



City of Santa Rosa

Legislation Details

File #: 21-0647 **Version:** 1 **Name:** CASA ROSELAND DESIGN REVIEW APPEAL
Type: CC- Public Hearing **Status:** Agenda Ready
File created: 6/23/2021 **In control:** City Council
On agenda: 8/3/2021 **Final action:**
Title: PUBLIC HEARING - CASA ROSELAND DESIGN REVIEW APPEAL. APPEAL OF ZONING ADMINISTRATOR ACTION ON THE DESIGN REVIEW FOR THE CASA ROSELAND PROJECT LOCATED AT 665 & 883 SEBASTOPOL ROAD, SANTA ROSA, CA (FILE NO. DR21-001).

BACKGROUND: On June 1, 2021, the Zoning Administrator approved the Casa Roseland project, a project that includes the demolition of existing structures and the construction of a 4-story, 75-unit multi-family, affordable housing project in the Roseland Priority Development Area, located at 665 & 883 Sebastopol Road. The appeal asserts that this project, as approved, violates the recorded reciprocal parking and circulation easement benefiting Roseland Village; and, that this project reduces the deeded and historical 272 retail business parking spaces dedicated expressly to the historical commercial use of this property.

RECOMMENDATION: It is recommended by the Planning and Economic Development Department that Council, by resolution, deny the appeal and uphold the Zoning Administrator's action by approving the Casa Roseland Project Design Review.

Sponsors: Planning and Economic Development

Indexes: Exempt Project

Code sections: 15182 - Projects Pursuant to a Specific Plan

Attachments: 1. Staff Report, 2. Attachment 1 - Disclosure Form, 3. Attachment 2 - Location Map, 4. Attachment 3 - General Plan and Zoning Map, 5. Attachment 4 - Appeal, 6. Attachment 5 - ZA Resolution No DR 21-001, 7. Attachment 6 - Design Narrative, 8. Attachment 7 - Project Plans, 9. Attachment 8 - Approved Tentative Map, 10. Attachment 9 - Public Comments, 11. Attachment 10 - County Counsel Legal Opinion, 12. Attachment 11 - Tierra de Rosas Traffic Impact Study, 13. Attachment 12 - Recorded Notice of Exemption, 14. Attachment 13 - 12-21-2017 DRB Minute, 15. Attachment 14 - 6-25-2019 CC Minutes, 16. Resolution, 17. Exhibit A, 18. Presentation - Staff, 19. Presentation - Applicant, 20. UPDATED Presentation - Applicant (Uploaded 7-28-2021), 21. Late Correspondence (Uploaded 8-3-2021)

Date	Ver.	Action By	Action	Result
8/3/2021	1	City Council	to waive reading of the text and adopt	Pass