

NOTICE OF PUBLIC HEARING

Notice is hereby given that on **December 17, 2009** 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 (in Meeting Rooms 1 & 2) located at 311 Vernon Street, Roseville, CA** for the purpose of considering an application for the **SIERRA VISTA SPECIFIC PLAN – 6810 FIDDYMENT ROAD – FILE #2007PL-044 (SPA-00024)**.

Request: The applicant requests approval of an Annexation of approximately 2,064 acres of vacant land generally located west of Fiddymment Rd. and north of Baseline Rd., and adoption of a new Specific Plan to establish residential, commercial, parks, open space, and public land use designations. The purpose of the Design Committee hearing is to obtain comments from the Committee and the public on the proposed Design Guidelines for the Sierra Vista Specific Plan. These comments will then be forwarded to the Planning Commission and City Council for formal action.

Project Title/Name: Sierra Vista Specific Plan

Project Address/APN: 6810 Fiddymment Rd., APNs 017-150-001, 017-150-002, 017-150-008, 017-150-009, 017-150-011, 017-150-012, 017-150-019, 017-150-020, 017-150-023, 017-150-024, 017-150-025, 017-150-026, 017-150-027, 017-150-029, 017-150-030, 017-150-032, 017-150-033, 017-150-034, 017-150-035, 017-150-036, 017-150-039 & 017-150-069

Owner/Applicant: Sierra Vista Landowner Group

Current Zoning: F-B-X 80 ac minimum & F-B-X 20 ac minimum (County Zoning)

Project Planner: Steve Lindbeck, Project Planner



Environmental Determination: The Planning & Redevelopment Director has determined that the above project could have a significant effect on the environment; accordingly, a Draft Environmental Impact Report (DEIR) has been prepared to analyze potential impacts. The DEIR is available for public review beginning on November 10, 2009 and ending on January 7, 2010. The DEIR may be reviewed during normal business hours in the Planning Department located at 311 Vernon Street in Roseville, CA, and online at www.roseville.ca.us/SierraVista

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, Planning & Redevelopment Department, 311 Vernon Street, Roseville, CA 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.

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: November 18, 2009

Publish: November 28, 2009