

In the matter of the decision of the City)
Planning Commission to approve a variance)
to allow a six-foot high block wall on a)
front property line on 0.16+ acres in)
the Single Family (R-1) zone located at)
1312 Nevis Court (P86-189))

NOTICE OF DECISION
AND
FINDINGS OF FACT

Based upon documentary and oral evidence presented at its regular public hearing on June 12, 1986, the City Planning Commission indicated an intent to approve the above entitlement, subject to a condition and based upon findings of fact due June 26, 1986.

Condition

The applicant shall remove the arch over the driveway entrance to the site.

Findings of Fact

1. The granting of the variance would not constitute a special privilege extended to an individual, in that the subject site is in a unique location at the bend of a right angle street.
2. Granting the variance is not injurious to properties in the vicinity, in that the location of the wall on the property and the property's unique location do not impact surrounding properties.
3. The project is consistent with the City's Discretionary Interim Land Use Policy, in that the site is designated for residential use by the 1974 General Plan, and the wall conforms with the plan designation.

Approved by the Planning Commission
on June 26, 1986 for the City
Planning Commission meeting of
June 12, 1986

CHAIR