

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 October 27, 2022
1:00 p.m.

Join this meeting via Zoom

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Errata Items

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1. Jefferson Block (Z21-128) (Noticed 10/14/2022)

Location: 6861 18th Ave, APN: 021-0171-070-0000 (District 6)

Entitlements: **Item A.** Statutorily Exemption per Public Resource Code Section 21155.4; **Item B.** Tentative Map to subdivide a ±1.18-acre parcel into nine lots within the High-Rise Residential (R-5-SPD) zone and Central City Special Planning District (SPD); **Item C.** Site Plan and Design Review for the review of the tentative map layout, adaptive reuse and alterations to a historic resource, construction of 101 multi-unit dwellings, seven single-unit dwellings, and site improvements with deviations to lot size, lot width, lot depth, lot coverage, tower setbacks, and tower separation standards; and **Item D.** Tree Permit for the non-standard pruning of three street trees.

Contact: Zach Dahla, Associate Planner, 916-808-5584,
ZDahla@cityofsacramento.org

[Staff Report -- Jefferson Block \(Z21-128\)](#)

Action of the Zoning Administrator and Preservation Director: project approved subject to conditions of approval and based on findings of fact.

2. Zoo Entrance Structure Landmark Nomination (M22-004) (Noticed 10/14/2022)

Location: 3930 W Land Park Drive Zoo Entrance Structures, APN: 017-0010-001-0000 (District 4)

Entitlements: **Item A.** Environmental Exemption (Per CEQA Guidelines Section 15308) and **Item B.** Review a statement of nomination of the three Sacramento Zoo Entrance Structures and make a recommendation to the Preservation Commission to hold a public hearing and review a draft ordinance listing the structures on the Sacramento Register of Historic and Cultural Resources.

Contact: Sean de Courcy, Preservation Director, 916-808-2796,
SdeCourcy@cityofsacramento.org

[Staff Report – Zoo Entrance Structure Landmark Nomination \(M22-004\)](#)

Action of the Preservation Director: project forwarded with a recommendation of approval to the Preservation Commission.

3. 21B/Burnett Homes (Z21-100) (Noticed 10/14/2022)

Location: 2017 and 2027 Burnett Way, APN: 010-0218-009-0000; -10 (District 5)

Entitlements: **Item A.** Exempt Per CEQA Guidelines Section 15332 (Infill-Development) **Item B.** Tentative Parcel Map to subdivide one 0.18-acre lot into eight lots within the General Commercial (C-2) zone; **Item C.** Site Plan and Design Review of the Tentative Parcel Map; and **Item D.** Tree permit to remove a private protected tree.

Contact: Angel Anguiano, Associate Planner, 916-808-5519,
AAnguiano@cityofsacramento.org

[Staff Report -- 21B/Burnett Homes \(Z21-100\) Plans](#)

Action of the Zoning Administrator and Design Director: project approved subject to conditions of approval and based on findings of fact.

4. Planting Justice Nursery (Z22-034) (Noticed 10/14/2022)

Location: 1920 34th Avenue, APN: 035-0010-042-0000 (District 5)

Entitlements: **Item A.** Environmental Exemption (Per CEQA Guidelines Section 15304-Minor Alteration) **Item B.** Conditional Use Permit to establish a Community Garden in the Single Unit Dwelling (R-1-EA-2;-4) zone and Executive Airport Overlay; and **Item C.** Site Plan and Design Review (Minor Commercial) of accessory structures on approximately 5-acres.

Contact: Angel Anguiano, Associate Planner, 916-808-5519,
AAnguiano@cityofsacramento.org

Staff Report – Planting Justice Nursery (Z22-034)

Item continued to a date uncertain.