak during this time will be allowed to make public comment under Agenda Item 18.

**2:00 P.M.**

**1. CALL TO ORDER AND ROLL CALL**

**2. REMOTE PARTICIPATION UNDER AB 2449 (IF NEEDED)**

To consider and take action on any request from a Council Member to participate in a meeting remotely due to Just Cause or Emergency Circumstances pursuant to AB 2449 (Government Code Section 54953(f)).

**3. ANNOUNCEMENT OF CLOSED SESSION ITEMS**

Following the announcement of Closed Session items and prior to recess into Closed Session, the public may speak up to three minutes on items to be addressed in Closed Session.

**3.1 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION**

Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Government Code Section 54956.9: Two potential cases.

**3.2 CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION**  
(Paragraph (1) of subdivision (d) of Government Code Section 54956.9)

Clare Hartman v. City of Santa Rosa, *et al.*  
Sonoma County Superior Court Case No. 24CV02546

**RECESS CLOSED SESSION(S) AND RECONVENE TO OPEN SESSION IN THE COUNCIL CHAMBER AND VIA ZOOM.**

**4. STUDY SESSION - NONE.**

Study Session items are items for in-depth discussion and possible direction to staff. No action will be taken.

**4:00 P.M.**

**5. ANNOUNCEMENT OF ROLL CALL (IF NEEDED)**

**6. REPORT, IF ANY, ON STUDY AND CLOSED SESSIONS**

## **7. PROCLAMATIONS/PRESENTATIONS**

### **7.1 PROCLAMATION - NATIONAL WILDFIRE AWARENESS MONTH**

**Attachments:** [Proclamation](#)

## **8. STAFF BRIEFINGS**

This time is reserved for City staff to provide a five-minute briefing to the Council on departmental issues of interest. No action will be taken on these matters except to possibly place a particular item on a future agenda for Council consideration.

### **8.1 COMMUNITY EMPOWERMENT PLAN UPDATE**

This is a standing item on the agenda. No action will be taken except for possible direction to staff.

### **8.2 FEMA FLOOD RISK MAPPING PROJECT FOR THE SANTA ROSA CREEK WATERSHED**

Staff will present the latest update on the Federal Emergency Management Agency (FEMA) Santa Rosa Creek Watershed Flood Risk Mapping Project. The multi-year FEMA project will map high-risk flood areas in the Watershed. No action will be taken expect for possible direction to staff.

**Attachments:** [Presentation](#)

## **9. CITY MANAGER'S/CITY ATTORNEY'S REPORTS**

## **10. STATEMENTS OF ABSTENTION/RECUSAL BY COUNCIL MEMBERS**

## **11. MAYOR'S/COUNCIL MEMBERS' REPORTS**

### **11.1 MAYOR'S/COUNCIL MEMBERS' SUBCOMMITTEE AND LIAISON REPORTS (AND POSSIBLE COUNCIL DIRECTION TO BOARD REPRESENTATIVE ON PENDING ISSUES, IF NEEDED)**

#### **11.1.1 Council Subcommittee Reports**

#### **11.1.2 Sonoma County Transportation Authority/Regional Climate Protection Authority (SCTA/RCPA)**

**11.1.3 Sonoma County Water Agency (SCWA) - Water Advisory Committee**

**11.1.4 Association of Bay Area Governments (ABAG)**

**11.1.5 Sonoma County Agricultural Preservation and Open Space District  
Advisory Committee**

**11.1.6 Sonoma Clean Power Authority (SCPA)**

**11.1.7 Zero Waste Sonoma (formerly known as Sonoma County Waste  
Management Agency (SCWMA))**

**11.1.8 Groundwater Sustainability Agency (GSA)**

**11.1.9 Sonoma County Homeless Coalition**

**11.1.10 Renewal Enterprise District (RED)**

**11.1.11 Public Safety Subcommittee**

**11.1.12 Other**

**11.1.12. FORMATION OF AD-HOC COMMITTEE TO DISCUSS UNITED  
1 SOCCER LEAGUE**

The Mayor will announce the formation of an ad-hoc committee to further explore the viability of a partnership with the United Soccer League (USL) in Santa Rosa.

