

CITY OF SAN RAFAEL

NOTICE OF AVAILABILITY AND PUBLIC HEARING

You are invited to attend the Planning Commission hearing on the following project:

**DATE/TIME/PLACE:** **Tuesday, December 14, 2021 at 7:00 P.M.**  
**City Hall Council Chambers, 1400 Fifth Avenue, San Rafael, CA 94901**

**PROJECT:** **The Neighborhood at Los Gamos – General Plan Amendment GPA 20-001 (from Hillside Resource Residential to Neighborhood Commercial Mixed Use); Zone Change ZC 20-002 (from Planned District – Hillside Development Overlay District (PD-H) and Residential – Hillside Development Overlay District (R2a-H) to Planned Development District (PD); Vesting Tentative Parcel Map (to combine and adjust the boundaries of the existing parcels); and Environmental and Design Review ED 20-058; for a mixed-use project with 192 multifamily residential units; a 5,574 square foot market; a 5,003 square foot community center; and 225 at-grade and semi-subterranean parking spaces; on a 10.24 acre site located on Los Gamos Road north of Oleander Drive; on APN 165-220-06 and 165-220-07; Christopher Hart, Applicant and Property Owner; Mont Marin/San Rafael Park Neighborhood.**

*As required by State law (California Environmental Quality Act) this project is subject to a review of potential environmental impacts. An assessment of potential impacts (Initial Study) has been completed. The Initial Study concludes that the project has the potential to result in significant environmental effects. However, the Initial Study finds that the potentially-significant impacts can be reduced or eliminated by requiring and implementing recommended measures. The Initial Study recommends the adoption of a Mitigated Negative Declaration, which includes the recommended measures (mitigation measures). The Initial Study/Mitigated Negative Declaration is available for review at the Community Development Department (address below). Pursuant to the provisions of the California Environmental Quality Act Guidelines, the Initial Study/Mitigated Negative Declaration must be made available for public review for a period of at least 30 days. The public review period commences on Friday, October 29, 2021 and will close on Tuesday, November 30, 2021. Written comments on the Initial Study/Mitigated Negative Declaration must be submitted by the close of the public review period or can be submitted at the Planning Commission hearing.*

**WHAT WILL HAPPEN:** You can comment on the project. The Planning Commission will consider all public testimony and decide whether to approve the [project applications](#).

**IF YOU CANNOT ATTEND:** You can send written correspondence by email to the address above, or by mail/hand delivery to the Community Development Department, Planning Division, City of San Rafael, 1400 5<sup>th</sup> Avenue, San Rafael, CA 94901.

**FOR MORE INFORMATION:** Contact [Jeff Hamilton](#), Contract Planner at (818) 414-3498 or [JHamilton@migcom.com](mailto:JHamilton@migcom.com). You can also come to the Planning Division office, located in City Hall, 1400 Fifth Avenue, to look at the file for the proposed project. The office is open from 8:30 a.m. to 4:30 p.m. on Monday, Tuesday and Thursday and 8:30 a.m. to 1:30 p.m. on Wednesday and Friday. You can also view the staff report after 5:00 p.m. on the Friday before the meeting at <http://www.cityofsanrafael.org/meetings>

**SAN RAFAEL PLANNING COMMISSION**

/s/ Paul A Jensen  
Paul A Jensen  
COMMUNITY DEVELOPMENT DIRECTOR

(Please publish in the Marin Independent Journal on [Tuesday, November 2, 2021](#).)