City Council Chambers, 311 Vernon Street roseville.ca.gov

The City of Roseville welcomes your participation.

Meeting Schedule: Regular meetings of the Planning Commission are held on the second and fourth Thursday of the month at 6:30 p.m.

Public Comment: Speakers have three (3) minutes under Public Comment to address the Chair of the meeting on issues that are not listed on the agenda and are within the City's jurisdiction. Please submit a blue speaker card to the Secretary before the item is heard if you wish to make a comment.

Brown Act: The Planning Commission cannot discuss or act on items not listed on the agenda.

Agenda Items: Speakers have five (5) minutes to address items that are listed on the agenda.

Audio/Visual Presentations: If making a presentation regarding an agenda item, audio/visual materials must be submitted to the Secretary for consideration at least 72 hours in advance.

Americans with Disabilities Act: If special assistance is required to participate in a meeting including the need of auxiliary aids or services, please notify the City Clerk at least 72 hours in advance of the meeting.
City Clerk 311 Vernon Street cityclerkroseville@roseville.ca.us 916-774-5263 TDD: 916-774-5220

Security Measures: All Roseville meeting attendees must successfully pass through a security metal detector. Any person with a prohibited item will not be allowed entry. Prohibited items include but are not limited to firearms (even with valid CCW), knives, pepper spray/mace, explosives of any kind/any weapons and/or dangerous devices of any kind, illegal drugs, and alcohol. (City Council Only)

Viewing Options: The City of Roseville provides three options for viewing meetings:

In person



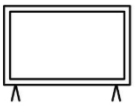
Meetings take place at the City Council Chambers, 311 Vernon Street

Online



Watch meetings live on the City's YouTube channel or at **roseville.ca.gov/watch**. Past meetings are also available on the City's YouTube channel.

On TV



Watch live on government access channel (Comcast 14).

Kim Ryan Unidad, Chair
Bruce Hagler, Vice Chair
Clifford Haggenjos, Jr., Commissioner
Ed Kriz, Commissioner
Einar Maisch, Commissioner
John Prior, Commissioner
Jason Probst, Commissioner
Lupe Nelson, Secretary
Lauren Hocker, Liaison

AGENDA

Planning Commission Meeting
November 12, 2026
6:30 PM
City Council Chambers, 311 Vernon Street

I. CALL TO ORDER

II. ROLL CALL

III. PLEDGE OF ALLEGIANCE

IV. PUBLIC COMMENTS

V. CONSENT CALENDAR

Items appearing on the Consent Calendar are considered routine and may be approved by one motion of the Planning Commission. Any person may request an item be removed from the Consent Calendar for further discussion.

1. Minutes of October 22, 2026

VI. REQUESTS/PRESENTATIONS

1. North Central Roseville Specific Plan Parcel 35 – Trails Sign Modification, 1151 Galleria Bl, File # PL26-0580

Request: The applicant requests a modification to the existing Westfield Galleria Regional Mall Master Sign Program to establish sign criteria for the Trails Promenade area.

Applicant/Property Owner: Kimberly Brewer, Roseville Shoppingtown, LLC

CONTACT: Kinarik Shallago 916-746-1309 kshallago@roseville.ca.us

The Planning Commission will consider the recommendation to:

1. Approve the proposed modifications to the Regional Mall Master Sign Permit subject to two (2) conditions of approval.

2. Downtown Specific Plan Parcel DT-1 - 300 Elefa Tree Removal, 300 Elefa St, File # PL26-0334

Request: The applicant requests approval of a Tree Permit to allow the removal of one Interior Live Oak tree that is within the foundation footprint of a proposed structure.

Applicant: Randy Cowan, Randy Cowan Building Design
Owner: Ryan Komula, Pearl Holdings LLC

CONTACT: Sean Morales 916-774-5282 smorales@roseville.ca.us

The Planning Commission will consider the recommendation to:

1. Adopt the two (2) findings of fact and approve the Tree Permit subject to five (5) conditions of approval.

VII. STAFF/COMMISSIONER REPORTS

VIII. ADJOURNMENT