

# SITE PLANNING AND DESIGN REVIEW PROJECT LIST

Posting Date: 2/13/2026

| CURRENT STATUS   | FILE #   | ADDRESS DESCRIPTION | PLANNER  | REVIEW LEVEL                   |
|--|----------|---------------------|--|--------------------------------|
| <b>Council District -</b><br><b>In Progress</b>  |          |                     |  |                                |
|  | P21-017  | 0 UNKNOWN           | Matthew Aijala<br>916-808-7176 maijala@cityofsacramento.org        | City Council                   |
| A request to annex approximately 470 acres of vacant land in North Natomas. The project proposes a Sphere of Influence Amendment, Annexation, General Plan Amendment, Pre-Zoning, creation of a Planned Unit Development, a Development Agreement, a Master Parcel Map, and Site Plan Design Review. The project site would be designated for light industrial/warehousing and highway-oriented commercial uses. |          |                     |  |                                |
| <b>Council District - 1</b><br><b>In Progress</b>  |          |                     |  |                                |
|  | DR25-165 |                     | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org            | Staff                          |
| Request for Site Plan and Design Review to construct 165 single-unit dwellings on an approximately 39.82-acre parcel in the Single-Unit Dwelling and Single-Unit or Duplex Dwelling Zones (R-1,R-1A-PUD) in the Panhandle Planned Unit Development (Cononelos subdivision approved under Z23-043) and design review area.  |          |                     |  |                                |
|  | DR26-007 |                     | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com         | Staff                          |
| Site Plan and Design Review to request to remove 3 dumpster enclosures, modify concrete-work, and modify landscaping in the EC-50-PUD zone in Citywide Design Review in the Provence Townhome Development. NATOMAS CROSSING #3 PUD. Zach had pre-app to determine Application submittal and fees. Submittal approved by Zach.  |          |                     |  |                                |
|  | P22-030  |                     | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Planning and Design Commission |
| A request for:   |          |                     |  |                                |
| 1) PUD Schematic Plan Amendment to designate ±8.46 acres for residential uses; and   |          |                     |  |                                |
| 2) Site Plan and Design Review for the construction of a 200-unit apartment complex totaling 234,323 square feet on 8.46 acres in the Employment Center zone (EC-80-PUD) within the Del Paso Road Planned Unit Development (PUD).  |          |                     |  |                                |

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|---|----------------|--|---|-----------------------------------|
| <b>Council District - 1</b><br><b>In Progress</b> |                |  |   |                                   |
|   | <b>P22-046</b> | 2631 DEL PASO RD   | Jose Quintanilla<br>916-808-5879 jquntanilla@cityofsacramento.org | City Council                      |
|   |                | A request for: 1) Rezone ±2.09 from A-OS to C-2-PUD; 2) Development Agreement for a portion of the project encompassing approximately 2.09 acres; 3) Planned Unit Development Amendment to the Town Center PUD development guidelines and schematic plan; 4) for Condominium purposes for 186 airspace units; 5) Site Plan and Design Review for the construction of 93 duplex dwellings (186 units) on ± 11.34 net acres in the General Commercial (C-2-PUD) and Agriculture-Open Space (A-OS) zones within the Town Center PUD.<br><br>Requires City Council approval.<br>Parcels 225-0040-106 and 225-0040-107 are to be incorporated into the Town Center PUD. These 2 parcels also require approval of a new Development Agreement. |   |                                   |
|   | <b>P24-008</b> | 2380 DEL PASO RD   | Jose Quintanilla<br>916-808-5879 jquntanilla@cityofsacramento.org | Planning and Design<br>Commission |
|   |                | Request for 1) Rezone from EC-40-PUD to SC-PUD; 2) Planned Unit Development amendment; 3) PUD Schematic Plan amendment; 4) Tentative Map; and 5) Site Plan and Design Review for the construction of 229,400 square feet of residential and commercial development including the construction of 140 multi-unit dwellings on a 18.5 acre parcel in the EC-40 (Employment Center) zone and Del Paso Road PUD.   |   |                                   |
|   | <b>P25-015</b> | 2290 DEL PASO RD   | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org         | Planning and Design<br>Commission |
|   |                | A request for a 1) Rezone of 5.8 acres from the Employment Center (EC-50-PUD) zone to the General Commercial (C-2-PUD) zone; 2) PUD Schematic Plan Amendment to amend the Natomas Crossing Planned Unit Development; 3) Tentative Subdivision Map to subdivide 3 parcels of approximately 8.12 acres into 7 parcels; and 4) Site Plan and Design Review for the construction of two 6,300 square foot retail buildings, one 9,000 square foot office building, and associated site improvements.   |   |                                   |

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| <b>In Progress</b>   |                 |                     |  |                                |
|  | <b>P25-030</b>  | 4451 EL CENTRO RD   | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Planning and Design Commission |
| A request for: 1) Planned Unit Development Amendments to the Point West Plaza PUD Guidelines to establish regulations for residential developments and Schematic Plan to designate the residential portion of the site for residential uses; 2) Tentative Subdivision Map to subdivide the 44.9 gross acre project site into a total of 251 lots including 7 commercial lots, 215 residential lots, and 29 common lots; 3) Conditional Use Permits to authorize 3 drive-through restaurants; a 6-pump (12 fuel positions) gas station with carwash; and Single-Unit Dwellings in the Shopping Center (SC) zone; and 4) Site Plan and Design Review of the tentative map layout and construction of the 215 detached residential units and 186,250 square feet of total commercial development (13 buildings) and associated site improvements. |                 |                     |  |                                |
|  | <b>Z25-078</b>  | 486 PINEDALE AVE    | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Staff                          |
| A request for: 1) Tentative Subdivision Map to subdivide a 1.44-acre parcel into two (2) lots within the Single-Unit Dwelling (R-1) zone.  |                 |                     |  |                                |
| Existing residence on proposed Parcel 1 to remain. Existing structure on proposal Parcel 2 is to be removed.   |                 |                     |  |                                |
|  | <b>Z25-108</b>  | 741 CLAIRE AVE      | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org          | Zoning Administrator           |
| A request for: 1) Tentative Parcel Map to subdivide one approximately 0.48 acre parcel, developed with 2 detached single-unit dwellings into 4 parcels in the Limited Commercial (C-1) Zone; and 2) Site Plan and Design Review for review of the tentative map layout and applicable development standards for the existing single-unit dwellings. The existing dwellings will be retained, and no new construction is proposed. Requires Director level review.  |                 |                     |  |                                |
| <b>Approved</b>  |                 |                     |  |                                |
|  | <b>DR25-186</b> |                     | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org      | Staff                          |
| Approved<br>02/10/2026   |                 |                     |  |                                |
| Site Plan and Design Review (SPDR). The proposed scope of work on this site includes New single family homes ranging from one and two story with attached garages complying with Panhandle PUD design guidelines. The homes are divided into two different series to accommodate the different lot sizes- Echo ( 45'x100' lots) and Luna ( 55'x100' lots).<br>Series 1- Echo consists of (3) different home plans with three different elevation styles each.<br>Series 2- Luna consists of (4) different home plans with three different elevation styles each.<br>Homes in both series propose the following elevation styles:<br>1. Modern Prairie- Elev A<br>2. Craftsman- Elev B<br>3. Farmhouse- Elev C  |                 |                     |  |                                |

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| <b>Council District - 1</b> |          |   |   |                 |
| Waiting                     |          |   |   |                 |
|                             | DR25-198 | 5449 DASCO WAY<br><br>Request for Site Plan and Design Review to construct an attached rear-yard covered patio and sunroom on an approx. 0.15-acre parcel in the Single-Unit Dwelling Zone (R-1-PUD) within the Northpointe Park PUD.   | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org       | Staff           |
|                             | DR25-200 | 4721 KELTON WAY<br><br>remove existing 50 ft pole and install new stealth 60 ft pole with related equipment   | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org       | Design Director |
| <b>Council District - 2</b> |          |   |   |                 |
| In Progress                 |          |   |   |                 |
|                             | DR22-090 | 3330 DOUGLAS ST<br><br>Request for a 925 square foot detached garage/shop at a 0.37 acre parcel developed with a single family dwelling in the Single Unit Dwelling (R-1) Zone.   | DR Intern<br>916-808-5924 drintern@cityofsacramento.org       | Staff           |
|                             | DR25-072 | 2935 RIO LINDA BLVD<br><br>Applicant is submitting for SPDR for 6 new dwelling units 6040 sf. requires deviation for substandard rear setback   | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org | Design Director |
|                             | DR25-204 | 3008 RIO LINDA BLVD<br><br>Request for Site Plan and Design Review to construct 16 multi-unit dwellings on an existing 0.76-acre vacant lot in the Multi-Unit Dwelling Zone (R-2B-R) within the Citywide Design Review Area.  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org       | Staff           |
|                             | DR25-206 | 3030 RIO LINDA BLVD<br><br>Request for Site Plan and Design Review to construct 11 multi-unit dwellings on two existing vacant parcels totaling 0.54-acres in the Multi-Unit Dwelling Zone (R-2B-R) within the Citywide Design Review Area.   | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org       | Staff           |
|                             | DR25-236 | 53 MORRISON AVE<br><br>A request for 1) Site Plan and Design Review to expand an existing truck parking lot to an adjacent 3.05-acre vacant lot in the Light Industrial (M-1S-PUD) zone and within the Norwood West Planned Unit Development. Improvements include a new parking lot, lighting, fencing, and landscaping. | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org     | Staff           |
|                             | DR26-001 | 2670 LAND AVE<br><br>Request for Site Plan and Design Review to construct a parking lot of 83 stalls on an approx. 13-acre parcel in the Light Industrial Zone (M-1) within the North Sacramento Design Review Area.  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org       | Staff           |

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| <b>Council District - 2</b><br><b>In Progress</b> |                 |  |   |                 |
|   | <b>DR26-004</b> | 1800 VINCI AVE<br><br>A request for: 1) Site Plan Design Review to develop a heavy truck storage use on a vacant parcel of approximately 7.2 acres in the Light Industrial (M-1-R) zone and Citywide Design Review Area.   | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org       | Staff           |
|   | <b>DR26-008</b> | Site Plan and Design Review for the non-permitted construction of two dry storage hangar buildings on a 2.5-acre parcel in the Light Industrial (M-1(S)) zone within the Citywide Design Review Area.  | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff           |
|   | <b>DR26-011</b> | 3844 WILLOW ST<br><br>Extension of the previously approved Design Review Entitlement (DR19-245).   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff           |
|   | <b>DR26-023</b> | 4504 RALEY BLVD<br><br>Request to construct a 3,400 square foot metal building for auto sales use at a vacant 0.51 acre parcel in the Light Industrial (M-1S) Zone. Scope includes a 96 square foot office building, and associated site improvements. Staff Site Plan and Design Review Required. Previously approved under DR22-040 which expired. |   | Staff           |
|   | <b>DR26-026</b> | 1024 ALAMOS AVE<br><br>Request for SPDR of an addition to the existing home, and to permit the existing unpermitted second detached dwelling unit under missing middle, as well as the attached ADU, on .42 acre flag lot in the R-1 zone, in Citywide SPDR area.  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff           |
|   | <b>DR26-032</b> | 30 MORRISON AVE<br><br>Minor Modification to Plot. Updating lots with different approved master plan.<br><br>DR19-130 & P19-030. Changing the Master Plan House Options on the following Morey Lots 9, 11, 15, 16, 17, 19, 20, 26, 36, 40, 42, 43, 44, 45, 53, 55, 57, 61, 70, 75.   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff           |
|   | <b>DR26-033</b> | 900 JESSIE AVE<br><br>Revising approved design review file DR23-247 for change to comp roofs.  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff           |
|   | <b>DR26-035</b> | 796 DEL PASO BLVD<br><br>Site Plan Design Review request for development of lot for tow yard and an event hall in the existing structure, on 1.41 acre lot, in the M-1 zone, in the Del Paso/Arden Way Special Planning District and the North Sacramento Design Review Area.  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff           |

