

**CITY OF SACRAMENTO
DEPARTMENT OF PLANNING & DEVELOPMENT
ZONING ADMINISTRATOR
1231 I Street, Sacramento, CA 95814**

ACTION OF THE ZONING ADMINISTRATOR


On February 19, 2003, the Zoning Administrator withdrew an application for a special permit for the project known as Z02-132 at the applicant's request.

Project Information

Location: 717 K Street

Assessor's Parcel Number: 006-0096-022

Applicant: Nextel Communications (ATTN: Jim Louie)
2180 Harvard Street, Ste 220
Sacramento, CA 95815



Joy D. Patterson
Zoning Administrator

cc: File
ZA Binder

Nextel of California, Inc. dba **NEXTEL** Communications

SPECIALIZED MOBILE RADIO FACILITY

Z02-132
REC'D JULY 05, 2002

SITE NAME:
GROCKER
SITE NUMBER:
CA-1429A



PROJECT ENGINEER: WESTERN PLANNING & ENGINEERING 11800 KEUPER ROAD, #3 AUBURN, CA 95603 PHONE: (530) 823-8917 FAX: (530) 823-9518	ENGINEER/SURVYOR: EVANS SURVEYS INC. 420 LINCOLN AVE FAIRFIELD, CA 94533 PHONE: (707) 428-4700 FAX: (707) 428-5348
ELECTRICAL ENGINEER:	GEOLOGICAL ENGINEER:
INSPECTION SERVICES:	LANDSCAPE ARCHITECT:

CONSULTANT TEAM

SITE NAME: GROCKER	SITE NUMBER: CA-1429A
SITE ADDRESS: 717 K STREET SACRAMENTO, CA 95814	OWNER: CAPITAL INVESTORS 717 K STREET SACRAMENTO, CA 95814 CONTACT: JOE POPE PHONE: (916) 444-2277
APPLICANT: NEXTEL OF CALIFORNIA, INC. 2180 HARVARD ST., STE. 220 SACRAMENTO, CA 95814 CONTACT: JIM LOUIE PHONE: (916) 997-9438	LEGAL DESCRIPTION: SEE SHEET C-1 FOR LEGAL DESCRIPTION.
APN: 008-0096-022	CURRENT ZONING: C-3
OCCUPANCY: U-1	TYPE OF CONST.: TYPE 5 (NO FIRE RATING)

PROJECT SUMMARY

SHT. NO.	DESCRIPTION
T-1	TITLE SHEET
C-1	SITE SURVEY
A-1	SITE PLAN, SITE DETAIL
A-2	ELEVATIONS

SHEET INDEX

HANDICAPPED REQUIREMENTS:
FACILITY IS UNINHABITED AND NOT FOR HUMAN HABITATION.
HANDICAPPED ACCESS REQUIREMENTS NOT REQUIRED, IN ACCORDANCE WITH CALIFORNIA STATE ADMINISTRATIVE CODE, PART 2, TITLE 24, SECTION 11098.3-12, EXCEPTION 1.

FLOOD ZONE INFORMATION:
FLOOD ZONE: THIS PROJECT LIES WITHIN FLOOD ZONE "C"
SOURCE: FEMA MAP NUMBER 080280-0022F JULY 6, 1999
MINIMUM FOUNDATION ELEVATION = 11/4

CODE:
APPLICABLE CODES:
1997 UNIFORM BUILDING CODE
1998 NATIONAL ELECTRICAL CODE

ZONING:
ZONE 3

WESTERN PLANNING & ENGINEERING
11800 KEUPER ROAD, #3
AUBURN, CA 95603
PHONE: (530) 823-8917
FAX: (530) 823-9518

Nextel of California, Inc.
dba **NEXTEL** Communications
2180 HARVARD ST., STE. 220
SACRAMENTO, CA 95815
PHONE: (916) 997-9438
FAX: (916) 998-1549
CONTACT: JIM LOUIE

CROCKER SITE
CA-1429A
717 K STREET
SACRAMENTO, CA 95814
SACRAMENTO COUNTY

ZONING

APPROVALS
LEASING: _____ DATE: _____
ZONING: _____ DATE: _____
RF ENGINEER: _____ DATE: _____
CONSTRUCTION: _____ DATE: _____
TAG CHECK: _____ DATE: _____
OWNER: _____ DATE: _____

PROJECT NO CA-1429A

DRAWN BY KLB,BGH

CHECKED BY M.E.F.

