

DIRECTOR(S)

Bruce Monighan, Design Director,
Sean de Courcy, Preservation Director
Kevin Colin, Zoning Administrator

CITY STAFF

Jordyn Tanaka, Administrative Technician

Minutes
Director Hearing

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(916) 264-5011

Thursday November 20, 2025
1:00 p.m.

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Attendance Assistance

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1. Sacramento County Day School Arts Building (DR25-151) (Noticed 11/07/2025)

Location: 2636 Latham Drive; APN(s): 293-0070-032-0000; (District 6)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15301-Existing Facilities, 15302-Replacement or Reconstruction, 15314-Minor Additions to Schools); **Item B.** Site Plan and Design Review to demolish three existing single-story buildings and construct a two-story building with classrooms, office, and performance space on a 10.89-acre parcel in the Single-Unit Dwelling (R-1) Zone within the Citywide Design Review Area; and **Item C.** Tree Permit for the removal of seven (7) Private Protected Trees.

Contact: Armando Lopez Jr, Associate Architect, (916) 808-8239,
ALopezJr@cityofsacramento.org

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

2. Yeshi Apartments (Z22-077) (Noticed 11/07/2025)

Location: Helena Avenue and Connie Drive; APN(s): 2566-0253-001-0000 & 266-0284-001-0000; (District 2)

Entitlements: **Item A.** Consideration of adopted Initial Study/Mitigated Negative Declaration **Item B.** Conditional Use Permit to develop a stand-alone parking facility on two vacant parcels of approximately 0.51-acres in the Single-Unit Dwelling (R-1) Zone; **Item D.** Site Plan and Design Review of the parking facility and improvements with a deviation to provide more than 50 percent of compact sized spaces.

Contact: Deja Harris, Associate Planner, (916) 808-5553,
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. 7431 38th Avenue Tentative Map (Z23-063) (Noticed 11/07/2025)

Location: 7431 38th Ave; APN(s): 038-0202-012-0000; (District 6)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15332-Infill Development); **Item B.** Tentative Map to subdivide one (1) 0.47-acre parcel into three parcels in the Single-Unit Dwelling (R-1) Zone with a deviation to minimum lot width standards; and **Item C.** Site Plan and Design Review to review the tentative map layout and construction of two single-unit dwelling and one duplex.

Contact: Michael Crampton, Assistant Planner, (916) 808-8951,
MCrampton@cityofsacramento.org

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

4. Opportunity Street Minor Recycling Facility (Z25-072) (Noticed 11/07/2025)

Location: 198 Opportunity Street, Suite 1; APN(s): 250-0530-034-0000; (District 2)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15301-Existing

Facilities); **Item B.** Conditional Use Permit to establish a Minor Recycling Facility

within an 8,555-square foot suite, in an existing multi-tenant warehouse, on a parcel

of approximately 0.2-acres in the Light Industrial (M-1S-PUD) Zone and Norwood

Tech Planned Unit Development.

Contact: Deja Harris, Associate Planner, (916) 808-5553,

DNHarris@cityofsacramento.org

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