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REMOVE AFTER: 06/13/2023

PUBLIC HEARING NOTICE

NOTICE IS HEREBY GIVEN that the **CITY COUNCIL** of the City of Rocklin will hold a public hearing in the **COUNCIL CHAMBERS at Rocklin City Hall**, 3970 Rocklin Road, beginning at **6:00 p.m.** on **TUESDAY, JUNE 13, 2023** to consider the following:

**RE: WILDCAT WEST SUBDIVISION
GENERAL DEVELOPMENT PLAN AMENDMENT, PDG2023-0001
REZONE, Z2023-0001
TENTATIVE SUBDIVISION MAP, SD2022-0001
DESIGN REVIEW, DR2022-0003
ENVIRONMENTAL, ENV2023-0006**

Request for approval of an amendment to the Northwest Rocklin General Development Plan to change the zoning from Planned Development Commercial (PD-C) to Planned Development Residential 12 units per acre (PD-12), a Rezone to change the Citywide Zoning Map, a Tentative Subdivision Map to allow the subdivision of an approximately 8.59 acre site into 88 single-family lots and 16 lettered lots for landscaping, open space, and driveways, as well as a Design Review to approve the architecture and landscaping of the single-family homes.

The subject site is generally located south and west of Ocelot Way (formerly Cheetah Street) approximately 430 feet south of the intersection of Whitney Ranch Parkway and Ocelot Way. APN 017-171-039 (portion).

The property is zoned Planned Development Commercial (PD-C). The General Plan designation is Mixed Use (MU).

Notice is hereby given that the City of Rocklin will consider adoption of a Mitigated Negative Declaration for the development project described above. The review period for the Mitigated Negative Declaration ended at 5:00 p.m. May 10, 2023.

The applicant is Rob Parish with Parish & Associates. The property owner is, Oakwood Trails 7V, LLC.

The Planning Commission reviewed this item on May 16, 2023 and voted 4-0 (one member absent) to recommend City Council approval of the project.

Any person interested in any agenda item may contact the Planning Staff prior to the meeting date, during regular business hours, Monday through Friday between 8:00 a.m. and 4:00 p.m., or by phoning (916) 625-5120 for further information. Agenda information including staff reports, resolutions, and exhibits are typically available the Wednesday prior to the public hearing date on the City website (<http://www.rocklin.ca.us/agendas-and-minutes>).

Any member of the public is welcome to comment on the application. Members of the public may also provide comments on the project via email at meetingcomments@rocklin.ca.us. E-mailed comments must be received by 3pm the day of the hearing. The public may listen to audio or view the meeting via live stream at <https://rocklin.ca.us/agendas-minutes>.

This meeting will also be offered via Zoom Webinar and the public is welcome to make a public comment through Zoom. Please refer to the meeting agenda for more information and instructions, or call (916) 625-5120 for the meeting ID and password.

Court challenges to any public hearing items may be limited to only those issues which are raised at the public hearing described in the notice or in written correspondence delivered to the City at or prior to the public hearing. (Government Code §65009) The City of Rocklin and the State of California does not discriminate in housing or employment on the basis of race, religion, sex, age, national origin, or handicap. The location of the public meeting is fully accessible to mobility impaired individuals.

In compliance with the Americans with Disabilities Act, the City of Rocklin encourages those with disabilities to participate fully in the public hearing process. If you have special needs in order to allow you to attend or participate in this public hearing process, please contact our office at 625-5120 or by email at meetingcomments@rocklin.ca.us so that we may make every reasonable effort to accommodate you.