

# Minutes

## Director Hearing

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Community Development Department  
(916) 264-5011

### DIRECTOR(S)

**Bruce Monighan**, Design Director,  
**Sean de Courcy**, Preservation Director  
**Kevin Colin**, Zoning Administrator

### CITY STAFF

**Jordyn Tanaka**, Administrative Technician

**Thursday May 25, 2023**  
**1:00 p.m.**

### Join this meeting via Zoom

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If you have general questions or require special assistant to participate in the meeting, call (916) 264-5011 or email [commissionsubmit@cityofsacramento.org](mailto:commissionsubmit@cityofsacramento.org) at least 48 hours prior to the meeting.

**1. 3901 Y Street Tentative Map (Z22-018) (Noticed 5/05/2023) [Continued from 5/18/2023]**

**Location:** 3901 Y Street, APN: 014-0053-027-0000 (District 5, Represented by Councilmember Maple)

**Entitlements:** **Item A.** Environmental Exemption (Per CEQA 15315-Minor Land Divisions); **Item B.** Tentative Parcel Map to subdivide a 0.48-acre parcel into four lots within the Single-Unit Dwelling (R-1) Zone; **Item C.** Site Plan and Design of the Tentative Parcel Map with deviations to lot size and lot width development standards. The existing dwelling unit will be retained and no new structures are proposed at this time.

**Contact:** Daniel Abbes, Associate Planner, 916-808-5873,  
[DAbbes@cityofsacramento.org](mailto:DAbbes@cityofsacramento.org)

**Action of the Zoning Administrator and Design Director: project approved subject to conditions of approval and based on Findings of Fact.**

**2. Fairhaven Subdivision (Z22-046) (Noticed 5/12/2023)**

**Location:** 4360 63<sup>rd</sup> Street, APN: 021-0237-017-0000 (District 6, Represented by Councilmember Guerra)

**Entitlements:** **Item A.** Environmental Exemption (Per CEQA 15332-Infill Development Projects); **Item B.** Tentative Subdivision Map to subdivide a +3.82-acre lot into 30 residential lots, two private streets, and one common lot within the Single-Unit or Duplex Dwelling (R-1A) zone; **Item C.** Tentative Subdivision Map deviations for non-standard streets; **Item D.** Site Plan and Design Review of the Tentative Subdivision Map and to construct 30 dwelling units and a recreation center within the Single-Unit Dwelling (R-1) zone. Twenty accessory dwelling units are also proposed under a separate ministerial review application (IR22-246); and **Item E.** Tree Permit to remove city street trees.

**Contact:** Daniel Abbes, Associate Planner, 916-808-5873,  
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**Project to be continued to June 15, 2023**