NO.	DATE	ISSUE
△		
△		

SHEET TITLE

TITLE SHEET

SHEET NUMBER

T-1

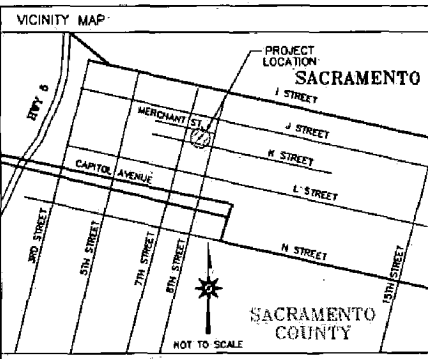
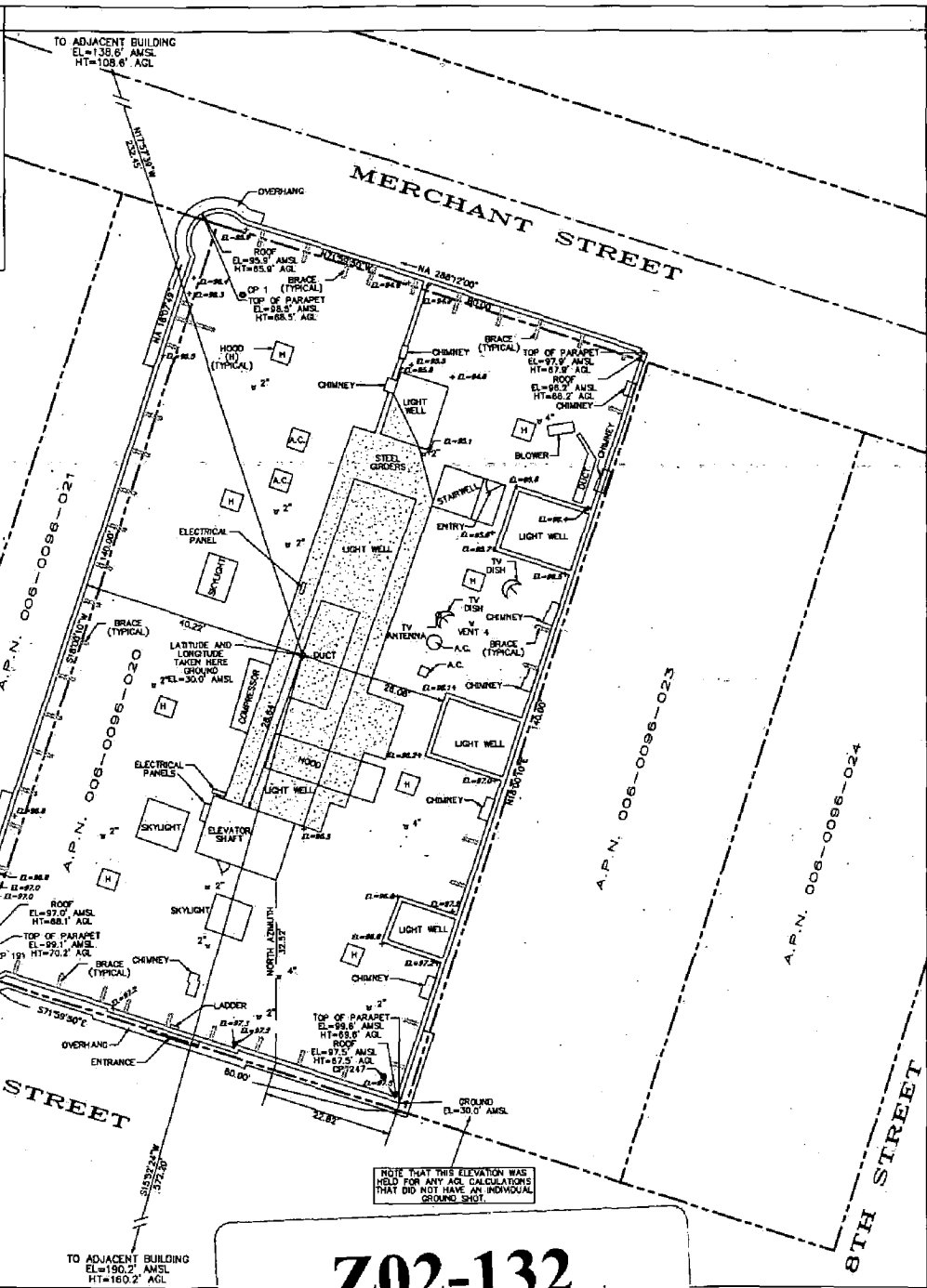
1st SUBMITTAL: 5/17/02

