



## AGENDA

September 8, 2022

PLANNING COMMISSION MEETING  
6:30 p.m.  
Council Chambers  
311 Vernon Street, Roseville, California  
[www.roseville.ca.us/CORTV](http://www.roseville.ca.us/CORTV)

The meeting may be viewed on Comcast channel 14, Consolidated Communications channel 73, and AT&T U-Verse. Planning Commission meetings are also video streamed live on the City's website at [roseville.ca.us/watch](http://roseville.ca.us/watch) and [roseville.ca.us/agenda](http://roseville.ca.us/agenda), and the City's YouTube channel at [youtube.com/CityofRosevilleCa](http://youtube.com/CityofRosevilleCa).

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.

1. **CALL TO ORDER**
2. **ROLL CALL**
3. **PLEDGE OF ALLEGIANCE**
4. **PUBLIC COMMENTS**
5. **CONSENT CALENDAR**

5.1. Minutes of August 11, 2022

5.2. CSP PCL C-21 – Winding Creek Village C-21 DRRS, 3441 Westbrook Bl, File # PL22-0128

**REQUEST**

The applicant requests approval of a Design Review Permit for a Residential Subdivision to construct 77 homes within Creekview Phase 3, MDR Village C21. The request will establish unit designs as well as allow reduced side yard setbacks from five (5) to four (4) feet; reduced second-story rear setbacks from 15 to 14 feet, and reduced second-story wall separation from ten (10) to eight (8) feet.

*Applicant/Owner:* Matt Gustus, Anthem Properties

**RECOMMENDATION**

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

1. Adopt the two (2) findings of fact and approve the Design Review Permit for a Residential Subdivision subject to twenty-six (26) conditions of approval.

5.3. CSP PCL C-22 – Winding Creek Village C-22 DRRS, 3442 Westbrook Bl, File # PL22-0155

**REQUEST**

The applicant requests approval of a Design Review Permit for a Residential Subdivision to construct 82 homes within Creekview Phase 3, MDR Village C-22. The request will establish unit designs for four home plans that include three elevation styles each.

*Applicant/Owner:* Red Gabriel, Meritage Homes

**RECOMMENDATION**

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

1. Adopt the two (2) findings of fact and approve the Design Review for Residential Subdivision subject to twenty-six (26) conditions of approval.

5.4. NCRSP PCL 35 – Round 1 Signage, 1191 Galleria Bl., Suite #150, File # PL22-0179

**REQUEST**

The applicant request approval to modify the approved Regional Mall Master Sign Permit (RMMSP) for the Galleria Mall. Proposed changes will incorporate signage for the new Round 1 entertainment venue, including illuminated exterior

signs and vinyl lettering for a bowling pin sculpture totaling approximately 303 square feet.

*Applicant:* David Ford, All Sign Services

*Owner:* Seritage SRC Finance, LLC

### **RECOMMENDATION**

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

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

## **6. COMMISSIONER / STAFF REPORT**

### **6.1. Planning Commissioners' Recognition of Service**

## **7. ADJOURNMENT**