



## **City of Santa Rosa**

Virtual Meeting - See Agenda  
for Participation Information

### **ZONING ADMINISTRATOR SPECIAL MEETING NOTICE AND AGENDA JUNE 13, 2022**

**PURSUANT TO GOVERNMENT CODE SECTION 54953(e) AND THE  
RECOMMENDATION OF THE HEALTH OFFICER OF THE COUNTY OF  
SONOMA, THE ZONING ADMINISTRATOR WILL BE PARTICIPATING IN  
THIS MEETING VIA ZOOM WEBINAR.**

**MEMBERS OF THE PUBLIC CAN PARTICIPATE VIRTUALLY AT  
WWW.ZOOM.US/JOIN OR BY TOLL FREE TELEPHONE (877) 853-5257;  
USING MEETING ID: 893 9167 6996.**

**PUBLIC ACCESSING THE MEETING THROUGH ZOOM CAN PROVIDE  
COMMENTS DURING THE PUBLIC COMMENT PERIODS. ADDITIONAL  
INFORMATION RELATED TO MEETING PARTICIPATION IS AVAILABLE  
AT [HTTPS://SRCITY.ORG/ZONINGADMIN](https://srcity.org/zoningadmin)**

**THE MEETING WILL BE LIVE-STREAMED AT  
[HTTPS://WWW.YOUTUBE.COM/CITYOFSANTAROSA](https://www.youtube.com/cityofsantarosa)**

**5 PM**

- 1. CALL TO ORDER**
- 2. PUBLIC COMMENT**
- 3. ZONING ADMINISTRATOR BUSINESS**
  - 3.1 STATEMENT OF PURPOSE**
  - 3.2 ZONING ADMINISTRATOR REPORTS**
- 4. CONSENT ITEM(S)**
- 5. SCHEDULED ITEM(S)**
  - 5.1 PUBLIC HEARING - 3586 MENDOCINO AVE**

BACKGROUND: Minor Hillside Development Permit and Minor Design Review for a proposed 239-unit multifamily apartment project on an approximately 9.6-acre site. The units will be spread among six different buildings ranging from 3 to 5 stories. File No. PRJ20-021

Project Planner: Monet Sheikhali

**Attachments:**   [Attachment 1 - Disclosure Form](#)  
[Attachment 2 - Project Narrative](#)  
[Attachment 3 - Project Plans](#)  
[Attachment 4 - Slope Analysis](#)  
[Attachment 5 - Focused Traffic Study](#)  
[Attachment 6 - Parking Study](#)  
[Attachment 7 - Emergency Evacuation Plan](#)  
[Attachment 8 - Public Correspondence](#)  
[Resolution](#)  
[Exhibit A - Engineering Development Services - June 8, 2022](#)  
[Exhibit B - Environmental Conditions of Approval dated June 8, 2022](#)  
[Exhibit C – Fountaingrove Apartments Project Environment](#)  
[Staff Presentation](#)

## **5.2 PUBLIC HEARING - 701 WILSON ST**

BACKGROUND: Minor Design Review for a proposed 40-unit multifamily apartment project on an approximately 1.83-acre site. The units will be configured in a new five-story development. File No. DR22-011

Project Planner: Conor McKay  
Presented by: Jessica Jones

**Zoning Administrator**

**JUNE 13, 2022**

**Attachments:**    [Attachment 1 - Design Narrative received May 9th, 2022](#)  
[Attachment 2 - CEQA Consistency Analysis, M-Group, Jun](#)  
[Attachment 3 - Landscape Plan received May 10th, 2022](#)  
[Attachment 4 - Project Plans received April 26th, 2022](#)  
[Attachment 5 - Preliminary SWLIDS Report. - June 9, 2022](#)  
[Attachment 6 - Public Correspondence](#)  
[Resolution](#)  
[Resolution Exhibit A - Engineering Development Services I](#)  
[Resolution Exhibit B - CEQA Consistency Analysis, M-Gro](#)  
[Applicant Presentation](#)  
[Staff Presentation](#)  
[Late Correspondence as of 6.13.22 at 3.22 pm](#)

**6. ADJOURNMENT**

*In compliance with Zoning Code Section 20-62, the decision of the Zoning Administrator is final unless an appeal is filed on a City Appeal Form (<https://srcity.org/DocumentCenter/Index/173>) and associated fees, as noted on the City's Fee Schedule (<https://srcity.org/DocumentCenter/View/16129/Planning--Economic-Development-Department-Fee-Schedule?bidId=>) , are paid within 10 calendar days of the action. The time limit will extend to the following business day where the last day falls on a day that the City is not open for business.*

*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 Recording Secretary at 707-543-3226 (TTY Relay at 711). Requests should be submitted as far in advance as possible, but no later than two business days before the scheduled meeting.*

*Any writings or documents provided to the Zoning Administrator prior to this meeting regarding any item on this agenda are available for public review at <https://santa-rosa.legistar.com/Calendar.aspx> or in person at the Planning and Economic Development Department, Room 3, City Hall, 100 Santa Rosa Ave, during normal business hours.*