

DATE: May 11, 2021
FROM: Anna Quan, Assistant Planner

SUBJECT: NOTICE OF INTENT TO APPROVE A MODIFICATION TO A DESIGN REVIEW PERMIT

Dear Roseville Property Owner and Interested Individuals:

The purpose of this notice is to inform you that a Modification to a Design Review Permit (DRPMOD) application has been submitted to the Roseville Planning Division. The requested permit is described below.

The City issues administrative approvals for minor types of projects, based on our review of the application and consistency with City standards, and will not hold a public hearing unless one is requested by you or another interested individual. The Planning Manager intends to approve the permit ten days following the date of this letter, unless a public hearing is requested. People with questions are invited to contact the Project Planner, Anna Quan, by phone at (916) 774-5279 or e-mail at AYQuan@roseville.ca.us. All requests for a public hearing must be in writing (to Anna Quan, Planning Division, 311 Vernon Street, Roseville, CA 95678) and must be received no later than 5 p.m. on the date noted below. If a public hearing is requested, you will receive notice of the date, time, and place of the public hearing. The Planning Manager's action to approve this permit may be appealed to the Planning Commission within 10 days of the approval date.

Project Description

Applicant: Michael Allen, D.R. Horton

Owner: Anthem United Creekview Developments

Date Filed: March 17, 2021

Project Name and File #: CVSP PCL C-25 – Winding Creek DRRS Modification – PL21-0106

Project Address: 3170 Blue Oaks Boulevard, Roseville, CA 95747

Request: The applicant requests approval of a Modification to a Design Review Permit for a Residential Subdivision (DRRS). The DRRS modification entails the application of approved unit designs from Creekview Specific Plan Parcels C-23 and C-24 to Parcel C-25.

Environmental Determination: The project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15182, which exempts projects consistent with a Specific Plan for which an EIR has been certified. The Creekview Specific Plan EIR (SCH #2008032017) was certified by the City of Roseville on September 19, 2012.

LAST DAY TO REQUEST A PUBLIC HEARING: May 21, 2021

Note: If a decision is challenged in court, the challenge may be limited to raising only those issues that were raised at a public hearing or in written correspondence delivered to the Planning Division at, or prior to, the public hearing. A public hearing for this application will not be held unless you or another individual requests a public hearing.

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