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| <b>Council District - 2</b><br><b>In Progress</b> |                |  |   |                                   |
|   | <b>P23-032</b> | 1950 JULIESSE AVE 2  | Jose Quintanilla<br>916-808-5879 jquntanilla@cityofsacramento.org | City Council                      |
|   |                | A request for: 1) Tentative Map for Condominium Purposes on a 0.71-acre site developed with 11 dwelling units and 2) Conditional Use Permit for Condominium Conversion to convert an existing 8-unit residential development into 11 condominium units in the Multi-Unit Dwelling (R-2A) zone.   |   |                                   |
|   |                | Condominium Conversions require City Council approval and subject to the requirements and procedures for residential condominium conversions in City Code Chapter 17.716.  |   |                                   |
|   | <b>P24-018</b> | 4224 MARYSVILLE BLVD   | Jose Quintanilla<br>916-808-5879 jquntanilla@cityofsacramento.org | Planning and Design<br>Commission |
|   |                | A request for: 1) Conditional Use Permit for a K-5 School in the Single-Unit Dwelling (R-1) zone; and 2) Site Plan and Design Review for the construction of an approx. 20,200 sq. ft., 3-story K-5 charter school and parsonage building.   |   |                                   |
|   |                | The school is associated with an existing place of worship located at 1541 Jesse Avenue.   |   |                                   |
|   | <b>P25-011</b> | 3560 DEL PASO BLVD   | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org         | Planning and Design<br>Commission |
|   |                | A request for 1) Conditional Use Permit to establish alcoholic beverage sales, off-premises consumption (Type 21 Beer Wine and Spirits) in an existing 1,600-square-foot convenience store on a 0.22-acre parcel in the Light Commercial (C-1) zone.   |   |                                   |
|   |                | The current store operates under a deemed approved CUP, with an existing type 20 license. Request requires approval by the Planning and Design Commission.   |   |                                   |
|   | <b>P25-022</b> | 1950 ARDEN WAY   | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org         | Planning and Design<br>Commission |
|   |                | A request for a 1) PUD Schematic Plan Amendment to amend the Point West PUD; 2) Conditional Use Permit to construct two drive-through restaurants on two parcels of approximately 2.92-acres; and 3) Site Plan and Design Review for the construction of a 2,600 square foot drive-through restaurant, 3,150 square foot drive-through restaurant and a 6,000 square foot commercial building and the demolition of an existing 30,235 square foot commercial building in the Shopping Center (SC-R-PUD) zone and Point West Planned Unit Development (PUD). |   |                                   |
|   |                | Requires Planning and Design Commission level review.  |   |                                   |
|   | <b>P25-024</b> | 2685 RIO LINDA BLVD  | Jose Quintanilla<br>916-808-5879 jquntanilla@cityofsacramento.org | Planning and Design<br>Commission |
|   |                | CUP to secure a type 20 berr and wine permit for an existing "Sams Market"   |   |                                   |

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| <b>Council District - 2</b><br><b>In Progress</b> |                |  |  |                                   |
|   | <b>P25-029</b> | 1957 RAILROAD DR   | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Planning and Design<br>Commission |
|   |                | Planning and Design Commission Conditional Use Permit to establish a new non-storefront delivery within 600' of a childcare center. A CUP modification to existing production use to change the square footage allowance per cannabis use type. The following request is for Suite D only.<br>Checked with Thomas Vogt regarding Cultivation cap. Checked with Zach Dahla regarding childcare.<br>Seta has a head start program at 947 Del Paso Blvd for infant to 5 year old children at about 570'. Open M-F. (Called to verify.)<br>Z18-062, Z19-140, Z22-023   |  |                                   |
|   | <b>P26-001</b> | 4200 NORWOOD AVE   |  | Planning and Design<br>Commission |
|   |                | A request for:1) Conditional Use Permit to allow for the sale of beer, wine, and spirits (Type 21 ABC License) for off-site consumption within an existing gas station convenience store in the General Commercial (C-2-R) zone. Requires Planning and Design Commission approval.   |  |                                   |
|   | <b>Z22-003</b> |  | Zach Dahla<br>916-808-5584 zdahla@cityofsacramento.org             | Zoning Administrator              |
|   |                | A request to divide 12 parcels totaling 3.477 acres in the R-1 Zone into 17 residential lots, ranging from approximately 0.121 acres to 0.446 acres, and an approximately 0.1-acre lot for flood control. As part of the Tentative Map, the applicant is requesting to create a flag lot and one landlocked parcel that would be served by a private easement. No development is proposed at this time. This request requires approval of a Tentative Map to create the 18 lots with a tentative map design deviation and Site Plan and Design Review for the review of the Tentative Map layout with deviations to parcel depth. This request requires a director-level review. |  |                                   |
|   | <b>Z23-012</b> |  | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Zoning Administrator              |
|   |                | A request for: 1) Tentative Subdivision Map to subdivide one parcel measuring 4.82 acres into 32 residential lots; 2) Tentative Map Design Deviation to required public street frontage and street intersection offset design; 3) Site Plan and Design Review of the Tentative Subdivision Map with deviations to reduce the minimum required lot depth, lot size, and reduce the minimum required lot width for corner lots in the Single-Unit Dwelling (R-1) zone; and 4) Tree Permit for the removal of private protected trees. No new construction proposed.  |  |                                   |

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| <b>Council District - 2</b><br><b>In Progress</b> |                |  |  |                      |
|   | <b>Z25-053</b> | 2200 DOWNAR WAY  | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Zoning Administrator |
|   |                | A request for: 1) Tentative Subdivision Map to subdivide 1 parcel into 18 parcels, including 17 residential parcels and 1 parcel for a detention basin; and 2) Site Plan and Design Review for review of the map with deviations to minimum required lot depth and front-yard setback requirements; and for the construction of 16 new single-unit dwellings. Existing residential buildings on Lot 1 to remain.   |  |                      |
|   | <b>Z25-054</b> | 5016 ROSE ST   | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org          | Zoning Administrator |
|   |                | A request for: 1) Tentative Parcel Map to subdivide one approximately 1.32 acre parcel, developed with 1 single-unit dwelling into 4 parcels in the Single-Unit Dwelling (R-1) Zone; and 2) Site Plan and Design Review for review of the tentative map layout and applicable development standards for the existing single-unit dwelling with a lot deviation to exceed the maximum lot depth requirement. The existing dwelling will be retained, and no new construction is proposed. Requires Director level review.   |  |                      |
|   | <b>Z25-056</b> | 628 SOUTH AVE  | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org          | Zoning Administrator |
|   |                | A request for: 1) Tentative Map to subdivide one approximately 1.02 acre parcel, developed with 1 single-unit dwelling into 5 parcels in the Single-Unit Dwelling (R-1-SPD) Zone and within the Del Paso Nuevo SPD and 2) Site Plan and Design Review for review of the tentative map layout and applicable development standards for the existing single-unit dwelling. The existing dwelling will be retained, and no new construction is proposed. Requires Director level review.  |  |                      |
|   | <b>Z25-063</b> | 4217 WINTERS ST  | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Zoning Administrator |
|   |                | 1) Conditional Use Permit (CUP) for commercial uses exceeding 50% of building square footage in the Residential Mixed Use (RMX) zone; 2) Tentative Subdivision Map to subdivide a vacant 3.27 net acre parcel into 45 new lots, including 42 lots for single-unit attached residential development, one lot for mixed-use commercial and residential development, one lot for a private alley, and one lot for a detention basin; 3) Tentative Map Design Deviation to required public street frontage; 4) Site Plan and Design Review for the construction of a 42-unit residential subdivision consisting of 5 five-plex buildings (10,863 gross square feet each), 4 four-plex buildings (8,670 gross square feet each), and 1 detached dwelling (2,270 gross square feet); and a 15,740-square-foot mixed-use commercial and residential development consisting of three buildings including 8,132 square feet of commercial space, and 8dwelling units totaling 7,338 square feet with deviations to exceed the maximum allowed front-yard and street side-yard setback and to reduce the minimum required rear-yard setback in the Residential Mixed Use zone and McClellan Heights and Parker Homes Special Planning District (RMX-SPD); and 5) Tree Permit for the removal of 2 private protected trees. |  |                      |

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| <b>In Progress</b>          |   |   |  |                      |
|                             | <b>Z25-075</b>                            | 1021 FEE DR<br><br>NRA Recission mod to replace with GNA  | Robert W. Williams<br>916-808-7686 rwwilliams@cityofsacramento.org | Staff                |
|                             | <b>Z25-104</b>                            | 1504 EL CAMINO AVE<br><br>A request for a Conditional Use Permit Minor Modification to an existing cannabis production permit to remove 146 square feet of manufacturing within a 6,014-square-foot suite in an existing 15,244-square-foot industrial building in the Light Industrial (M-1) zone. The suite is currently approved for 5,868 square feet of cannabis distribution. With this modification, the full 6,014 square feet of the suite would be dedicated to cannabis distribution.<br><br>Previous approvals under Z20-082 and Z18-106. |  | Staff                |
|                             | <b>Z26-004</b>                            | 4851 WARREN AVE<br><br>Request for Time Extension of Approved Tentative Map Z22-063.<br><br>A request for: 1) Tentative Map to subdivide one approximately 2.5 acre parcel, developed with 3 single family dwellings into 10 lots in the Single Unit Dwelling (R-1) Zone and 2) Site Plan and Design Review for review of the Tentative Map.  |  | Staff                |
| <b>Approved</b>             |   |   |  |                      |
|                             | <b>DR25-174</b><br>Approved<br>02/10/2026 | 2138 DEL PASO BLVD<br><br>Demolish entire existing dental clinic building. Construct new dental clinic building to replace existing. The new building is approximately 3,554 S.F., 21 feet high, and 1 story.   | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org      | Staff                |
|                             | <b>DR25-238</b><br>Approved<br>02/09/2026 | 2594 BEAUMONT ST<br><br>Request for Site Plan and Design Review to construct a duplex on an existing vacant parcel of approx. 0.19-acres in the Multi-Unit Dwelling Zone (R-2B) within the North Sacramento Design Review Area.   | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org            | Staff                |
|                             | <b>Z25-024</b><br>Approved<br>02/05/2026  | 2164 ACOMA ST<br><br>A request for 1) Conditional Use Permit to establish cannabis production (cultivation and distribution), and a cannabis dispensary (delivery-only) in an existing 2,786-square-foot warehouse building on a 0.16-acre parcel in the Light Industrial (M-1-SPD) zone and 2) Site Plan and Design Review for minor exterior improvements to the existing building.   | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org          | Zoning Administrator |
| <b>Waiting</b>              |   |   |  |                      |

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| <b>Council District - 2</b> |          |  |   |                                   |
| Waiting                     |          |  |   |                                   |
|                             | DR25-163 | 1339 CANNON ST<br><br>Site Plan and Design Review to construct a 520 square foot detached accessory building on a 0.17-acre residential parcel in the Single-Unit Dwelling Zone (R-1) within the North Sacramento Design Review District.  | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                             |
|                             | DR25-180 | 1441 SANTA ANA AVE<br><br>The proposed project at 1441 Santa Ana Avenue, Sacramento, CA involves the installation of a 24x40 modular office building on a commercially zoned parcel (M-1S-R). The project is being submitted for Site Plan and Design Review.  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff                             |
|                             | DR25-224 | 1329 FEE DR<br><br>Site Plan and Design Review to remodel exterior of an industrial complex on a 3.81-acre parcel in the Light Industrial (M-1) Zone within the Citywide Design Review District.   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                             |
|                             | DR25-240 | 1801 WOOLLEY WAY<br><br>Site Plan and Design Review to remodel the existing single-unit dwelling and include an office for auto sales on site on a 0.4-acre parcel in the Light Industrial (M-1) Zone within the Citywide Design Review District.  | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                             |
|                             | Z24-055  | 440 SANTA ANA AVE<br><br>A request for: 1) Tentative Subdivision Map to subdivide a vacant 1.5-acre parcel into 6 lots in the Single-Unit Dwelling (R-1) Zone; and 2) Site Plan and Design Review for the construction of 6 single-unit dwellings with deviations to exceed lot depth requirements of the R-1 Zone.  | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org       |                                   |
| <b>Council District - 3</b> |          |  |   |                                   |
| In Progress                 |          |  |   |                                   |
|                             | P25-009  | 3540 DUCKHORN DR<br><br>A request for a 1) Rezone of 38.3 acres from the Employment Center (EC-50-PUD) zone to the Single Unit or Duplex Dwelling (R-1A-PUD) zone; 2) General Plan Amendment from Office Mixed Use (OMU) and Parks and Recreation (PR) to Neighborhood (N) and Parks and Recreation (PR); 3) PUD Schematic Plan Amendment to amend the Parkview/Riverview Planned Unit Development; 4) Tentative Master Parcel Map to create 6 master parcels; 5) Tentative Subdivision Map to subdivide 10 parcels totaling 38.3 acres into 275 residential lots, a 2.4 acre park site, a 4.1 acre detention basin and a 0.9 acre open space buffer; and 6) Site Plan and Design Review for review of the map layout with deviations to lot depth, and lot size.<br><br>Request requires City Council approval. | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org       | Planning and Design<br>Commission |

