



AGENDA

August 27, 2020

PLANNING COMMISSION MEETING

6:30 p.m.

311 Vernon Street
Roseville, California
www.roseville.ca.us

Commissioners may teleconference pursuant to Executive Order N-29-20.

Members of the public may view the meeting on Comcast channel 14, Consolidated Communications channel 73 and AT&T U-verse. Meetings are also video streamed live and are available on the City's website and YouTube channel.

Members of the public may offer public comment by the following means:

Dial in Phone Number: 916-774-5353

Email: publiccomment@roseville.ca.us

If you need a disability-related modification or accommodation to participate in this meeting, please contact Voice: 916-774-5200, TDD: 916-774-5220. Requests must be made as early as possible.

THE CITY OF ROSEVILLE WELCOMES YOUR PARTICIPATION

If an agenda item is open to public comment, such public comment shall be addressed to the chair of the meeting.

Public Comment - Speakers have three minutes under Public Comment to speak on issues that are not listed on the agenda and are within the City's jurisdiction. The Brown Act does not permit any action or discussion on items not listed on the agenda.

Consent Calendar - If applicable, the Consent Calendar consists of routine items that may be approved by one motion. Any person can remove an item from the Consent Calendar to be discussed separately.

Agenda Items - Speakers have five minutes to address items that are listed on the agenda.

Americans with Disabilities Act - Notify the City Clerk or Secretary at least 72 hours in advance if special assistance is required to participate in a meeting including the need of

auxiliary aids or services.

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

Roseville City Clerk 311 Vernon Street, Roseville, CA 916-774-5200 TDD 916-774-5220

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PLEDGE OF ALLEGIANCE**
4. **PUBLIC COMMENTS**
5. **CONSENT CALENDAR**
 - 5.1. Minutes of August 13, 2020
 - 5.2. Third Amendment to the Westpark Federico Development Agreement, 1701 Westbrook Bl, File # PL20-0105

REQUEST

The applicant requests approval of the Third Amendment to the Westpark Federico Development Agreement for the Sierra Vista Specific Plan area to revise sections relating to development fees.

Applicant: John Tallman, Westpark Sierra Vista, LLC

Owner: Westpark Sierra Vista, LLC, as an assignee of Westpark Federico, LLC; Solaire Community Builders, LLC; Taylor Morrison of California, LLC; Tri Pointe Homes, Inc., Solaire – Roseville, L.P.

RECOMMENDATION

The Planning Division recommends that the Planning Commission take the following actions:

- A. Recommend the City Council approve the Development Agreement Amendment.

6. **REQUESTS/PRESENTATIONS**

- 6.1. DTSP PCL DT-4 – Belvedere Townhomes, 510 Lincoln St, File # PL20-0050

REQUEST

The applicant requests approval of a Minor Design Review Permit, Tentative Subdivision Map, and a Tree Permit to allow construction of a high-density multi-family residential project consisting of 18 dwelling units located on eighteen residential lots and one common lot. Two native oak trees are proposed for removal.

Applicant/Owner: Derrek Lee, Old Roseville, LLC

RECOMMENDATION

The Planning Division recommends that the Planning Commission take the following actions:

- A. Consider the Addendum to the Downtown Roseville Specific Plan EIR,

- B. Adopt the two (2) findings of fact and approve the Minor Design Review Permit subject to seventy-two (72) conditions of approval.
- C. Adopt the three (3) findings of fact and approve the Tentative Subdivision Map subject to fifty-six (56) conditions of approval.
- D. Adopt the two (2) findings of fact and approve the Tree Permit subject to twenty (20) conditions of approval.

7. BOARD MEMBER / COMMISSIONER / STAFF REPORT

8. ADJOURNMENT