

# Monthly Development Activity Update - February 2008

## Planning & Redevelopment Department



# Monthly Development Activity Update

February 2008



- ✓ 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](mailto:planningdept@roseville.ca.us)

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## Use Type Definitions:

APT = Apartment	HOT = Hotel	OFF-M = Office (Mixed Use)
AUT = Auto Related Retail	HSP = Hospital	PFA = Public Facility
CFA = Care Facility	IBP = Industrial/Business Park	PRC = Parks and Recreation
CHU = Church	IND = Industrial	RES = Restaurant
CMT = Cemetary	IND-L = Light Industrial	RET = Retail
CND = Condominium	LDR-A = Low Density Residential (Attached)	RET-M = Retail (Mixed Use)
COL = College	LDR-D = Low Density Residential (Detached)	SCH = School (Private)
COM = Commercial	LDR-M = Low Density Residential (Mixed Use)	SER = Service
CRC = Commercial Recreation	MAN = Manufacturing	SFD = Single Family Dwelling
DAY = Daycare	MDR-A = Medium Density Residential (Attached)	STR = Storage Facility
DUP = Duplex	MDR-D = Medium Density Residential (Detached)	TRI = Triplex
FIN = Financial Building	MDR-M = Medium Density Residential (Mixed Use)	UTL = Utility
FST = Fire Station	MED = Medical Office	WHS = Warehouse
GSV = Gas/Service Station	MFD = Multi Family Dwelling	WHS-O = Warehouse/Office Mix
HDR-A = High Density Residential (Attached)	MHP = Mobile Home Park	
HDR-D = High Density Residential (Detached)	NTC = Night Club	
HDR-M = High Density Residential (Mixed Use)	OFF = Office	

## 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

## Project Definitions:

ANN = Annexation
AP = Administrative Permit
DRP = Development Review Permit
DRPMOD = DRP Modification
GPA = General Plan Amendment
MPP = Major Project Permit
MPPMOD = MPP Modification
OA = Ordinance Amendment
RZ = Rezone
SPA = Specific Plan Amendment



# Building Permit Activity Summary (2/1/2008 - 2/29/2008)

## SFD PERMITS ISSUED

	Permits
<b>HIGHLAND RESERVE NORTH (2 TOTAL PERMITS)</b>	
HIGHLAND RESERVE NORTH PARCEL 30 (SUBD 03-03)	2
<b>NORTH ROSEVILLE (11 TOTAL PERMITS)</b>	
CROCKER RANCH NORTH LOT 5 (SUBD 01-03)	10
ESKATON VILLAGE PHASE 1 (SUBD 04-21)	1
<b>WEST ROSEVILLE (25 TOTAL PERMITS)</b>	
WESTPARK VILLAGE 4A (SUBD 04-04)	1
WESTPARK VILLAGE 5 (SUBD 04-05)	5
WESTPARK VILLAGE 6 (SUBD 04-16)	6
WESTPARK VILLAGE 8 (SUBD 05-03)	8
WESTPARK VILLAGE CENTER 22 (SUB-000021)	5
TOTAL SFD PERMITS ISSUED	38

## SFD PERMITS FINALED

	Permits
<b>INFILL (1 TOTAL PERMITS)</b>	
BITNER (NO FILE #)	1
<b>NORTH INDUSTRIAL (7 TOTAL PERMITS)</b>	
LONGMEADOW VILLAGE 1 (SUBD 03-06)	4
LONGMEADOW VILLAGE 2 PHASE 3 (SUBD 03-06)	2
WOODLAKE VILLAGE (SUBD 04-07)	1
<b>NORTH ROSEVILLE (9 TOTAL PERMITS)</b>	
CROCKER RANCH NORTH LOT 3A (SUBD 01-03)	1
CROCKER RANCH NORTH LOT 5 (SUBD 01-03)	1
CROCKER RANCH NORTH LOT 6 (SUBD 01-03)	1
DIAMOND CREEK PARCEL 32 (SUBD 01-05)	4
PASEO DEL NORTE (SUB-000018)	2
<b>NORTHWEST ROSEVILLE (3 TOTAL PERMITS)</b>	
DUNMORE JUNCTION (SUBD 02-11)	1
ROSE PARK (SUBD 03-16)	2
<b>WEST ROSEVILLE (33 TOTAL PERMITS)</b>	
FIDDYMENT RANCH VILLAGE 17 (SUBD 04-23)	1
FIDDYMENT RANCH VILLAGE 1A PHASE 1 (SUBD 04-08)	3
FIDDYMENT RANCH VILLAGE 3 (SUBD 04-10)	2
WESTPARK VILLAGE 1 PHASE 1 (SUBD 04-01)	7
WESTPARK VILLAGE 1 PHASE 3 (SUBD 04-01)	1
WESTPARK VILLAGE 10 PHASE 2 (SUBD 05-04)	2
WESTPARK VILLAGE 21 (SUBD 05-07)	3
WESTPARK VILLAGE 3A (SUBD 04-03)	6
WESTPARK VILLAGE 4A (SUBD 04-04)	5
WESTPARK VILLAGE 4B (SUBD 04-04)	2
WESTPARK VILLAGE CENTER 22 (SUB-000021)	1
TOTAL SFD PERMITS FINALED	53



