

Notice of Determination

Appendix D

To:
[] Office of Planning and Research
U.S. Mail: P.O. Box 3044 Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113 Sacramento, CA 95814

[] County Clerk
County of: Sonoma
Address: 585 Fiscal Drive, Room 103 Santa Rosa, CA 95403

From:
Public Agency: City of Cotati
Address: 201 W Sierra Ave Cotati, CA 94931
Contact: Jon-Paul Harries
Phone: 707 665-3634

Lead Agency (if different from above):
Same As Above
Address:
Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2019049028

Project Title: Cotati Hotel and Market Hall

Project Applicant: Cotati Hotel LLC

Project Location (include county): 147 St. Joseph Way, Cotati, Sonoma County, 94931

Project Description:

The project proposes to remove the existing park-and-ride lot, merge the existing parcel lines, and develop a hotel and Market Hall on the project site. The hotel footprint is approximately 20,050 square feet in size contains 153 guest rooms, a board room, lounge, kitchen, fitness room, VIP club, pool, and courtyard. A standalone building, approximately 5,650 square feet in size, would be provided at the corner of Old Redwood Highway and St. Joseph Way. The building would include a 3,596-square-foot Market Hall. The remainder of the building, approximately 2,054 square feet, would include a kitchen, storage, restrooms, staff lounge, and office space.

This is to advise that the City of Cotati Planning Commission has approved the above ([] Lead Agency or [] Responsible Agency)

described project on May 13, 2019 and has made the following determinations regarding the above (date) described project.

- 1. The project [] will [] will not] have a significant effect on the environment. with mitigation
2. [] An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA. [] A Negative Declaration was prepared for this project pursuant to the provisions of CEQA. Mitigated Negative Declaration
3. Mitigation measures [] were [] were not] made a condition of the approval of the project. On May 13, 2019
4. A mitigation reporting or monitoring plan [] was [] was not] adopted for this project. On May 13, 2019
5. A statement of Overriding Considerations [] was [] was not] adopted for this project.
6. Findings [] were [] were not] made pursuant to the provisions of CEQA. On May 13, 2019

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

City of Cotati Planning Division 201 W. Sierra Avenue

Signature (Public Agency): [Signature] Title: Senior Planner, City of Cotati Office of Planning & Research

Date: 5/15/19 Date Received for filing at OPR: MAY 22 2019