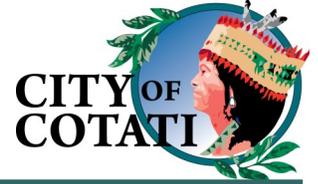


Cotati Connection

March 2023



Inside this issue

- * New Housing Laws
- * Urban Farming
- * Cotati at Work
- * Camp Cotati
- * Bunny Brunch
- * Community Yard Sale
- * Upcoming City Meetings
- * Utility Billing Dates



El boletín En Español

New Housing Laws and La Plaza View Family Apartments

Recent changes in State housing law, including Senate Bill 35 and others, allow developers to build homes with very limited input from cities, including in areas previously envisioned and planned for commercial development, like downtown Cotati. These new laws also allow housing projects to be constructed without environmental or public review in some cases, including without any review by the Planning Commission, City Council or the public. In those cases, the City is required to issue building permits if the developer can demonstrate compliance with these State laws and any objective standards created by the City.



The La Plaza View Family Apartments, located at 120 E. Cotati Avenue, is one such project under review by the City. The developer, North Bay Housing, is requesting to utilize the “building permit only” process allowed under Senate Bill 35. This project proposes to construct a five-story (59-foot tall) apartment building accommodating 14 one-bedroom, 38 two-bedroom and 18 three-bedroom units, for a total of 70 apartment homes and no commercial or retail tenants. The project seeks to take advantage of State mandated parking reductions and provide 63 parking spaces (0.9 spaces per unit) to support these units. If the developer demonstrates that the project complies with the applicable, objective development criteria, the Community Development Department will be required to issue a building permit allowing construction of the project.

Project design and development materials have been provided on the City’s “Projects in Progress” webpage to inform the community about this proposed development and to provide the community with an understanding of the proposed design. A Notice of Application will also be sent to the neighbors of the proposed project.

If you have questions about the project, you may email the developer Steve Leonard at:

sil@northbayhousing.com

If you have questions about the City review process under SB 35, you may email the Director of Community Development Noah Housh at: nhoush@cotaticity.org



Subscribe to the
City of Cotati YouTube page



Follow us on Instagram
@cityofcotati



Like us on Facebook at
www.facebook.com/cityofcotati



Receive city information
and community alerts instantly!
Download the app at the iOS or Google store.

New Opportunities for Urban Farming in Cotati!

The City of Cotati recently updated policies to promote local food production and healthy eating. You may now operate Market Gardens on any residentially –zoned property in the City. Market Gardens are small-scale producers of food crops, eggs and prepared Cottage Foods for sale or donation. Market Gardens may also operate small on-site Garden Stands for sales up to 3 days per week.

Community Gardens are also allowed in all residential zones (for personal consumption or donation only). In the Rural Residential and Residential Very Low zoning districts, there are additional options available for commercial urban agriculture.

Review and approval of any Urban Agriculture operation is required. Please contact Autumn Buss, Associate Planner, at 707-238-5276 or abuss@cotaticity.org for more information.



COTATI AT WORK

Upcoming City Meetings*

CITY COUNCIL

- Monday 3/6—7:00PM
- Tuesday 3/7—6:00PM
- Tuesday 3/14—6:00PM
- Tuesday 3/28—6:00PM
- Tuesday 4/4—6:00PM
- Tuesday 4/11—6:00PM
- Tuesday 4/18—6:00PM
- Tuesday 4/25—6:00PM

PLANNING COMMISSION

- Monday 3/6—6:00PM
- Monday 3/20—6:00PM
- Monday 4/3—6:00PM
- Monday 4/14—6:00PM

*Meetings are subject to cancellation, check the City website prior to the meeting.

Old Redwood Highway Traffic Flow Improvement Project

This project consists of replacing the traffic signal controllers along Old Redwood Highway from East Cotati Avenue to Commerce Boulevard and re-configuring the Highway 116 and Old Redwood Highway intersection to improve signal coordination and traffic flow. This project is expected to be complete by early 2023.



Downtown and Civic Center Connectivity and Safety Project

The Project repaves La Plaza (inner Hub street) and West Sierra Avenue, including features to calm traffic and provide safe bicycle and pedestrian routes. The project is expected to go into construction in the spring of 2023, after the completion of the West Sierra Avenue Sewer Project. This project is made possible by a \$1.25 million Federal street grant.

Kotate Park Improvements Project

This project is a major rehabilitation of this public park, including all new playgrounds and landscaping, and adding exercise equipment, lighting, picnic areas and gazebo, as well as new public restrooms. Construction started in January and the structures, including play equipment and restroom, is expected to arrive in June or July and will be installed at that time.

2023 Street Rehabilitation Project

The City is to reconstruct and slurry seal 1.5 miles of streets this spring. Streets include Myrtle Ave, Mendelsohn, Skilling, Macklin, Page, Delano and Aguirre, as well as a new pathway along Myrtle in front of Putnam Park. The project includes both rehabilitation and low cost preservation (street preparation followed by slurry seal). Work expected to begin in March and be substantially complete by mid April.



Camp Cotati – Spring Break

Date: March 20-23, M-TH Time: 8:00am-5:00pm
 Fee: \$160/week, Location: Thomas Page Room

Let your children experience the magic of Camp Cotati! Each day will include different games, crafts, and outdoor play (weather permitting). Camp is held in the Thomas Page Room of the Ray Miller Community Center, 216 East School St, behind City Hall. Please send your child with a lunch, snacks, and a water bottle each day. Contact Kelly Patterson at kpatterson@cotaticity.org or 707-796-7301 for questions.

Patterson at kpatterson@cotaticity.org or 707-796-7301 for questions.

Bunny Brunch



Date: Saturday, April 1, 2023
 Time: 9:00am

Fee: \$12 per person over 2 (Children 2 and under are free)
 Location: Cotati Room, behind City Hall - 201 West Sierra Ave.

Come join everyone’s favorite bunny for a delicious brunch! Each child will have the opportunity to visit the Bunny and take photos, participate in the egg hunt, and enjoy brunch with their loved ones. Everyone over 2 must be registered to enter. A ticket is for attending the event, not just for breakfast. Please contact (707) 796-7301 or kpatterson@cotaticity.org if you have any questions.

Cotati Community Yard Sale



Date: Saturday, May 6, 2023
 Time: 8:00am-12:00pm

Location: Cotati Room, 216 East School Street, behind City Hall

We will be accepting gently used items as donations will be accepted on Wednesday, May 3, from 1:30-6:30pm and Thursday, May 4, from 9am-12pm and 1:00pm-5:00pm at the Cotati Room. Proceeds benefit the Recreation Department to continue to offer free and low cost programs and events to the community. Please contact (707) 796-7301 or kpatterson@cotaticity.org if you have any questions.

Utility Billing

Utility Bill Mailed	Bill Due Date	Late Notices Mailed
February 28, 2023	April 3, 2023	April 4, 2023



Don't be afraid to report suspicious activity, call the Cotati Police at 707-792-4611.