

RESOLUTION NO. ZA93-016

ADOPTED BY THE SACRAMENTO CITY ZONING ADMINISTRATOR

ON DATE OF OCTOBER 5, 1993

APPROVING A LOT LINE ADJUSTMENT

(APN: 007-053-007,008,023, 024)

(Z93-072)

WHEREAS, the Zoning Administrator held a public hearing concerning the lot line adjustment for property located at 3200 and 3202 H Street and 3161 and 3201 I 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 proposed lot line adjustment conforms with the Plan Designation;

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

that the lot line adjustment for property located at 3200 and 3202 H Street and 3161 and 3201 I Street, City of Sacramento, be approved as shown and described in Exhibits A and B attached hereto, subject to the following conditions:

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. Notice: Property to be adjusted 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 Division, Room 100, 927 10th Street.
4. The water and sanitary sewer services need to be located for these parcels. It appears that there is a gap of approximately 1 foot between the sewer easement and the water easement. If the services enter private property not belonging to the parcel the service was intended for, an easement needs to be dedicated from one property owner to the other.

Note: The plaster wall on the south side of the proposed parcel 1 probably should not have been constructed within the utility easement.



JOY PATTERSON, ZONING ADMINISTRATOR