**11.2 MATTERS FROM COUNCIL REGARDING FUTURE AGENDA ITEMS**

**11.2.1 REQUEST FOR AGENDA ITEM REGARDING ZONING CODE  
SECTION 20-61.020(E)**

BACKGROUND: At the May 13, 2025, City Council meeting, Council Member Okrepkie requested a future agenda item to discuss modification to Zoning Code Section 20-61.020(E) which addresses gas station modifications. Council Member Alvarez concurred with the request.

**11.3 SONOMA COUNTY MAYORS' AND COUNCIL MEMBERS' ASSOCIATION**

**11.3.1 SONOMA COUNTY MAYORS' AND COUNCIL MEMBERS' ASSOCIATION LETTERS OF INTEREST**

The City Council will, by motion, provide direction to the Mayor regarding letters of interest received for appointment to the following vacancies, which will be made by the Board of Directors of the Sonoma County Mayors' and Councilmembers' Association at its General Membership meeting on June 12, 2025. It is also recommended that if late nominations are received or the Mayors' and Councilmembers' Board recommends alternates, that the City Council authorize the Mayor or their designated representative the authority to vote on these late nominations or recommendations at the Mayors' and Councilmembers' Association board meeting.

Board of Directors Appointments:

1. Association of Bay Area Governments (ABAG) Executive Board: Two seats to fill expiring terms of Susan Adams of Rohnert Park and Stephen Zollman of Sebastopol. One primary seat and one alternate seat with two-year terms starting in June.

Letters received for Primary Seat:

- Susan Adams, Rohnert Park
- Frank Quint, Petaluma

Letter received for Alternate Seat from:

- Stephen Zollman, Sebastopol

**Attachments:** [Letters of Interest](#)

**12. APPROVAL OF MINUTES**

- 12.1** May 6, 2025, Special Meeting Minutes.

**Attachments:** [Draft Minutes](#)

- 12.2** May 6, 2025, Regular Meeting Minutes.

**Attachments:** [Draft Minutes](#)

- 12.3** May 7, 2025, Regular Meeting Minutes - Continued from May 6, 2025

Study Session.

**Attachments:** [Draft Minutes](#)

**12.4** May 13, 2025, Regular Meeting Minutes.

**Attachments:** [Draft Minutes](#)

### **13. CONSENT ITEMS**

**13.1** MOTION - ADOPTION OF FINAL REPORT OF CITY COUNCIL PRIORITIES

RECOMMENDATION: It is recommended by the City Manager that the Council, by motion, adopt the final report, City Council Strategic Priorities 2025-2027, identified at the City of Santa Rosa Council Priority Setting workshop held on February 19, 2025.

**Attachments:** [Staff Report](#)  
[Attachment 1](#)

**13.2** MOTION - INSTALLATION OF SPEED CUSHION ON EIGHTH STREET BETWEEN A STREET AND B STREET

RECOMMENDATION: It is recommended by the Transportation and Public Works Department that the Council, by motion, approve the installation of a speed cushion on Eighth Street between A Street and B Street.

**Attachments:** [Staff Report](#)  
[Attachment 1 - Example-Unit Specifications](#)

**13.3** RESOLUTION - MAINTENANCE AGREEMENT BETWEEN THE STATE OF CALIFORNIA AND THE CITY OF SANTA ROSA FOR MENDOCINO AVENUE OVERCROSSING

RECOMMENDATION: It is recommended by the Transportation and Public Works Department that the Council, by resolution, approve the Project Specific Maintenance Agreement between the State of California, acting by and through the Department of Transportation, and the City of Santa Rosa for the Mendocino Avenue Overcrossing.

**Attachments:**   [Staff Report](#)  
[Attachment 1](#)  
[Resolution](#)  
[Exhibit A](#)

**13.4**      RESOLUTION - APPROVE TRANSFER OF REAL PROPERTY INTERESTS TO THE CALIFORNIA DEPARTMENT OF TRANSPORTATION IN CONNECTION WITH THE STATE ROUTE 12/BOAS DRIVE INTERSECTION SAFETY PROJECT

RECOMMENDATION: It is recommended by Transportation and Public Works Department and Real Estate Services that the Council, by resolution: 1) approve the grant of a fee interest and a temporary construction easement in portions of the City property located at 0 Highway 12, Santa Rosa, CA 95409, APN 031-460-024, to the State of California Department of Transportation ("Caltrans"), for the State Route 12/Boas Drive Intersection Safety Project; and 2) authorize the Assistant City Manager to execute all necessary and appropriate documents, including grant deeds of conveyance, to complete the transfer.