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| CURRENT<br>STATUS                                 | FILE #         | ADDRESS<br>DESCRIPTION   | PLANNER  | REVIEW<br>LEVEL                   |
|---|----------------|--|--|-----------------------------------|
| <b>Council District - 3</b><br><b>In Progress</b> |                |  |  |                                   |
|   | <b>P25-010</b> | 3600 AIRPORT RD  | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org          | Planning and Design<br>Commission |
|   |                | A request for: 1) Development Agreement; 2) Rezone from R-1A to R-1A-PUD 3) PUD Guideline and Schematic Plan Amendment 4) Tentative Subdivision Map to subdivide a 2.03 acre parcel into 32 lots ; 5) Site Plan and Design Review for the construction of 32 single-unit dwellings.  |  |                                   |
|   |                | Request requires City Council level review due to the Development Agreement and the Rezone. Note: All lots are under 2,900 square feet and must comply with Missing Middle Housing Ordinance (OR 2024-0027).   |  |                                   |
|   | <b>P25-016</b> | 1251 CHUCKWAGON DR   | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | City Council                      |
|   |                | A request for: 1) General Plan Amendment to redesignate ±7.63 acres from Public/Quasi-Public to the Neighborhood (N) designation; 2) Site Plan and Design Review for a Missing Middle Housing (MMH) proposal construct a 136-unit apartment development totaling 134,798 square feet on one ±7.63-acre parcel in the single-unit dwelling (R-1) zone within the Citywide Site Plan and Design Review area. |  |                                   |
|   |                | This development includes 2 product types: 4 two-story, attached townhome buildings (16 units); and 10 three-story 12-plex buildings (120 units).  |  |                                   |
|   |                | This project requires City Council approval.   |  |                                   |
|   | <b>P25-027</b> | 3590 AIRPORT RD  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org            | City Council                      |
|   |                | A request for a 1) Development Agreement; and 2) Site Plan and Design Review to demolish two existing structures and construct 70 multi-unit dwellings on an approx. 1.86-acre parcel in the Agricultural Zone (A) within the Citywide Design Review Area. This request requires City Council review and approval.   |  |                                   |
|   | <b>Z25-029</b> | 1661 GARDEN HWY  | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Zoning Administrator              |
|   |                | A Request for: 1. Conditional Use Permit Major Modification of a deemed Conditional Use Permit (CUP) to construct a new office building in the Flood (F) zone.   |  |                                   |
|   |                | 2. Site Plan and Design Review for the construction of a new 4,808-square-foot office building.  |  |                                   |
|   | <b>Z25-101</b> | 3801 NORTHGATE BLVD  | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Zoning Administrator              |
|   |                | A request for a Variance to allow an additional number of signs than permitted by SCC Chapter 15.148 in the Highway Commercial (HC) zone.  |  |                                   |

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|--|-----------------|-----------------------|---|----------------------|
| <b>Council District - 3</b>  |                 |                       |   |                      |
| <b>In Progress</b>   |                 |                       |   |                      |
|  | <b>Z25-110</b>  | 3781 NORTHGATE BLVD   | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org       | Zoning Administrator |
| A request for 1) a Conditional Use Permit (CUP) to establish tobacco retailing in a proposed convenience store; and 2) Site Plan and Design Review for the construction of a gas station with four fuel islands (8 nozzles), a 4,761 square foot convenience store, and associated site improvements on approximately 1.43-acres in the Highway Commercial (HC-R) zone.  |                 |                       |   |                      |
| <b>Waiting</b>   |                 |                       |   |                      |
|  | <b>DR25-210</b> | 2314 MORELL ST        | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff                |
| Request for site plan and design review to install a 1,040 square foot detached metal accessory structure on an approx. 0.53-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review District.  |                 |                       |   |                      |
|  | <b>Z24-042</b>  | 504 WINTERHAVEN AVE 1 | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org       | Zoning Administrator |
| A request for: 1) Tentative Subdivision Map to subdivide a 1.5-acre parcel, developed with an existing single-unit dwelling, into 9 lots in the Single-Unit Dwelling (R-1) Zone with deviations for minimum lot width, depth, and lot size requirements of the R-1 Zone; and 2) Site Plan and Design Review for the review of the map layout. No new construction is proposed. Requires Director level review. |                 |                       |   |                      |
| <b>Council District - 4</b>  |                 |                       |   |                      |
| <b>In Progress</b>   |                 |                       |   |                      |
|  | <b>DR24-164</b> | 939 38TH ST           | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff                |
| Request for Site Plan and Design Review to construct a parking lot on a vacant approx. 0.10-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area. Parking lot will serve neighboring surgical center.   |                 |                       |   |                      |
|  | <b>DR25-170</b> | 1228 H ST             | Zach Dahla<br>916-808-5584 zdahla@cityofsacramento.org          | Staff                |
| Applicant is proposing to convert a two-story office building into a three-story residential apartment complex consisting of 24 dwelling units. It is noted that the existing building runs almost flush with the adjacent properties. This request requires staff-level Site Plan and Design Review.  |                 |                       |   |                      |
|  | <b>DR25-213</b> | 1225 SEVILLE WAY      | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Design Director      |
| Site Plan and Design Review to construct a multi-unit dwelling consisting of 4 dwelling units on a 0.05-acre vacant lot in the General Commercial Zone (C-2-SPD) within the Alhambra Corridor Special Planning District and Design Review Area.  |                 |                       |   |                      |

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|---|-----------------|---|---|-----------------|
| <b>Council District - 4</b><br><b>In Progress</b> |                 |   |   |                 |
|   | <b>DR25-216</b> | 2700 J ST<br><br>Site Plan and Design Review to propose a minor exterior remodel and a parking lot revision in the C-2-SPD and located in Alhambra Corridor SPD Design Review District.   | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org   | Staff           |
|   | <b>DR25-227</b> | 622 50TH ST<br><br>Site Plan and Design Review to remodel a one-story single-unit dwelling on a 0.15-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff           |
|   | <b>DR25-234</b> | 2200 FRONT ST<br><br>INTERIOR REMODEL - DEMO INTERIOR<br>NON LOAD-BEARING WALLS/DOORS.<br>BUILD NEW INTERIOR WALLS,<br>MODIFICATIONS TO PLUMBING,<br>MECHANICAL, & ELECTRICAL, NEW<br>LIGHTING, NEW FINISHES.<br>EXTERIOR SITE UPGRADES - NEW<br>PARKING, PATIOS, GAZEBO, FENCING,<br>LIGHTING, LANDSCAPING.<br>NO CHANGE IN USE.<br>NO CHANGE IN SQUARE FOOTAGE.   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff           |
|   | <b>DR26-005</b> | <br><br>Request for Site Plan and Design Review to construct two billboard signs on an approx. 35.45-acre parcel in the Central Business District Zone (C-3-SPD) within the Sacramento Railyards SPD and Design Review Area.  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff           |
|   | <b>DR26-010</b> | 3132 H ST<br><br>Site Plan and Design Review to propose exterior work in the R-1 zone and Citywide Design Review.<br><br>1. REPAIR of FIRE DAMAGE at UPPER FLOOR ROOF STRUCTURE and WALLS.<br>2. DEMOLISH NON-HISTORIC STEEP PITCHED ROOF to REVEAL ORIGINAL LOWER PITCHED ROOF.<br>3. INTERIOR ALTERATIONS including KITCHEN and BATHROOMS.<br>4. EXPANSION of 1st FLOOR to SUPPORT UPPER SUN ROOM.<br>5. REPLACEMENT and RELOCATION of EXISTING GARAGE. (SEPARATE FUTURE PERMIT APPLICATION). | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org         | Exempt          |

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| <b>Council District - 4</b><br><b>In Progress</b> |          |  |  |                                   |
|   | DR26-017 | 3415 N ST  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Staff                             |
|   |          | ADDITIONS TO EXISTING TWO STORY HOME.<br><br>MAIN LEVEL ADDITIONS INCLUDE AN OFFICE AND NEW UTILITY ROOM.<br><br>UPPER LEVEL ADDITION INCLUDES A NEW PRIMARY SUITE, SECONDARY BEDROOM, HALF BATH, AND FAMILY ROOM. SCOPE INCLUDES REFRAMING THE ROOF OVER THE EXISTING SECOND LEVEL.   |  |                                   |
|   | DR26-020 | 4300 FOLSOM BLVD   |  | Staff                             |
|   |          | Site Plan and Design Review to request to demolish two buildings (old florist building and old admin building) with historic evaluations for both buildings in the R-1 zone in Citywide Design Review.   |  |                                   |
|   | DR26-024 | 401 1ST AVE  | Michael Crampton<br>MCrampton@cityofsacramento.org         | Staff                             |
|   |          | Request for Site Plan and Design Review to construct (38) new, ground up, 3 story condominium single family residences in the C-2 zone.. (20) of these units include a mezzanine floor. The design concept creates a playful facade that alternates between black and white. The street side units have an indented front entry to address the street. All on site trash will be private collection.   |  |                                   |
|   | DR26-028 | 617 26TH ST  |  | Staff                             |
|   |          | Site Plan and Design Review. Central City Fees verified by Sierra Peterson.<br><br>This is an application pertains to an existing fire repair permit (COM-2508474). Since permit issuance, it has been decided to replace the siding NOT like-for-like.<br><br>The purpose of this application is to get approval to replace the siding with the proposed colors and materials.  |  |                                   |
|   | P19-023  | 6201 S ST  | Zach Dahla<br>916-808-5584 zdahla@cityofsacramento.org     | Planning and Design<br>Commission |
|   |          | Review of SMUD headquarters campus master plan which includes the consolidation of corporate and customer-facing uses on the south-side of the campus and utility-support uses on the north-side of the campus. This request requires Planning and Design Commission approval of a Conditional Use Permit for additional office square footage and a telecommunication facility , and Site Plan and Design Review of the master plan and telecommunication facility. |  |                                   |

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|---|-----------------|---|---|-----------------------------------|
| <b>Council District - 4</b><br><b>In Progress</b> |                 |   |   |                                   |
|   | <b>P25-008</b>  | 1125 ALHAMBRA BLVD  | Deja Harris<br>916-808-5853 DNHarris@cityofsacramento.org | Planning and Design<br>Commission |
|   |                 | Request for a five-story, 175,669 square foot, mixed-use building on a 0.867-acre site within the General Commercial (C-2-SPD) zone and the Alhambra Corridor Special Planning District (SPD). This request requires PDC-level review of; Conditional Use Permit for mini-storage; Site Plan and Design Review for the demolition of three buildings, a new building, and associate site improvements with deviations to design guidelines; and a Tree Permit for the removal of private protected trees. |   |                                   |
|   | <b>P25-019</b>  | 1812 D ST   | Michael Crampton<br>916- mcrampton@cityofsacramento.org   | Planning and Design<br>Commission |
|   |                 | Request to serve alcohol within an existing 2,600 square foot music studio within the Heavy Commercial (C-4-SPD) zone and the Central City Special Planning District (SPD). This request requires commission-level review of a Conditional Use Permit for a bar and Site Plan and Design Review for improvements to the front patio of the building.  |   |                                   |
|   | <b>P25-028</b>  | 924 8TH ST  | Daniel Abbes<br>916-808-5873 DAbbes@cityofsacramento.org  | Planning and Design<br>Commission |
|   |                 | Request to authorize the sale of alcoholic beverages for off-premises consumption within the Central Business District (C-3-SPD) zone and the Central City Special Planning District (SPD). This request requires commission-level review of a Conditional Use Permit (CUP).  |   |                                   |
|   | <b>PB21-003</b> |   |   | Staff                             |
|   |                 | A request for Preservation Site Plan and Design Review to construct a new 885 square foot single dwelling unit within the Single Unit and Duplex Dwelling and the Central City Special Planning District (R-1B-SPD) zone. The two story building proposes a new driveway with a 1,020 square foot garage on the ground floor accessed by a single garage door from 20th Street.   |   |                                   |
|   | <b>PB21-012</b> | 2522 V ST   | Zach Dahla<br>916-808-5584 zdahla@cityofsacramento.org    | Staff                             |
|   |                 | Request for Site Plan and Design Review to construct a new 4,834 square foot, 3-story duplex building fronting Victorian Alley. The site is located within the Single Unit and Duplex Dwelling Zone and the Central City Special Planning District (R-1B-SPD). The vacant parcel is a contributing resource within the Newton Booth Historic District.  |   |                                   |
|   | <b>PB25-025</b> | 616 13TH ST   | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org   | Staff                             |
|   |                 | Mayor modification to the existing entitlement, To replace damaged exterior walls segments as per Walls Plan.   |   |                                   |

