



NOTICE OF PUBLIC HEARING & AVAILABILITY OF A FINAL ENVIRONMENTAL IMPACT REPORT

Notice is hereby given that on **May 5th, 2010** at 7:00 p.m., or as soon thereafter as the matter may be heard, the **City Council** of the City of Roseville will hold a Public Hearing at **the City Council Chambers located at 311 Vernon Street, Roseville, CA** for the purpose of considering an application for an **ANNEXATION, GENERAL PLAN AMENDMENT, SPECIFIC PLAN, ZONING ORDINANCE AMENDMENT AND DEVELOPMENT AGREEMENT – SIERRA VISTA SPECIFIC PLAN – 6810 FIDDYMENT ROAD – FILE #2007PL-044 (ANN-000002, GPA-000034, SPA-00024, RZ-000037 & DA-000029)**.

Request: The applicant requests approval of an amendment to the City's Sphere of Influence boundary of approximately 373 acres and an Annexation of approximately 2,064 acres of vacant land generally located west of Fiddymment Rd. and north of Baseline Rd. The applicant also requests a General Plan Amendment and adoption of a new Specific Plan to establish residential, commercial, parks, open space, and public land use designations, a Zoning Ordinance Amendment to establish development standards for each parcel and to amend the City's RS Development Standards. Also requested are Development Agreements between the City and each of the six property owners to provide the infrastructure needed to support the proposed development.

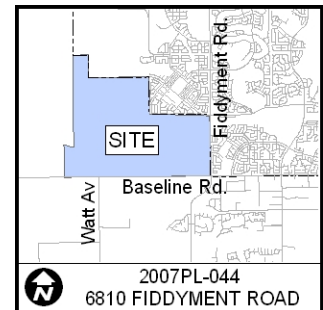
Project Title/Name: Sierra Vista Specific Plan

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)

Environmental Determination: The Planning & Redevelopment Director has determined that the above project could have a significant effect on the environment; accordingly, a Final Environmental Impact Report (FEIR) has been prepared to analyze potential impacts. At this meeting, the City Council will review and comment on the FEIR. The FEIR is available for public review beginning on **April 26th**. The FEIR 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



Interested persons are invited to submit written comments prior to and may testify at the Public Hearing. **Written comments may be submitted to the Kathy Pease, Planning & Redevelopment Department, 311 Vernon Street, Roseville, CA 95678.**

PAUL RICHARDSON
Planning & Redevelopment Director

Dated: April 21, 2010

Publish: April 24, 2010