



**ACTIONTAKEN:**

Approved subject to conditions and based on findings of fact

**File Number: Z06-247****(Project Planner: David Hung)**

Site Address:

Location:

Owner: MCCLELLAN BUSINESS PARK LLC, 3140 PEACEKEEPER WY, MCCLELLAN, CA, 95652

Applicant: Chuck Purinton, Champion Contractors, 1755 Helena Ave Suite C, Sacramento, Ca 95815

Proposal: Request to develop a new 8,400+/- sq.ft. building for warehouse and office uses on a 2.84+/- acre parcel in the Light Industrial Review (M-1S-R) zone. District 2. APN: 215-0273-004 and 215-0273-033.

A. Environmental Determination: Previously Adopted Mitigated Negative Declaration;  
B. Zoning Administrator Plan Review to develop a new 8,400+/- sq.ft. building for warehouse and office uses on a 2.84+/- acre parcel in the Light Industrial Review (M-1S-R) zone.Parcel #: 2150273004  
2150273033

District #: 2

**ACTIONTAKEN:**

Approved Subject to conditions and based on findings of fact

**File Number: Z07-004****(Project Planner: Michael York)**

Site Address: 1948 DEL PASO RD

Location:

Owner: Granite Bay Ventures, 2998 Douglas Blvd, Suite 300, Roseville, CA, 95661

Applicant: Bob Eynck, Rfe Engineering Inc, 8680 Greenback Lane, Suite 107, Orangevale, Ca 95662

Proposal: Tentative Map-1 to 4 Parcels  
1948 & 1972 Del Paso Road Tentative map for commercial condo purposes (to subdivide an existing commercial center on one lot into two lots with four condominium units on each lot for a total of eight condominium units.

Parcel #: 2251620015

District #: 1

**ACTIONTAKEN:**

Continued to March 8, 2007

**File Number: Z07-014****(Project Planner: Matthew Joseph)**

Site Address: 1060 42ND ST

Location:

Owner: JIM LOPEZ, 1060 42ND ST, SACRAMENTO, CA, 95819

Applicant: Dennis Greenbaum, 6549 Stanley Ave, Carmichael, Ca 95608

Proposal: Request to rebuild an existing garage with a second story that exceeds the height limit in the Single-Family Residential (R-1) zone. Entitlements: A. Categorical Exemption pursuant to CEQA section 15301 (Minor Additions to Existing Structures); and B. Zoning Administrator's Special Permit to exceed the maximum 18 foot height limit for Accessory Structures.

Parcel #: 0080142007

District #: 3

**ACTIONTAKEN:**

Approved subject to conditions and based on findings of fact

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**File Number: Z06-152 (Project Planner: Robert W. Williams)**

Site Address: 3601 20TH AV

Location:

Owner: VADIM VILCHITSA, 7509 MADISON AVE STE 104, CITRUS HEIGHTS, CA, 95610

Applicant: Andrey Chuprikov, Premier Design, 2650 Kalamer Street, Sacramento, Ca 95835

Proposal: 1. ZONING ADMINISTRATOR VARIANCE to reduce the required front setback. 2. ZONING ADMINISTRATOR VARIANCE to reduce the required street-side setback. 3. ZONING ADMINISTRATOR VARIANCE to construct a single-family home of less than twenty (20) feet in width.  
Entitlements on 0.07± vacant acres in the Standard Single Family (R-1) zone.

Parcel #: 0200213034

District #: 5

**ACTIONTAKEN:**

Withdrawn from agenda to be renoticed.

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**File Number: Z06-211 (Project Planner: David Hung)**

Site Address:

Location:

Owner: KOBRA PROPERTIES, 2251 DOULGAS BL #120, ROSEVILLE, CA, 95661

Applicant: Karin Rylander, Karin Rylander, Calpo Hom & Dong Architects, Inc, 2120 20th St Ste 1, Sacramento, Ca 95818

Proposal: Request for a Special Permit Time Extension to develop two new office buildings totalling 176,356+/- square feet on 10.9+/- gross acres.  
A. Environmental Determination: Previously Adopted Addendum to the Creekside Oaks Phase IV Mitigated Negative Declaration;  
B. Zoning Administrator Special Permit Time Extension to develop two new office buildings totaling 176,356+/- square feet on 10.9+/- gross acres in the Office Planned Unit Development (OB-PUD) zone in the Creekside Oaks PUD.

Parcel #: 2740410025

2740410026

District #: 1

**ACTIONTAKEN:**

Approved subject to conditions and based on findings of facts

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