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| <b>Council District - 4</b><br><b>In Progress</b> |                 |   |   |                 |
|   | <b>PB25-030</b> | 1220 F ST<br><br>Site Plan and Design Review to propose remodeling of an existing masonry warehouse into dwelling units in the R-3A-SPD zone on a site with a historic landmark structure in Old Washington School Historic District. Requesting Preservation incentives-Adaptive reuse density. Proposal will include (6) new residential dwelling units on two levels. First level includes bike storage, two residential units and waste disposal room. Second level includes four residential units. (2) Units on the front building approved under PB24-034. Sean said to take it in and Preservation will determine if they are meeting the incentive-adaptive reuse density. Sean said do not route to anyone at this time. Current Application is fine. | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org | Staff           |
|   | <b>PB25-032</b> | 621 14TH ST<br><br>Site Plan and Design Review to replace stair materials due to dry rot at Landmark structure in Old Washington School District in R-3A-SPD zoning in Central City Design Review Area.   | Hannah Taube<br>htaube@cityofsacramento.org             | Staff           |
|   | <b>PB25-034</b> | 2519 P ST<br><br>NEW 241 SF ADDITION TO EXISTING SINGLE-FAMILY RESIDENCE. ADDITION INCLUDES NEW PRIMARY SUITE WITH AN ENSUITE BATHROOM, AND LAUNDRY ROOM.   | Hazel Bess<br>hbess@cityofsacramento.org                | Staff           |
|   | <b>PB25-035</b> | 427 21ST ST<br><br>Site Plan and Design Review to covert attic in the R-1B-SPD zone in Boulevard Park Historic District.  | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org | Staff           |
|   | <b>PB25-037</b> | 2519 P ST<br><br>NEW CONSTRUCTION OF THREE (3) MULTI-FAMILY UNITS WITH THREE (3) ATTACHED SINGLE-CAR GARAGES. LOWER LEVEL 2 BED 1 BATH UNIT WILL BE REVIEWED AS ADU. EXTERIOR FINISHES WILL BE COMBINATION OF STUCCO, LAP SIDING, BRICK, AND ASPHALT SHINGLE ROOFING TO MATCH SURROUNDING RESIDENCES AND COMPLY WITH CENTRAL CITY SPD AND WINN PARK HISTORICAL DISTRICT GUIDELINES. BUILDING WILL BE ACCESSIBLE FROM BOTH THE ALLEY AND P ST.   | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org | Staff           |
|   | <b>PB25-038</b> | 2230 CAPITOL AVE<br><br>Site Plan and Design Review request for interior and exterior remodel at 2230 CAPITOL AVE, including ADU conversion of first floor, at contributing resource in Capital Mansions historic district on .07 acre lot in (R-3A) zoning within the Central City Special Planning District.  |   | Staff           |

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| <b>Council District - 4</b><br><b>In Progress</b> |                 |  |   |                                    |
|   | <b>PB25-039</b> | 1319 20TH ST<br><br>Enclose patio for use by the Federalist Public House; 27'x40'; Temporary fence; Temporary seating; No attachment to existing parking lot; No permanent alterations to existing parking lot.  | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org | Exempt                             |
|   | <b>PB25-043</b> | 2118 26TH ST<br><br>Site Plan and Design Review to remodel existing residence in the R-1B-SPD zone in Newton Booth Historic District and a contributing resource. Requesting review of unpermitted work.<br>There is a Housing Case on this Parcel. CitizenServe case #21-046861 . Got into condition and change to required after fees have been paid.  | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org | Staff                              |
|   | <b>PB25-044</b> | 1714 28TH ST<br><br>Project is a residential development of six (6) single-family residences at Quill Alley and 28th Street (1714 28th Street). The two lots (007-0342-012-0000 & 007-0342-009-0000) currently have a 1-story commercial building (on rear lot) and parking lot (front lot) facing 28th street.<br>The new project proposes to wreck the existing commercial building and the existing parking lot.<br>Proposed are six (6) detached, three-story, single-family residence units. Two (2) units are to be located on (APN: 007-0342-009-0000) and four (4) units to be located on (APN:007-0342-012-0000). Each unit will consist of two bath, two bedrooms, attached garage, rear patio and backyard space. No change to the existing property lines. |   | Preservation Director<br>(SFR/DUP) |
|   | <b>PB25-045</b> | 2514 N ST<br><br>Site Plan and Design Review to propose a rehabilitation of the existing 1,253 square foot single-family residence in the R-3A-SPD zone in the Winn Park Historic District and a contributing resource. The scope of work proposes an interior remodel, new windows, new exterior siding, replacement of dry rot, and an expansion of the structure by 362 sq.ft at the back of the residence.   | Hazel Bess<br>hbess@cityofsacramento.org                | Staff                              |
|   | <b>PB25-046</b> | 2604 P ST<br><br>HDB 25-027361: Plans not required:<br>Full interior remodel to include new electrical wiring, lighting, outlets, switches, sub panels, water heater, HVAC split systems, cabinets & countertops, windows, plumbing fixtures, showers, flooring.   |   | Staff                              |

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| <b>Council District - 4</b><br><b>In Progress</b> |          |   |         |                 |
|   | PB25-047 | 500 U ST  |         | Staff           |
|   |          | CLEAR HOUSING CASE FOR NON- COMPLIANT STAIRS AND DECK, WINDOWS CORRECTED, ADD 1 OFF STREET PARKING SPOT.<br>1. REMOVE AND REBUILD FRONT AND SIDE STAIRS PER PLANS.<br>2. MODIFY PICKET FENCE AND GATE AS NEEDED FOR SIDE STAIR LANDING.<br>3. REMOVE REAR DECK AND 2 STORY STAIRS, REPLACE WITH NEW RECONFIGURED 2 STORY STAIRS AND LANDINGS WITH SHED ROOF OVER TO PROVIDE SHADE AND SOME PROTECTION. PAINTED WHITE RAILING WOODWORK AND COMPOSITE DECKING IN LIGHT GREY.<br>4. REMOVE AND REPLACE VINYL WINDOWS WITH CASING TO MATCH HOUSE - 2 ON SOUTH SIDE, ONE ON NORTH EAST SIDE.<br>5. ADD ON-SITE PARKING SPACE WHERE DECK USED TO BE USING EXISTING CURB CUT AND ADDING TO THE SOUTH TO FACE PARKING SPACE |         |                 |
|   | PB26-001 | 1518 Q ST   |         | Staff           |
|   |          | REQUEST FOR SITE PLAN AND DESIGN REVIEW TO CONVERT A SINGLE FAMILY RESIDENCE INTO A FOURPLEX IN THE RMX-SPD.<br><br>CONVERT 2ND AND 3RD FLOOR TO 2 UNITS (1 AND 2). CONVERT 1ST FLOOR TO 2 ADDITIONAL UNITS (3 AND 4)<br>NO EXTERIOR CHANGES TO THE FRONT.  |         |                 |
|   | PB26-002 | 1504 U ST   |         | Staff           |
|   |          | Request for SPDR to rehab fourplex with fire damage under Citizenserve case #24-027383, and raise basement ceiling to add two ADU units on .07 acre lot in the R-1B zone at Historic Landmark in the Central City Design Review Area.   |         |                 |
|   | PB26-003 | 2120 D ST   |         | Staff           |
|   |          | THE PROJECT IS LOCATED IN THE CITY OF SACRAMENTO. IT CONSIST OF A REPLACEMENT OF AN EXISTING EXTERIOR STAIRCASE WITH A NEW WOOD FRAMED STAIRCASE.   |         |                 |
|   | PB26-004 | 1823 N ST   |         | Staff           |
|   |          | Request for Site Plan and Design Review to repair property after fire damage zoned R-3A in the East End Historic District and Central City Special Planning District.   |         |                 |
|   | PB26-005 | 1015 20TH ST  |         | Staff           |
|   |          | SITE PLAN AND DESIGN REVIEW TO PROPOSE A NEW 6' FENCING, TWO NEW GATES, NEW PLANTER BOXES ON WEST SIDE OF BUILDING, NEW WINDOWS, NEW ENTRY DOOR, NEW MURAL AND REPAINT THE ENTIRE BUILDING ON AN EXISTING LANDMARK STRUCTURE IN THE C-2-SPD ZONE.   |         |                 |

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| <b>Council District - 4</b><br><b>In Progress</b> |                |  |  |                      |
|   | <b>Z24-034</b> | 1441 RICHARDS BLVD<br><br>Request to include a towing service as a part of an existing truck and automobile repair facility on a 6.45-acre site within the General Commercial (C-2-SPD) zone and the River District Special Planning District (SPD). This request requires director-level review of a conditional use permit (CUP) to add a nonconforming use to an existing nonconforming use.  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org      | Zoning Administrator |
|   | <b>Z25-020</b> | 2030 23RD ST<br><br>Request to expand the Ivy Ridge Assisted Living facility on a 0.44-acre site within the Single-Unit Dwelling (R-1-SPD) zone, the Central City Special Planning District (SPD), and the Poverty Ridge historic district. This request requires director-level review of a Major Modification to a Deemed Conditional Use Permit for a residential care facility and Site Plan and Design Review for alterations to landmark and contributing property to a historic district. | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org            |                      |
|   | <b>Z25-039</b> | 1373 48TH ST<br><br>Request to split a 0.19-acre site into two lots within the Single-Unit Dwelling (R-1) zone. This request requires director-level review of a Tentative Map to split the property and Site Plan and Design Review of the tentative map with a deviation to lot size standards.  | Michael Crampton<br>916- mcrampton@cityofsacramento.org            | Zoning Administrator |
|   | <b>Z25-050</b> | 2718 G ST<br><br>Request to split the 1.18-acre historic Marshall School site into three lots within the Multi-Unit Dwelling (R-3A-SPD) zone and Central City Special Planning District (SPD). This request requires director-level review of a Tentative Map to subdivide the property into three lots and Site Plan and Design Review of the tentative map layout.   | Zach Dahla<br>916-808-5584 zdahla@cityofsacramento.org             | Staff                |
|   | <b>Z25-064</b> | 2711 V ST<br><br>Request to split a 0.15-acre property within the Multi-Unit Dwelling (R-3A-SPD) zone and the Central City Special Planning District (SPD). This request requires director-level review of a Tentative Map to split the property into three lots, and Site Plan and Design Review of the tentative map layout with deviations to lot width, lot depth, and lot size standards.   | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org |                      |

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| CURRENT<br>STATUS                                 | FILE #         | ADDRESS<br>DESCRIPTION  | PLANNER  | REVIEW<br>LEVEL      |
|---|----------------|---|--|----------------------|
| <b>Council District - 4</b><br><b>In Progress</b> |                |   |  |                      |
|   | <b>Z25-070</b> | 2210 CAPITOL AVE<br><br>Request to split a 0.15-acre site and construct a duplex within the Multi-Unit Dwelling (R-3A-SPD) zone, Central City Special Planning District (SPD), and the Capitol Mansions Historic District. This request requires director-level review of a Tentative Map to subdivide the property, and Site Plan and Design Review of the tentative map layout, demolition of a detached accessory structure, and construction of a duplex dwelling with deviations to rear-yard setback and minimum lot depth standards.             | Daniel Abbes<br>916-808-5873 DAbbes@cityofsacramento.org           | Zoning Administrator |
|   | <b>Z25-082</b> | 911 26TH ST<br><br>Request to redevelop portions of four properties with a duplex, triplex, and parking lot within the Multi-Unit Dwelling (R-3A-SPD) and General Commercial (C-2-SPD) zones and the Central City Special Planning District (SPD). This request requires director-level review of: Tentative Map to split three properties into four lots; and Site Plan and Design Review of the tentative map layout, demolition of four structures, two new structures, and a parking facility with deviations to lot size, lot width, and setbacks. | Jose Quintanilla<br>916-808-5879 jquintanilla@cityofsacramento.org | Zoning Administrator |
|   | <b>Z25-099</b> | 1500 MCCORMACK ST<br><br>Request to establish an indoor HVAC and appliance recycler within an existing 13,034 square foot building within the Heavy Commercial (C-4-SPD) zone and the River District Special Planning District (SPD). This request requires director-level review of a Conditional Use Permit for a minor recycling facility.   | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org      | Zoning Administrator |
|   | <b>Z25-102</b> | 2211 F ST<br><br>Request to split a 1.14-acre property into two lots within the Limited Commercial (C-1-SPD) zone and the Central City Special Planning District (SPD). This request requires director-level review of a Tentative Map to subdivide the property and Site Plan & Design Review of the tentative map layout.   | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org      | Zoning Administrator |
|   | <b>Z25-103</b> | 315 N 10TH ST<br><br>Request that the current Neighborhood Responsibility Agreement (NRA) between the City and the operator be rescinded, and the NRA instead be satisfied through a proposed Good Neighbor Agreement (GNA). This request requires staff-level review of a Modification to the Terms and Conditions of a Conditional Use Permit.  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org      | Zoning Administrator |

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|---|----------------|---|---|----------------------|
| <b>Council District - 4</b><br><b>In Progress</b> |                |   |   |                      |
|   | <b>Z25-107</b> | 318 U ST<br><br>Request to split a 0.22-acre site into six lots and construct six single-unit dwellings within the Multi-Unit Dwelling (R-3A-SPD) zone, Central City Special Planning District (SPD), and the South Side Historic District. This request requires director-level review of a Tentative Map to subdivide the property, and Site Plan and Design Review of the tentative map layout, new structures, and associated improvements with deviations for lot size, lot width, and lot coverage. | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org | Staff                |
|   | <b>Z25-109</b> | 2415 K ST<br><br>Request to split a 0.29-acre site with 10 duplexes into 11 lots within the General Commercial (C-2-SPD) zone and the Central City Special Planning District (SPD). This request requires director-level review of a Tentative Map to subdivide the property and Site Plan and Design Review of the tentative map layout.   | Daniel Abbes<br>916-808-5873 DAbbes@cityofsacramento.org      | Zoning Administrator |
|   | <b>Z26-001</b> | 1825 W ST<br><br>Request 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). This request requires director-level review of a Tentative Map to subdivide the property, and Site Plan and Design Review of the tentative map layout, new structures, and associated site improvements with deviations to minimum lot size, depth, and rear-yard setback.  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org |                      |
|   | <b>Z26-003</b> | <br><br>Request to split a 0.15-acre property into two lots within the Multi-Unit Dwelling (R-3A-SPD) zone and the Central City Special Planning District (SPD). This request requires director-level review of a Tentative Map to subdivide the property, and Site Plan and Design Review of the tentative map layout, new structures, and associated site improvements with deviations to minimum lot depth and rear-yard setback.  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org | Zoning Administrator |
|   | <b>Z26-005</b> | 1823 P ST<br><br>Request to split a 0.146-acre site into two lots within the Multi-Unit Dwelling (R-3A-SPD) zone, Central City Special Planning District (SPD), and the East End Historic District. This request requires director-level review of a Tentative Map to subdivide the property, and Site Plan and Design Review of the tentative map layout and the demolition of a portion of a noncontributing structure within a historic district.  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org | Zoning Administrator |

