## **PUBLIC HEARING NOTICE**

Notice is hereby given that on January 8, 2009 at 7:00 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 an application for a DESIGN REVIEW PERMIT MODIFICATION AND ADMINISTRATIVE PERMIT FOR A PARKING REDUCTION – 1931 TAYLOR ROAD – NERSP PARCEL 19 LARKSPUR HOTELS FILE# 2008PL-163; PROJECT #DRP-000286 & AP-000277.

**Request:** The applicant requests approval of a Design Review Permit Modification to construct a 200 square- foot swimming pool with associated deck (850 square feet) and security wall. The addition of the swimming pool will require reconfiguration of a portion of existing sidewalk, parking, and landscape areas. The applicant also requests approval of an Administrative Permit to allow a parking reduction of seven spaces (302 spaces to 295) to accommodate the proposed pool.

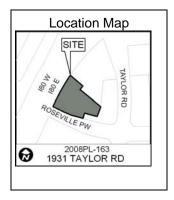
Project Title/Name: NERSP PCL 19 Larkspur Hotels Project

**Address/APN:** 1931 Taylor Road/015-450-058-000

Applicant/Owner: KMB Architecture Inc., Mitch Bjorgum/ LL Roseville,

L.P., Charles Gill

**Current Zoning:** Highway Commercial (HC/SA-NC) **Project Planner:** Tricia Stewart, Associate Planner



**Environmental Determination:** This project is categorically exempt from the environmental review requirements of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15303(e) for accessory structures and Section 305 of the City of Roseville CEQA Implementing Procedures.

Following the Public Hearing, the **Planning Commission** may take such action on the project as it deems appropriate. Interested persons are invited to submit written comments prior to and may testify at the Public Hearing. **Written comments may be submitted to the Project Planner, City Planning & Redevelopment Department, 311 Vernon Street, Roseville, CA 95678. If the matter is continued for any reason to a later date, written comments and public testimony will be accepted until the close of the final Public Hearing. All comments will be considered by the Approving Authority.** 

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 & Redevelopment Department at, or prior to the Public Hearing.

**PAUL RICHARDSON** 

Planning & Redevelopment Director

Dated: December 17, 2008 Publish: December 20, 2008