



Legislation Details (With Text)

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On agenda: 4/4/2017 **Final action:**
Title: Village at Los Carneros Development Agreement

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Attachments: 1. Village at Los Carneros Development Agreement - Staff Report, 2. Village at Los Carneros Development Agreement - Developer - Presentation, 3. Village at Los Carneros Development Agreement - Public Comment Received, 4. Village at Los Carneros Development Agreement - Presentation

Date	Ver.	Action By	Action	Result
4/4/2017	1	City Council		

Village at Los Carneros Development Agreement

- A. Consider a request from Comstock Homes (Attachment 1) to change a Development Agreement provision that requires completion of all affordable housing units by the 220th market rate building permit so that the Development Agreement provision of "220th market rate building permit" is replaced with "220th certificate of occupancy";
- B. If Council grants the request in Recommendation A, direct staff to prepare either an Operating Memorandum or Development Agreement Amendment to effectuate the change to the Development Agreement;
- C. Consider a request from RTA Carneros Village - Phase II, LLC ("RTA") (Attachment 2) to find good cause in relieving it from the Development Agreement provision that requires completion of all affordable housing units by the 220th market rate building permit;
- D. Consider a request from RTA to be relieved from the Development Agreement provision that requires the recreational building to be built during the first phase of construction of residential units;
- E. Consider the request from RTA to be relieved from the Development Agreement provision that requires the construction of a bridge to begin before final inspection of the 232nd market rate unit;
- F. If Council grants RTA's requests in Recommendations D and/or E, direct staff to either prepare an Operating Memorandum or Development Agreement Amendment to effectuate the change to the Development Agreement; and
- G. Take such additional related action that may be desirable.

Lisa Prasse, Interim Planning and Environmental Review Director
Kathy Allen, Supervising Senior Planner

45 minutes

