Monthly Development Activity Update - August 2007 Planning & Redevelopment Department





Monthly Development Activity Update

August 2007



- ✓ Building and Occupancy Permits
- ✓ Residential and Non-Residential Projects
- ✓ Rezone, General and Specific Plan Amendments
- ✓ Project Location Map
- ✓ Applicants and Developers

The following summary of development activity within the City of Roseville includes a brief description of new development projects that have been submitted, approved, started, or completed construction during the current month.

If you have any questions, comments, or suggestions about development activity in Roseville (or this report), please contact the City of Roseville Planning and Redevelopment Department at (916) 774-5276 or email us at: planningdept@roseville.ca.us

City of Roseville Planning & Redevelopment Department 311 Vernon Street

Roseville, CA 95678

Ph: 916-774-5276 Fax: 916-774-5129

Email: planningdept@roseville.ca.us

www.roseville.ca.us/planning

Planning Area Definitions:

CV - Creek View Specific Plan (Proposed)

CW = City Wide

DW = Del Webb Specific Plan HR = Highland Reserve North Specific Plan

IN = Infill

NC = North Central Specific Plan

NE = Northeast Roseville Specific Plan NI = North Industrial Plan Area

NR = North Roseville Specific Plan

NW = Northwest Roseville Specific Plan RG = Riverside Gateway Specific Plan

SE = Southeast Roseville Specific Plan

SR = Stoneridge Specific Plan

SV - Sierra Vista Specific Plan (Proposed) WR = West Roseville Specific Plan

Use Type Definitions:

AUT = Auto related Retail

CFA = Care Facility

CHU = Church COL = College

CRC = Commercial Recreation

DAY = Daycare GSV = Gas/Service Station

HOT = Hotel

MAN = Manufacturing IBP = Industrial/Business Park MED = Medical Office MST = Self Storage OFF = Office

PFA = Public Facility

PRC = Parks and Recreation

RES = Restaurant RET = Retail

SCH = School (private)
SER = Service
WHS = Warehouse

Project Definitions:

ANN = Annexation AP = Administrative Permit

DRP - Development Review Permit
DRPMOD - DRP Modification

DRPMOD - DRP Modification
GPA = General Plan Amendment
MPP - Major Project Permit
MPPMOD - MPP Modification

MPPMOD - MPP Modification OA = Ordinance Amendment RZ = Rezone

SPA = Specific Plan Amendment



Building Permit Activity Summary (8/1/2007 - 8/31/2007)

SFD PERMITS ISSUED

	Permits	
North Industrial (5 Total Permits)		
LONGMEADOW VILLAGE 1	5	
Northwest Roseville (6 Total Permits)		
BRETON VILLAGE	1	
ROSEPARK	5	
West Roseville (91 Total Permits)		
FIDDYMENT RANCH VILLAGE 17	7	
FIDDYMENT RANCH VILLAGE 1A PHASE 1	8	
FIDDYMENT RANCH VILLAGE 1B PHASE 1	11	
FIDDYMENT RANCH VILLAGE 1B PHASE 2	1	
FIDDYMENT RANCH VILLAGE 3	3	
WESTPARK VILLAGE 1 PHASE 3	7	
WESTPARK VILLAGE 10 PHASE 2	6	
WESTPARK VILLAGE 21	10	
WESTPARK VILLAGE 3A	20	
WESTPARK VILLAGE 4A	10	
WESTPARK VILLAGE 8	2	
WESTPARK VILLAGE CENTER 22	6	
TOTAL SFD PERMITS ISSUED	102	

SFD PERMITS FINALED

	Permits
Highland Reserve North (2 Total Permits)	
HIGHLAND RESERVE NORTH PARCEL 30	2
Infill (3 Total Permits)	
DIAMOND OAKS 1	1
ROSEVILLE HEIGHTS	1
THEILES 2	1
North Central Roseville (4 Total Permits)	
VILLEMONT CONDOMINIUMS	4
North Industrial (15 Total Permits)	
LONGMEADOW VILLAGE 2 PHASE 2	4
LONGMEADOW VILLAGE 1	4
LONGMEADOW VILLAGE 2 PHASE 1	3
LONGMEADOW VILLAGE 2 PHASE 3	4
North Roseville (20 Total Permits)	
CROCKER RANCH NORTH LOT 3A	3
CROCKER RANCH NORTH LOT 5	1
CROCKER RANCH NORTH LOT 7	1
CROCKER RANCH NORTH LOT 8	1
DIAMOND CREEK UNIT 7	7
ESKATON VILLAGE PHASE 1	7



