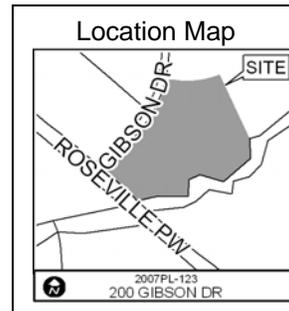


PUBLIC HEARING NOTICE

Notice is hereby given that on **January 10, 2008** at 7:00 p.m., or as soon thereafter as the matter may be heard, The **Planning Commission** 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 a **MAJOR PROJECT PERMIT (STAGE 1 & 2) & TENTATIVE PARCEL MAP-200 GIBSON DR.-NCRSP PARCEL 40C (HIGHLAND VILLAGE) – FILE #2007PL-123 (MPP-000016 & SUB-000103).**

Request: The applicant requests approval of a Major Project Permit (Stages 1 & 2) for the development of a 15.32 acre site with two hotels (95,922 square feet), two retail buildings (14,800 square feet), five restaurants (36,384 square feet), a bank building (3,500 square feet), associated parking, landscaping, and lighting. The applicant also requests approval of a Tentative Parcel Map to divide Parcel 40C into 10 parcels ranging in size from 0.21 acres to 7.27 acres.

Project Title/Name: NCRSP Parcel 40C
Project Address: 200 Gibson Drive
Applicant: GVSW Roseville, LLC
Current Zoning: Community Commercial(CC/SA-NC)
Project Planner: Gina LaTorra, Associate Planner



Environmental Determination: The Planning & Redevelopment Director has determined that the above project will not have a significant effect on the environment and proposes that a Negative Declaration be adopted. This determination has been based upon an Initial Study, which has concluded that there will be no significant environmental impacts. At this meeting the Approving Authority may adopt the proposed Negative Declaration. The Negative Declaration will circulate for a 20-day public review period beginning on December 20, 2007 and ending on January 9, 2008. The Initial Study / Negative Declaration may be reviewed during normal business hours in the Planning Department located at 311 Vernon Street in Roseville, CA.

Following the Public Hearing, the **Planning Commission** 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 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 **Planning Commission** 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
Publish: December 22, 2007

Dated: December 19, 2007