

RESOLUTION NO. ZA 93-002

ADOPTED BY THE SACRAMENTO CITY ZONING ADMINISTRATOR

ON DATE OF April 13, 1993

APPROVING A LOT LINE ADJUSTMENT
TO MERGE TWO LOTS TOTALING 0.14± ACRES

(APN: 002-0084-012 & 013)

(File Z93-001)

WHEREAS, the Planning Director has submitted to the Zoning Administrator a report and recommendation concerning the lot line adjustment for property located at 317 & 321 13TH Street; and

WHEREAS, the lot line adjustment is exempt from environmental review pursuant to State EIR Guidelines (CEQA, Section 15305(a)); and

WHEREAS, the lot line adjustment is consistent with the General Plan and the 1980 Central City Community Plan; and the proposed lot line adjustment conforms with the Plan Designations;

NOW, THEREFORE, BE IT RESOLVED by the Zoning Administrator of the City of Sacramento:

that the lot line adjustment for property located at 317 & 321 13th Street, City of Sacramento, be approved as shown and described in Exhibits A and B attached hereto, subject to the following conditions:

Applicant shall complete the following at the Public Works Department, Development Services, prior to a lot line merger being recorded:

Conditions:

1. File a Certificate of Compliance, submit all required documents according to the submittal requirements checklist, and pay necessary fees.
2. File a waiver of Parcel Map.
3. Properly abandon any excess water services to the satisfaction of the Water Division (One service per lot is permitted).

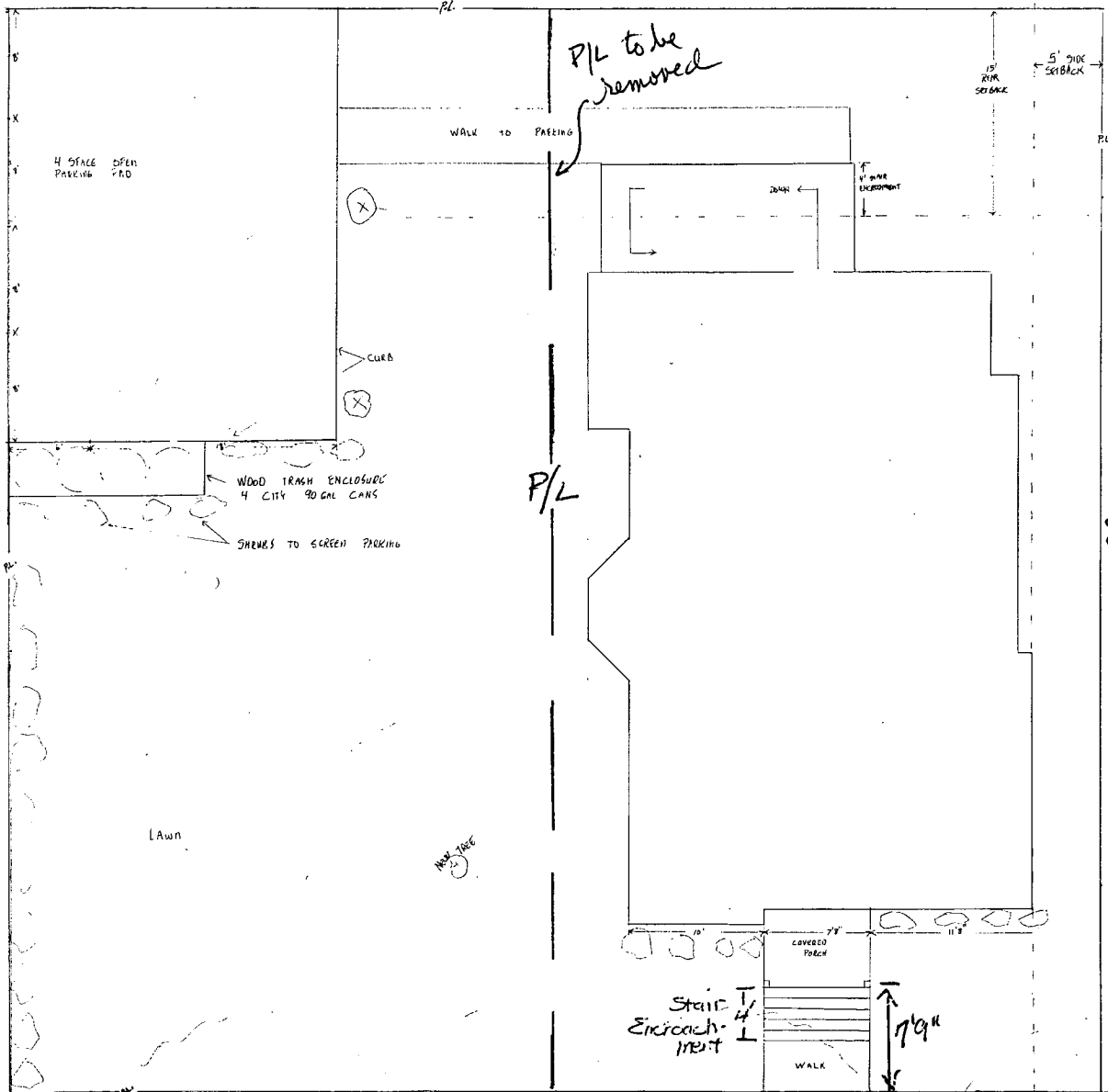
4. Notice: Property to be merged in accordance with this certificate of compliance may be subject to flooding. Interested parties should ascertain whether and to what extent such flooding may occur. The applicable base flood elevations for the property should be reviewed. Base flood elevations are contained in the U.S. Army Corps of Engineers Flood Insurance Study Working Map for the Sacramento Community, dated January 1989, available for review at the City of Sacramento's Public Works Department, Development Services, Room 100, 927 10th Street.