## Development Activity by Date (2/1/2008 - 2/29/2008)

### RESIDENTIAL ACTIVITY

Activity Name	Project #	Address	Plan Area	Use Type	Units	Acres
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#### BEING PROCESSED

STONERIDGE VILLAGE 10 - SRSP PCL 49	SUB-000114	7200 SIERRA COLLEGE BL	SR	LDR-D	95	25.91
<b>Total Units/Acres</b>					<b>95</b>	<b>25.91</b>

### NON-RESIDENTIAL ACTIVITY

Activity Name	Project #	Address	Plan Area	Use Type	Sq Ft	Acres
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#### BEING PROCESSED

SUNRISE SENIOR LIVING - PCL 27	DRP-000248	3801 COUNTRY CLUB DR	NW	CFA	24,506	3.08
<b>Total Bldg Sq Ft/Acres</b>					<b>24,506</b>	<b>3.08</b>

#### APPROVED

ST JOHN'S EPISCOPAL CHURCH - W72	DRP-000198	2351 PLEASANT GROVE BL	WR	CHU	93,440	10.80
GOLDEN STATE COLLISION	DRP-000221	601 BERRY ST	IN	IND	17,710	1.74
LONGS FIDDYMENT	DRP-000233	2050 BLUE OAKS BL	WR	RET	15,791	2.02
<b>Total Bldg Sq Ft/Acres</b>					<b>126,941</b>	<b>14.56</b>

#### UNDER CONSTRUCTION

CJS LIGHTING OFFICE/WAREHOUSE	DRP-000205	290 DEREK PL	IN	WHS-O	9,000	0.48
THE FOUNTAINS - BLDG E/T	MPP 98-03	1166 ROSEVILLE PKWY	NC	RET	13,845	0.00
<b>Total Bldg Sq Ft/Acres</b>					<b>22,845</b>	<b>0.48</b>

