## **PUBLIC HEARING NOTICE**

Notice is hereby given that on February 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 an application for a <u>DESIGN REVIEW PERMIT & LOT LINE ADJUSTMENT – 2050 BLUE OASKS BOULEVARD – WRSP F-35 LONGS FIDDYMENT – PROJECT #2007PL-184 (FILE# DRP-000233 & LLA-000052)</u>

**Request:** The applicant requests approval of a Design Review Permit to construct a 15,791 square-foot retail store with associated site improvements including parking, lighting and landscaping. Also requested is a Lot Line Adjustment to adjust the common property boundary between Large Lot Parcels F-35 and F-30, increasing Parcel F-35 by approximately 5,896 square feet.

**Project Title/Name:** WRSP F-35 Longs Fiddyment **Project Address:** 2050 Blue Oaks Boulevard

**Applicant**: Gary Muljat, Panattoni Development Company **Owner**: John D. Bayless, PAMI PCCP Fiddyment, LLC

**Current Zoning:** Community Commercial

Project Planner: Wayne Wiley, Assistant 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 consistent with the applicable conditions described in the California Environmental Quality Act Guidelines. As such, the Planning & Redevelopment Department has determined that the project is exempt from further CEQA review as a project consistent with a Community Plan, General Plan, or Zoning, pursuant to CEQA Guidelines Section 15183. The Initial Study checklist is available for review at 311 Vernon Street 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: January 30, 2008 Publish: February 2, 2008