TOWN OF WINDSOR
PLANNING DIVISION
WINDSOR CIVIC CENTER, BLDG. 400
9291 OLD REDWOOD HIGHWAY
WINDSOR, CA 95492

NOTICE OF APPLICATION

PROJECT NAME/FILE NO. – Mill Creek New Project /25-13

PROJECT ADDRESS – Bell Road (Assessor Parcel Numbers 164-020-005, -006, -008, -041; 066-170-013, -033; 164-010-020)

PROJECT DESCRIPTION - The Town of Windsor Community Development Department has received a Preliminary Application from City Ventures for a new Mill Creek Project. The approved Mill Creek project includes 360 rental apartments on a 20.3-acre project site.
The Preliminary Application for the new Mill Creek Project includes 260 for-sale airspace condominiums on a 20.3-acre site, with 10% of the units affordable to moderate-income households. The Preliminary Plans include three different product types comprised of: Product A (92 units) located on the north end of the site, three stories in height, and ranging in size from 1,403 to 1,699 square feet; Product B (105 units) located in the center of the site, three stories in height, and ranging in size from 1,746 to 1,884 square feet; and Product C (63 units) located at the south end of the site, two stories in height, and ranging in size from 1,597 to 2,040 square feet. All units would include a two-car garage.
The Preliminary Plans include common open space for the use of project residents, and 104 surface parking spaces provided as on-street parking and in small off-street parking areas.
The site is located in the Downtown/Station Area and has three designations: Compact Residential (north end of the site), Medium Density Residential (center of the site), and Village Residential (south end of the site).

COMMENTS/QUESTIONS – Please provide comments or by October 9, 2025, to Kim Jordan, Planner at kjordan@townofwindsor.ca.gov or at the address shown above. For more information, contact Kim Jordan, Planner, kjordan@townofwindsor.ca.gov or 707-838-5331.

PRELIMINARY SITE PLAN – See Next Page

UNIT TYPES

PRODUCT A	PRODUCT B	PRODUCT C
		

PRELIMINARY SITE PLAN – New Mill Creek Project

