

DIRECTOR(S)

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

CITY STAFF

Luis Sanchez, Senior Architect
Christian Svensk, Senior Planner

Minutes

Director Hearing

300 Richards Blvd, 3rd Floor
Conference Room

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

Thursday, February 20, 2020
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, February 20, 2020

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. **New Garage and Accessory Dwelling Unit (DR19-275) (Noticed on 2-7-2020)**

Location: 913 Piedmont Drive, APN: 016-0201-003-0000, (District 4)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15303-New Construction or Conversion); **Item B.** Site Plan and Design Review to construct a new detached garage and accessory dwelling unit on a ±0.84-acre residential parcel within the Single-Unit Dwelling Zone (R-1) with deviations to the detached accessory structure development standards including location and height.

Contact: Danny Abbes, Associate Planner, 916-808-5873

DAbbes@cityofsacramento.org

Action of the Design Manager: Project approved per conditions of approval.

2. **Improv Alley Lot Split (Z19-100) (Noticed on 2-7-2020)**

Location: 2221 J Street, APN: 007-0024-017-0000, (District 4)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15315-Minor Land Divisions); and **Item B.** Tentative Parcel Map to subdivide one ±0.15-acre parcel into two parcels within the General Commercial Zone (C-2-SPD) and within the Central City Special Planning District; and **Item C.** Site Plan and Design Review for the Tentative Parcel Map.

Contact: Danny Abbes, Associate Planner, 916-808-5873

DAbbes@cityofsacramento.org

Action of the Zoning Administrator: Item continued to February 27, 2020, Director's Hearing.

3. **Frederic Sasway CUP (Z19-118) (Noticed on 2-7-2020)**

Location: 2300 Selma Street, APN: 277-0084-010-0000, (District 2)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15301-Existing Facilities); and **Item B.** Conditional Use Permit to re-establish a non-conforming, auto storage use on ±0.33 acres in the Residential Mixed Use Zone (RMX); and **Item C.** Site Plan & Design Review for an auto storage use.

Contact: Courtney Long, Associate Planner, 916-808-8023,

CLong@cityofsacramento.org

Action of the Zoning Administrator: Project approved per conditions of approval.

4. Grocery Outlet Bargain Market Monument Sign (Z19-119) (Noticed 2-7-2020)

Location: 6720 Folsom Boulevard, APN: 015-0010-024-0000, (District 3)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15311-Accessory Structures); and **Item B.** Sign Variance to exceed the maximum height and size requirements for a new detached monument sign in the Residential Mixed Use Zone (RMX-TO) and located in the Transit Overlay area.

Contact: Michael Hanebutt, Associate Planner, 916-808-7933,
MHanebutt@cityofsacramento.org

Action of the Zoning Administrator: Project continued to the March 19th, 2020, Director's Hearing.

5. The Palms Signage PUD Amendment (Z19-138) (Noticed 2-7-2020)

Location: 1481 Exposition Boulevard, APN: 277-0274-004-0000, (District 3)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15311-Accessory Structures); and **Item B.** PUD Amendment for signage to exceed the allowed size in the Multi-Unit Dwelling Zone (R-3-PUD) and within the Point West Planned Unit Development.

Contact: Michael Hanebutt, Associate Planner, 916-808-7933,
MHanebutt@cityofsacramento.org

Action of the Zoning Administrator: Project approved per conditions of approval.