



NOTICE OF PUBLIC HEARING

Notice is hereby given that on **November 19, 2024 at 6:30 p.m.**, or as soon thereafter as the matter may be heard, the Planning Commission of the City of Oakley will hold a Public Hearing at the Council Chambers located at 3231 Main Street, Oakley, CA 94561 for the purposes of considering application as described below:

Project Name: Rosewood Estates (TM 8787) Design Review (DR 06-24)

Project Location: 4073 Rose Avenue, Oakley, CA 94561 APN: 035-220-035

Applicant: Discovery Builders, Inc. 4061 Port Chicago Hwy., Suite H, Concord, CA 94520

Request: This is an application by Discovery Builders, Inc. requesting Design Review (DR 06-24) approval of floor plans and elevations, a master plotting plan, and typical front yard landscaping for 58 single-family detached homes located in the approved Rosewood Estates (TM 8787) subdivision. The proposed homes include four one-story plans and four two-story plans ranging from 1,906 sf. to 3,113 sf. of livable area. The project site is located along the northwest corner of Laurel Road and Rose Avenue. The site is zoned P-1 (Planned Development) District. APN 035-220-035

How to Review: The Staff Report and its attachments will be available for public review, on or before **November 14, 2024** at City Hall, 3231 Main Street, Oakley, CA 94561 or online at www.ci.oakley.ca.us/agendas-minutes-videos-archive/ by navigating to the **November 19, 2024 Planning Commission** agenda and clicking the project title link. (Note: City Hall is closed on the 1st and 3rd Fridays of each month). Interested persons are invited to submit written comments prior to and may testify at the public hearing. Written comments may be submitted to Evan Gorman, Associate Planner at the City of Oakley, 3231 Main Street, Oakley, CA 94561 or by email to Gorman@ci.Oakley.ca.us.

NOTICE IS ALSO GIVEN pursuant to Government Code Section 65009(b) that, if this matter is subsequently challenged in Court by you or others, you may be limited to raising only those issues you or someone else has raised at a Public Hearing described in this notice or in written correspondence delivered to the City of Oakley City Clerk at, or prior to, the Public Hearing.