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|----------------------|------------------------|---|---|----------------------|
| Council District - 4 |                        |   |   |                      |
| In Progress          |                        |   |   |                      |
|                      | Z26-006                | 1117 24TH ST  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org   | Zoning Administrator |
|                      |                        | Zoning Administrator CUP to request to reestablish a 1,444 square foot salon within an existing building within the Multi-Unit Dwelling (R-3A-SPD) zone, and the Central City Special Planning District (SPD), and the Capitol Mansions historic district. This request requires director-level review of a Conditional Use Permit (CUP) to re-establish a nonconforming commercial service land use. Karlo Felix advised to take in as is.   |   |                      |
|                      | Z26-008                | 900 2ND ST  | Karlo Felix<br>916-808-7183 kfelix@cityofsacramento.org         | Staff                |
|                      |                        | Request to modify condition of approval no. 1 of the conditional use permit (CUP) for a bar use granted under record no. P 11-036 to authorize a change in closing time from 09:00 PM to 01:30 AM. The site is located within an existing building in Pioneer Square, a 0.13-acre site located within the Central Business District (C-3-SPD) zone and the Central City Special Planning District (SPD). This request requires staff-level review of a Modification to the Terms and Conditions of a CUP. |   |                      |
| Approved             |                        |   |   |                      |
|                      | DR25-078               | 1207 40TH ST  | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org         | Staff                |
|                      | Approved<br>02/10/2026 | Site Plan and Design Review to propose the restoration and addition of 472 sqft first floor addition and 1010 sqft 2nd floor addition in the R-1 zone and Citywide Design Review District.  |   |                      |
|                      | DR25-222               | 1619 R ST   | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org   | Staff                |
|                      | Approved<br>02/12/2026 | Applicant is requesting time extension of two years to start construction on the project approved by design review on record P20-023  |   |                      |
|                      | DR25-225               | 5362 H ST   | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff                |
|                      | Approved<br>02/05/2026 | Request for Site Plan and Design Review to construct an outdoor patio space on an approx. 0.11-acre parcel in the General Commercial Zone (C-2) within the Citywide Design Review Area.   |   |                      |
|                      | DR25-237               | 1565 49TH ST  | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                |
|                      | Approved<br>02/05/2026 | Site Plan and Design Review to construct addition to single-unit dwelling on a 0.12-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.  |   |                      |

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|------------------------|----------|---|-----------------|--------------------------------|
| Council District - 4   |          |   |                 |                                |
| Approved               |          |   |                 |                                |
|                        | P24-007  | 324 ALHAMBRA BLVD   | Zach Dahla      | Planning and Design Commission |
| Approved<br>02/12/2026 |          | 916-808-5584 zdahla@cityofsacramento.org<br>A request to demolish three single-unit dwellings and the majority of the on-site industrial buildings previously used as Mary Ann's Bakery to redevelop the site with a six-story, 420,165 square foot, mixed-use development consisting of 302 multi-unit dwellings, 2,400 square feet of ground floor commercial, and 344 parking spaces on a 2.19-acre site within the General Commercial (C-2-SPD) zone and the Alhambra Corridor Special Planning District (SPD). It is noted that the project proposes to maintain the existing brick facades of Mary Ann's Bakery along Alhambra Boulevard and portions of D Street and Chinatown Alley incorporating them into the overall design. This request requires commission-level review of: Site Plan and Design Review for the demolition of existing structures, new structures, and associated site improvements; Conditional Use Permit to exceed height standards of the residential preservation transition buffer zone of the Alhambra Boulevard SPD; and Tree Permit for the removal of city trees. |                 |                                |
|                        | Z25-085  | 3000 T ST   | Whitney Johnson | Zoning Administrator           |
| Approved<br>02/05/2026 |          | 916-808-8947 wjohnson@cityofsacramento.org<br>Request to split a 0.29-acre site into two lots within Residential Office (RO-SPD) zone and the Alhambra Corridor Special Planning District (SPD). This request requires director-level review of: Tentative Map to split the site into two lots; Site Plan and Design Review of the tentative map layout.  |                 |                                |
|                        | Z25-095  | 11 7TH ST   | Karlo Felix     | Staff                          |
| Approved<br>02/06/2026 |          | 916-808-7183 kfelix@cityofsacramento.org<br>Request for an optional expansion of a previously approved 12,000-seat stadium to a 20,000-seat stadium within the Central Business District (C-3-SPD) zone and the Railyards Special Planning District (SPD). This request requires staff-level review of the following entitlements: 1) Modification to the Terms and Conditions of a Conditional Use Permit for an optional stadium expansion of a sports complex approved under record nos. P15-040 and Z25-042; and 2) Site Plan and Design Review for an optional expansion of a sports complex approved under record no. Z25-042 to a 20,000-seats stadium.  |                 |                                |
| Waiting                |          |   |                 |                                |
|                        | DR22-060 | 201 N ST  | Zach Dahla      | Design Director                |
|                        |          | 916-808-5584 zdahla@cityofsacramento.org<br>Request for a 32-story, 587,685 square foot, mixed-use development with 248 dwelling units and 90,548 square feet of commercial on a 2.58-acre site within the Central Business District (C-3-SPD) zone and the Central City Special Planning District (SPD). This request requires director-level review of Site Plan and Design Review of the proposed buildings and site improvements and a Tree Permit to remove private protected trees and city trees.  |                 |                                |

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|-----------------------------|----------|---|---|-----------------------------------|
| <b>Council District - 4</b> |          |   |   |                                   |
| Waiting                     |          |   |   |                                   |
|                             | DR23-199 |   | Zach Dahla<br>916-808-5584 zdahla@cityofsacramento.org          | Staff                             |
|                             |          | Request for Site Plan and Design Review to construct 11 townhomes on a 0.32-acre parcel in the Multi-Unit Dwelling zone (R-3) within the Citywide Design Review Area.   |   |                                   |
|                             | DR25-129 | 1814 I ST   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                             |
|                             |          | Site Plan and Design Review to demolish existing two-story mixed-use building and build a two-story residential multi-unit building consisting of five dwellings on a 0.15-acre parcel in the General Commercial Zone (C-2) within the Central City Special Planning District.  |   |                                   |
|                             |          | General Plan Land Use: Residential Mixed Use<br>Minimum Residential Density Dwelling Units Per Net Acre: 33<br>Minimum Floor Area Ratio (FAR): 0.3<br>Maximum Floor Area Ratio (FAR): 8   |   |                                   |
|                             | DR25-193 | 1030 G ST   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                             |
|                             |          | Site Plan and Design Review to entitle unpermitted fencing and building modifications to an existing office building on a 0.19-acre parcel in the Residential Office Zone (RO-SPD) within the Central City Special Planning District.   |   |                                   |
|                             | DR26-014 |   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff                             |
|                             |          | New single story SFR with attached garage. alley fronting.  |   |                                   |
|                             | P18-078  | 301 CAPITOL MALL  | Matthew Sites<br>916-808-7646 msites@cityofsacramento.org       | Planning and Design<br>Commission |
|                             |          | A request for a mixed use development at 301 Capitol Mall, a 2.39 acre site bounded by Capitol Mall, 3rd Street, L Street, and 4th Street. The project site is located within the Central Business District (C 3 SPD) zone and within the Central City Special Planning District (SPD). The applicant proposes a 40 story building which includes offices, residences, retail, structured parking, and publicly accessible open space. The request requires commission level Site Plan and Design Review with deviations, a tentative Map to create condominium air-space lots, and commercial tree removal permit. |   |                                   |
|                             | PB20-007 | 1905 6TH ST   |   | Staff                             |
|                             |          | Request to construct mixed use building with ground floor commercial space and three (3) residential units on the second floor in the R)-SPD zone. Central City SPD. This requires a Staff Preservation SPDR.   |   |                                   |

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|-----------------------------|----------|---|------------------|----------------------|
| <b>Council District - 4</b> |          |   |                  |                      |
| Waiting                     |          |   |                  |                      |
|                             | PB20-042 | 2023 T ST   |                  | Staff                |
|                             |          | A request for Site Plan and Design Review entitlements to construct a new 3,442 sq. ft. single unit dwelling and 977 sq. ft detached accessory dwelling unit above a 814 sq. ft. three-stall garage at 2023 T Street on a .15-acre vacant parcel. The lot is located within the General Commercial Zone and the Central City Special Planning District (C-2-SPD) and the Poverty Ridge Historic District.   |                  |                      |
|                             | PB21-007 | 1724 U ST   |                  | Staff                |
|                             |          | A request for Site Plan and Design Review to convert an existing 1,280 square foot single dwelling unit into a 2,717 square foot duplex and construct a new two story 819 square foot garage fronting Uptown Alley, with a 750 square foot accessory dwelling unit (ADU) on the second floor. The project site is located at 1724 U Street and is within the Single Unit and Duplex Dwelling Zone and the Central City Special Planning District (R-1B-SPD). The existing building on the site is a Landmark listed in the Sacramento Register of Historic and Cultural Resources. The ADU and three-car garage is being tracked under project record IR21-084. |                  |                      |
|                             | Z22-078  | 5900 ELVAS AVE  | Whitney Johnson  | Zoning Administrator |
|                             |          | 916-808-8947 wjohnson@cityofsacramento.org<br>Request to construct additional sporting facilities that include an aquatics center and volleyball courts with associated support facilities on the 19.9-acre campus of Saint Francis Catholic High School within the Single-Unit Dwelling (R-1) zone. This request requires director-level review of a Conditional Use Permit Modification for the construction of the sports facilities; and Site Plan and Design Review of the proposed structures and site improvements.  |                  |                      |
| <b>Council District - 5</b> |          |   |                  |                      |
| In Progress                 |          |   |                  |                      |
|                             | DR24-093 | 3200 STOCKTON BLVD  | Michael Crampton | Design Director      |
|                             |          | MCrampton@cityofsacramento.org<br>Request for Site Plan and Design Review for a mixed-use development project on a 0.77-acre site located at 3200 and 3258 Stockton Boulevard, within the General Commercial (C-2) zone and Broadway Stockton Special Planning District.  |                  |                      |
|                             | DR25-229 | 2508 34TH AVE   | Sarah Scott      | Design Director      |
|                             |          | 916-808-2688 sscott@cityofsacramento.org<br>Request for Site Plan and Design Review to legalize a front and rear-yard addition with a deviation to lot coverage to an existing single-unit dwelling on an approx. 0.14-acre parcel in the Single-Unit Dwelling Zone (R-1-EA-4) within the Citywide Design Review Area.  |                  |                      |
|                             | DR25-232 | 2030 STOCKTON BLVD  | Sarah Scott      | Staff                |
|                             |          | 916-808-2688 sscott@cityofsacramento.org<br>Conversion of existing apartment/office to residential use, including interior reconfiguration and minor façade modifications and the existing stairway will be upgraded to meet one-hour fire rating requirements. (to be permitted)   |                  |                      |

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|---|-----------------|---|---|-----------------------------------|
| <b>Council District - 5</b><br><b>In Progress</b> |                 |   |   |                                   |
|   | <b>DR26-006</b> | 3565 FLORIN RD<br><br>SITE PLAN AND DESIGN REVIEW TO REQUEST AND AFTER THE FACT REVIEW OF (8) EXISTING METAL STORAGE BUILDING FOR AUTOMOBILES ON EXISTING CAR LOT IN C-2 ZONE IN FLORIN RD CORRIDOR DESIGN REVIEW DISTRICT.   | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff                             |
|   |                 | Previous files: DR25-167 VOIDED   |   |                                   |
|   | <b>DR26-022</b> | 3546 2ND AVE<br><br>Site Plan and Design Review to demolish the existing single-unit dwelling and construct a new single-unit dwelling on a 0.14-acre parcel in the Multi-Unit Dwelling Zone (R2-B) within the Oak Park Design Review Area.   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                             |
|   | <b>P21-041</b>  | 2380 16TH AVE<br><br>A request to 1) Rezone four vacant parcels totaling 0.3-acres from the Single-Unit Dwelling (R-1) and Heavy Commercial (C-4) zones to the Multi-Unit Dwelling (R-4) zone, and 2) Site Plan and Design Review to construct 16 dwelling units within two residential buildings with a deviation to rear-yard setback development standards.                | Daniel Abbes<br>916-808-5873 DAbbes@cityofsacramento.org        | City Council                      |
|   | <b>P24-031</b>  | 5065 24TH ST<br><br>Conditional Use Permit to establish a cannabis dispensary (storefront with delivery), within ±2,382 square feet of an existing ±4,402-square-foot retail building, on approximately 0.51 acres in the Light Industrial zone (M-1-EA-3), and within the Executive Airport Overlay. (Three existing buildings on the property totaling ±7,156 square feet). | Michael Crampton<br>916-808-7686 MCrampton@cityofsacramento.org | Planning and Design<br>Commission |
|   | <b>P24-035</b>  | 4301 MACK RD<br><br>Planning and Design Commission PUD Amendment to include multi-family residential as a permitted use for APNs 119-2160-001 and 119-0070-071 for a 6.79-acre parcel in the Shopping Center zone and Deer Creek Plaza planned unit development.  |   | Planning and Design<br>Commission |