**Attachments:**   [Staff Report](#)  
[Resolution](#)  
[Exhibit A – Depiction of Fee Parcel and Temporary Constr](#)

**13.5**      RESOLUTION - AUTHORIZATION FOR CONTINUED COOPERATIVE PURCHASE OF COMPUTER AND SERVER EQUIPMENT FROM DELL MARKETING L.P.

RECOMMENDATION: It is recommended by the Information Technology Department that the Council, by resolution: 1) approve Amendment No. 2 to NASPO Master Agreement 23026 for continued cooperative purchase of computer, monitors and server equipment from Dell Marketing L.P., Tustin, Texas, under the Minnesota National Association of State Procurement Officials; and 2) approve and authorize the Purchasing Agent to continue to utilize NASPO Agreement No. 23026 expiring June 30, 2026, which may be extended for up to an additional 24 months through June 30, 2028, in increments as determined by the Lead State, through a duly executed amendment and



any successor California Participating Addendum, in an amount not to exceed \$2,100,000 for 3 years beginning July 1, 2025 through June 30, 2028.

**Attachments:**    [Staff Report](#)  
                              [Attachment 1 - NASPO Master Agreement](#)  
                              [Resolution](#)  
                              [Exhibit A - NASPO Amd 2](#)

**13.6**      RESOLUTION - APPROVAL TO AMEND THE OPERATIONS AND MAINTENANCE MANAGEMENT AGREEMENT WITH TOUCHSTONE GOLF, LLC, FOR THE MANAGEMENT OF THE BENNETT VALLEY GOLF COURSE

RECOMMENDATION: It is recommended by the Recreation and Parks Department that the Council, by resolution: 1) approve a First Amendment to Operations and Maintenance Management Agreement with Touchstone Golf, LLC, a Delaware limited liability company which: a) extends the term by two-years through June 7, 2027, b) authorizes inclusion of an additional two-year extension option to be exercised at the discretion of the City in writing, and c) consents to the assignment of the beneficial ownership interest in Touchstone from TSG Newco, LLC to Kemper Sports Management, LLC; and 2) authorize the City Manager to execute the First Amendment to the Agreement and an additional 2 year extension if optioned.

**Attachments:**    [Staff Report](#)  
                              [Resolution](#)  
                              [Exhibit A - First Amendment To Operations and Maintenance](#)

**13.7**      RESOLUTION - APPROVAL OF THE FIRST AMENDMENT TO THE JOINT POWERS AGREEMENT WITH RINCON VALLEY UNION SCHOOL DISTRICT FOR DEVELOPMENT AND USE OF RECREATIONAL AREA

RECOMMENDATION: It is recommended by the Recreation and Parks Department that the Council, by resolution: 1) approve the First Amendment to the Joint Powers Agreement for Development and Use of Recreational Area with the Rincon Valley Union School District; and 2) authorize the City Manager, or their designee, to execute the First

Amendment and any related documents necessary to implement the terms of the Agreement, subject to approval as to form by the City Attorney.

**Attachments:** [Staff Report](#)  
[Attachment 1 - Resolution No. 22555](#)  
[Resolution](#)  
[Exhibit A - Joint Powers Agreement](#)

**13.8 RESOLUTION - EXTENSION OF PROCLAMATION OF LOCAL HOMELESS EMERGENCY**

RECOMMENDATION: It is recommended by the Housing and Community Services Department that the Council, by resolution, approve an extension of Resolution No. 28839 which formally proclaimed a local homeless emergency within Santa Rosa.

**Attachments:** [Staff Report](#)  
[Resolution](#)

**14. PUBLIC COMMENT ON NON-AGENDA MATTERS**

This is the time when any person may address the Council on matters not listed on this agenda, but which are within the subject matter jurisdiction of the Council. This public comment period will begin no earlier than 5:00 p.m. and will be limited to twelve speakers selected randomly by the Mayor. Each speaker will be allowed up to three minutes. Speakers who do not have an opportunity to speak during this time will be allowed to make public comment under Agenda Item 18.

**15. REPORT ITEMS - NONE**

**16. PUBLIC HEARINGS**

Public Hearing matters will begin no earlier than 5:00 p.m. or as soon thereafter as the matters are reached on the agenda.

