

## NOTICE OF AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT REPORT

**Notice** is hereby given, pursuant to CEQA Guidelines §15087, that on **August 22, 2013** at 7:00 p.m., or as soon thereafter as the matter may be heard, Lifetime Fitness Draft EIR will be presented at the Roseville Planning Commission meeting located in **the City Council Chambers at 311 Vernon Street, Roseville, CA** to consider the project: **DESIGN REVIEW PERMIT, CONDITIONAL USE PERMIT, SPECIFIC PLAN AMENDMENT AND ZONING ORDINANCE AMENDMENT – LIFETIME FITNESS – 1435 EAST ROSEVILLE PARKWAY – FILE #2012PL-103 (DRP-000470, CUP-000080, SPA-000048 & OA-000028).**

**Request:** The applicant requests approval of a Design Review Permit (DRP) to allow the construction of a 120,000 square foot fitness center, outdoor pool, and 14 tennis courts with related site improvements including parking, site/building lighting, and landscaping. In addition, the applicant requests a minor Ordinance Amendment (OA) to add outdoor recreation as a conditionally permitted use in the Community Commercial (CC) zone, a Conditional Use Permit (CUP) to allow for outdoor recreation in the CC zone, and a Specific Plan Amendment to eliminate two parcel specific conditions.

**Project Title/Name:** SRSP Parcel 14, Lifetime Fitness

**Project Address:** 1435 East Roseville Parkway

**APN:** 456-010-004-000

**Owner:** Angelo G. Tsakopoulos, Tsakopoulos Investments, LLC

**Applicant:** Parham Javaheri, LTF Real Estate Company, Inc.

**Current Zoning:** Community Commercial (CC)

**Significant Environmental Effects:** Potentially Significant impacts include land use, traffic, air quality, green house gas emissions, noise, cultural resources, utilities, aesthetics.

**Environmental Determination:** The Planning Division has determined that the above project could have a significant effect on the environment; accordingly, a Draft Environmental Impact Report (DEIR) has been prepared to analyze potential impacts. At the above listed public hearing, the Planning Commission will review and comment on the DEIR for the purpose of forwarding a recommendation to the City Council. The DEIR is available for public review beginning on **July 24, 2013 and ending on September 9, 2013**. The DEIR may be reviewed during normal business hours at the Planning Division located at 311 Vernon Street in Roseville, CA, and online at **[www.roseville.ca.us/lifetimefitness](http://www.roseville.ca.us/lifetimefitness)**. Interested persons are invited to submit written comments prior to September 9, 2013, and may testify at the public hearings. **Written comments may be submitted to Wayne Wiley, Planning Division, 311 Vernon Street, Roseville, CA 95678.**

Dated: July 23, 2013

Publish: July 26, 2013