Building Permit Activity Summary (8/1/2007 - 8/31/2007)

Northwest Roseville (2 Total Permits)		
DUNMORE JUNCTION	2	
Stoneridge (6 Total Permits)		
STONERIDGE EAST VILLAGE 1	1	
STONERIDGE EAST VILLAGE 2	1	
STONERIDGE WEST VILLAGE 4 PHASE 1	1	
STONERIDGE WEST VILLAGE 4 PHASE 2 3 &	3	
West Roseville (52 Total Permits)		
FIDDYMENT RANCH VILLAGE 1A PHASE 1	4	
FIDDYMENT RANCH VILLAGE 1B PHASE 1	1	
FIDDYMENT RANCH VILLAGE 3	4	
FIDDYMENT RANCH VILLAGE 5	5	
WESTPARK VILLAGE 1 PHASE 1	6	
WESTPARK VILLAGE 21	3	
WESTPARK VILLAGE 3A	8	
WESTPARK VILLAGE 3B	1	
WESTPARK VILLAGE 4A	6	
WESTPARK VILLAGE 5	5	
WESTPARK VILLAGE 6	6	
WESTPARK VILLAGE 7	3	
TOTAL SFD PERMITS FINALED	104	



Development Activity by Date (8/1/2007 - 8/31/2007)

			F	RESIDENTI	AL ACT	IVITY
Activity Name	Project #	Address	Plan Area	Use Type	Units	Acres
BEING PROCESSED						
SIENA APARTMENTS	DRP-000218	2501 HAYDEN PW	WR	APT	156	6.90
			Tota	al Units/Acres	156	6.90
APPROVED						
VINTAGE SQUARE SENIOR APARTMENTS	DRP-000192	3151 MARKET ST	WR	MFD	1	4.99
			Tota	al Units/Acres	1	4.99
			NON-F	RESIDENTI	AL ACT	IVITY
Activity Name	Project #	Address	Plan Area	Use Type	Sq Ft	Acres
BEING PROCESSED			,			
MAMMOTH EQUITIES OFFICE BLDG.	DRP-000212	1521 EUREKA RD	NE	OFF	100,000	5.68
ESKATON ROSEVILLE MANOR - ELDERLY HOUSING	DRP-000213	1721 PLEASANT GROVE BL	NR	CFA	41,530	2.49
GOLDEN STATE COLLISION	DRP-000221	601 BERRY ST	IN	IND	18,020	1.74
GALLERIA - JC PENNY EXPANSION	MPP-000017	1125 GALLERIA BL	NC	RET	0	0.00
			Total Bldg Sq Ft/Acres		159,550	9.91
UNDER CONSTRUCTION						
BLUE OAKS PLAZA - BLDG H	DRP-000106	1416 FOOTHILLS BL	NI	OFF	4,225	0.50
BLUE OAKS PLAZA - BLDG I	DRP-000106	1414 FOOTHILLS BL	NI	OFF	4,225	0.50
BLUE OAKS PLAZA - BLDG J	DRP-000106	1412 FOOTHILLS BL	NI	OFF	4,225	0.50
BLUE OAKS PLAZA - BLDG K	DRP-000106	1410 FOOTHILLS BL	NI	OFF	3,770	0.45
SUTTER MEDICAL OFFICE BLDG 5	DRP-000134	5 MEDICAL PZ	NE	MED	61,759	0.00
			Total Bldg Sq Ft/Acres		78,204	1.95
COMPLETED						
VINTAGE OAKS BUSINESS PARK - BLDG 9	DRP 01-69	927 RESERVE DR	IN	OFF	4,956	0.59
WEST ROSEVILLE PLACE BLDG 1	DRP 04-21	935 ROSEVILLE PW	NC	RET	7,025	1.15
WEST ROSEVILLE PLACE BLDG 2	DRP 04-21	945 ROSEVILLE PW	NC	RET	6,775	1.15
			Total Bld	g Sq Ft/Acres	18,756	2.89



Allocation Activity Summary (8/1/2007 - 8/31/2007)

