



**CITY OF SACRAMENTO PRESERVATION COMMISSION
RECORD OF DECISION**

300 Richards Boulevard, Sacramento, CA 95811

Project Name: _____
Project Number: M08-038
Project Location: 506 S Street
Assessor's Parcel No.: 009-0056-005-0000
Applicant: N/A
Action Status: Review and Comment Action Date: 10/01/2008

REQUESTED ENTITLEMENT(S): Review condition of Landmark structure at 506 S Street, including its integrity, current status and possible outcomes.

ACTIONS TAKEN: On 10/01/2008, the Preservation Commission took the following actions based on the attached findings of fact and subject to the attached conditions of approval:
See attached motions.

Action certified by: _____
William Crouch, Preservation Director

Sent to Applicant: _____
By: _____
Staff Signature

NOTICE OF PROTEST RIGHTS

The above conditions include the imposition of fees, dedications, reservations, or other exactions. Pursuant to California Government Code section 66020, this Notice of Decision serves as written notice to the project applicant of (1) the amount of any fees and a description of any dedications, reservations, or exactions imposed, and (2) that the applicant may file a protest against the imposition of those fees, dedications, reservations, or other exactions within 90 days of the date of this approval, which is deemed to be the date that the fees, dedications, reservations, or other exactions are imposed. If the payment of a fee is imposed as a condition of approval, but the amount of the fee is not stated in this Notice of Decision and is not otherwise available to the applicant on a fee schedule or otherwise, the 90 days protest period will begin to run when the applicant is notified of the amount of the fee.

For purposes of this notice, the following fees are deemed to be imposed upon approval of the first discretionary entitlement for the subject development project and are subject to the protest procedures set forth in Title 18 of the Sacramento City Code as indicated: North Natomas Public Facilities Fee, Transit Fee, and Drainage Fee (SCC 18.24.160); North Natomas Land Acquisition Fee (SCC 18.24.340); North Natomas School Facilities Fee (SCC18.24.710); Jacinto Creek Planning Area Facilities Fee (SCC18.28.150); Willow Creek Project Area Development Fee (SCC 18.32.150); Development Impact Fees for the Railyards, Richards Boulevard, and Downtown Areas (SCC 18.36.150); Habitat Conservation Fee for the North and South Natomas Community Plan Areas (18.40.090); and Park Development Impact Fee (18.44.140).

The time within which to challenge a condition of approval of a tentative subdivision map, including the imposition of

fees, dedication, reservation, or other exaction, is governed by Government Code section 66499.37

EXPIRATION

TENTATIVE MAP: Failure to record a final map within three years of the date of approval or conditional approval of a tentative map shall terminate all proceedings.

SPECIAL PERMIT: A use for which a Special Permit is granted must be established within three years after such permit is issued. If such use is not so established, the Special Permit shall be deemed to have expired.

VARIANCE: Any variance involving an action which requires a building permit shall expire at the end of three years unless a building permit is obtained within the variance term.

PLAN REVIEW: Any plan review shall expire at the end of three years unless a building permit is obtained within the plan review term.

NOTE: Violation of any of the foregoing conditions will constitute grounds for revocation of this permit. Building permits are required in the event any building construction is planned. The County Assessor is notified of actions taken on rezoning, special permits and variances.

APPEALS

Appeals of the Preservation Commission decision of this item to the City Council must be filed at 915 I Street, New City Hall, 3rd Floor, within 10 calendar days of this meeting, on or before 10/10/08. If the 10th day falls on a Sunday or holiday, the appeal may be filed on the following business day.

Findings Of Fact

N/A

Conditions Of Approval

N/A



DEVELOPMENT SERVICES
DEPARTMENT
PLANNING DIVISION
PRESERVATION OFFICE

CITY OF SACRAMENTO
CALIFORNIA

300 RICHARDS BLVD.
3RD FLOOR
SACRAMENTO, CA
95811

October 02, 2008

At its October 01, 2008, meeting, the Preservation Commission unanimously adopted the following motions with regard to the status of the designated City Landmark Structure at 506 "S" Street, and other Landmarks suffering from neglect, per hearing item 2, M08-038:

- Move, that the Preservation Commission strongly urges the City to take control of this [506 "S" Street] property.
- Move, as a matter of urgency, that Staff be directed to take necessary steps and minimum measures, to protect the [506 "S" Street] structure from water infiltration and break-ins, such as tarp roof and remove tree limb that broke through roof, and consider existing grant funding that could offset these costs.
- Move, that the City Attorney's Office work with the Preservation Commission's Minimum Maintenance Committee to strengthen the section of the City Code [17.134.490] to develop an array of means to put legal teeth into the Historic Preservation Ordinance, and update the Historic Preservation Ordinance in coordination with Code Enforcement ordinances.
- Move, that the Preservation Commission recommends that Code Enforcement, Preservation and Building Staff undertake formal training and engage professional engineers to advise them on defining barricade perimeters to protect public safety, to advise on removal of falling hazards and shoring and bracing; and, for the City Attorney's Office, Housing & Dangerous Buildings, Preservation, Buildings Staff and Preservation Commission convene a task force to identify training needs and tools to find measures to correct situations like this in the shortest, most effective time; and, the Preservation Commission finds there is an urgent need for such training.

Respectfully submitted,

Roberta Deering
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