

## PUBLIC HEARING NOTICE

**NOTICE** is hereby given that on **September 15, 2005** at 4:00 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 **SIGN VARIANCE & PLANNED SIGN PERMIT PROGRAM – 915 HIGHLAND POINTE DRIVE – NCRNSP PARCEL 43 (HIGHLAND POINTE OFFICE COMPLEX) – FILE# SV 05-04 & PSPP 05-04.**

**Nature of request:** The applicant requests approval of a Sign Variance to allow up to 318 square feet of wall sign area per building where the Sign Ordinance allows for 200 square feet of wall sign area per building and to increase the permitted area for directory signs from 16 square feet to 24 square feet in size. Approval of a Planned Sign Permit Program to establish a comprehensive sign program for the Highland Pointe Office Complex is also being requested.

**Project Title:** Highland Pointe Sign Variance and Planned Sign Permit Program

**Location:** 915 Highland Pointe Drive

**Assessor's Parcel Numbers (APN):** 363-020-050, 051, 052, & 053

**Project Owner:** Charles Sumner II, Mourier Land Investment Corporation

**Applicant:** Mark Lloyd, Weidner Architectural Signage

**Current Zoning:** Business Professional/Special Area-North Central (BP/SA-NC)

**Project Planner:** Wendy W. Hartman, Associate Planner



**Environmental Determination:** The Planning & Redevelopment Director has determined that this project is exempt under CEQA Guidelines Section 15311(a), which exempts the construction of on-premise signs.

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, Roseville Planning & Redevelopment 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 & Redevelopment Department at, or prior to the Public Hearing.

**PAUL RICHARDSON**  
Planning & Redevelopment Director

Dated: August 23, 2005

Publish: August 27, 2005