**16.1 PUBLIC HEARING - STATUS OF VACANT POSITIONS IN COMPLIANCE WITH ASSEMBLY BILL 2561 (2024)**

BACKGROUND: California State Assembly Bill (AB) 2561 was adopted by the Legislature on September 22, 2024, and added §3502.3 to the

Government Code. This law, effective January 1, 2025, requires public agencies at least once each fiscal year to: (1) hold a public hearing and receive the agency's report on the status of vacancies and recruitment and retention efforts; (2) during the hearing, identify any necessary changes to policies, procedures, and recruitment activities that may lead to hiring obstacles; and, (3) allow the recognized employee organization for bargaining units to make a presentation at the hearing.

RECOMMENDATION: It is recommended by the Human Resources Department that Council, by motion, receive this report.

**Attachments:**    [Staff Report](#)  
                              [Attachment 1](#)  
                              [Public Hearing Notice](#)  
                              [Presentation](#)

**16.2 PUBLIC HEARING - FIRST 2025 GENERAL PLAN AMENDMENT PACKAGE: 1) HOUSING ELEMENT AMENDMENT; 2) DUTTON AVENUE GENERAL PLAN AMENDMENT AND REZONING; AND 3) SANTA ROSA GENERAL PLAN 2050 FINAL EIR, GENERAL PLAN 2050 AND SPECIFIC PLAN AMENDMENTS (THE HOUSING ELEMENT AMENDMENT AND DUTTON AVENUE GENERAL PLAN AMENDMENT AND REZONING PORTION OF THIS ITEM WERE CONTINUED FROM THE MAY 13, 2025, REGULAR MEETING)**

BACKGROUND: Per State law, General Plan Amendments are considered four times per year. This General Plan Amendment package includes two projects described below. On March 13, 2025, the Planning Commission held public hearings for items "a" and "b" below, and on April 24, 2025 for item "c" below. The Planning Commission unanimously passed resolutions for all three items, recommending approval to City Council.

a. Housing Element Amendment. The City Council will consider adopting a resolution to amend the 2023-2031 Housing Element to reflect a transfer of Regional Housing Needs Allocation (RHNA) units related to the annexation of 34.93 acres, and two clerical edits to correct the title of Table 5-2 and correct a mathematical error in Table 5 -11.

b. Dutton Avenue General Plan Amendment and Rezoning. This Project includes: (1) adoption of a resolution approving an Addendum to the previously approved Dutton Avenue Residences Mitigated Negative Declaration; (2) adoption of a resolution approving a General Plan Amendment to change the land use designation for 3150 Dutton Avenue from Medium Density Residential to General Industry; and (3) introduction of an ordinance rezoning 3150 Dutton Avenue from R-3-18 (Multi-Family Residential) to IG (General Industrial), consistent with the General Plan land use designation. The General Plan 2050 update, in "c" below, includes a land use amendment on Acacia Lane from Low Density Residential to Medium-High Density Residential, which will ensure a concurrent residential density increase resulting in "No Net Loss" in compliance with Government Code Section 65863.b(2) and Section 66300, the Housing Crisis Act.

c. General Plan 2050 Final Environmental Impact Report (EIR), General Plan 2050 and Specific Plan Amendments. This Project includes: (1) certification of the General Plan 2050 Final (EIR) and approval of a Statement of Overriding Considerations, Findings of Fact, and Mitigation Monitoring and Reporting Program; and 2) adoption of the General Plan 2050 and associated Specific Plan and land use amendments, including a land use amendment on Acacia Lane to address "No Net Loss" in compliance with Government Code Section 65863.b(2) and Section 66300, the Housing Crisis Act, as it related to the Dutton Avenue land use amendment in "b" above.

**RECOMMENDATION:** It is recommended by the Planning Commission and the Planning and Economic Development Department that the Council: (1) by resolution, amend the 2023-2031 Housing Element to reflect a transfer of Regional Housing Needs Allocation (RHNA) units related to the annexation of 34.93 acres, and two clerical edits to correct the title of Table 5-2 and correct a mathematical error in Table 5-11; (2) by resolution, adopt an Addendum to the previously approved Dutton Avenue Residences Mitigated Negative Declaration; (3) by resolution, adopt a General Plan Amendment to change the land use designation for 3150 Dutton Avenue from Medium Density Residential

to General Industry; (4) introduce an ordinance rezoning 3150 Dutton Avenue from R-3-18 (Multi-Family Residential) to IG (General Industrial), consistent with the General Plan land use designation; (5) by resolution, certify the General Plan 2050 Final Environmental Impact Report (FEIR) and approve the Statement of Overriding Considerations, Findings of Fact, and Mitigation Monitoring and Reporting Program; and (6) by resolution, adopt the General Plan 2050 and associated Specific Plan amendments.

