

Minutes

Director Hearing

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Community Development Department
(916) 264-5011

DIRECTOR(S)

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Sean de Courcy, Preservation Director
Kevin Colin, Zoning Administrator

CITY STAFF

Jordyn Tanaka, Administrative Analyst

Thursday June 18, 2026
1:00 p.m.

Join this meeting via Zoom

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Errata Items

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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 at least 48 hours prior to the meeting.

1. Prime Gas Station Modification (Z25-040) (Noticed 5/15/2026) [Continued from 5/28/26]

Location: 7282 Franklin Boulevard; APN(s): 050-0010-047-0000; (District 5)
Entitlements: **Item A.** Environmental Exemption (Per CEQA 15301- Existing Facilities, 15302 – Replacement or Reconstruction, 15303 – New Construction or Conversion of Small Structures); **Item B.** Conditional Use Permit Major Modification to demolish a fire-damaged gas station convenience store and construct a new store on a 0.38-acre site within the General Commercial (C-2) zone; and **Item C.** Site Plan and Design Review to construct a new 1,800 square foot convenience store and trash enclosure and to reconfigure on-site vehicle parking. There are no proposed changes to the existing fueling station or canopy.

Contact: Danny Abbes, Associate Planner, (916) 808-5873,
DAbbes@cityofsacramento.org

Item continued to July 09, 2026.

2. Choice Gas Station Alcohol CUP Modification (Z26-015) (Noticed 5/29/2026)

Location: 7900 Fruitridge Road; APN(s): 027-0081-0140-0000; (District 6)
Entitlements: **Item A.** Environmental Exemption (Per CEQA 15301-Existing Facilities); and **Item B.** Alcohol Retail Sales Conditional Use Permit Major Modification (P09-010) for Choice Gas Station at 7900 Fruitridge Road to remove an operating restriction that prohibits the sale of distilled spirits. The location has an existing Type 21 license through ABC.

Contact: Danny Abbes, Associate Planner, (916)-808-5873,
DAbbes@cityofsacramento.org

Item continued to July 09, 2026.

3. 18th Avenue Contemporary (DR26-042) (Noticed 6/05/2026)

Location: 3645 18th Ave; APN(s):020-0131-055-0000 (District 5)
Entitlements: **Item A.** Environmental Exemption (Per CEQA 15303-New Construction or Conversion); **Item B.** Construction of a new detached single dwelling unit with a front yard setback deviation on a vacant lot in the R-1 Zone and Oak Park design review area; and **Item C.** Tree Permit to remove two private protected trees.

Contact: Kevin Valente, Assigned Planner, (916) 372-6100,
KValente@raneymanagement.com

Item continued to June 25, 2026.