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|---|----------------|--|--|-----------------------------------|
| <b>Council District - 5</b><br><b>In Progress</b> |                |  |  |                                   |
|   | <b>P25-013</b> | 3815 FLORIN RD<br><br>A request to construct and operate a carwash on a ±1.15-acre portion of a ±14.2-acre parcel within the General Commercial (C-2) zone. The request requires Planning and Design Commission approval of a Conditional Use Permit to establish an auto service use within the C-2 zone and Site Plan and Design Review for the proposed building and site improvements.   | Daniel Abbes<br><br>Dabbes@cityofsacramento.org        | Planning and Design<br>Commission |
|   | <b>P25-020</b> | 4301 MACK RD<br><br>Revise PUD to include multi-family as a permitted use.   | Michael Crampton<br><br>MCrampton@cityofsacramento.org | Planning and Design<br>Commission |
|   | <b>P25-025</b> | 4550 MACK RD<br><br>Request for Conditional Use Permit for cannabis retail storefront dispensary at existing building located at 4550 Mack Rd  | Michael Crampton<br><br>MCrampton@cityofsacramento.org | Planning and Design<br>Commission |
|   | <b>Z25-040</b> | 7282 FRANKLIN BLVD<br><br>This project is a request to demolish a fire-damaged gas station convenience store, construct a new 1,800 square foot store, construct a new trash enclosure, and reconfigure on-site vehicle parking on a 0.38-acre site within the General Commercial (C-2) zone. The is no change to the existing fueling station or canopy. The request requires approval of a Conditional Use Permit Major Modification and Site Plan and Design Review entitlements. | Daniel Abbes<br><br>dabbes@cityofsacramento.org        | Staff                             |
|   | <b>Z25-055</b> | 5890 28TH ST<br><br>A request to subdivide a 0.43-acre parcel into 3 parcels in the Single-Unit Dwelling (R-1-EA-4) zone and Executive Airport Overlay Zone. The requested entitlements include:<br>Tentative Map to subdivide one 0.43-acre parcel; and<br>Site Plan and Design Review of the tentative map layout with deviations requested for maximum lot depth and minimum lot width.   | Michael Crampton<br><br>MCrampton@cityofsacramento.org | Zoning Administrator              |
|   | <b>Z25-077</b> | 2900 WAH AVE<br><br>A request for 1) Tentative Map to review the subdivision of a 5.03-acre parcel into 24 parcels within the Residential Mixed Use (RMX-EA-4) zone and Executive Airport Overlay zone; and 2) Site Plan and Design Review to review the tentative map layout and construction of 23 single-unit dwellings.  | Michael Crampton<br><br>MCrampton@cityofsacramento.org | Staff                             |

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|----------------------|------------------------------------|---|---|----------------------|
| Council District - 5 |                                    |   |   |                      |
| In Progress          |                                    |   |   |                      |
|                      | Z25-096                            | 3654 1ST AVE  | Michael Crampton<br>MCrampton@cityofsacramento.org              | Zoning Administrator |
|                      |                                    | Request for Tentative Map review to divide one lot into 4, with a deviation for a minimum lot depth of 70ft on the two new east lots, and Site Plan and Design Review for the 8 new dwellings and 8 attached ADUs, with three unique floor plans on .28acre lot in the R-4 zone in the Oak Park design review area. |   |                      |
|                      | Z25-100                            | 2470 28TH AVE   | Daniel Abbes<br>Dabbes@cityofsacramento.org                     | Staff                |
|                      |                                    | A request to reconfigure the floor plan of an existing church and construct a new rear deck and stairs on a 1.83-acre site within the Single-Unit Dwelling (R-1) zone. The request requires a Minor Modification to a previously approved Conditional Use Permit (Z13-124) and Site Plan and Design Review.         |   |                      |
| Approved             |                                    |   |   |                      |
|                      | DR25-235<br>Approved<br>02/12/2026 | 2130 20TH AVE   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                |
|                      |                                    | Site Plan and Design Review for an addition to the rear of existing single-unit dwelling on a 0.23-acre parcel in the Duplex Zone (R-2) zone within the Citywide Design Review Area.  |   |                      |
| Waiting              |                                    |   |   |                      |
|                      | DR25-074                           | 2400 FRUITRIDGE RD  | Matthew Sites<br>916-808-7646 msites@cityofsacramento.org       | Staff                |
|                      |                                    | Request for Site Plan and Design Review to remodel an existing gas station and construct a carwash addition on an approx. 0.57-acre parcel in the General Commercial Zone, Executive Airport Overlay Zone (C-2-EA-2) within the Citywide Design Review Area.  |   |                      |
|                      | DR25-144                           | 2561 19TH AVE   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff                |
|                      |                                    | MMH_build proposed single family home, 1,398 sq ft  |   |                      |
|                      | DR25-161                           | 3694 ELBY LN  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org   | Staff                |
|                      |                                    | Applicant is submitting for a new 8 unit multi-unit dwelling. Project is proceeding under 2040 GP density regulations rather than the R-2B maximum density (per Matt Sites and Kevin Colin).  |   |                      |

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| CURRENT STATUS       | FILE #   | ADDRESS DESCRIPTION  | PLANNER  | REVIEW LEVEL    |
|----------------------|----------|--|--|-----------------|
| Council District - 5 |          |  |  |                 |
| Waiting              |          |  |  |                 |
|                      | DR25-217 |  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Design Director |
|                      |          | Site Plan and Design Review to propose a new 1405 square foot single family residence with 578 square foot garage in the R-1 zone in Oak Park Design Review District on .12 acre. APN#020-0062-020-0000<br>Existing residence and detached garage to be demolished.<br>Advisory- New Detached 418 square foot ADU.<br><br>Minimum Residential Density Dwelling Units Per Net Acre: 3<br>Minimum Floor Area Ratio (FAR): 0<br>Maximum Floor Area Ratio (FAR): 1 |  |                 |
|                      | DR25-221 | 3817 15TH AVE  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Staff           |
|                      |          | Site Plan and Design Review to propose a new 1405 Square foot residence with 578 square foot garage in the R-1 zone in Oak Park Design Review District on .12 acre.<br>Advisory - New 418 square foot detached ADU.<br><br>Minimum Residential Density Dwelling Units Per Net Acre: 3<br>Minimum Floor Area Ratio (FAR): 0<br>Maximum Floor Area Ratio (FAR): 1  |  |                 |
|                      | DR26-025 | 155 CEDAR ROCK CIR   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Staff           |
|                      |          | Site Plan and Design Review to legalize the existing 206 sf Covered Patio in the R-1A zone in Citywide Design Review. Request to legalize the front cinder block wall. CODE CASE FILE #: 25-044319   |  |                 |
| Council District - 6 |          |  |  |                 |
| In Progress          |          |  |  |                 |
|                      | DR24-098 | 6001 RIZA AVE  | Daniel Abbes<br>916-808-5873 DAbbes@cityofsacramento.org   | Staff           |
|                      |          | A request for Site Plan and Design Review to construct a mixed-use development including 214 dwelling units in the 6.24-acre lot in the Single-Unit Dwelling (R-1A) Zone and Citywide Design Review District.  |  |                 |
|                      | DR25-081 | 8040 ANDORA WAY  | Matthew Sites<br>916-808-7646 msites@cityofsacramento.org  | Staff           |
|                      |          | Site Plan and Design Review to construct a 2,635 square foot addition to existing single-unit dwelling family home in the R-1 zone in Citywide Design Review on a 0.23-acre parcel.  |  |                 |

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| CURRENT<br>STATUS                                 | FILE #          | ADDRESS<br>DESCRIPTION  | PLANNER   | REVIEW<br>LEVEL |
|---|-----------------|---|---|-----------------|
| <b>Council District - 6</b><br><b>In Progress</b> |                 |   |   |                 |
|   | <b>DR25-154</b> | 3201 FLORIN PERKINS RD<br>Site Plan and Design Review to remodel and expand an existing three-story office building into a four-story multi-unit residential building with associated site improvements/enhancements on a 1.89-acre parcel in the General Commercial Zone (C-2-SWR-SPD) within the Folsom Boulevard East Special Planning District and the Solid Waste Restricted Overlay Zone. | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff           |
|   | <b>DR25-178</b> | 6801 ELVAS AVE<br>Site Plan and Design Review to proposed multifamily development of a 165-unit private student housing development in the C-2-TO zone in Citywide Design Review on 1.37 acres. Requesting to demolish existing commercial building.  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org   | Staff           |
|   | <b>DR25-182</b> | Site Plan and Design Review for the construction of two warehouses on 0.91-acre parcel in the Light Industrial Zone (M-1-SWR) within the Solid Waste Restricted Overlay Zone and the Citywide Design Review Area.   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff           |
|   | <b>DR25-201</b> | 8732 FRUITRIDGE RD<br>Request for site plan and design review to construct new site lighting on multiple parcels totaling 12.03-acres acre in the Heavy Industrial Zone (M-2(S)) within the Citywide Design Review area.  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff           |
|   | <b>DR25-202</b> | 5744 POWER INN RD<br>Site Plan and Design Review to request to build a new 1855 square foot 2-story single family residence with 285 square foot attached garage in the R-1 zone in Citywide Design Review District on .11 acre.<br>Minimum Residential Density Dwelling Units Per Net Acre: 3  | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org   | Staff           |
|   | <b>DR25-207</b> | 8340 BELVEDERE AVE<br>Construct new 52,000sf cold storage warehouse building, access/egress roads, offices, and material handling inside the cold storage building located on a 27.05 acres parcel with in the M-1S-SWR - light industrial - site improvements/solid waste restricted zone.   | Danny Abbes<br>DAbbes@cityofsacramento.org                      | Design Director |

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|---|-----------------|--|--|-----------------|
| <b>Council District - 6</b><br><b>In Progress</b> |                 |  |  |                 |
|   | <b>DR25-226</b> | 8309 21ST AVE  | Danny Abbes<br>DAbbes@cityofsacramento.org                 | Staff           |
|   |                 | <p>The project building is a single story 27,000 square foot blow molding facility consisting of tilt-up concrete wall construction and TPO roof. A conveyor bridge conveys newly formed bottles over an existing truck aisle into the existing facility. Exterior color will match the existing facility. Exterior light and sound are not a generator above existing plant activities. No process effluent is produced or discharged from this new facility. Excess blow molded material is recycled on site. Bottles that are deemed ineligible for recycling on site, are recycled offsite. The project is expected to have minimal emissions of volatile organic compounds (VOC) and particulate matter associated with operation of new equipment. Particulate matter emissions from material conveyance or grinding are controlled by a dust collection system. There is a net zero increase of plastic wrap waste or recycled products over current operations. General refuse from the project's small office area is either removed through a janitorial service or bagged and taken to the existing facility's trash.</p> |  |                 |
|   | <b>DR25-228</b> | 2250 MORLEY WAY  | Mia Bell<br>916-808-4758 mbell@cityofsacramento.org        | Staff           |
|   |                 | <p>Site Plan and Design Review to propose a new front and rear addition totaling approximately 1200sqft in the R-1-Single-Unit dwelling zone in Citywide Design Review District.</p> <p>1. On the east side/rear, add a new Guest Suite including a new private Bathroom. Also include a new Laundry/Mud Room near the existing Garage. Area beside the existing Kitchen may be reconfigured to achieve the best layout option. 2. On the front side, add two (2) new Bedrooms including on-suite Bathrooms. Also add on to the existing Living/Dining Areas while keeping the existing vaulted ceiling. 3. Remove the wall that separates the existing Living and Dining Rooms. 4. Demolish the existing Enclosed Rear Covered Patio (to be replaced with a new Covered Patio - not part of this set of plans). 5. Push out the existing Dining Room wall (facing the backyard) to be even with the Kitchen/Living Room walls. 6. Reconfigure existing Kitchen area. 7. Remodel existing Bathrooms to include showers only.</p>   |  |                 |
|   | <b>DR25-243</b> | 5403 11TH AVE  | Mia Bell<br>916-808-4758 mbell@cityofsacramento.org        | Staff           |
|   |                 | <p>Request for Site Plan and Design Review to renovate existing single unit dwelling including a new 255sf second story loft on an approx. 0.05-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review area.</p>   |  |                 |
|   | <b>DR26-016</b> | 5946 LEMON PARK WAY  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Staff           |
|   |                 | <p>New residential buildings. New SFD (3 bed/3 bath) and new ADU (3 bed/3 bath).</p>   |  |                 |
|   | <b>DR26-021</b> | 5963 71ST ST   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Staff           |
|   |                 | <p>Site Plan and Design Review for a new Single Unit Dwelling on a vacant lot in the R-1 zone and Citywide design review area</p>  |  |                 |