**Attachments:**    [Staff Report - Housing Element Amendment](#)  
[Attachment 1 - Annexation Area Ariel](#)  
[Attachment 2 - Annexation Certificate of Completion](#)  
[Attachment 3 - Annexation Final Map](#)  
[Attachment 4 - Government Code Section 65584.07](#)  
[Attachment 5 - RHNA Transfer Extension Letter](#)  
[Attachment 6 – HCD Extension Approval Letter](#)  
[Attachment 7 - City Council Resolution No. RES-2025-034](#)  
[Attachment 8 - RHNA Transfer Letter](#)  
[Attachment 9 - Addendum to the GP EIR for the HE](#)  
[Attachment 10 - Correspondence](#)  
[Attachment 11 - PC Resolution No. PC-RES-2025-006](#)  
[Resolution - Housing Element](#)  
[Exhibit A - Housing Element Redline Revisions](#)  
[Staff Report - Dutton Avenue General Plan Amendment an](#)  
[Attachment 1 - Disclosure Form](#)  
[Attachment 2 - Project Narrative](#)  
[Attachment 3 - Location Map](#)  
[Attachment 4 - Neighborhood Context](#)  
[Attachment 5 - General Plan Map](#)  
[Attachment 6 - Zoning Map](#)  
[Attachment 7 - Previously Approved MND](#)  
[Attachment 8 - Approved MMRP](#)  
[Attachment 9 - Addendum to MND](#)  
[Attachment 10 - DRB Resolution No. 18-984](#)  
[Attachment 11 - DRB Resolution No. 18-985](#)  
[Attachment 12 - Council Resolution No. 26520](#)  
[Attachment 13 - Council Ordinance No. 3771](#)  
[Attachment 14 - PC Draft Minutes, March 13, 2025](#)  
[Attachment 15 - PC Resolution No. PC-RES-2025-003](#)  
[Attachment 16 - PC Resolution No. PC-RES-2025-004](#)  
[Attachment 17 - PC Resolution No. PC-RES-2025-005](#)  
[Attachment 18 - Public Correspondence](#)  
[Resolution 1 - MND Addendum](#)

[Exhibit A - Addendum to Adopted Mitigated Negative Declaration](#)  
[Exhibit B - Previously Approved MMRP](#)  
[Exhibit C - Previously Approved MND](#)  
[Resolution 2 - General Plan Amendment Ordinance](#)  
[Staff Report - General Plan 2050](#)  
[Attachment 1 - General Plan 2050 EIR \(Draft and Final\)](#)  
[Attachment 2 - General Plan 2050, including the Community Development Element](#)  
[Attachment 3 - General Plan Errata](#)  
[Attachment 4 - Specific Plan Amendments](#)  
[Attachment 5 - Public Comments 2024 Draft General Plan](#)  
[Attachment 6 - PC-RES-2025-008](#)  
[Attachment 7 - PC-RES-2025-009](#)  
[Attachment 8 - Planning Commission Meeting Minutes from May 13, 2025](#)  
[Attachment 9 - Board of Forestry and Fire Protection Review](#)  
[Attachment 10 – Public Comments on 2023 Draft General Plan](#)  
[Attachment 11 – Existing Conditions Report](#)  
[Attachment 12 – Community Involvement Strategy](#)  
[Attachment 13 – Alternatives Workbook](#)  
[Attachment 14 – Preferred Alternative Diagram](#)  
[Resolution 1 - EIR](#)  
[Exhibit A - CEQA Findings of Fact](#)  
[Exhibit B - Statement of Overriding Considerations](#)  
[Exhibit C - Mitigation Monitoring and Reporting Program](#)  
[Resolution 2 - General Plan 2050 and Specific Plan Amendment](#)  
[Exhibit A - General Plan 2050 \(www.santarosaforward.com\)](#)  
[Exhibit B - General Plan 2050 Errata](#)  
[Exhibit C - Specific Plan Amendments](#)  
[Presentation](#)  
[Public Hearing Notice](#)  
[Revised Resolution 2 - Redlined General Plan 2050 and Specific Plan Amendment](#)  
[Revised Resolution 2 - Final General Plan 2050 and Specific Plan Amendment](#)  
[Late Correspondence \(Uploaded 06-03-2025\)](#)

