

**CITY OF NOVATO
NOTICE OF PUBLIC HEARING
MULTI-FAMILY RESIDENTIAL PROJECT AT THE
NORTHWEST CORNER OF MAIN GATE AND "C" STREETS
APN 157-980-05**

Notice is hereby given that the City of Novato Design Review Commission will conduct a public hearing on **Wednesday, February 5, 2014, at 7:30 p.m.** at the Novato City Hall, 901 Sherman Avenue, to take action on the final site plan for a townhome project by Hamilton Square LLC. The previous version of the site plan proposed up to 31 units with a mix of two-bedroom and three-bedroom units, located within 10 buildings and clustered around a parklet and open park space with an internal street network. A conceptual architectural theme and landscape plan will be presented to the Design Review Commission for a recommendation on the proposed architecture and landscaping. The project is located on a 2.7-acre site at the corner of Main Gate and "C" Street, APN 157-980-05.

No formal approval on the merits of this project is being provided by the Design Review Commission at this hearing. Should the Design Review Commission take action on the final site plan, and recommendation on the architectural theme is being requested, an environmental review will be prepared on the development proposal. This environmental review will be part of included as part of the staff report that will be prepared for the project. A separate and subsequent notice will be prepared for a future Planning Commission hearing on the development proposal.

If anyone wishes to challenge this project in court, they may be limited to raising only those issues they or anyone else raised described in this notice or in written correspondence delivered to the Community Development Department at, or prior to Design Review Commission meeting.

Information on the above proposal is available at the City of Novato Community Development Department, 922 Machin Avenue, Novato, CA 94945. All inquiries should be directed to Carla Violet, Contract Planner via email at cviolet@up-partners.com or via phone at 510-251-8210. It is recommended that an appointment be made with the staff member, prior to visiting the City offices. Please note the City of Novato is closed every other Friday, including January 31, 2014.