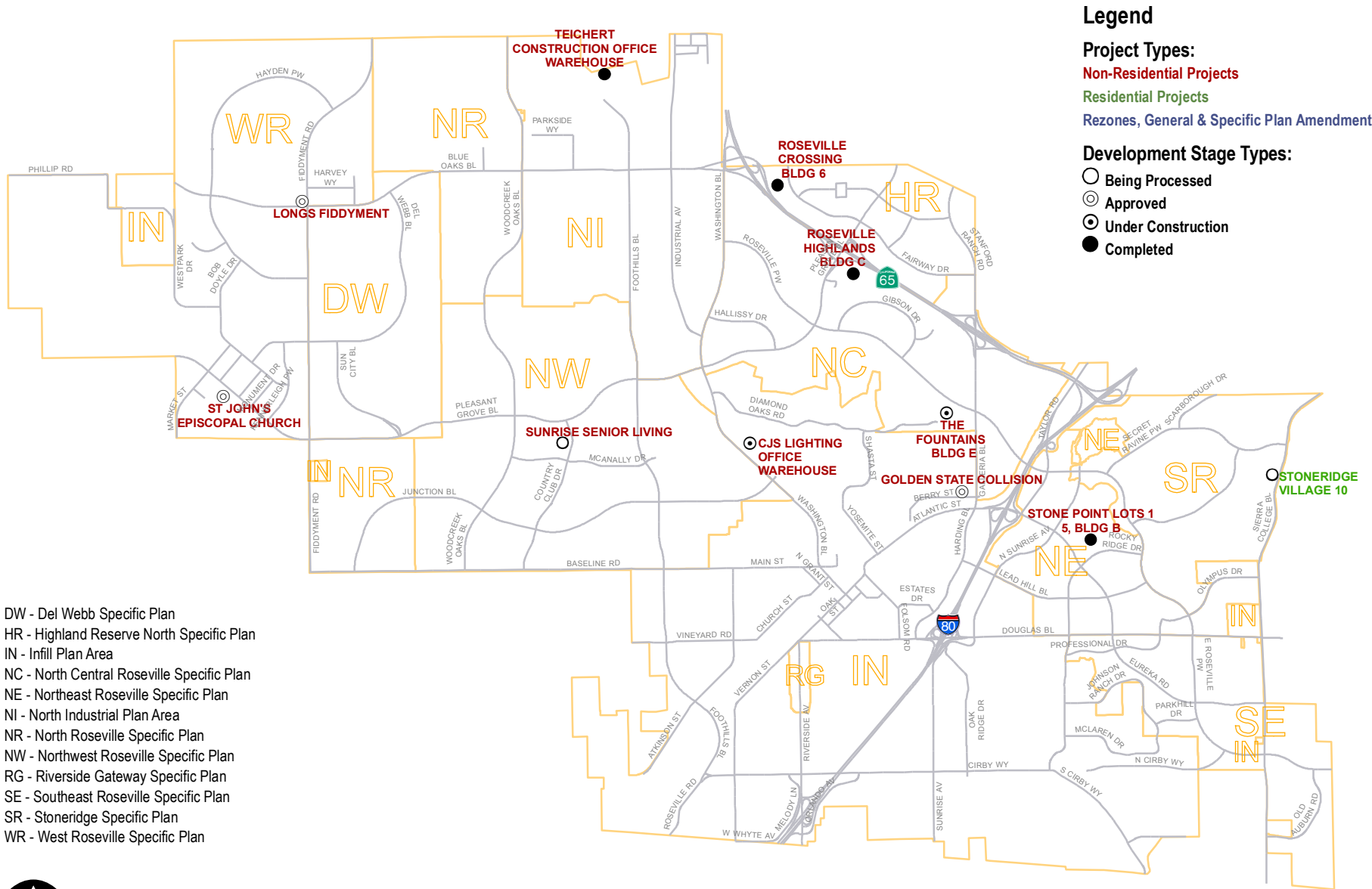
#### COMPLETED

ROSEVILLE HIGHLANDS - BLDG C	DRP 03-30	925 HIGHLAND POINTE DR	NC	OFF	114,648	6.90
TEICHERT CONSTRUCTION OFFICE/WAREHOUSE	DRP-000093	4401 DULUTH AV	NI	WHS-O	20,000	7.37
ROSEVILLE CROSSING PH2 - BLDG #6	DRP-000157	10529 FAIRWAY DR	HR	RET	13,000	1.50
NERSP PCL 15, STONE POINT LOTS 1-5 - BLDG B	MPP 03-06	1478 STONE POINT DR	NE	OFF	145,949	5.20
<b>Total Bldg Sq Ft/Acres</b>					<b>293,597</b>	<b>20.97</b>



There was no Allocation Activity for the month of February.





**Legend**

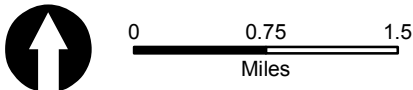
**Project Types:**

- Non-Residential Projects
- Residential Projects
- Rezones, General & Specific Plan Amendments

**Development Stage Types:**

- Being Processed
- ⊙ Approved
- ⦿ Under Construction
- Completed

- DW - Del Webb Specific Plan
- HR - Highland Reserve North Specific Plan
- IN - Infill Plan Area
- NC - North Central Roseville 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
- WR - West Roseville Specific Plan



## Applicants and Developers for Projects with Activity (2/1/2008 - 2/29/2008)

### RESIDENTIAL

Project Contact	Name	Address	City, State, Zip	Phone #
<b>SUB-000114 (SRSP PCL 49 STONERIDGE VILLAGE 10)</b>				
APPLICANT:	PSOMAS	1075 CREEKSIDE RIDGE DR, #250	ROSEVILLE, CA 95678	916 780-8122
DEVELOPER:	ELLIOTT HOMES	80 IRON POINT RD #110	FOLSOM, CA 95630	916-984-1300