2nd SUBMITTAL: 6/12/02

COMPANY JOB NO. 1429A

LEGEND

- MANHOLE
- FIRE HYDRANT
- LIGHT POLE
- MONUMENT
- TREE
- EDGE OF PAVEMENT
- WATER LINE
- FENCE LINE
- PROPERTY LINE
- PP-POWER POLE
- JP-JOINT POLE
- TP-TELEPHONE POLE
- AMS. ABOVE MEAN SEA LEVEL
- AGL. ABOVE GROUND LEVEL
- CP #.....ESL FIELD CONTROL POINT
- VENT DIAMETER
- VENT
- LOCATION TO MARK
- SPOT ELEVATION



SURVEY GENERAL NOTES

DATE OF SURVEY: 05/08/02
 SURVEYED BY OR UNDER THE DIRECTION OF: Oliver Philip Auer LS 5075

TITLE REPORT WAS NOT AVAILABLE AT THE TIME OF THE FIELD SURVEY. BOUNDARY SHOWN IS BASED ON MONUMENTATION FOUND AND RECORD INFORMATION. THIS IS NOT A BOUNDARY SURVEY. THIS IS A SPECIALIZED TOPOGRAPHIC MAP WITH PROPERTY LINES AND EASEMENTS BEING A GRAPHIC DEPICTION BASED ON INFORMATION GATHERED FROM VARIOUS SOURCES OF RECORD AND AVAILABLE MONUMENTATION FOUND DURING THE FIELD SURVEY. NO EASEMENTS WERE RESEARCHED OR PLOTTED. PROPERTY LINES AND LINES OF TITLE WERE NOT INVESTIGATED NOR SURVEYED EXCEPT AS SHOWN ON THIS PLAN. NO PROPERTY MONUMENTS WERE SET.

DESCRIPTION OF PARCEL:
 NO TITLE REPORT AVAILABLE AT TIME OF SURVEY. BOUNDARY IS APPROXIMATE ONLY.
 DESCRIPTION OF LEASE AREA (PARCEL A):
 NO LEASE AREA SET IN FIELD AT TIME OF SURVEY.
 TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS FROM THE LEASE AREA TO THE PUBLIC ROAD, LOCATION TO BE DETERMINED AT A LATER DATE.
 TOGETHER WITH UTILITY AND POWER EASEMENTS NECESSARY TO SERVE THE LEASE AREA, LOCATION TO BE DETERMINED AT A LATER DATE.

SITE NAME & NUMBER: CROCKER CA-1428A
SITE ADDRESS: 717 K STREET SACRAMENTO, CA 95814
ASSESSOR'S PARCEL NUMBER: 006-0096-022
APPLICANT: NEXTEL OF CALIFORNIA, INC. 1255 TREAT BLVD., # 800 WALNUT CREEK, CA 94596
OWNER: CAPITAL INVESTORS 717 K STREET SACRAMENTO, CA 95814
 ELEVATIONS SHOWN ARE BASED ON MOND 29 DATUM.
 BEARINGS SHOWN ARE BASED UPON S3 R.S. 29

FLOOD PLAIN ELEVATION OF PROJECT AREA IN ZONE X AS SHOWN ON FEMA FIRM MAP COMMUNITY-PANEL NUMBER 090288 0225 F, DATED JULY 8, 1998, AS PROVIDED BY FEMA MAP.

THE LOCATION OF EXISTING UTILITY FACILITIES HAS NOT BEEN RESEARCHED. THE CONTRACTOR SHALL CONTACT THE RESPECTIVE UTILITY COMPANIES TO OBTAIN INFORMATION REGARDING EXACT DEPTH OF BURIAL AND HORIZONTAL LOCATION OF UTILITY LINES. PRIOR TO CONSTRUCTION, EVANS SURVEYS, INC. ASSUMES NO RESPONSIBILITY FOR THE DELINEATION OF SUCH UNDERGROUND UTILITIES, NOR FOR THE EXISTENCE OF BURIED OBJECTS WHICH ARE NOT SHOWN ON THIS PLAN.

FMA 1A CERTIFICATION:
 LATITUDE AND LONGITUDE FOR THE PROJECT AREA WAS OBTAINED FROM INFORMATION PROVIDED BY A GPS SURVEY. THE GEODETIC POSITION SHOWN WAS DETERMINED UTILIZING FAST-STATIC GPS OBSERVATIONS FROM HIGH MONUMENTS USING TRIMBLE 4600S GPS RECEIVERS. THE DATA WAS DIFFERENTIALLY CORRECTED WITH TRIMBLE GPS SURVEY SOFTWARE.

LATITUDE AND LONGITUDE DENOTED ON THIS PLAN ARE ACCURATE TO WITHIN 1/8" FEET HORIZONTALLY AND THE ELEVATIONS SHOWN ON THIS PLAN ARE ACCURATE TO WITHIN 3/8" FEET VERTICALLY.

