



# CITY OF NOVATO

## NOTICE OF PUBLIC HEARING

THE NOVATO DESIGN REVIEW COMMISSION WILL HOLD A PUBLIC HEARING TO CONSIDER THE FOLLOWING:

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| Hearing Date, Time, & Location              | <b>Wednesday, November 6, 2019 at 7:00 PM</b><br>Novato City Hall, 901 Sherman Avenue, Novato  |
| Project Name & Application                  | First and Grant<br>P2017-092   |
| Project Location & APN                      | 1107 Grant Avenue<br>APNs: 141-282-04 & 07   |
| Project Description                         | Conduct a public hearing to review and consider approval of the final details of the site design, architecture, and landscaping for First and Grant, a three story mixed use commercial and residential building approved by the City of Novato Planning Commission on November 5, 2018. |
| California Environmental Quality Act (CEQA) | The Planning Commission, on November 5, 2018, determined that the project is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15332, In-fill Development Projects.  |
| Staff Contact                               | Hans Grunt, Senior Planner<br>(415) 899-8940<br>hgrunt@novato.org  |
| Application Information for Public Review   | Novato Community Development Department,<br>922 Machin Avenue, Novato, CA 94945<br>Open Monday through Thursday and alternating Fridays from 9 AM to 12 PM and 1 PM to 5 PM. Closed Friday, November 1, 2019.  |

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

Date: October 25, 2019

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|  <p><b>CITY OF NOVATO</b><br/>COMMUNITY DEVELOPMENT</p> | <p><b>CITY OF NOVATO</b><br/><b>NOTICE OF DESIGN WORKSHOP</b></p> <p><b>THE NOVATO DESIGN REVIEW COMMISSION WILL HOLD A DESIGN WORKSHOP TO CONSIDER THE FOLLOWING:</b></p>   |
| <p>Workshop Date, Time, &amp; Location</p>   | <p><b>November 6, 2019 at 7:00 P.M.</b><br/>Novato City Hall, 901 Sherman Avenue, Novato</p>   |
| <p>Project Name &amp; Application</p>  | <p>Hamilton Village<br/>P2019-079</p>  |
| <p>Project Location &amp; APN</p>  | <p>802 State Access Road<br/>157-970-03</p>  |
| <p>Project Description</p>   | <p>Proposal for development of a 4.71 acre parcel with 73 three-story townhomes ranging in size from two-bedrooms with an optional third bedroom, and three-bedrooms with an optional fourth bedroom (1,415 to 1,770 square feet total). Each unit would include a two-car attached garage. The proposed building heights is 40-feet.</p>                        |
| <p>Staff Contact</p>   | <p>Kaitlin Zitelli, Planner I<br/>415-899-8941<br/><a href="mailto:kzitelli@novato.org">kzitelli@novato.org</a></p>  |
| <p>Application Information for Public Review</p>   | <p>Novato Community Development Department<br/>922 Machin Avenue, Novato, CA 94945<br/>Open Monday through Thursday and alternating Fridays from 9 AM to 12 PM and 1 PM to 5 PM. Closed Friday, November 1, 2019. Project information and plans are also available online at:<br/><a href="http://novato.org/hamiltonvillage">novato.org/hamiltonvillage</a></p> |

A design workshop is intended to provide an opportunity for the Design Review Commission, the public, and the project applicant to have an informal discussion about a project's proposed design. The Design Review Commission does not make any decision regarding a project at a design workshop.

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| <p>Workshop Date, Time, &amp; Location</p>   | <p><b>Wednesday, November 6, 2019, 7:00 PM</b><br/>Novato City Hall, 901 Sherman Avenue, Novato</p>  |
| <p>Project Name &amp; Application</p>  | <p>Habitat Redwood Blvd<br/>P2019-054</p>  |
| <p>Project Location &amp; APN</p>  | <p>8161 Redwood Blvd. (site immediately north and west of the Days Inn hotel)<br/>APN: 125-180-49</p>  |
| <p>Project Description</p>   | <p>Habitat for Humanity has proposed and 80-unit for-sale residential development, with an approximately 1,600-square-foot detached commercial building located on a 13.5 acre site. The residences would range from 1-3 stories with a maximum height of 38 feet. The project includes 126 residential parking stalls and 12 commercial parking stalls.</p> |
| <p>Staff Contact</p>   | <p>Brett Walker, Senior Planner<br/>415-493-4711<br/>bwalker@novato.org</p>  |
| <p>Application Information for Public Review</p>   | <p>Novato Community Development Department<br/>922 Machin Avenue, Novato, CA 94945<br/>Open Monday through Thursday and alternating Fridays from 9 AM to 12 PM and 1 PM to 5 PM. Closed Friday, November 1, 2019.</p>  |

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