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Minutes
Director Hearing

Published by the
Community Development Department
(916) 264-5011

Thursday December 05, 2024
1:00 p.m.

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1. 3324 V Street Tentative Parcel Map and New Alley-Oriented Housing (Z24-036) (Noticed 11/01/2024)[Continued from 11/14/2024]

Location: 3324 V St; APN: 010-0205-007-0000; (District 5, Represented by Councilmember Maple)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15332-Infill Developments); and **Item B.** Tentative Parcel Map to subdivide one 0.15-acre parcel into three parcels within the Multi-Unit Dwelling (R-4) Zone; and **Item C.** Site Plan and Design Review for the Tentative Parcel Map and the construction of two new single-unit dwellings. The proposal includes Site Plan and Design Review deviations to lot size development standards. The existing residential building along V Street is proposed to remain.

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

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

6122 Dias Avenue Tentative Subdivision Map (Z24-021) (Noticed 11/01/2024) [Continued from 11/14/2024]

Location: 6122 Dias Ave; APN: 038-0191-011-0000; (District 6, Represented by Councilmember Guerra)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15332-Infill Developments); and **Item B.** Tentative Subdivision Map to subdivide two lots totaling 4.43 acres into six lots within the Single-Unit or Duplex Dwelling (R-1A) zone; and **Item C.** Site Plan and Design Review of the Tentative Subdivision Map with a deviation to maximum lot depth development standards. There is no proposed new construction or demolition with this application.

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

Item continued to 12/12/24.

2. Greenhaven Optometry (Z24-065) (Noticed 11/22/2024)

Location: 1116 Corporate Way; APN: 031-0054-021-0000; (District 7, Represented by Councilmember Jennings)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15303-New Construction or Conversion of Small Structures and 15332-In-Fill Development); **Item B.** Tentative Subdivision Map to subdivide a 1.7-acre parcel in the Office Business Low-Rise Mixed-Use zone, Executive Airport Overlay Zone, and Greenhaven Executive Park Planned Unit Development (OB-EA-3-PUD) within the Citywide Design Review Area and **Item C.** Site Plan and Design Review of the tentative map layout; construction of a medical office building with ancillary retail space; and the removal of one private protected tree.

Contact: Rod Lawlor, Assigned Planner, (916) 204-9787, RLawlor@cityofsacramento.org

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

3. 320 V Street Tentative Parcel Map (Z24-077) (Noticed 11/22/2024)

Location: 320 V St; APN: 009-0171-028-0000; (District 4, Represented by Councilmember Valenzuela)

Entitlements: **Item A.** Environmental Exemption (Per CEQA 15315-Minor Land Division); **Item B.** Tentative Parcel Map to subdivide an approximately 0.15-acre parcel into two lots within the Residential Office (RO-SPD) zone, Central City Special Planning District (SPD), and the South Side Historic District; and **Item C.** Site Plan and Design Review of the tentative parcel map.

Contact: Zach Dahla, Associate Planner, (916) 808-5584, ZDahla@cityofsacramento.org

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