



REPORT TO COUNCIL

City of Sacramento

915 I Street, Sacramento, CA 95814-2671
www.CityofSacramento.org

Consent
March 6, 2007

Honorable Mayor and
Members of the City Council

Title: Continuance request for the Call-up of the 5th Avenue Duplexes (P05-046)

Location/Council District: 3018-B 5th Avenue; APNs: 013-0137-016 and 017 (District 5)

Recommendation: Approve the applicant's request to continue the project hearing date to no later than June 12, 2007, in order to allow the applicant additional time for project revisions.

Contact: Kimberly Kaufmann-Brisby, Associate Planner, (916) 808-5590; Tom Buford, Senior Planner, (916) 808-7931

Presenter: Not applicable

Department: Development Services

Division: Current Planning

Organization No: 4881

Description/Analysis:

Issue: The project, which was called-up for hearing before the City Council by Council Member Lauren Hammond, was first noticed for hearing on November 9, 2006. The project was continued from the November 9, 2006, hearing date to allow the applicant time for project redesign. The Zoning Code provides a hearing regarding the project should be held within 120 days of the date the project was noticed for a public hearing at City Council. This would require a hearing before the City Council no later than its March 6, 2007 meeting. The deadline for action may be extended by mutual agreement between the applicant and the City Council. The applicant has agreed to the hearing date continuance (see Attachment 1). Staff suggests the hearing be continued to a date no later than June 12, 2007.

The applicant has employed a new project architect who will help resolve concerns raised regarding the project but needs additional time in order to resolve the concerns.

Policy Considerations: Not applicable

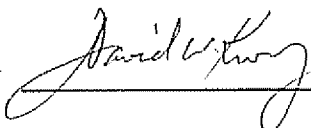
Committee/Commission Action: Not applicable


Environmental Considerations: Not applicable

Rationale for Recommendation: Not applicable

Financial Considerations: There are no financial considerations associated with this report.

Emerging Small Business Development (ESBD): No goods or services are being purchased under this report.

Respectfully Submitted by: 
David Kwong
Planning Manager

Approved by: 
William Thomas
Development Services Director

Recommendation Approved:



RAY KERRIDGE
City Manager

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Attachment 1 – Applicant’s Signed Continuance Request

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NEWDIMENSIONLEARNING
CITY OF SACRAMENTO

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CITY OF SACRAMENTO
CALIFORNIA

DEVELOPMENT SERVICES
DEPARTMENT
CURRENT PLANNING DIVISION
(916) 808-5381

915 I STREET
ROOM 308
SACRAMENTO, CA 95814-2998

February 5th, 2007

Mr. Ira Ross, Sr.
2630 Ohio Avenue
Richmond, California 94804

SUBJECT: Project Continuance for the 5th Avenue project (P05-046)

Dear Mr. Ross:

As you know, your project was called up by Councilwoman Hammond following its approval by the Planning Commission. Since that date there have been continuing discussions regarding your project.

The Zoning Code provides that a hearing regarding the project should be held within 120 days of the date the project was noticed for a public hearing at City Council. In this case, the project was first noticed for hearing on November 9, 2006 and would require a hearing before the City Council no later than its March 6, 2007 meeting.

I am aware that you have employed a new architect on the project and I hope we are able to identify a plan that resolves the various concerns raised regarding the project. I do not think we will be able to achieve that result and make the March 6, 2007 deadline, particularly because we must prepare materials well in advance of the City Council hearing.

The deadline for action may be extended by mutual agreement. We suggest that the hearing be continued to no later than June 12, 2007.

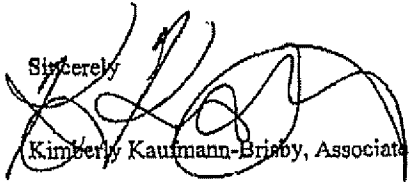
If you are in agreement, please sign below and return a copy of this letter to me at your earliest convenience. I will then schedule the continuance matter on the City Council's consent calendar. If you have questions, or do not agree to the continuance, please contact me at (916) 808-5590.

Thank you for your time and attention.


02/05/2007 15:26 9167398125
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Sincerely

Kimberly Kaufmann-Brisby, Associate Planner

I agree the City Council hearing on Project P05-046 will be continued to a date no later than June 12, 2007.


Ira Ross, Sr., Project Applicant

