

# 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 July 27, 2023**  
**1:00 p.m.**

### Join this meeting via Zoom

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### Attendance Assistance

If you have general questions or require special assistant to participate in the meeting, call (916) 264-5011 or email [commissionsubmit@cityofsacramento.org](mailto:commissionsubmit@cityofsacramento.org) at least 48 hours prior to the meeting.

**1. 1171 34<sup>th</sup> Avenue Accessory Structure (DR23-093) (Noticed 7/14/2023)**

**Location:** 1171 34<sup>th</sup> Avenue, APN: 024-0151-015-0000 (District 7, Represented by Councilmember Jennings)

**Entitlements:** **Item A.** Environmental Exemption (Per CEQA 15311-Accessory Structures); and **Item B.** Site Plan and Design Review to construct a new accessory structure with a deviation to exceed the maximum lot coverage within the required rear yard on an approximate 0.21-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.

**Contact:** Armando Lopez, Associate AIA, 916-808-8239,  
[ALopezjr@cityofsacramento.org](mailto:ALopezjr@cityofsacramento.org)

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

**2. 3071 E Curtis Drive Hot Tub (DR23-094) (Noticed 7/14/2023)**

**Location:** 3071 E Curtis Drive, APN: 013-0232-001-0000 (District 7, Represented by Councilmember Jennings)

**Entitlements:** **Item A.** Environmental Exemption (Per CEQA 15301-Existing Facilities); and **Item B.** Site Plan and Design Review with a deviation to allow a hot tub within the front yard setback on an approximate 0.16-acre parcel located in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.

**Contact:** Deja Harris, Assistant planner, 916-808-5553,  
[DNHarris@cityofsacramento.org](mailto:DNHarris@cityofsacramento.org)

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

**3. 3085 Marysville Tentative Map (Z22-087) (Noticed 7/14/2023)**

**Location:** 3085 Marysville Boulevard, APN: 265-0093-013-0000 (District 2, Represented by Councilmember Loloee)

**Entitlements:** **Item A.** Environmental Exemption (Per CEQA 15315-Minor Land Divisions); **Item B.** Tentative Map to subdivide a parcel of approximately 0.26-acres, developed with an existing single unit dwelling and a warehouse into two parcels in the General Commercial Zone (C-2); and **Item C.** Site Plan and Design Review for the review of the tentative map.

**Contact:** Deja Harris, Assistant planner, 916-808-5553,  
[DNHarris@cityofsacramento.org](mailto:DNHarris@cityofsacramento.org)

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