

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

PUBLIC HEARING AND MITIGATED NEGATIVE DECLARATION NOTICE

NOTICE is hereby given that on **January 20**, **2005** at 4:30 p.m., or as soon thereafter as the matter may be heard, the **Design Committee** of the City of Roseville will hold a Public Hearing at **The Civic Center (Meeting Rooms 1 & 2) located at 311 Vernon Street, Roseville, CA** for the purpose of considering an application for a **DESIGN REVIEW PERMIT MODIFICATION** — **9999 NIBLICK DRIVE** — **ALBERTSONS DISTRIBUTION CENTER** — **(FILE # DRPMOD 04-56)**.

Nature of request: The applicant requests approval of a Design Review Permit Modification to convert and expand the existing food distribution center by 180,000 square feet; 140,000 square feet freezer expansion, and 40,000 square feet produce expansion). Associated site improvements include additional employee and truck parking, twenty-two (22) additional loading docks, lighting and landscape improvements.

Project Title: Albertson's Distribution Center Expansion and Conversion

Location: 9999 Niblick Drive

Assessor's Parcel Number (APN): 017-230-041

Project Applicant: A. Epstein & Sons International, Inc., Doug Fullick

Property Owner: Albertsons, Inc., Jeremy Fredrichs

Current Zoning: Light Industrial (M1)

Project Planner: Eileen Bruggeman, Associate Planner

BLUE OAKS B

SITE

SITE

BRPMOD 04-56

9999 Niblick Dr

Location Map

ENVIRONMENTAL DETERMINATION: The Planning Director has determined that the above project will not have a significant effect on the environment and proposes that a Mitigated Negative Declaration be adopted. This determination has been based upon an Initial Study which has concluded that certain mitigation measures can be incorporated into the project that will avoid potentially significant effects. At this meeting the Approving Authority may adopt the proposed <u>Mitigated</u> Negative Declaration.

Following the Public Hearing, the **Design Committee** may take such action on the project as it deems appropriate. Interested persons are invited to submit written comments prior to and may testify at the Public Hearing. **Written comments may be submitted to the Project Planner, City Planning Department, 311 Vernon Street, Roseville, 95678. If the matter is continued for any reason to a later date, written comments and public testimony will be accepted until the close of the final Public Hearing. All comments will be considered by the Approving Authority.**

The **Design Committee's** action on the project may be appealed by any interested person to the City Council by filing a written appeal with the City Clerk within 10 days following the **Design Committee's** final action on the project. If the project is appealed to the City Council, the Council's action is final.

If you challenge the action of the **Design Committee** on this matter in court, you may be limited to raising only those issues you or someone else raised at the Public Hearing described in this notice, or in written correspondence delivered to the Planning Department at, or prior to the Public Hearing.

PAUL RICHARDSON Planning Director

Dated: December 28, 2004 Publish: January 1, 2005