BEING PROCESSED

Project Name	Project #	Address	Plan Area	Acres	Description	Adopt Date	Ordinance #	Resolution #
2007PL-129								
NERSP PCL 8 MAMMOTH EQUITIES ROSEVILLE	SPA-000028	1521 EUREKA RD	NE	5.68	TO AMEND SPECIFIC PLAN TO ALLOW A 4-STORY BUILDING			
2007PL-143								
NRSP CROCKER RANCH N3B/LONGMEADOW 2	SPA-000029	4805 FIDDYMENT RD	NR	0.00	CLEAN UP ACCOUNTNG FOR AND SATISFACTION OF AFFORDABLE HOUSING OBLICATION BETWEEN CROCKER RANCH NORTH 3B AND LONGMEADOW 2			



Applicants and Developers for Projects with Activity (8/1/2007 - 8/31/2007)

				RESIDENT
Project Contact	Name	Address	City, State, Zip	Phone #
PRP-000192 (WRS	P VC-W-25 VINTAGE SQUARE)			
APPLICANT:	PL ROSEVILLE, LLC	985 SUN CITY LN	LINCOLN, CA 95648	916-434-3400
DEVELOPER:	•	985 SUN CITY LN	LINCOLN, CA 95648	916-434-3400
DRP-000218 (WRS	P PARCEL F-20 SIENA APARTMENTS)			
APPLICANT:	ROBERT LAWLER	1801 I ST, #202	SACRAMENTO, CA 95814	916-444-9897
DEVELOPER:	ROBERT LAWLER	1801 I ST, #202	SACRAMENTO, CA 95814	916-444-9897
SUBD 04-01 (WRSI	P WESTPARK W-1 & W-2)			
APPLICANT:	DEL WEBB/ PULTE HOMES	985 SUN CITY LN	LINCOLN, CA 95648	916-434-3328
DEVELOPER:	DEL WEBB/PULTE HOMES	985 SUN CITY LN	LINCOLN, CA 95648	916-434-3328
SUBD 04-19 (NWR	SP PCL 11 - BRETON VILLAGE)			
APPLICANT:	MORTON & PITALO	1788 TRIBUTE RD STE-200	SACRAMENTO, CA 95828	916-927-2400
DEVELOPER:	BOLLINGER INVESTMENT CO	540 FULTON AV	SACRAMENTO, CA 92825	916-489-4600
SUBD 05-04 (WRSF	P WESTPARK VILLAGE W-10)			
APPLICANT:	MORTON & PITALO INC	1352 BLUE OAKS BL #100	ROSEVILLE, CA 95678	916-773-7677
DEVELOPER:	JEFF JONES	4855 KETCHUM CT	GRANITE BAY, CA 95746	916-847-4482
				NON-RESIDENT
Project Contact	Name	Address	City, State, Zip	Phone #
ORP 01-69 (VINTA	GE OAKS AKA RSVL COMMERCE PARK)			
ORP 01-69 (VINTAC	GE OAKS AKA RSVL COMMERCE PARK) BROWN STEVEN	8265 SIERRA COLLEGE BLVD, STE 300	ROSEVILLE, CA 95661	916-791-5383
•	BROWN STEVEN	8265 SIERRA COLLEGE BLVD, STE 300 3707 WILLIAMS, STE 202	ROSEVILLE, CA 95661 SAN JOSE, CA 95117	916-791-5383 916-791-5385
APPLICANT: DEVELOPER:	BROWN STEVEN	•	,	
APPLICANT: DEVELOPER:	BROWN STEVEN PICO RANCH INC	•	,	
APPLICANT: DEVELOPER: DRP 04-21 (NCRSF	BROWN STEVEN PICO RANCH INC PCL 61, HIGHLAND RESERVE- LOT 61) CEMO COMMERCIAL	3707 WILLIAMS, STE 202	SAN JOSE, CA 95117	916-791-5385
APPLICANT: DEVELOPER: DRP 04-21 (NCRSF APPLICANT: DEVELOPER:	BROWN STEVEN PICO RANCH INC PCL 61, HIGHLAND RESERVE- LOT 61) CEMO COMMERCIAL	3707 WILLIAMS, STE 202 1107 INVESTMENT BL	SAN JOSE, CA 95117 EL DORADO HILLS CA 95762	916-791-5385 916-933-2300
APPLICANT: DEVELOPER: DRP 04-21 (NCRSF APPLICANT: DEVELOPER:	BROWN STEVEN PICO RANCH INC PCL 61, HIGHLAND RESERVE- LOT 61) CEMO COMMERCIAL CEMO LEWON LLC	3707 WILLIAMS, STE 202 1107 INVESTMENT BL	SAN JOSE, CA 95117 EL DORADO HILLS CA 95762	916-791-5385 916-933-2300
APPLICANT: DEVELOPER: DRP 04-21 (NCRSF APPLICANT: DEVELOPER: DRP-000106 (NIPA	BROWN STEVEN PICO RANCH INC PCL 61, HIGHLAND RESERVE- LOT 61) CEMO COMMERCIAL CEMO LEWON LLC - BLUE OAKS PLAZA) GRANITE BAY VENTURES	3707 WILLIAMS, STE 202 1107 INVESTMENT BL 1107 INVESTMENT BL	SAN JOSE, CA 95117 EL DORADO HILLS CA 95762 EL DORADO HILLS, CA 95762	916-791-5385 916-933-2300 916-933-2300
APPLICANT: DEVELOPER: DRP 04-21 (NCRSF APPLICANT: DEVELOPER: DRP-000106 (NIPA APPLICANT: DEVELOPER:	BROWN STEVEN PICO RANCH INC PCL 61, HIGHLAND RESERVE- LOT 61) CEMO COMMERCIAL CEMO LEWON LLC - BLUE OAKS PLAZA) GRANITE BAY VENTURES	3707 WILLIAMS, STE 202 1107 INVESTMENT BL 1107 INVESTMENT BL 2998 DOUGLAS BL S-300	SAN JOSE, CA 95117 EL DORADO HILLS CA 95762 EL DORADO HILLS, CA 95762 ROSEVILLE, CA 95661	916-791-5385 916-933-2300 916-933-2300 916-780-3806
APPLICANT: DEVELOPER: DRP 04-21 (NCRSF APPLICANT: DEVELOPER: DRP-000106 (NIPA APPLICANT: DEVELOPER:	BROWN STEVEN PICO RANCH INC PCL 61, HIGHLAND RESERVE- LOT 61) CEMO COMMERCIAL CEMO LEWON LLC - BLUE OAKS PLAZA) GRANITE BAY VENTURES GRANITE BAY VENTURES	3707 WILLIAMS, STE 202 1107 INVESTMENT BL 1107 INVESTMENT BL 2998 DOUGLAS BL S-300	SAN JOSE, CA 95117 EL DORADO HILLS CA 95762 EL DORADO HILLS, CA 95762 ROSEVILLE, CA 95661	916-791-5385 916-933-2300 916-933-2300 916-780-3806