### NON-RESIDENTIAL

Project Contact	Name	Address	City, State, Zip	Phone #
<b>DRP 03-30 (NCRSP PCL 43, ROSEVILLE HIGHLANDS )</b>				
APPLICANT:	PANATTONI DEVELOPMENT CO	8401 JACKSON RD	SACRAMENTO, CA 95826	916-379-1113
DEVELOPER:	MOURIER LAND INVESTMENT CO	1830 VERNON ST #11	ROSEVILLE, CA 95678	916-782-8879
<b>DRP-000093 (NIPA -TEICHERT CONST OFFICE/YARD)</b>				
APPLICANT:	BORGES ARCHITECTURAL GROUP	1508 EUREKA RD S-150	ROSEVILLE, CA 95661	916-782-7200
DEVELOPER:	STANFORD RANCH LLC	2210 PLAZA DR S-300	ROCKLIN, CA 95765	916-568-2843
<b>DRP-000157 (HRNSP PCL 42A ROSEVILLE CROSSING PH2)</b>				
APPLICANT:	RAUSCHENBACH MARVELLI BECKER ASSOC	2277 WATT AV, 2ND FL	SACRAMENTO, CA 95825	916-488-8500
DEVELOPER:	SYWEST DEVELOPMENT	150 PELICAN WY	SAN RAFAEL, CA 94901	415-448-8397
<b>DRP-000198 (WRSP W-72 ST JOHN'S EPISCOPAL CHURCH)</b>				
APPLICANT:	ST JOHN'S EPISCOPAL CHURCH	1090 MAIN ST	ROSEVILLE, CA 95678	916-773-7677
DEVELOPER:	ST JOHN'S EPISCOPAL CHURCH	1090 MAIN ST	ROSEVILLE, CA 95678	916-769-1889
<b>DRP-000205 (CJS LIGHTING OFFICE/WAREHOUSE)</b>				
APPLICANT:	COMMERCIAL BUILDING SPECIALISTS	401 DEREK PL #100	ROSEVILLE, CA 95678	916-780-9680
DEVELOPER:	CJS LIGHTING	300 DEREK PL	ROSEVILLE, CA 95678	916-774-6888
<b>DRP-000221 (GOLDEN STATE COLLISION DRP)</b>				
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
<b>DRP-000233 (WRSP F-35 LONGS FIDDYMENT)</b>				
APPLICANT:	PANATTONI DEVELOPMENT CO	8401 JACKSON RD	SACRAMENTO, CA 95826	916-379-1127
DEVELOPER:	PANATTONI DEVELOPMENT CO	8401 JACKSON RD	SACRAMENTO, CA 95826	916-379-1127
<b>DRP-000248 (NWRSP PCL 27 SUNRISE SENIOR LIVING)</b>				
APPLICANT:	SUNRISE SENIOR LIVING	1340 TREAT BL #130	WALNUT CREEK, CA 94597	925-930-7285
DEVELOPER:	PSOMAS	1075 CREEKSIDE RIDGE DR	ROSEVILLE, CA 95678	916-788-8122



## Applicants and Developers for Projects with Activity (2/1/2008 - 2/29/2008)

### DRP-000249 (DWSP PCL 21 WEST ROSEVILLE MARKETPLACE)

<b>APPLICANT:</b>	DRIFTWOOD INVESTMENTS	567 SAN NICOLAS DR S-207	NEWPORT BEACH CA 92625	949-640-1568
<b>DEVELOPER:</b>	WEST ROSEVILLE MARKETPLACE ASSOCIATION LLC	567 SAN NICOLAS DR S-207	NEWPORT BEACH, CA 92625	949-640-1568

### MPP 03-06 (NERSP PCL 15, STONE POINT LOTS 1-5)

<b>APPLICANT:</b>	BORGES ARCHITECTURAL GROUP	1512 EUREKA RD, STE 130	ROSEVILLE, CA 95661	916-782-7200
<b>DEVELOPER:</b>	STONE POINT PROPERTIES	1512 EURKEA RD, STE 130	ROSEVILLE, CA 95661	916-791-6466

### MPP 98-03 (THE FOUNTAINS )

<b>APPLICANT:</b>	PETER P BOLLINGER INVESTMENT CO	540 FULTON AV	SACRAMENTO CA 95825	916-489-4600
<b>DEVELOPER:</b>	PETER P BOLLINGER INVESTMENT CO	540 FULTON AV	SACRAMENTO CA 95825	916-489-4600

