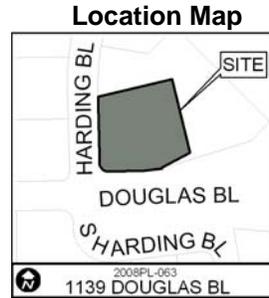


PUBLIC HEARING NOTICE

Notice is hereby given that on **August 21, 2008** 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 a **DESIGN REVIEW PERMIT – 1139 DOUGLAS BOULEVARD – PROJECT #2008PL-063 (FILE# DRP-000264)**

Request: The applicant requests approval of a Design Review Permit to allow the demolition of the existing ARCO AM/PM convenience store and fuel canopy to be replaced by construction of a new convenience store, car wash, fuel canopy, and associated site improvements including parking and landscaping.

Project Title/Name: BP ARCO Design Review
Project Address: 1139 Douglas Blvd.
Applicant: Mike Majors, BOE Architects
Owner: Michael Hager, BP/ARCO Global Alliance
Current Zoning: Community Commercial (CC)
Project Planner: Elisa Reynolds, Associate Planner



Environmental Determination: In reviewing the site specific information provided for this project, the City of Roseville Planning & Redevelopment Department has analyzed the potential environmental impacts created by this project and determined that the impacts are considered to be less than significant. Based on the results of an Initial Study checklist, the Planning & Redevelopment Department has found the project to be 1) consistent with the applicable general plan designation and all applicable general plan policies as well as with the applicable zoning designation and regulations; 2) the proposed development occurs within the city limits on a project site of not more than five acres substantially surrounded by urban uses; 3) the project site has no value as habitat for endangered, rare or threatened species; 4) approval of the project would not result in any significant effects relating to traffic noise, air quality, or water quality; and 5) the site can be adequately served by all required utilities and public services. As such, the Planning & Redevelopment has determined that the project is exempt from further CEQA review as an Infill Development Project pursuant to CEQA Guidelines §15332. The Initial Study checklist is available for review in the Planning & Redevelopment Department during normal business hours.

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 & Redevelopment Department, 311 Vernon Street, Roseville, CA 95678.** If the matter is continued for any reason, 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: August 6, 2008

Publish: August 9, 2008