

## PUBLIC HEARING NOTICE

**Notice** is hereby given that on **May 13, 2021 at 6:30 pm**, or as soon thereafter as the matter may be heard, the **Planning Commission** of the City of Roseville will hold a Public Hearing for the purpose of considering the below project. The Public Hearing may be held in the **City Council Chambers located at 311 Vernon Street, Roseville, CA**, or the Planning Commissioners may **teleconference** pursuant to **Executive Order N-29-20**. The location of the hearing will be published in the posted agenda, which can be found on the City website: <https://www.roseville.ca.us/cms/One.aspx?siteId=7964922&pageId=8649794>.

Members of the public may view the meeting on Comcast channel 14, Consolidated Communications channel 73 and AT&T U-verse. Planning Commission meetings are also video streamed live and are available on the City's website and YouTube channel. If the hearing is held via teleconference, members of the public may offer public comment during the public hearing by calling the following Dial in Phone Number: 916-774-5353. If you need a disability-related modification or accommodation to participate in this meeting, please contact Voice: 916-774-5200, TDD: 916-774-5220. Requests must be made as early as possible.

**Request:** The applicant requests approval of a Design Review Permit to allow construction of a total of 189 rental dwelling units on two parcels. Parcel F-25 (2150 Prairie Town Way, APN 492-013-005) is proposed for 93 units. Parcel F-26 (2151 Prairie Town Way, APN 492-013-003) is proposed for 96 units. The project also includes a clubhouse, pool, maintenance building, outdoor play areas, and associated landscape, lighting, and parking. Access to the sites will be provided by driveways on Prairie Town Way.

**Project Title/Name and File #:** WRSP PCL F-25 & F-26 – Fiddymment Bungalows, File# PL20-0258  
**Project Address:** 2150 Prairie Town Way  
**Owner:** JEN CALIFORNIA 15 LLC  
**Applicant:** Tim Fisher, Van Daele Homes  
**Project Planner:** Sean Morales, Assistant Planner, (916) 774-5282

**Environmental Determination:** The project is statutorily exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15182, Residential Projects Pursuant to a Specific Plan, which exempts residential projects that are consistent with a Specific Plan for which an environmental document was certified, and Section 303 the City of Roseville CEQA Implementing Procedures. The West Roseville Specific Plan EIR (SCH# 2002082057) was certified by the City of Roseville on February 4, 2004.

Interested persons are invited to contact the Project Planner with questions and/or comments prior to the Public Hearing by phone at (916) 774-5282, e-mail at [smorales@roseville.ca.us](mailto:smorales@roseville.ca.us), or in writing to Sean Morales, 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: April 21, 2021

Publish: April 30, 2021