

# 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 December 14, 2023**  
**1:00 p.m.**

### Join this meeting via Zoom

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**1. Silver Eagle – 18 Subdivision (Z22-013) (Noticed 12/01/2023)**

**Location:** 132, 150, and 150 Silver Eagle Road, APN: 250-0172-005-0000, -006-0000, and -007-0000 (District 2 Represented by Councilmember Loloee)

**Entitlements:** **Item A.** Environmental Exemption: Mitigated Negative Declaration; **Item B.** Tentative Subdivision Map to subdivide three (3) parcels totaling 3.01-acres into 18 residential lots and one common lot is the Single-Unit (R-1) Zone; **Item C.** Tentative Map Design Deviation for a non-standard elbow; and **Item D.** Site Plan and Design Review of the Tentative Subdivision Map layout and for the architectural review of the 18 single-unit dwellings with deviations to lot size, lot width, lot depth, and bulk control standards; and **Item E.** Tree permit for the removal of 7 private protected trees.

**Contact:** Zach Dahla, Associate Planner, 916-808-5584,  
[ZDahla@cityofsacramento.org](mailto:ZDahla@cityofsacramento.org)

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

**2. 860 Arden Chevron CUP Major Modification (Z23-078) (Noticed 12/01/2023)**

**Location:** 860 Arden Way, APN: 277-0134-021-0000 (District 2 Represented by Councilmember Loloee)

**Entitlements:** **Item A.** Environmental Exemption (Per CEQA 15270(a) – Projects Which Are Disapproved); and **Item B.** Conditional Use Permit (CUP) major modification to a previously approved project (P13-015, with modifications Z15-018 and Z17-107) to change from an ABC Type 20 License (Beer/Wine) to ABC Type 21 License (Spirits).

**Contact:** Jose Quintanilla, Associate Planner, 916-808-5879,  
[JQuintanilla@cityofsacramento.org](mailto:JQuintanilla@cityofsacramento.org)

**Item continued to a date uncertain and to be renoticed.**