

DIRECTOR(S)

Carson Anderson Preservation Director
Bruce Monighan, Urban Design Manager
Joy Patterson, Zoning Administrator

CITY STAFF

Luis Sanchez, Senior Architect
Sandra Yope, Senior Planner

Minutes

Director Hearing

**300 Richards Blvd, 3rd Floor
Conference Room**

**Published by the
Community Development Department
(916) 264-5011**

**Thursday, November 16, 2017
1:00 p.m.**

NOTICE TO THE PUBLIC

You are welcome and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group. At the beginning of the meeting, the Director describes the hearing process procedure including the appropriate time for testimony to be given during the process.

The order of agenda items is for reference; agenda items may be taken in any order deemed appropriate by the Director(s). The agenda provides a general description and is available for public review on the Friday prior to the meeting. Copies of the agenda and minutes are available at 300 Richards Blvd, 3rd Floor, during regular business hours or can be downloaded at (www.cityofsacramento.org/dsd/meetings).

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Community Development Department at (916) 264-5011, 311, or Commissionsubmit@cityofsacramento.org at least 48 hours prior to the meeting.

MINUTES

Thursday, November 16, 2017

1:00 p.m.

300 Richards Blvd, 3rd Floor Conference Room

Public Hearings

Please turn off all cellular phones and pagers in the hearing room

1. PB17-036 Ferreira Residence Addition (Noticed on 11-03-17)

Location: 2314 T Street, 010-0105-006-0000, District 4

Entitlements: **Item A:** Environmental Exemption (Per CEQA 15301-Existing Facilities); **Item B:** Site Plan and Design Review to 1) demolish the existing rear deck and construct a second story addition to the existingsingle-family home totaling 815 square feet, consisting of a new deck, stairs, and minor interior remodeling and 2) construct a 2 story detached garage totaling 1,132 square feet in the rear yard. The existing house is a contributing resource in the Newton Booth Historic District

Contact: Robby Thacker, Assistant Planner, 916-808-5584

Action of of the Preservation Director: **Project approved subject to conditions and findings of fact**

2. PB17-050 Flanquart & Mishra Guest House (Noticed on 11-03-17)

Location: 2222 G Street, 003-0184-008-0000, District 4

Entitlements: **Item A:** Environmental Exemption (Per CEQA 15301-Existing Facilities); **Item B:** Site Plan and Design Review to construct a 1,048 sq. ft. second dwelling unit with attached garage with deviation to educe the required rear yard setback from 5-feet to 1.5-feet on a 0.22-acre parcel in the R-3A zone. The existing house on the lot is a contributing resource in the Boulevard Park Historic District

Contact: Robby Thacker, Assistant Planner, 916-808-5584

Action of of the Preservation Director: **Project approved subject to conditions and findings of fact**

3. Z17-184 Tentative Map Time Extension of P06-101 (& DR06-162) - E Street Housing (Noticed on 11-02-17)

Location: 1523 E Street, 002-0131-025-0000, District 4

Entitlements: **Item A** Environmental Exemption (Per CEQA 15332-Infill Development Projects); **Item B:** Time Extension of the Tentative Map portion of P06-101, in the R-4 zone.

Contact: Robert W. Williams, Associate Planner, 916-808-7686

Action of of the Zoning Administrator: **Time extension approved**

4. Z17-118 5711 Florin Perkins Road - Marijuana Cultivation - Cannabis Campus at Florin Perkins (Continued from 11-09-17)

Location: 5711 Florin Perkins Road, 062-0090-014-0000, District 6

Entitlements: **Item A** Environmental Exemption (Per CEQA 15301-Existing Facilities); **Item B:** Conditional Use Permit for Marijuana Cultivation in portions of an existing building in the M-2S zone; **Item C:** Site Plan & Design Review for minor exterior renovations.

Contact: Robert W. Williams, Associate Planner, 916-808-7686

Action of of the Action of of the Zoning Administrator: Public Hearing conducted and project taken under advisement. Written decision to follow

5. Z17-030 8516 Fruitridge Cultivation (Noticed on 11-03-17)

Location: 8516 Fruitridge Road, 062-0090-032-0000, District 6

Entitlements: **Item A:** Environmental Exemption (Per CEQA 15301-Existing Facilities); **Item B:** Conditional Use Permit to operate indoor marijuana cultivation in an existing ±39,000 square foot warehouse building on approximately 1.61 acres in the Heavy Industrial (M-2S) Zone; **Item C:** Site Plan and Design Review for minor alterations to the existing building including outdoor lighting, security cameras, and mechanical equipment

Contact: Garrett Norman, Assistant Planner, 916-808-7934

Action of of the Action of of the Zoning Administrator: Public Hearing conducted and project taken under advisement. Written decision to follow

6. Z17-051 Capitol City Harvest (Noticed on 11-03-17)

Location: 6735 Florin Perkins Road, 8500 Morrison Creek Drive, 064-0020-114-0000, 064-0020-115-0000, District 6

Entitlements: **Item A:** Environmental Exemption (Per CEQA 15301 - Existing Facilities); **Item B:** A request to allow marijuana cultivation within an existing 13,100 square foot warehouse building (8500) Morrison Creek) in the Heavy Industrial (M-2S) Zone; **Item C:** A request to allow marijuana cultivation and manufacturing within an existing 13,100 square foot warehouse building (6735 Florin Perkins) in the Heavy Industrial (M-2S) Zone; **Item D:** Relocation/replacement of existing storefront and man door and roll up garage door

Contact: Matthew Sites, Urban Design Staff, 916-808-7646

Action of of the Action of of the Zoning Administrator: Public Hearing conducted and project taken under advisement. Written decision to follow

7. Z17-063 Paradigm Farms (Noticed on 11-03-17)

Location: 4701 24Th Street, 019-0111-008-0000, District 5

Entitlements: **Item A:** Environmental Exemption (Per CEQA 15301-Existing Facilities); **Item B:** A request to allow marijuana cultivation within an existing 29,200 square foot warehouse building on 1.53 acres in the Light Industrial (M-1) Zone. The project requires a Zoning Administrator Conditional Use Permit for marijuana cultivation

Contact: Matthew Sites, Urban Design Staff, 916-808-7646

Action of of the Action of of the Zoning Administrator: Public Hearing conducted and project taken under advisement. Written decision to follow

**8. Z17-140 4250 Power Inn Road - Marijuana Cultivation - 4250 Holdings, LLC
(Noticed on 11-02-17)**

Location: 4250 Power Inn Road, 061-0053-029-0000, District 6

Entitlements: **Item A** Environmental Exemption (Per CEQA 15301-Existing Facilities); **Item B:** Conditional Use Permit for Marijuana Cultivation in an existing building in the M-1-SWR zone.

Contact: Robert W. Williams, Associate Planner, 916-808-7686

Application withdrawn by applicant