

**DATE:** October 28, 2022  
**FROM:** Kinarik Shallow, Associate Planner

**SUBJECT:** **NOTICE OF INTENT TO APPROVE A MINOR MODIFICATION TO A TENTATIVE SUBDIVISION MAP AND ADMINISTRATIVE PERMIT**

Dear Roseville Property Owner and Interested Individuals:

The purpose of this notice is to inform you that a Minor Modification to a Tentative Subdivision Map and Administrative Permit application has been submitted to the Roseville Planning Division. The requested permit is described below.

The City issues administrative permits 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 eleven days following the date of this letter, unless a public hearing is requested. People with questions are invited to contact the Project Planner, Kinarik Shallow, by phone at (916) 746-1309 or e-mail at [kshallow@roseville.ca.us](mailto:kshallow@roseville.ca.us). All requests for a public hearing must be in writing (to Kinarik Shallow, 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:** David Cobbs, Baker Williams Engineering Group

**Property Owner:** Mourier Investments, LLC

**Date Filed:** September 14, 2022

**File/Project Number:** PL22-0319

**Project Name & Address:** SVSP FD-8A & FD-8B – Minor Map Modification, 2400 Vista Grande Boulevard

**Request:** The project is a request for a Minor Modification to a Tentative Subdivision Map to adjust the large lot parcel boundaries for Sierra Vista Specific Plan (SVSP) Parcels FD-8A and FD-8B based on new phasing lines. An Administrative Permit is also requested to transfer units between the parcels and to amend the SVSP to reflect the changes to the unit allocations, acreages, and densities based on the proposed map modification. No changes to the land use designations or overall unit count are proposed.

**Environmental Determination:** The environmental effects of the proposed project were previously evaluated in the SVSP EIR certified by the City Council on May 2, 2010 (SCH#2008032115) and identified in the associated Sierra Vista Specific Plan. The project involves minor adjustments to the large lot parcels and are within the same project footprint and within the scope of the project covered by the SVSP Final EIR. Therefore, the project is exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Section 15182 as a residential project pursuant to a specific plan for which an EIR was certified.

**LAST DAY TO REQUEST A PUBLIC HEARING: November 7, 2022 by 5 p.m.**

Note: If a decision is challenged in court, the challenge may be limited to raising only those issues which were raised at a public hearing or in written correspondence delivered to the Planning Manager 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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