

PLANNING & REDEVELOPMENT DEPARTMENT

311 Vernon Street, Roseville, CA 95678 (916) 774-5276

AGENDAS ARE AVAILABLE ON THE INTERNET AT WWW.ROSEVILLE.CA.US

AGENDA DESIGN COMMITTEE MEETING OCTOBER 18, 2007 4:30 PM - 311 VERNON STREET CIVIC CENTER - MEETING ROOMS 1 & 2

DESIGN COMMITTEE MEMBERS:

Kim Hoskinson, Chair Naaz Alikhan, Vice Chair Anna Robertson Rex Clark, Alternate

STAFF:

Mike Isom, Senior Planner Elisa Reynolds, Associate Planner Tricia Stewart, Associate Planner Joanna Cucchi, Associate Planner Carolyn Alexander, Deputy City Attorney Marc Stout, Senior Engineer Brandy LeBeau, Recording Secretary

I. ROLL CALL

II. CONSENT CALENDAR

The consent calendar consists of routine items that are to be considered upon one motion for approval as recommended in the staff reports. However, since each routine item requires a public hearing, each and every one may be considered separately upon requests by the audience, the Design Committee or the staff. Any item removed will be considered following old business.

- A. MINUTES OF SEPTEMBER 20, 2007
- B. <u>DESIGN REVIEW PERMIT 515 OAK STREET OAK STREET OFFICE CONVERSION FILE</u> #2007PL-122 (DRP-000211). The applicant requests approval of a Design Review Permit to convert an existing 1052 square foot residence to a commercial office. (Cucchi)
- C. DESIGN REVIEW PERMIT AND TREE PERMIT 300 DEREK PLACE CJ'S LIGHTING OFFICE AND WAREHOUSE FILE #2007PL-109 (PROJECTS# DRP-000205 & TP-000101). The applicant requests approval of a Design Review Permit to allow construction of a 9,000 square-foot office and warehouse building with associated landscaping, lighting, and parking. The applicant also requests approval of a Tree Permit to remove one (1) native oak tree from the project site. (Reynolds) (This item was continued from the meeting of September 20, 2007.)

III. NEW BUSINESS

A. SIGN VARIANCE (V) AND PLANNED SIGN PERMIT PROGRAM (PSPP) – 4250 BOB DOYLE DR. – (WRSP MASTER SIGN PROGRAM – PHASES 1 & 2) – FILE #2007PL-038 (V-000048 & PSP-000062) The applicant requests approval of a Sign Variance to allow development identification signs to range from 96 to 288 square feet and to be 12 feet tall, exceeding the six-foot maximum height and 32 square feet maximum area permitted by the Sign Ordinance. Through the Sign Variance, the applicant seeks approval to allow the signs to be located closer than 1,000 lineal feet from each other. Lastly, the applicant requests approval of a Planned Sign Permit Program Modification to revise the sign criteria for the advertisement of residential subdivisions and future development projects within the WRSP Westpark Phases 1 & 2 areas. (Stewart)

IV. REPORTS/COMMISSION/STAFF

V. <u>ORAL COMMUNICATIONS</u> Note: Those addressing the Design Committee on any item or under Oral Communications are limited to five (5) minutes, unless extended by the Chair. Comments from the audience without coming to the podium will be disregarded. Please address all comments/questions to the Chair, not to staff members.

VI. ADJOURNMENT

Notes: (1) The applicant or applicant's representative must be present at the hearing.

- (2) Complete Agenda packets are available for review at the main library or in the Planning Department.
- (3) All items acted on by the Design Committee may be appealed to the City Council.
- (4) No new items will be heard after 7:00 p.m.
- (5) No smoking permitted in the building. (6) If you plan to use audio/visual materia
 - If you plan to use audio/visual material during your presentation, it must be submitted to the Planning Department 24 hours in advance.

All materials introduced at a public hearing or included with the project's staff report, including but not limited to exhibits, photographs, video or audio tapes, plan sets, architectural drawings, models, color and materials palettes, and maps must be retained by the Planning Department as a part of the public record for one year following the City's final action on the project. Official project file materials will be kept in conformance with the Department's adopted retention schedule. Color renderings and material boards will be disposed of after the project is built and the project receives a certificate of occupancy or at the end of one year, whichever is later.