LATITUDE: 38°34'49.59" LONGITUDE: 121°29'49.24" (NAD 83)
 LONGITUDE: 121°29'49.40" (NAD 27)

ESI CONTROL POINT INFORMATION

CP #	N	E	EL
CP 1	5000.0000	19000.0000	EL=98.7'
CP 181	4881.7383	1853.3034	EL=96.9'
CP 247	4850.8248	1824.9133	EL=97.2'
CP #	00000000.00	00000000.00	EL=XXX.XX'
CP #	00000000.00	00000000.00	EL=XXX.XX'

NexTel of California, Inc.
 dba **NEXTEL**
 Communications
 2180 HARVARD STREET
 SUITE 220
 SACRAMENTO, CA 95814
 PHONE (916)568-4400
 FAX (916)569-1549

CROCKER
 CA-1428A
 717 K STREET
 SACRAMENTO, CA 95814
 SACRAMENTO COUNTY

Evans Surveys
 460 UNION AVENUE
 FAIRFIELD, CALIFORNIA 94534
 Tel. (707) 436-4700
 Fax (707) 420-0300

APPROVALS

LEASING:	DA
ZONING:	DA
RF ENGINEER:	DA
CONSTRUCTION:	DA
TAG CHECK:	DA
OWNER:	DA

PROJECT NO. CA-1428A
 DRAWN BY: ESI CAD

CHECKED BY

NO.	DATE	ISS

SHEET TITLE

SITE SURVE

SHEET NUMBER

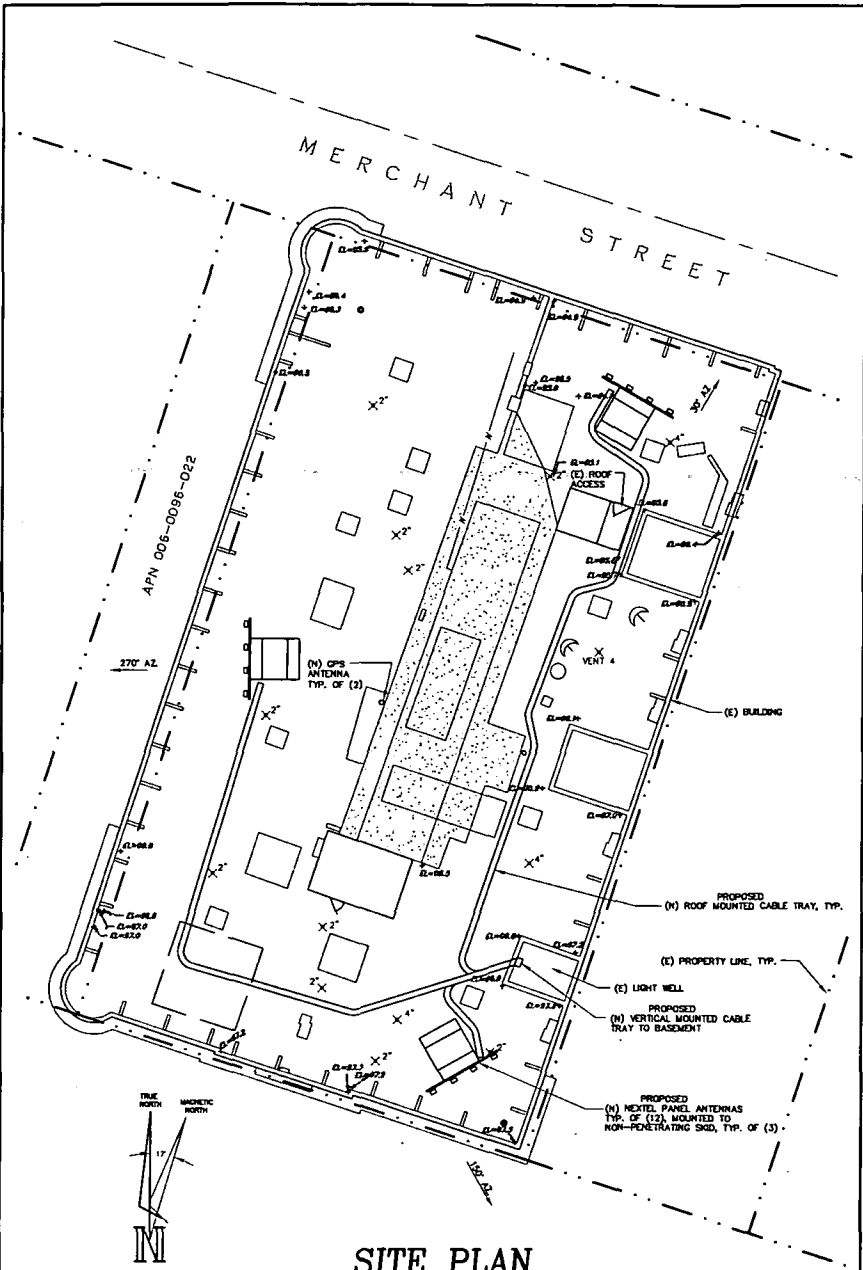
C-1

1st SUBMITTAL: 05

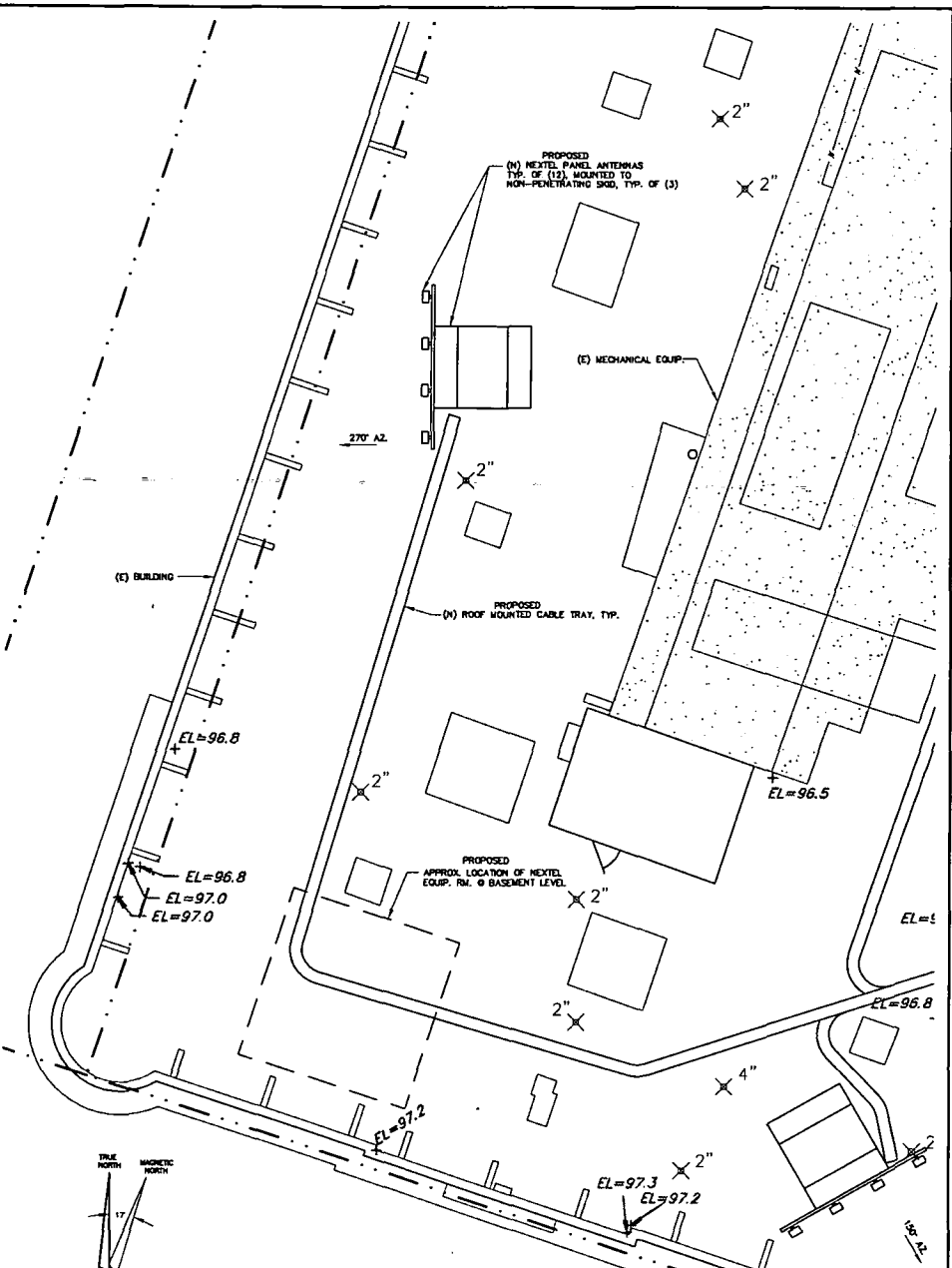
2nd SUBMITTAL:

