

PUBLIC HEARING NOTICE

Notice is hereby given that on **January 26, 2012** 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 MODIFICATION AND DEVELOPMENT AGREEMENT AMENDMENT – 10000 DIAMOND CREEK BL. – NRSP PCL DC-31A – FILE# 2009PL-059; PROJECT #MPP-000035 & DA-000050.**

Request: The applicant requests approval of a Major Project Permit Modification to allow the construction of 84 single family residential units along with associated landscaping, lighting, and two urban relief lots. The Development Agreement Amendment will specify the fees associated with development of the parcel and ownership and maintenance responsibility of the urban relief lots.

Project Title: NRSP PCL DC-31A

Project Address: 10000 Diamond Creek Bl.

Applicant / Property Owner: Robert Walter, Black Pine Holdings

Current Zoning: Small-Lot Residential / Design Standards (RS/DS)

Project Planner: Derek Ogden, Associate Planner

Environmental Determination: This project is consistent with the Addendum to the NRSP EIR Addendum and Initial Study and Mitigated Negative Declaration that were previously adopted for the project. No further CEQA action is required for the project.

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, Planning 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.

The **Planning Commission's** action on the project may be appealed by any interested person to the City Council by filing a written appeal with the applicable fee with the City Clerk within 10 days following the **Planning Commission's** final action on the project. If the City Council is the final Approving Authority, or if the project is appealed to the Council, the Council's action is final.

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 Director

Dated: January 11, 2012

Publish: January 14, 2012