Joy D. Patterson

Joy D. Patterson
Zoning Administrator

EXHIBIT A

ALLEY



NOTES:

- PROVIDE LAWN & IRRIGATION
- PAINT TO MATCH EXISTING
- IF NEW ROOF REQUIRED
- IT WILL BE 25 YEAR DOWNSPREAD
- PLANT MATERIAL ALONG ALLEY
- PARKING TO BE SHADED TO 50% OF AREA

REVISIONS	BY



Date 3-9-93
 Scale 1/4" = 1'
 Drawn B. Wheeler
 Job 317 13th St
 Sheet 1
 Of 5 Sheets

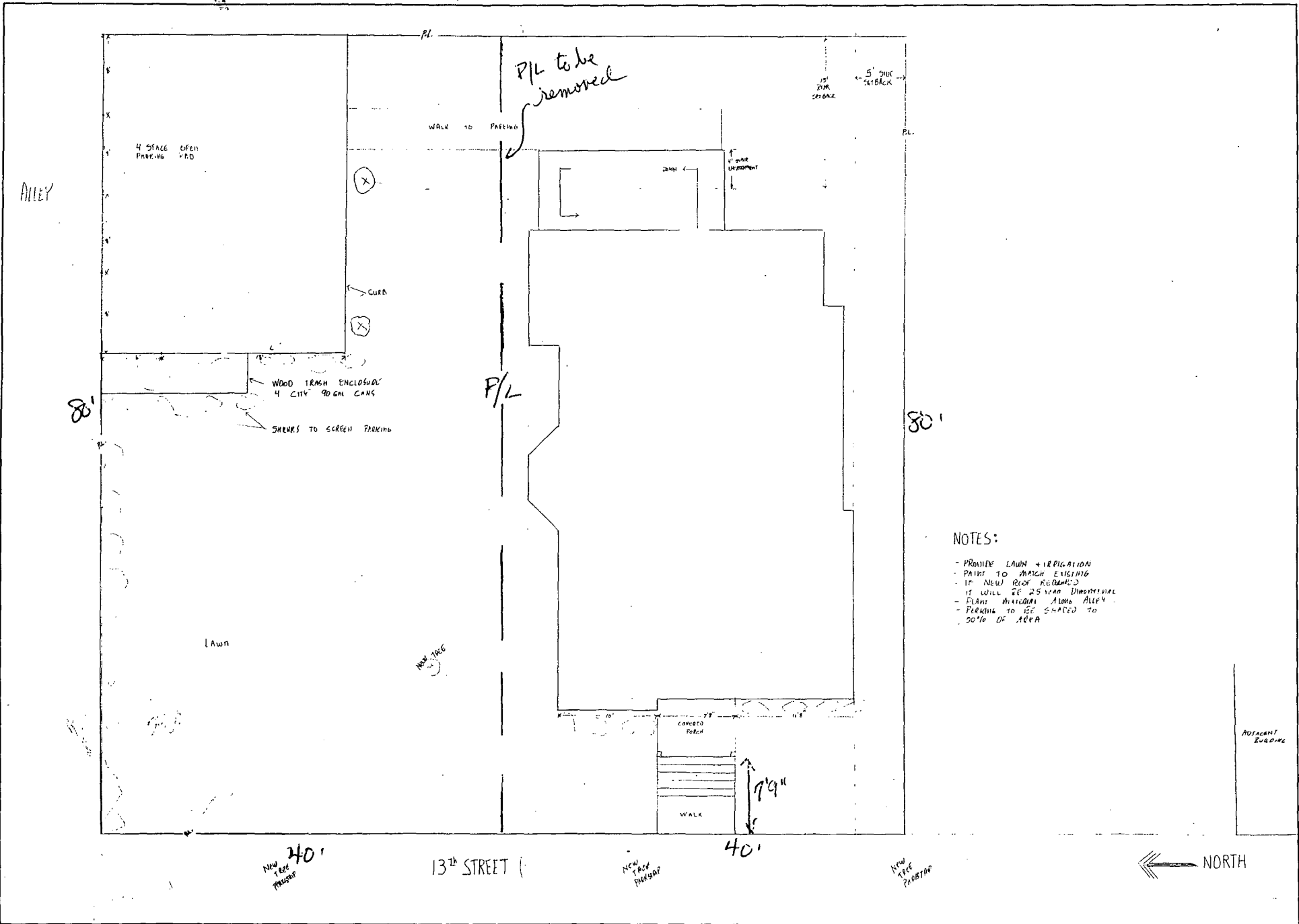
4-13-93

293-001

Proposed Legal Description

N 1/2 of Lot 8, bounded by blocks C-D and 13-14 Streets

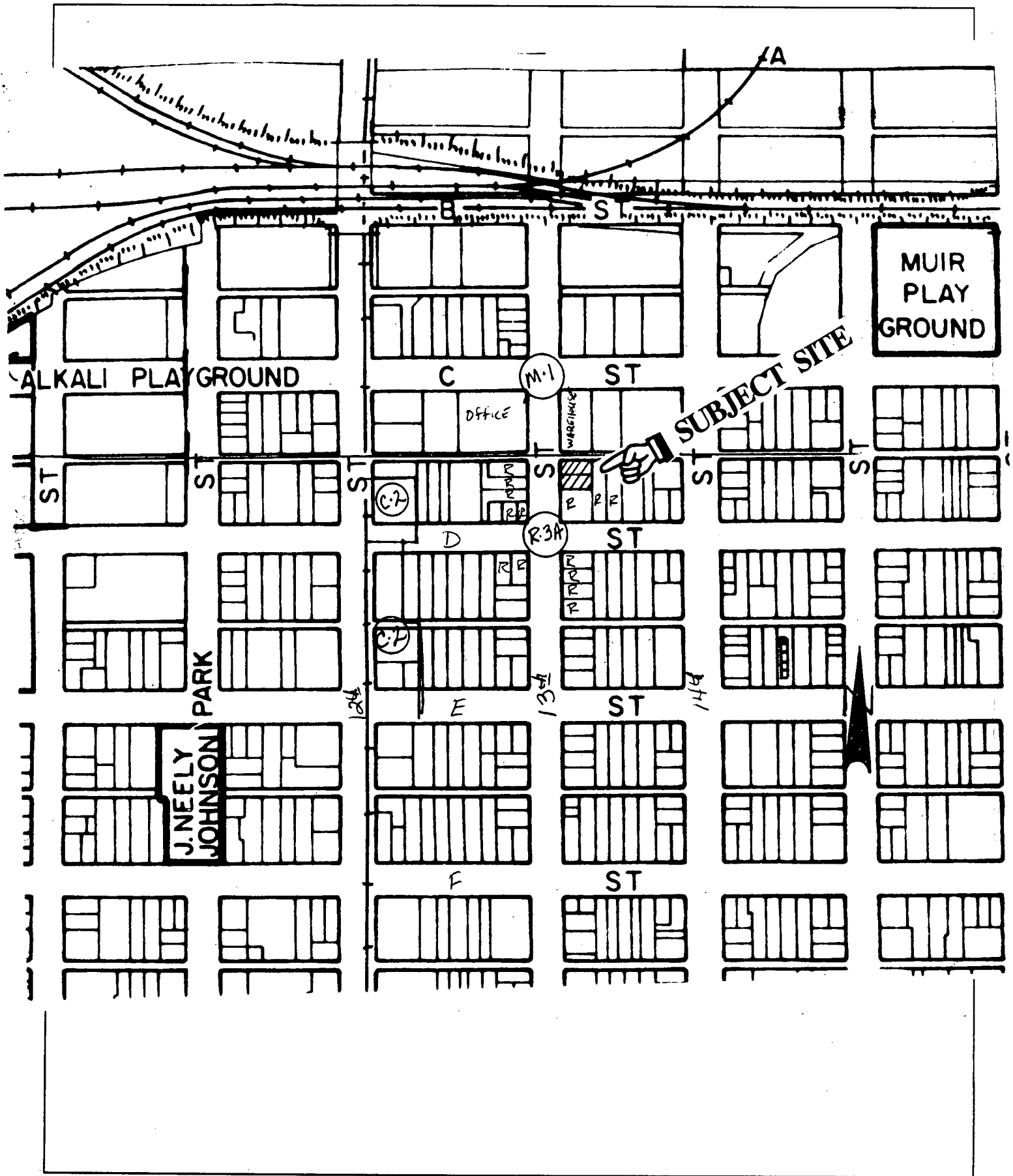
REVISIONS	BY



NOTES:

