



NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the Planning Commission will conduct a Public Hearing on **Monday, February 5, 2024, at 6:00 p.m.**, or shortly thereafter, in the Council Chambers of Cotati City Hall, 201 West Sierra Avenue, to consider the following matter:

Project review and consideration of a resolution recommending City Council approval of entitlements to allow construction of a mixed-use development consisting of six buildings, and containing 177 dwelling units for rent, 4,752 square feet of commercial floor area, a 5,708 square-foot community center building, a 5,065 square-foot pool and pool deck area, frontage improvements, parking, landscaping, and ancillary improvements. Staff recommends that the Planning Commission also find that the project is consistent with the Cotati General Plan and its Environmental Impact Report and exempt from further environmental review pursuant to CEQA Guidelines Section 15183.

Project plans may be viewed at: <https://www.cotaticity.org/228/Projects-in-Progress>

Project Name: Cotati Village
Address: Unaddressed – Northeast corner of SR-116 and Alder Avenue
APNs: 046-286-021 & 144-050-009
Applicant: 116 Associated Investors, LLC / Tom Monahan
Owner: 116 Associated Investors, LLC
File No. PA# 21/29

ALL INTERESTED PERSONS are invited to attend the meeting in person, attend virtually, or send their comments on the matters listed above to Jon-Paul Harries, Senior Planner, at jpharries@cotaticity.org. Please see the meeting Agenda for instructions regarding how to participate virtually.

DATE POSTED: On or before January 26, 2024

WAIVER WARNING

s. Jon-Paul Harries
Senior Planner

IF YOU CHALLENGE THESE ISSUES IN COURT, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS NOTICE, OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE CITY OF COTATI AT, OR PRIOR TO THE PUBLIC HEARING.