Applicants and Developers for Projects with Activity (8/1/2007 - 8/31/2007)

ROSEVILLE, CA 95678

916-791-7400

DRP-000212 (NERSP PCL 8 MAMMOTH EQUITIES ROSEVILLE)

DEVELOPER: WESTFIELD, LLC

APPLICANT:	MAMMOTH EQUITIES	29222 RANCHO VIEJO RD #203	SAN JUAN CAPISTRANO, CA 92675	949-276-2555
DEVELOPER:	MAMMOTH EQUITIES	29222 RANCHO VIEJO RD #203	SAN JUAN CAPISTRANO, CA 92675	949-276-2555
DRP-000213 (NRSP	PCL WW-17 ESKATON RSVL MANOR)			
APPLICANT:	PETER GIVAS ARCHITECT, INC	2016 P ST #200	SACRAMENTO, CA 95811	916-498-7900
DEVELOPER:	ESKATON ROSEVILLE MANOR	5105 MANZANITA AV	CARMICHAEL, CA 95608	916-334-0810
DRP-000221 (GOLD)	EN STATE COLLISION DRP)			
APPLICANT:	ZMC CONSULTING INC	3252 CHASEN DR	CAMERON PARK, CA 95682	408-799-1354
DEVELOPER:	ZMC CONSULTING INC	3252 CHASEN DR	CAMERON PARK, CA 95682	408-799-1354
MPP-000017 (NCRS	P - PCL 35 JC PENNY EXPANSION)			
APPLICANT:	NUDELL ARCHITECTS	31690 W. TWELVE MILE RD	FARMINGTON HILLS, MI 48344	248-324-8800

1107 GALLERIA BL