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|---|-----------------|---|---|-----------------------------------|
| <b>Council District - 6</b><br><b>In Progress</b> |                 |   |   |                                   |
|   | <b>DR26-029</b> | 5940 LEMON PARK WAY<br><br>Site Plan and Design Review for a new single unit dwelling on an approx. 0.09-acre vacant parcel in the R-1A zone within the Citywide Design Review area. Additionally proposing a 997 sf detached ADU.  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff                             |
|   | <b>DR26-031</b> | 6312 RING DR<br><br>CONVERT A SINGLE-FAMILY DWELLING INTO A TRIPLEX<br>- CONSTRUCT UNIT A (1,817 SQ. FT., 4 BEDROOMS / 2 BATHROOMS) WITHIN THE EXISTING GROUND FLOOR UTILITY SPACE.<br>- UNIT B (1,312 SQ. FT.):<br>+ ADD A NEW BATHROOM, LAUNDRY ROOM, AND RECREATION ROOM IN THE CURRENT STORAGE AREA.<br>+ RENOVATE THE EXISTING BATHROOM LOCATED IN THE LIVING ROOM.<br>+ BUILD CLOSETS FOR THE TWO EXISTING BEDROOMS.<br>- CONSTRUCT UNIT C (713 SQ. FT., 2 BEDROOMS / 1 BATHROOM) BY BUILDING ONTO THE EXISTING FIRST-LEVEL COVERED DECK.<br>- REBUILD THE STAIR STEPS AND HANDRAILS OF THE EXTERIOR STAIRS TO COMPLY WITH CURRENT BUILDING CODE STANDARDS. | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff                             |
|   | <b>DR26-036</b> | 5741 FLORIN PERKINS RD<br><br>COMMERCIAL REMODEL OF AN EXISTING BUILDING FOR COMMERCIAL KITCHEN AND COMMISSARY NEW INTERIOR ROOMS AND EXISTING RESTROOMS. SITE PLAN TO BE ADAPTED AND CONSTRUCTED FOR THE USE OF SERVICING AND PARKING FOR FOOD TRUCKS.<br><br>Note: Also Additions to building and property.   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                             |
|   | <b>P23-024</b>  | <br><br>Request for a new 2,960 square foot Chick-fil-A on a portion of a 3.77-acre site within the General Commercial (C-2) zone. The proposal includes a dual-lane drive-through service with on-site dining limited to an outdoor patio. This request requires commission-level review of a conditional use permit for a drive-through restaurant and site plan and design review for the new building and site improvements.  | Zach Dahla<br>916-808-5584 zdahla@cityofsacramento.org          | Planning and Design<br>Commission |

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|---|--|---|--|-----------------------------------|
| <b>Council District - 6</b><br><b>In Progress</b> |  |   |  |                                   |
|   | <b>P24-015</b>                           |   | Daniel Abbes<br>dabbes@cityofsacramento.org                        | City Council                      |
|   |  | A request to construct 214 affordable multi-unit dwellings and 13,000 square feet of commercial space on a vacant ±6.24-acre site. The request requires a Rezone from R-1A and C-2 to R-3 and C-2, Site Plan and Design Review for construction of the site and buildings, and a Tree Permit for the removal of trees.  |  |                                   |
|   |  | Note: Concurrent Lot Line Adjustment and Lot Merger applications will change lot configurations and the number of lots from 5 to 4.   |  |                                   |
|   | <b>P24-029</b>                           |   | Daniel Abbes<br>dabbes@cityofsacramento.org                        | Planning and Design<br>Commission |
|   |  | A request to construct two warehouse buildings totaling ±28,220 square feet and site improvements on a ±7.5-acre vacant site within the Heavy Industrial (M-2S) Zone. The request requires Planning and Design Commission approval of a Conditional Use Permit to establish a hazardous waste facility (transfer station) and Site Plan and Design Review to construct the two buildings and site improvements. |  |                                   |
|   | <b>P24-032</b>                           | 8221 21ST AVE   | Marcus Adams<br>916-808-5044 madams@cityofsacramento.org           | Planning and Design<br>Commission |
|   |  | Power Inn Materials requests a conditional use permit to begin wholesale aggregate sales, aggregate recycling, landscape Materials, concrete blocks, and similar building materials supply facility at 8201 21 st Ave and a Site Plan and Design Review to deviate from landscape requirement.  |  |                                   |
|   | <b>P25-021</b>                           | 6441 POWER INN RD   | Daniel Abbes<br>DAbbes@cityofsacramento.org                        | Planning and Design<br>Commission |
|   |  | A request to construct a gas station with convenience store that sells alcohol and tobacco on a vacant ±6-acre site within the Light Industrial (M-1S) Zone. The request requires Conditional Use Permits to establish a gas station, alcohol sales, and tobacco sales, and Site Plan and Design Review for the construction of the store, fueling facility, and site improvements.                             |  |                                   |
|   | <b>Z24-021</b>                           | 6122 DIAS AVE   | Daniel Abbes<br>dabbes@cityofsacramento.org                        | Zoning Administrator              |
|   |  | A request to subdivide a two-lot, 4.43-acre site into six lots within the Single-Unit or Duplex Dwelling (R-1A) zone. The request requires director-level approval of a Tentative Subdivision Map. There is no proposed new construction or demolition with this application.   |  |                                   |
|   | <b>Z24-105</b><br>Approved<br>10/14/2025 | 8151 FRUITRIDGE RD  | Robert W. Williams<br>916-808-7686 rwwilliams@cityofsacramento.org | Zoning Administrator              |
|   |  | Conditional Use Permit Major Modification of Z18-045 to amend Planning condition of approval #14 regarding the prohibition of generators for cannabis production, on 9.69 acres in the Heavy Industrial zone (M-2S).  |  |                                   |

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|---|----------------|---|--|----------------------|
| <b>Council District - 6</b><br><b>In Progress</b> |                |   |  |                      |
|   | <b>Z25-019</b> | 8580 MORRISON CREEK<br>DR 101   |  | Zoning Administrator |
|   |                | Changing square footage of CUP to remove all manufacturing area and transfer it to distribution.  |  |                      |
|   |                | As it stands, 969 square feet are conditioned to manufacturing and 10,413 square feet are conditioned to distribution (file number Z21-029). Applicant seeks approval to change the current square footage to 0 square feet manufacturing and 11,382 square feet for distribution.  |  |                      |
|   | <b>Z25-031</b> | 3901 FLORIN PERKINS RD  | Michael Crampton<br>MCrampton@cityofsacramento.org                 | Zoning Administrator |
|   |                | A request for: 1) Tentative Map to subdivide five parcels totaling approximately 160 acres into a 3-parcel subdivision map; and 2) Site Plan and Design Review to review the tentative map layout and the construction of five structures totaling approximately 457,000 square feet within the Light Industrial (M-1S) Zone and Citywide Design Review District.   |  |                      |
|   | <b>Z25-036</b> |   | Daniel Abbes<br>dabbes@cityofsacramento.org                        | Zoning Administrator |
|   |                | A request to construct a 181-unit residential building on a 0.79-acre lot within the Manufacturing, Research and Development (MRD-SWR) Zone. The request requires approval of a Conditional Use Permit to allow multi-unit dwelling development within the MRD Zone and Site Plan and Design Review to construct the residences and associated site improvements.   |  |                      |
|   | <b>Z25-041</b> | 6650 ASHER LN   | Robert W. Williams<br>916-808-7686 rwwilliams@cityofsacramento.org | Staff                |
|   |                | Conditional Use Permit Modification of previously approved cannabis production file Z22-069 (time extension and modification of Z17-187 for cultivation distribution and non-volatile manufacturing). Requesting modification so the permit application (COM-2411786) can be approved with the proposed site modifications that has occurred during the permit review process. No changes to the previously approved proposed building. |  |                      |
|   | <b>Z25-057</b> | 8671 ELDER CREEK RD   | Michael Crampton<br>MCrampton@cityofsacramento.org                 | Zoning Administrator |
|   |                | A request for: 1) Conditional Use Permit for a minor recycling facility in a suite on a 2.82-acre site in the Heavy Industrial (M-2(S)) zone. Daily transportation of rubber limited to 3 trucks and 15 tons (total).   |  |                      |

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|---|----------------|--|--|----------------------|
| <b>Council District - 6</b><br><b>In Progress</b> |                |  |  |                      |
|   | <b>Z25-059</b> | 0 8TH AVE<br><br>Tentative Condominium Map to create two airspace parcels within a residential building on a 0.08-acre lot within the Single-Unit Dwelling (R-1) zone. The currently vacant lot has a separate SB9 approval to construct a residential building (file # IR25-014). There are no proposed physical changes to the site with this application.   |  | Zoning Administrator |
|   | <b>Z25-060</b> | 6329 ELVAS AVE<br><br>Request to establish a temporary parking lot on a 0.76-acres site within the General Commercial (C-2-TO) zone and Transit Overlay (TO) zone. This request requires director-level review of a Conditional Use Permit (CUP) for a stand-alone surface parking lot with a waiver of paving and tree shading standards; and Site Plan and Design Review (SPDR) of the surface parking lot with deviations to perimeter landscaping standards.   | Sierra Peterson<br>916-808-7181 speterson@cityofsacramento.org     | Zoning Administrator |
|   | <b>Z25-061</b> | 8535 ELDER CREEK RD<br>200<br><br>The applicant requests that the Neighborhood Responsibility Agreement between the City of Sacramento and Scott W. & Michele T. Cable Revocable Living Trust ("Landowners"), be rescinded for the purposes of cannabis operations at 8535 Elder Creek Road, and the Neighborhood Responsibility Plan requirement instead be satisfied by the Good Neighbor Agreement (GNA) attached hereto. The landowner is no longer required to pay 1% of the gross receipts of every cannabis business that is part of the project on the Property. | Robert W. Williams<br>916-808-7686 rwwilliams@cityofsacramento.org | Staff                |
|   | <b>Z25-069</b> | 8039 CLIFTON RD<br><br>Conditional use permit for an existing parking lot proposed to be used as Auto Storage for a dealership extension of 3930 Power Inn Road in the M-1-SWR zone in Citywide Design Review District. Site Plan and Design Review Deviation for development standards such as landscaping and lighting.  | Michael Crampton<br>MCrampton@cityofsacramento.org                 | Zoning Administrator |
|   | <b>Z25-074</b> | 8770 ELDER CREEK RD<br><br>A request for 1) Tentative Parcel Map to subdivide a 9.59-acre parcel into 3 parcels in the Light Industrial (M-1(S)-R) zone; 2) Site Plan and Design Review to review the tentative map layout and the construction of three shell building totaling 74,520 square feet; and 3) a Tree Permit to review the removal of 4 private protected trees.<br><br>Requires review at the Zoning Administrator level.  | Michael Crampton<br>MCrampton@cityofsacramento.org                 | Zoning Administrator |

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|-----------------------------|---|---|---|----------------------|
| <b>Council District - 6</b> |   |   |   |                      |
| <b>In Progress</b>          |   |   |   |                      |
|                             | <b>Z25-083</b>                            | 8535 MORRISON CREEK<br>DR<br><br>Dabbes@cityofsacramento.org<br>A request to dedicate 4,895 square feet to cannabis manufacturing and 5,668 square feet to cannabis distribution within an existing warehouse on a 0.48-acre site within the Heavy Industrial (M-2S) Zone. The request requires Zoning Administrator approval of Cannabis Distribution and Cannabis Manufacturing Conditional Use Permits. There are no proposed changes to the existing building exterior or site.   | Daniel Abbes  | Zoning Administrator |
|                             | <b>Z25-084</b>                            | 5711 FLORIN PERKINS RD<br><br>MAdams@cityofsacramento.org<br>Request to modify CUP to change suite C and D from delivery only dispensary use , to expanded cultivation use from previous records (Z14-014, Z17- 118, Z17-256, Z17-263, Z18-056, Z18-211, Z19-024, Z20-112), on 1.49acre lot in (M-2S) zoning .  | Michael Crampton  | Staff                |
|                             | <b>Z25-106</b>                            | 8905 ALDER AVE<br><br>916-808-2688 sscott@cityofsacramento.org<br>Request for 1) A Tentative Map to subdivide an approx. 8.65-acre parcel within the Heavy Industrial Zone (M-2S-FF) into 5 lots; and 2) Site Plan and Design Review of the tentative map layout, the construction of a trucking terminal yard, and associated site improvements.   | Sarah Scott   | Zoning Administrator |
|                             | <b>Z26-007</b>                            | <br>DAbbes@cityofsacramento.org<br>Request for a Time Extension for record Z22-046- The project is a proposal to subdivide a +3.82-acre lot into 30 residential lots, two private streets, and one common lot, and to construct 30 dwelling units and a recreation center within the Single-Unit or Duplex Dwelling (R-1A) zone. The request requires approval of entitlements including a Tentative Subdivision Map, Tentative Subdivision Map deviations for non-standard streets, Site Plan and Design Review, and a Tree Permit to remove city street trees. Twenty accessory dwelling units are also proposed at this site under a separate ministerial review application (IR22-246). | Danny Abbes   | Staff                |
| <b>Approved</b>             |   |   |   |                      |
|                             | <b>DR25-223</b><br>Approved<br>02/12/2026 | 8451 ROVANA CIR<br><br>Request for Site Plan and Design Review for a remodel of an existing industrial building on an approx. 5.57-acre parcel in the Heavy Industrial Zone (M-2S) within the Citywide Design Review Area.  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff                |
|                             | <b>DR25-230</b><br>Approved<br>02/05/2026 | 5813 63RD ST<br><br>Site Plan and Design Review to legalize an addition to a single-unit dwelling on a 0.17-acre parcel in the Single-Unit Dwelling Zone within the Citywide Design Review Area.  | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                |

