



DEVELOPMENT SERVICES – PLANNING DIVISION
311 Vernon Street
Roseville, CA 95678
(916) 774-5276

Date: August 23, 2022
To: RCONA
Subject: 2545 Tradewinds Drive

Dear Board Members:

You may be interested to know that the Roseville Planning Division has received a development application for the project identified below. Notice will be mailed to property owners adjacent to the project prior to action on the application. We invite you to review this request and to forward your comments and/or questions to us. Key project information relating to this project is provided as follows:

File #: PL22-0255
Project Name: NRSP PCL DC-9 – Moonrock Ranch Subdivision
Description: Request for a Tentative Subdivision Map to allow the merging and resubdivision of three (3) parcels, totaling approximately 3.389 acres, into six (6) parcels (Parcel 1: 100,303 sf, Parcel 2: 9,643 sf, Parcel 3: 9,441 sf, Parcel 4: 9,471 sf, Parcel 5: 9,090 sf, Parcel 6: 9,641 sf).
Site Location: 2545 Tradewinds Drive
APN: 012-272-058-000
Specific Plan Area: North Roseville Specific Plan
Specific Plan Parcel #: DC-9A
Zoning: Single-Family Residential/Special Area – North Roseville Specific Plan (R1/SA-NR)
General Plan: Low Density Residential (LDR)
Applicant: Greg Bardini, Morton & Pitalo, Inc.
Owner: Desjardins Stephen L Trustee
Other: Escarlet Mar, Associate Planner, emar@roseville.ca.us, (916) 774-5247

If you are interested in having this project presented at one of your neighborhood association meetings, please contact the applicant at the phone number provided above or me at 774-5274 to discuss such a meeting. Please make requests for presentations at least two weeks prior to your meeting date so that we can assure that a City representative can attend. If possible, please put this item at the start of your agenda, after the minutes and treasurer's report.

If you have any questions or comments regarding this project, I can be contacted in the Planning Division at 311 Vernon Street or by phone at 774-5276. Your comments are very important to us as we work together to make Roseville a better community.

Sincerely,

Escarlet Mar, Associate Planner
emar@roseville.ca.us

Find us online at
www.roseville.ca.us