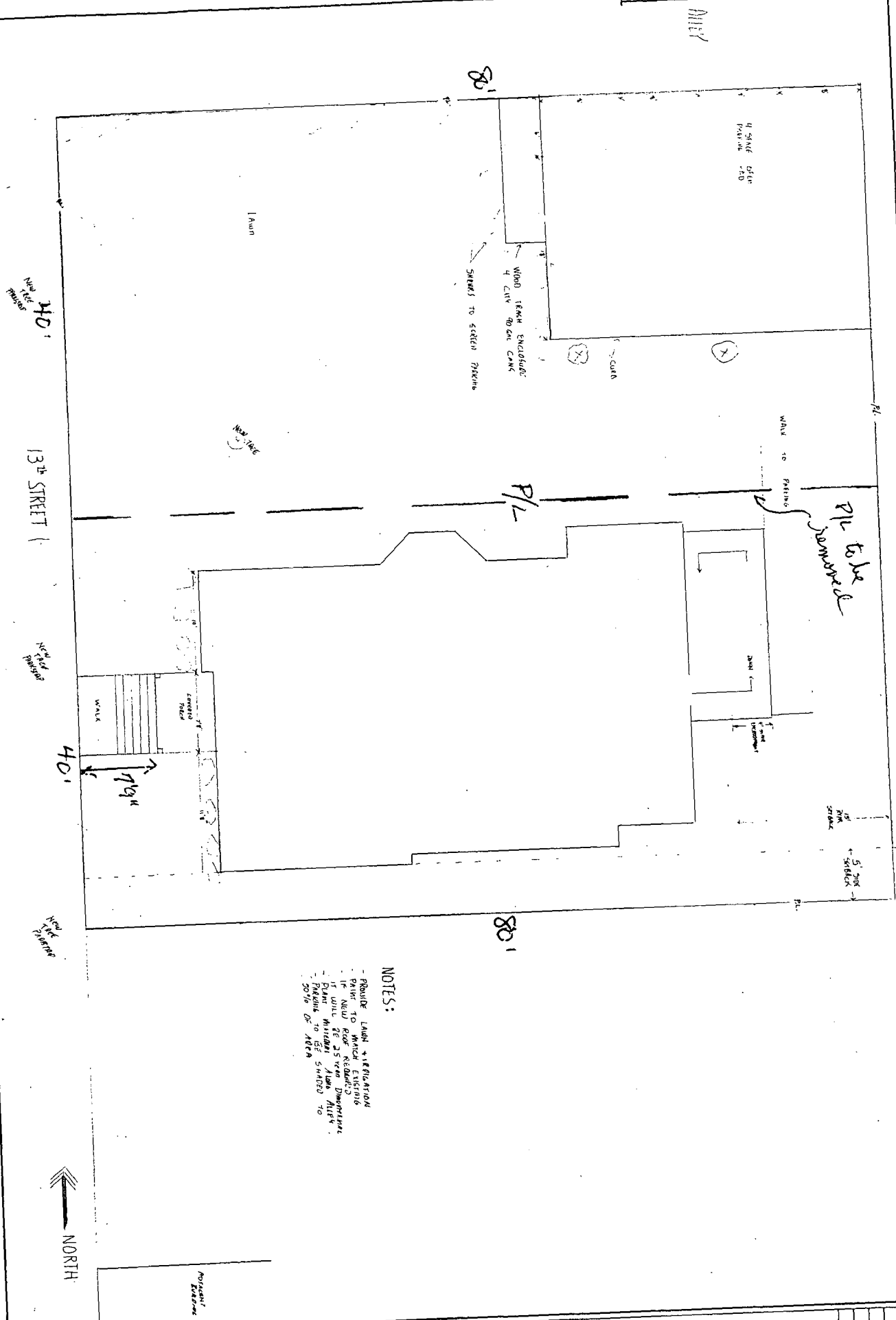
- PROVIDE LAWN + IRRIGATION
- PAINT TO MATCH EXISTING
- IF NEW ROOF REQUIRED IT WILL BE 25 YEAR DOWNSPREAD
- PLANT ANTI-SNOW ALONG ALLEY
- PARKING TO BE SHAVED TO 50% OF AREA

Date	3-9-93
Scale	1/4" = 1'
Drawn	DICKER
Job	317 13th St
Sheet	1
Of	5 Sheets

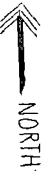


VICINITY, LAND USE AND ZONING MAP

EXHIBIT A



- NOTES:**
- ROUTE LAWN + IRRIGATION
 - PARK TO WHICH EXISTING
 - IF NEW PAVEMENT REQUIRED
 - IF WALK BE 25' FROM DRIVE
 - PLAN MUST BE SHARED TO
 - PERSONS OF AREA
 - 30' IS