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|-----------------------------|------------------------|--|--|--------------|
| <b>Council District - 6</b> |                        |  |  |              |
| <b>Approved</b>             |                        |  |  |              |
|                             | <b>DR25-239</b>        | 4964 13TH AVE  | Sarah Scott                                | Staff        |
|                             | Approved<br>02/06/2026 | Request for Site Plan and Design Review to construct a second-story addition on an approx. 0.14-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.                             | 916-808-2688 sscott@cityofsacramento.org   |              |
| <b>Waiting</b>              |                        |  |  |              |
|                             | <b>DR25-064</b>        | 8117 14TH AVE  | Sarah Scott                                | Staff        |
|                             |                        | Request for to construct a new parking lot on existing vacant land on an approx. 2.22-acre parcel in the General Commercial zone (C-2-SWR) within the Citywide Design Review Area. Previously approved under DR22-237. | 916-808-2688 sscott@cityofsacramento.org   |              |
|                             | <b>DR25-215</b>        | 5025 T ST  | Whitney Johnson                            | Staff        |
|                             |                        | Request for Site Plan and Design Review for second story addition to existing home at 5025 T ST, on .16 Acre lot in the R-1 zone.  | 916-808-8947 wjohnson@cityofsacramento.org |              |
|                             | <b>DR25-231</b>        | 4490 69TH ST   | Sarah Scott                                | Staff        |
|                             |                        | Site Plan and Design Review to propose a two-story addition to an existing residence in the R-1 zone in Citywide Design Review district.   | 916-808-2688 sscott@cityofsacramento.org   |              |
|                             | <b>DR25-233</b>        | 8621 MORRISON CREEK DR   | Kevin Valente                              | Staff        |
|                             |                        | SPDR request to develop vacant lot for heavy truck parking on 2.5 acre lot in the M-2S zone in the Citywide SPDR area.   | 916-372-6100 KValente@raneymanagement.com  |              |
| <b>Council District - 7</b> |                        |  |  |              |
| <b>In Progress</b>          |                        |  |  |              |
|                             | <b>DR26-009</b>        | 1217 8TH AVE   | Kevin Valente                              | Staff        |
|                             |                        | Request for Site Plan and Design Review to propose<br>1. New garage with storage<br>2. Remodel of existing tearoom<br>3. Remodel and additional of existing single-family home   | 916-372-6100 KValente@raneymanagement.com  |              |
|                             | <b>DR26-018</b>        | 6033 ANNRUD WAY  | Kevin Valente                              | Staff        |
|                             |                        | - (N) 728 S.F. CONDITIONED ADDITION TO HOME<br>- (N) 22 S.F. UNCONDITIONED ADDITION TO GARAGE<br>- KITCHEN REMODEL   | 916-372-6100 KValente@raneymanagement.com  |              |

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|-----------------------------|---|--|---|--------------------------------|
| <b>Council District - 7</b> |   |  |   |                                |
| <b>In Progress</b>          |   |  |   |                                |
|                             | <b>DR26-019</b>                           | 1507 LINDA VISTA LN<br>Remodel existing residence and add a master bedroom and bathroom. Convert existing un-permitted area to permitted/conditioned area. Replace existing roof structure   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff                          |
|                             | <b>DR26-027</b>                           | 6207 RIVERSIDE BLVD<br>Request for a Site Plan and Design Review Time Extension for the approved record DR22-051.  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com      | Staff                          |
|                             | <b>DR26-037</b>                           | 1948 SUTTERVILLE RD<br>Minor modification to DR23-227, Request for the addition of patio awnings.  | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                          |
|                             | <b>P24-020</b>                            | Proposal to construct an electronic billboard in the Office Business (OB) zone on approximately 0.16-acres. The requested entitlement is for Site Plan and Design Review to construct a 50-foot electronic billboard.  | Angel Anguiano<br>AAnguiano@cityofsacramento.org                | Planning and Design Commission |
|                             | <b>P25-007</b>                            | 5700 S LAND PARK DR<br>A request to construct an 80-foot-tall monopine telecommunications facility and equipment enclosure on a portion of a 2-acre church site within the Single-Unit Dwelling (R-1-EA-4) Zone. The request requires a Conditional Use Permit and Site Plan and Design Review with a deviation to height development standards. A similar request was approved (and now expired) in 2021 under file number P21-004. | Daniel Abbes<br>dabbes@cityofsacramento.org                     | Planning and Design Commission |
|                             | <b>PB25-031</b>                           | 1518 BROADWAY<br>Remove and relocate existing historic sign and replace with replica. one (1) building-mounted illuminated sign  | Henry Feuss<br>916-808-5880 HFeuss@cityofsacramento.org         | Staff                          |
| <b>Approved</b>             |   |  |   |                                |
|                             | <b>DR25-241</b><br>Approved<br>02/09/2026 | 3215 FREEPORT BLVD<br>Site Plan and Design Review to convert the existing building into a multi-unit building with 4 dwelling units on a 0.17-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff                          |
| <b>Waiting</b>              |   |  |   |                                |

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| CURRENT STATUS       | FILE #   | ADDRESS DESCRIPTION  | PLANNER   | REVIEW LEVEL |
|----------------------|----------|--|---|--------------|
| Council District - 7 |          |  |   |              |
| Waiting              |          |  |   |              |
|                      | DR25-190 | 3501 13TH ST   | Whitney Johnson<br>916-808-8947 wjohnson@cityofsacramento.org   | Staff        |
|                      |          | Site Plan And Design Review For A Proposed Remodel To An Existing 1941 Sf Single Family Residence With A 1009 Sf Addition. There Will Be A Reorganization Of The Interior Spaces Including Adding A Bedroom And 1/2 Bathroom Will Be Added, Along With Converting An Office To A Bedroom, Resulting In A Total Of 4 Bedrooms And 4-1/2 Bathrooms. There Will Be 390 Sf Of Covered Porch Including A 125 Sf Covered Roof Deck. Water, Sewer, Gas And Electrical Utilities Will Also Be Rerouted And Reinstalled. A 550 Sf One-Car Garage/Utility Space With A 543 Sf 2nd Story Accessory Dwelling Unit Will Also Be Constructed As Part Of This Permit. |   |              |
|                      | DR26-002 | 2619 PORTOLA WAY   | Armando Lopez Jr.<br>916-808-8239 ALopezJr@cityofsacramento.org | Staff        |
|                      |          | Site Plan and Design Review to remodel and expand existing single-unit dwelling on a 0.14-acre parcel in the Single-Unit Dwelling Zone (R-1) within the Citywide Design Review Area.   |   |              |
|                      |          | Expand rear of house 10'. New rear addition, basement with new bathroom, new stairs to basement, extended kitchen, revised stairs, extended family room with new covered & uncovered deck, master suite addition at second floor with new master bathroom, balcony, and laundry at second floor. Toilets 3 total   |   |              |
| Council District - 8 |          |  |   |              |
| In Progress          |          |  |   |              |
|                      | DR24-236 | 8203 DELTA SHORES CIR  | Sarah Scott<br>916-808-2688 sscott@cityofsacramento.org         | Staff        |
|                      |          | Request for Site Plan and Design Review to construct 344 units across two parcels totaling 12.8 acres in the Multi-Unit Dwelling Zone (R-3-PUD) within the Delta Shores Planned Unit Development.  |   |              |
|                      | DR25-209 |  | Michael Crampton<br>916- mcrampton@cityofsacramento.org         | Staff        |
|                      |          | Design review submittal package for Future Delta Shores project. 209 single unit dwellings with 6 floor plans and 3 elevations per plan. Approved tentative map Z24-087.   |   |              |

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| CURRENT<br>STATUS                                 | FILE #          | ADDRESS<br>DESCRIPTION  | PLANNER  | REVIEW<br>LEVEL |
|---|-----------------|---|--|-----------------|
| <b>Council District - 8</b><br><b>In Progress</b> |                 |   |  |                 |
|   | <b>DR26-003</b> | 8248 DELTA SHORES CIR   | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Staff           |
|   |                 | Request for SPDR to constructing a new ground-up retail bank branch consisting of a single-story retail structure with a total floor area of approximately 3,885 square feet located on a 0.94 acre lot in the Delta Shores PUD.  |  |                 |
|   |                 | The site is approximately 0.94 acres within an existing shopping center and currently consists of a vacant retail pad prepared for development. The building will be a single-story retail structure with a total floor area of approximately 3,885 square feet.  |  |                 |
|   |                 | The scope of work includes submission of a Site Plan, Landscape Plan, Floor Plan, Building Elevations, and Exterior Materials Board. The project is designed to fully comply with all applicable development standards and design guidelines; no deviations or variances are requested.   |  |                 |
|   |                 | Architectural design aligns with the (PUD) guidelines, reflecting industrial warehouse and manufacturing-inspired aesthetics. Exterior materials will include stucco, metal siding, Alucobond panels, and composite wood siding, complemented by suspended metal canopies over storefront entries. The design emphasizes durability, modern appeal, and consistency with surrounding development. |  |                 |
|   |                 | Site work will involve standard construction activities for foundation, utility connections, and landscaping improvements. No extraordinary grading or demolition is anticipated beyond preparation of the existing pad.  |  |                 |
|   |                 | This project will enhance the shopping center by introducing a financial services use, contributing to community convenience and economic vitality while maintaining compliance with all zoning and design requirements.  |  |                 |
|   | <b>DR26-030</b> | 8169 VALLEY GREEN DR  | Kevin Valente<br>916-372-6100 KValente@raneymanagement.com | Staff           |
|   |                 | Site Plan and Design Review to legalizing addition and fence wall to an existing single unit dwelling in the R-1 zone and Citywide Design Review Area   |  |                 |
|   | <b>DR26-034</b> | 8001 BRUCEVILLE RD  |  | Staff           |
|   |                 | Request for Site Plan and Design Review to construct a 3,410 SF addition to existing Sierra Vista Hospital for behavioral health in the H-PUD zone.   |  |                 |
|   |                 | Addition will add 12 new beds and will renovate some portions of existing hospital. Courtyard will receive civil and landscape updates including grading and drainage, utility relocations, planting, and irrigation.   |  |                 |

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| CURRENT<br>STATUS                                 | FILE #         | ADDRESS<br>DESCRIPTION  | PLANNER          | REVIEW<br>LEVEL                   |
|---|----------------|---|------------------|-----------------------------------|
| <b>Council District - 8</b><br><b>In Progress</b> |                |   |                  |                                   |
|   | <b>P25-005</b> | 1922 COSUMNES RIVER<br>BLVD<br><br>dabbes@cityofsacramento.org<br>A request to construct a drive-through restaurant on a vacant 1.8-acre lot within the General Commercial (C-2-PUD) zone and Delta Shores Planned Unit Development. The request requires Planning and Design Commission approval of a Conditional Use Permit and Site Plan and Design Review entitlements. | Daniel Abbes     | Planning and Design<br>Commission |
|   | <b>P25-023</b> | 8640 DELTA SHORES CIR<br><br>MAdams@cityofsacramento.org<br>Application for Development Agreement Amendment for Delta Shores PUD  | Marcus Adams     | Planning and Design<br>Commission |
|   | <b>Z24-104</b> | 7850 24TH ST<br><br>916- mcrampton@cityofsacramento.org<br>Request for 1) Tentative map to subdivide 535 parcels across 58.3-acres; and 2) Site Plan and Design Review to review the tentative map layout and fencing plan.   | Michael Crampton | Zoning Administrator              |
|   | <b>Z25-091</b> | 7615 JACINTO RD<br><br>MCrampton@cityofsacramento.org<br>A request for 1) Tentative Map to review the subdivision of a 2.4-acre parcel into 32 parcels within the Multi-Unit Dwelling (R-1-R) zone; and 2) Site Plan and Design Review to review the tentative map layout and construction of 32 single-unit dwellings.   | Michael Crampton | Staff                             |

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