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Minutes
Director Hearing

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(916) 264-5011

Thursday July 16, 2026
1:00 p.m.

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**1. Choice Gas Station Alcohol CUP Modification (Z26-015) (Noticed 5/29/2026)
[Continued from 6/18/2026]**

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 30, 2026.

2. 8770 Elder Creek Road Tentative Map and Site Plan and Design Review (Z25-074) (Noticed 6/18/2026) [Continued from 7/02/2026]

Location: 8770 Elder Creek Rd; APN(s):064-0020-049-0000 (District 6)
Entitlements: **Item A.** Environmental Exemption (Per CEQA 15183-Projects Consistent with a Community Plan, General Plan, or Zoning); **Item B.** Tentative Map to subdivide a 9.59-acre parcel into three parcels within the Light Industrial (M-1(S)-R) zone; **Item C.** Site Plan and Design Review to review the tentative map layout and review of the construction of three buildings totaling 76,341 square feet with a deviation to tree shading standards and wall requirements; and **Item D.** Tree Permit to review the removal of 1 private protected tree.

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

Item continued to a date uncertain.

3. 6122 Dias Avenue Tentative Parcel Map (Z24-021) (Noticed 7/06/2026)

Location: 6122 Dias Ave; APN(s): 038-0191-011-0000; (District 6)
Entitlements: **Item A.** Environmental Exemption (Per CEQA 15332-In Fill Development); **Item B.** Tentative Parcel Map to subdivide one 1.15-acre lot into two lots within the Single-Unit or Duplex Dwelling (R-1A) zone; and **Item C.** Site Plan and Design Review of the tentative parcel map and for the construction of a dwelling unit.

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

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

4. 2711 V Street Tentative Map and Duplex (Z25-064) (Noticed 7/06/2026)

Location: 2711 V St; APN(s): 010-0122-021-0000 (District 4)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15301-Existing Facilities, 15303-New Construction or Conversion of Small Structures, 15332-Infill Development); **Item B.** Tentative Map to split a 0.15-acre property into three lots within the Multi-Unit Dwelling (R-3A-SPD) zone and the Central City Special Planning District (SPD) ; and **Item C.** Site Plan and Design Review of the tentative map layout with deviations to lot depth and lot size standards, and for the construction of a half-plex building.

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

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

5. 2210 Capitol Avenue Duplex (Z25-070) (Noticed 7/06/2026)

Location: 2210 Capitol Ave; APN(s): 007-0154-005-0000 (District 4)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15301-Existing Facilities, 15303-New Construction or Conversion of Small Structures, 15332-Infill Development); **Item B.** Tentative Parcel Map to subdivide one 0.15-acre lot into two lots; **Item C.** Site Plan and Design Review of the tentative map and to construct a duplex within the Multi-Unit Dwelling (R-3A-SPD) zone, Central City Special Planning District, and Capitol Mansions Historic District with a deviation to minimum lot depth standards.

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

Item continued to July 23, 2026.

6. 7615 Jacinto Road Subdivision (Z25-097) (Noticed 7/06/2026)

Location: 7615 Jacinto Rd; APN(s): 117-0202-025-0000 (District 8)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15332-Infill Development); **Item B.** Tentative Map to subdivide a 2.4-acre parcel into 29 parcels with deviations to minimum lot size standard within the Single-Unit Dwelling (R-1) zone; **Item C.** Site Plan and Design Review to review the tentative map layout and construction of 29 single-unit dwellings with deviations to setback, lot coverage, and bulk control standards; and **Item D.** Tree Permit for the removal of one private-protected tree

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

Item continued to July 30, 2026.

7. First + Oak (Z25-096) (Noticed 7/06/2026)

Location: 3654 1st Avenue; APN(s):010-0324-019-0000 (District 5)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15332-Infill

Development); **Item B.** Tentative Map to s Tentative Map to subdivide a 0.28-acre parcel into 4 parcels with a deviation to minimum lot depth standard within the Multi-Unit Dwelling (R-4) zone; and **Item C.** Site Plan and Design Review to review the tentative map layout and construction of 4 duplex-dwelling units.

Contact: Michael Crampton, Assistant Planner, (916) 808-8951,

MCrampton@cityofsacramento.org

Item has been continued to July 23, 2026.