ESI JOB NO. C

Z02-132
REC'D JULY 05, 2002



SITE PLAN
SCALE 1" = 10'



SITE DETAIL
SCALE 1" = 5'

WESTERN PLANNING & ENGINEERING
11860 KEMPER ROAD, #3
AUBURN, CA 95603
PHONE: (530) 823-8917
FAX: (530) 823-8518

NexTel of California, Inc.
dba **NEXTEL**
Communications
2180 HARVARD ST., STE. 220
SACRAMENTO, CA 95815
PHONE (916) 997-9436
FAX (916) 568-1549
CONTACT: JIM LOUJE

CROCKER SITE
CA-1429A
717 K STREET
SACRAMENTO, CA 9581
SACRAMENTO COUNTY

ZONING

APPROVALS

LEASING: _____ DATE: _____
ZONING: _____ DATE: _____
RF ENGINEER: _____ DATE: _____
CONSTRUCTION: _____ DATE: _____
TAG CHECK: _____ DATE: _____
OWNER: _____ DATE: _____

PROJECT NO CA-1429A
DRAWN BY BOH
CHECKED BY M.E.F.

NO.	DATE	ISSUE
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△		

SHEET TITLE

SITE PLAN
SITE DETAIL

SHEET NUMBER

A-1

1st SUBMITTAL: 6/06/02
2nd SUBMITTAL: 6/12/02
COMPANY JOB NO. 1429A

Z02-132
REC'D JULY 05, 2002

Z02-132
 REC'D JULY 05, 2002



3 WEST ELEVATION
 SCALE 1" = 10'



2 SOUTH ELEVATION
 SCALE 1" = 10'



1 NORTH ELEVATION
 SCALE 1" = 10'

WESTERN PLANNING & ENGINEERING
 11860 KEMPER ROAD, #3
 AUBURN, CA 95603
 PHONE: (530) 823-8917
 FAX: (530) 823-8918

Nextel of California, Inc.
 dba **NEXTEL**
 Communications
 2180 HARVARD ST., STE. 220
 SACRAMENTO, CA 95815
 PHONE (916) 937-2430
 FAX (916) 548-1549
 CONTACT: JIM LOUJE

CROCKER SITE
 CA-1429A
 717 K STREET
 SACRAMENTO, CA 95814
 SACRAMENTO COUNTY

ZONING

APPROVALS

LEASING:	DATE:
ZONING:	DATE:
RF ENGINEER:	DATE:
CONSTRUCTION:	DATE:
TAC CHECK:	DATE:
OWNER:	DATE:

PROJECT NO CA-1429A

DRAWN BY BOH

CHECKED BY N.E.F.

NO.	DATE	ISSUE
△		
△		

SHEET TITLE

ELEVATIONS

SHEET NUMBER

A-2

1st SUBMITTAL: 6/06/02

2nd SUBMITTAL: 6/12/02

COMPANY JOB NO. 1429A

THIS SHEET IS PART OF A SUBMITTAL FOR THE CITY OF SACRAMENTO AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE WRITTEN PERMISSION OF WESTERN PLANNING & ENGINEERING.