## FINANCING DISTRICT INFRASTRUCTURE FINANCING PLAN

**BACKGROUND:** In April of 2023, the City Council adopted a Resolution of Intention to form the City of Santa Rosa Enhanced Infrastructure Financing District (Downtown Business Corridor) (District) and adopted a Resolution to establish the Downtown Business Corridor EIFD Public Financing Authority (PFA) as the governing board of the District. The Infrastructure Financing Plan (IFP) describes the boundaries of the District, the public facilities and other projects of community wide significance to be financed by the District, and the tax revenue allocated by the City of Santa Rosa (City) and the County of Sonoma (County) to the District. The Draft IFP must be adopted by both the City and the County prior to the PFA's adoption of the IFP and formation of the District. The IFP was presented to the PFA on April 2, 2025. The PFA and City and County staff discussed revisions to the limitations on the methods for determining the EIFD funded improvements, including, among other factors, the proximity of the improvements to the EIFD, the economic impact of the improvements and the approval rights of the City and County. After hearing all written and verbal comments, the PFA opened the first public hearing required under EIFD law on May 8, 2025. The public hearing was continued to May 15, 2025, during which the PFA incorporated certain comments and modified the IFP.

**RECOMMENDATION:** It is recommended by the Departments of Planning and Economic Development and Finance that the Council: 1) hold a noticed public hearing; and 2), by resolution, adopt the Draft Infrastructure Financing Plan of the City of Santa Rosa Enhanced Infrastructure Financing District (Downtown Business Corridor).

**Attachments:**    [Staff Report](#)  
                              [Attachment 1 - Correspondence](#)  
                              [Resolution](#)  
                              [Exhibit A](#)  
                              [Presentation](#)  
                              [Public Hearing Notice](#)

**17. WRITTEN COMMUNICATIONS - NONE.**

**18. PUBLIC COMMENT ON NON-AGENDA MATTERS**



This is the time when any person may address the Council on matters not listed on this agenda, but which are within the subject matter jurisdiction of the Council and not able to speak under Agenda Item 14. Each speaker will be allowed up to three minutes.

**19. ANNOUNCEMENT OF CONTINUED CLOSED SESSION ITEMS, RECESS TO CLOSED SESSION IN THE MAYOR'S CONFERENCE ROOM, RECONVENE TO OPEN SESSION, AND ANNOUNCEMENTS [IF NEEDED]**

**20. ADJOURNMENT OF MEETING**

**21. UPCOMING MEETINGS**

This schedule is tentative and subject to change pending final publication and posting of the City Council Meeting Agenda.

**21.1 UPCOMING MEETINGS LIST**

**Attachments:** [Upcoming Meetings List](#)

**\*Did not appear on the preliminary agenda.**

**\*\*Quasi-judicial or adjudicative action, ex-parte communication disclosure is required.**

The Open Government Ordinance was adopted by City Council in December 2020 (ORD-2020-018) and amended in July 2021 (ORD-2021-007). These ordinances added and amended Chapter 1-10 to the City Code to codify the City of Santa Rosa's commitment to embrace a culture of open government to ensure public trust, engage the community, and establish a system of transparency, public participation, and collaboration. To view a full versions of the Open Government Ordinances go to <http://srcity.org/OpenGovOrdinance> and <http://srcity.org/OpenGovOrdinanceAmend>. To request paper copies of the Open Government Ordinances contact the City Clerk's Office at 707-543-3015 (TTY Relay at 711) or [cityclerk@srcity.org](mailto:cityclerk@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). If the request is received at least 7 business days prior to the City Council meeting, the copy shall be provided no later than two (2) business days prior to the City Council meeting. Meeting information can also be accessed via the internet at <http://srcity.org>

*Any writings or documents provided to a majority of the City Council prior to this meeting regarding any item on this agenda, excluding closed session items, are available for public review in the City Clerk's Office, Room 10, City Hall, 100 Santa Rosa Ave, during normal business hours.*