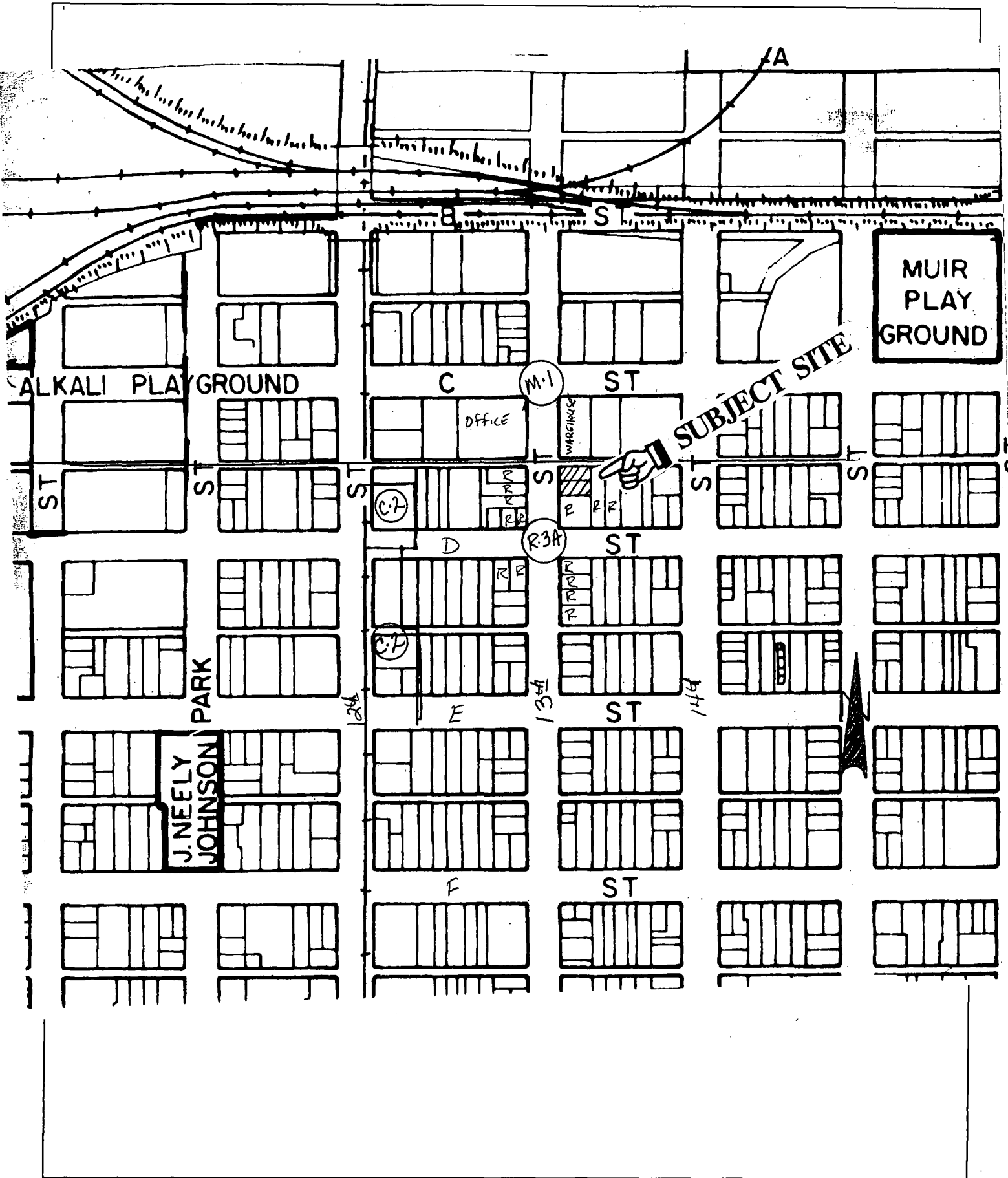


DATE	3-9-93
SCALE	1/4" = 1'
BY	[Signature]
NO.	1
OF	5 SHEETS

NO.	1
DATE	
BY	
NO.	
DATE	
BY	

4-13-93

793-001



VICINITY, LAND USE AND ZONING MAP