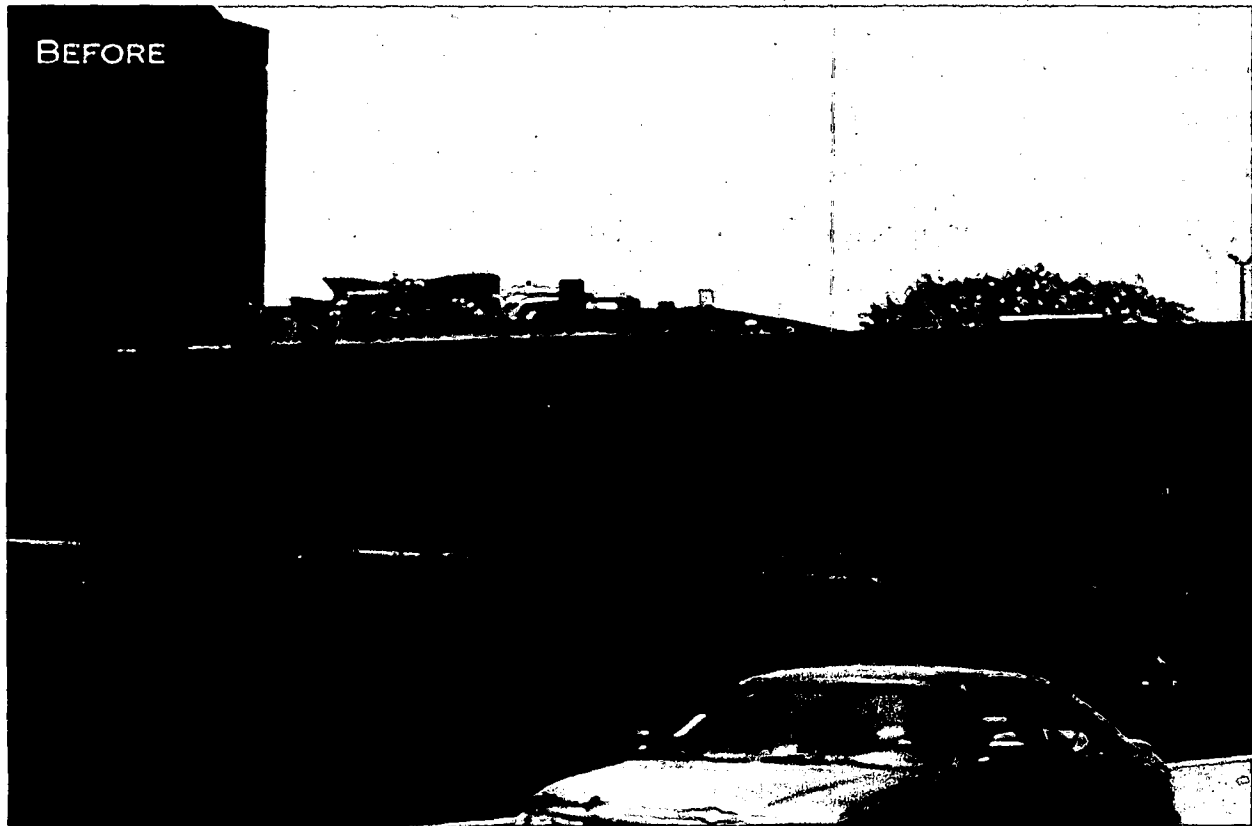
NEXTEL COMMUNICATIONS - CA 1429A - CROCKER
(717 K STREET, SACRAMENTO, CA)



