

## PUBLIC HEARING NOTICE

**Notice** is hereby given that on **January 11, 2024 at 6:30 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 the below project.

**Request:** The applicant requests approval of a Major Project Permit Stage 2 and Tree Permit to allow the demolition of an existing building, removal of one protected oak tree, and construction of an 8,110 sf restaurant to be occupied by Fleming's Prime Steakhouse. The project also involves site work including modifications to the driveway, parking lot and landscaping.

**Project Title and File #:** NCRSP PCL 35 – Fleming's Steakhouse; File #PL23-0252

**Project Address:** 1101 Galleria Blvd.

**Property Owner:** Galleria Boulevard LLC

**Project Applicant:** Terry Womack, Go2Permitting, LLC

**Project Planner:** Eric Singer, Associate Planner

**Environmental Determination:** The project consists of a permitted use consistent with the City's General Plan, on a site within the City that is less than five acres in size. The site is surrounded by urban uses and has existing utilities and public services, and approval of the project will not result in significant effects relating to traffic, noise, air quality, or water quality. For these reasons, the project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15332, Class 32 (In-fill Development Project).

Interested persons are invited to contact the Project Planner with questions and/or comments prior to the Public Hearing by phone at (916) 774-5536, e-mail at [esinger@roseville.ca.us](mailto:esinger@roseville.ca.us), or in writing to Eric Singer, Planning Division, 311 Vernon Street, Roseville, CA 95678, and are also invited to testify at the Public Hearing. If the matter is continued to a later date, comments and public testimony will be accepted until the close of the final Public Hearing. All comments will be considered by the Approving Authority.

Following the Public Hearing, the **Planning Commission** may take such action on the project as it deems appropriate. 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 Division at, or prior to the Public Hearing.

Greg Bitter  
Planning Manager

Dated: December 15, 2023

Publish: December 28, 2023