

CITY OF SANTA ROSA
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
STAFF REPORT FOR DESIGN REVIEW BOARD
July 16, 2020

PROJECT TITLE

Petaluma Hill Road Apartments

ADDRESS/LOCATION

1683 to 1785 Petaluma Hill Rd

ASSESSOR'S PARCEL NUMBER

044-021-022, 035, 071, 019, & 072

PROJECT SITE ZONING

R-3-30

APPLICATION DATE

June 26, 2020

PROJECT PLANNER

Kristinae Toomians, Senior Planner

APPLICANT

McKellar McGowan Holdings, LLC

PROPERTY OWNER

Earl D. Hagerman & Earl D. Hagerman Trust

FILE NUMBER

DR20-032

GENERAL PLAN DESIGNATION

Medium-High Residential

APPLICATION COMPLETION DATE

June 29, 2020

RECOMMENDATION

Provide comments

PROPOSAL

Future development of a seven-building, ± 147-unit, three- story multi-family rental housing project consisting of one- and two-bedroom units, located at the southwest corner of Petaluma Hill Road and Colgan Avenue. The applicant proposes 84 tuck-under parking spaces and 154 surface parking spaces, for a total of 238 parking spaces.

The parcels are zoned R-3-30, which allows for multi-family residential. All parcels are designated Medium High Residential in the General Plan, which allows for a density of up to 30 dwelling units per acre. The applicant's proposal results in a density of 29.9 dwelling units per acre.

ATTACHMENTS

Attachment 1	Disclosure Form
Attachment 2	Location Map
Attachment 3	Design Narrative
Attachment 4	Concept Design Plan Set

CONTACT

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