

DIRECTOR(S)

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Minutes

Director Hearing

300 Richards Blvd, 3rd Floor
Conference Room

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

Thursday, January 23, 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, January 23, 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. 2200 Harvard Lot Split (Z19-130) (Noticed on 1-10-2020)

Location: 2200 Harvard Street, APNs: 277-0153-007-0000, 277-0153-008-0000, (District 2)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15315-Minor Land Divisions); and **Item B.** Tentative Parcel Map to subdivide a 7.15-acre lot into two lots in the Heavy Commercial Zone (C-4-R); and **Item C.** Site Plan and Design Review for the development standards of an existing building (hotel) and parking lot to remain on the proposed lots.

Contact: Robert W. Williams, Associate Planner, 916-808-7686,
RWWilliams@cityofsacramento.org

Action of the Zoning Administrator: project approved subject to conditions.

2. 2308 H Street Fence Height Deviation (Case #19-031289) (PB19-047) (Noticed on 1-09-2020)

Location: 2308 H Street, APN 007-0025-002-0000, (District 4)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15302 – Replacement or Reconstruction of Existing Facilities); and **Item B.** Preservation Director Site Plan Design Review for a deviation of the maximum fence height (6') and legalization of an eight (8') foot-high fence along the interior side yards of the property located at 2308 H Street on 0.15-acres in the Multi-Unit Dwelling Zone (R-3A SPD) and located in the Central City Special Planning District. Site is occupied by a single dwelling unit, within the Boulevard Park Historic District and a designated city landmark.

Contact: Sean de Courcy, Associate Planner, 916-808-2796,
SdeCourcy@cityofsacramento.org

Public Comments made by Deborah Cordon and Steven Cvitanov.

Action of the Preservation Director: project approved subject to conditions.

3. Lupine Way Residence Addition (DR19-280) (Noticed on 1-10-20)

Location: 29 Lupine Way, APN: 004-0023-017-0000, (District 3)

Entitlements: **Item A.** Environmental Exemption (Per CEQA Guidelines Section 15301-Existing Facilities); and **Item B.** Site Plan and Design Review for front-yard setback deviation for the front addition to a single-unit dwelling on approximately 0.22 acres within the Single-Unit Dwelling (R-1) zone in the Citywide Design Review District.

Contact: David Hung, Associate Planner, 916-808-5530,

DHung@cityofsacramento.org

Action of the Design Manager: project approved with conditions.

4. New Accessory Dwelling Unit (DR19-225) (Noticed on 1-13-20)

Location: 3301 McKinley Blvd, APN: 004-0161-016-0000 (District 3)

Entitlements: **Item A.** Environmental Exemption (Per CEQA Guidelines Section 15303-New Construction or Conversion); and **Item B.** Site Plan and Design Review for the construction of an accessory dwelling unit with deviations for street-side, interior side and rear yard setbacks and to exceed maximum lot coverage of the required rear yard on approximately 0.16 acres in the Single-Unit Dwelling Zone (R-1-SPD) and the Alhambra Corridor SPD Design Review District.

Contact: David Hung, Associate Planner, 916-808-5530,

DHung@cityofsacramento.org

Action of the Design Manager: project approved with conditions.