



CITY OF SACRAMENTO

CITY MANAGER'S OFFICE
RECEIVED
APR 4 1980

CITY PLANNING DEPARTMENT

915 "I" STREET
CITY HALL - ROOM 308

SACRAMENTO, CALIF. 95814
TELEPHONE (916) 449-5604

Marty Van Duyn

[REDACTED]
PLANNING DIRECTOR

April 4, 1980

City Council
Sacramento, California

Honorable Members in Session:

SUBJECT: Tentative Map (P-8848)

LOCATION: South side of Meadowview Road at the easterly terminus of Laramore Way

SUMMARY

This is a request to divide 10.2 acres into 55 single family lots located in the R-1 zone. The staff and Planning Commission recommended approval of the request subject to conditions.

BACKGROUND INFORMATION

The subject site is presently vacant and located adjacent to an existing single family subdivision. There are single family dwellings located to the north and west, the Job Corps Center to the east, and vacant property to the south.

Staff has no objection to the proposal because it is compatible with surrounding land uses and with the community plan.

VOTE OF PLANNING COMMISSION

On December 13, 1979, the Planning Commission, by a vote of nine ayes, recommended approval of the map subject to conditions.

APPROVED
BY THE CITY COUNCIL

APR 8 1980

OFFICE OF THE
CITY CLERK

City Council

-2-

April 4, 1980

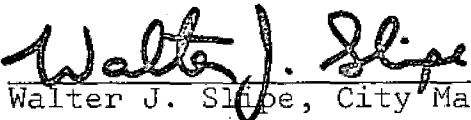
RECOMMENDATION

The staff and Planning Commission recommend that the City Council approve the Tentative Map and adopt the attached resolution.

Respectfully submitted,


Marty Van Dryn
Planning Director

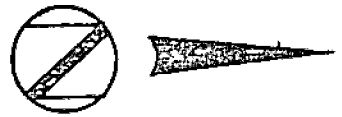
FOR TRANSMITTAL TO CITY COUNCIL:


Walter J. Slibe, City Manager

MVD:HY:bw

April 8, 1980
District No. 8

Attachments
7-8843



JOHN STILL
SEE

MAP

NO.

ONEDRA

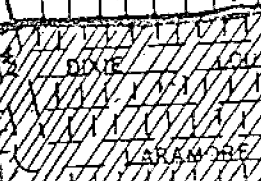
KENWORTHY

24 TH

25 TH

UNIT N° 6

MARY LOU



MEADOWVIEW
WILMINGTON
TEEKAY ST
CLERY ST
WY

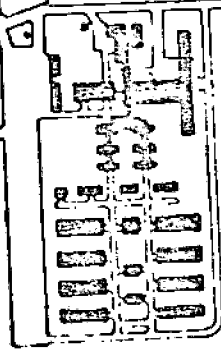
UNIT N° 4
CADLEY AV



CIVIL DEFENSE

STATE

JOB CORPS CENTER



NATIONAL GUARD

ANIMAL LAB

MEADOWVIEW

GUILD ACRES
CORAL GABLES
N° 2

GUILD ESTATES
RESUB
N° 2

GUILDWOOD

ITEM N° 41

Po 8848

DECEMBER 13 79

SIRACER

BILLINGS

BLVD

TISDALE WY
MEADOWVIEW

RESOLUTION NO. 80-205

Adopted by The Sacramento City Council on date of

APRIL 8, 1980

ADOPTING FINDINGS OF FACT, APPROVING A REQUEST
FOR TENTATIVE MAP MEADOWVIEW VILLAGE UNIT 7
(P-8848) (APN: 053-010-53)

WHEREAS, the Planning Commission has submitted to the City Council its report and recommendations concerning the request for a tentative map for Meadowview Village Unit 7, located south of Meadowview Road at the easterly terminus of Laramore Way (hereinafter referred to as the proposed subdivision).

WHEREAS, the Council of the City of Sacramento, based on testimony submitted at a public hearing conducted on April 8, 1980, hereby finds and determines as follows:

- A. The proposed subdivision, together with the provisions for its design and improvement, is consistent with the City General Plan and the Meadowview Community Plan in that both plans designated the subject site for residential uses. Also, any required improvements are to be designed and constructed within the provisions of the Subdivision Regulations which, by Section 40.102 of said regulations, is designated as a Specific Plan of the City of Sacramento.
- B. The site is physically suitable for the type and proposed density of development in that the subject site is flat with no significant erosional, soil expansion or other similar problems.
- C. The design of the subdivision or proposed improvements are not likely to cause substantial environmental damage, and will not substantially and avoidably injure fish or wildlife or their habitat. The proposed project has been reviewed and assessed by the Environmental Coordinator, who has filed a Negative Declaration with the City Clerk. By virtue of the Negative Declaration, the proposed project will not cause individual or cumulative adverse effects on the natural and social-physical environment nor substantially and avoidably injure fish, wildlife or their habitat.
- D. The design of the subdivision or the type of improvements are not likely to cause serious public health problems in that community water and sewer systems exist at the site. The site is not within an established floodplain or over a known seismic fault.
- E. The design of the subdivision or the type of improvements will not conflict with easements acquired by the public for access through, or use of, the property within the proposed subdivision, in that there are no access easements for use by the public at large on the subject site.
- F. The discharge of waste from the proposed subdivision into the community sewer system servicing the proposed subdivision will not result in or add to a violation of the waste discharge requirements applicable to said sewer system which were prescribed by the California Regional Water Quality Control Board, Central Valley Region, in that the existing City of Sacramento treatment plants have a design capacity of 75 mgd and that actual treated discharge averages 56 mgd. The discharge from the proposed project will not create a condition exceeding the design capacity.

APPROVED
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CITY CLERK

- G. The design of the proposed subdivision provides, to the extent feasible, for future passive or natural heating or cooling opportunities in the proposed subdivision, taking into consideration the local climate, the contour and configuration of the parcel to be divided, and such other design and improvement requirements applicable to the proposed subdivision.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Sacramento as follows:

- A. The Negative Declaration be ratified;
- B. The Tentative Map be approved subject to the following conditions:
1. The applicant shall provide standard subdivision improvements including street lights pursuant to Section 40.811 of the Subdivision Ordinance.
 2. The applicant shall prepare a sewer and drainage study for review and approval by the City Engineer.
 3. The applicant shall meet the standard Traffic Engineering requirements for subdivisions.

MAYOR

ATTEST:

CITY CLERK

P-8848