VIEW FROM K STREET MALL BETWEEN 8TH AND 9TH STREET

Z02-132

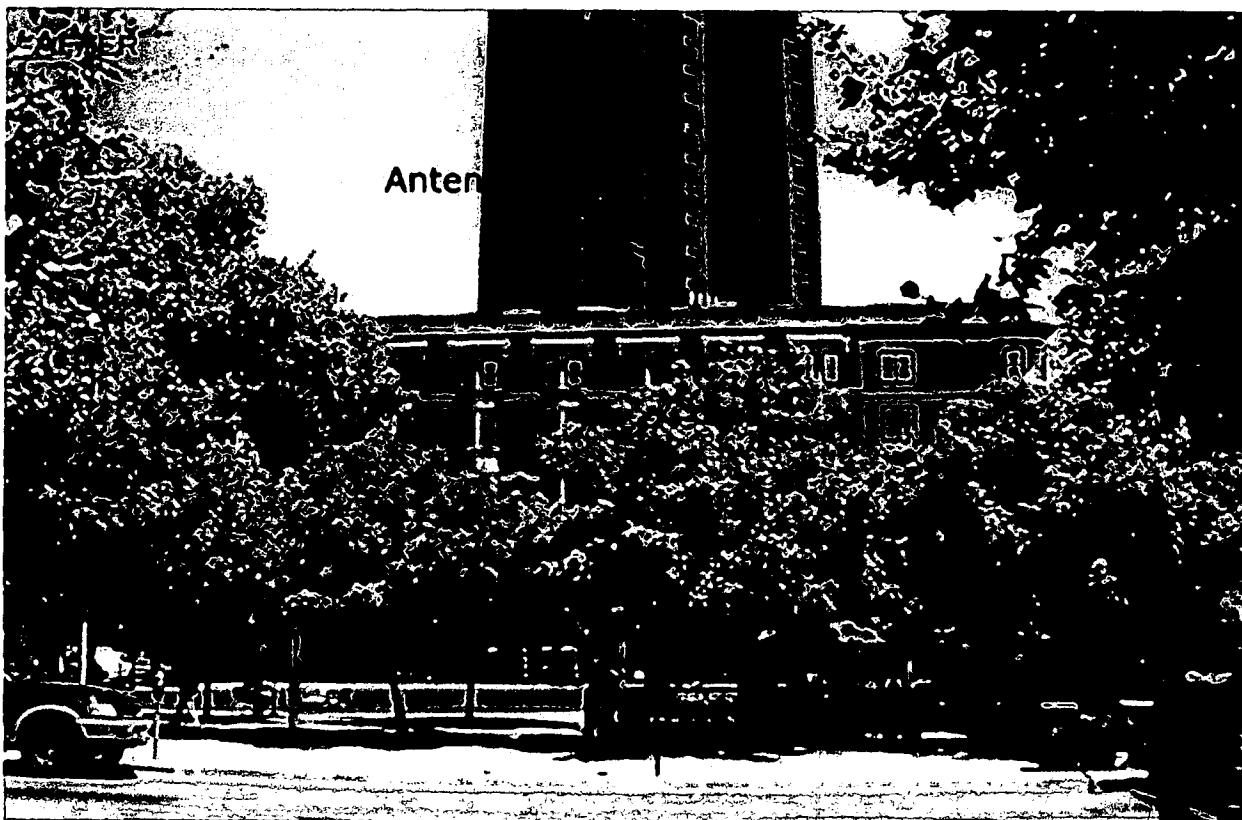
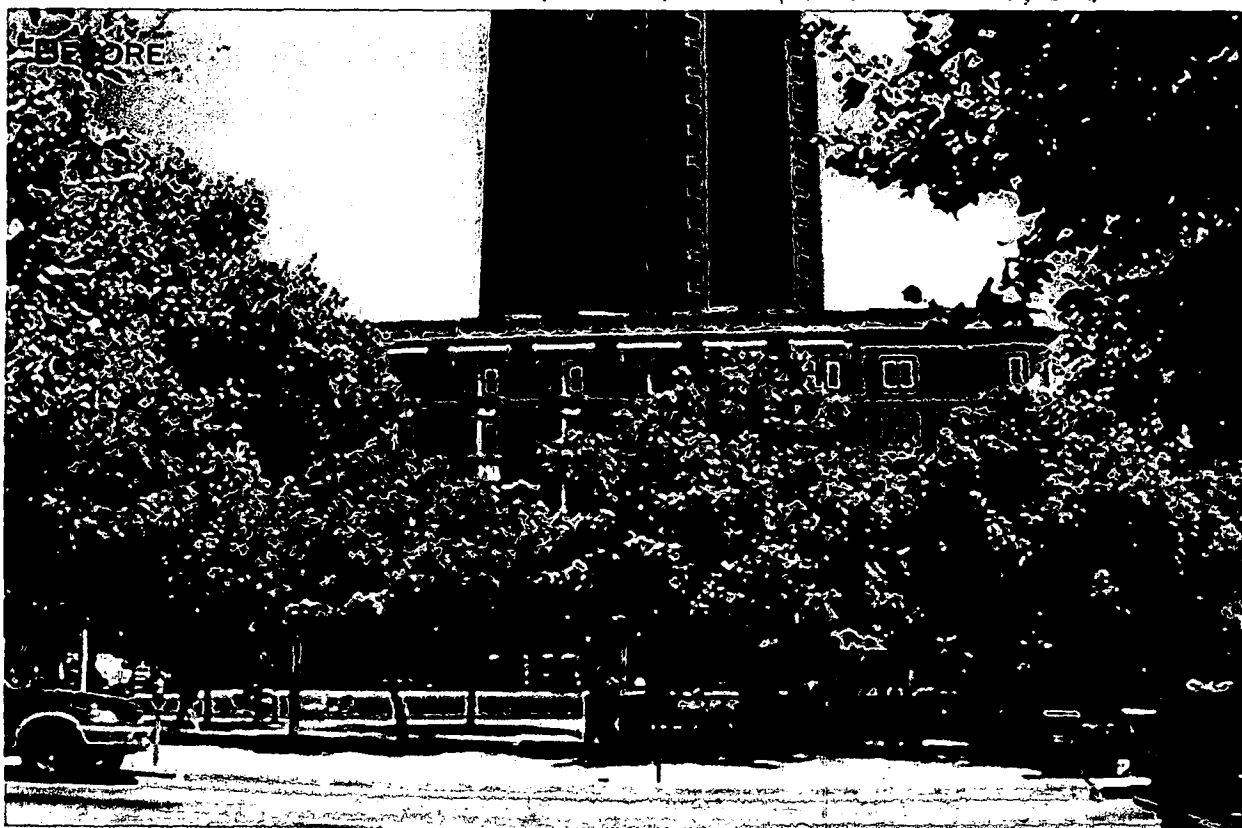
NEXTEL COMMUNICATIONS - CA 1429A - CROCKER
(717 K STREET, SACRAMENTO, CA)



VIEW FROM 9TH STREET AND J STREET

Z02-132

**NEXTEL COMMUNICATIONS - CA 1429A - CROCKER
(717 K STREET, SACRAMENTO, CA)**



VIEW FROM 7TH STREET

Z02-132