

RESOLUTION NO. 1257

ADOPTED BY THE SACRAMENTO CITY PLANNING COMMISSION  
ON DATE OF July 11, 1991

APPROVING A LOT LINE ADJUSTMENT TO ADJUST THE COMMON PROPERTY LINE OF ALL THAT PORTION OF LOT 35 AS SAID LOT IS SHOWN ON THE MAP OF "PLAT OF EXECUTIVE AIRPORT BUSINESS PARK" IN BOOK 92 OF MAPS, PAGE 4, RECORDS OF SACRAMENTO COUNTY  
(APN: 035-0092-017, 018)  
(P90-449)

WHEREAS, the Planning Director has submitted to the Planning Commission a report and recommendation concerning the lot line adjustment for property located at 1421 47th Avenue; 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 1984 Airport Meadowview Community Plan; and the proposed lot line adjustment conforms with the plan designations;

NOW, THEREFORE, BE IT RESOLVED by the Planning Commission of the City of Sacramento:

that the lot line adjustment for property located at 1421 47th Avenue, City of Sacramento, be approved as shown and described in Exhibits A and B attached hereto, subject to the following conditions:

1. The applicant shall provide adequate parking on the north parcel which meets all requirements of the Zoning Ordinance including space size, paving, and shading met prior to a lot line adjustment being recorded.
2. The applicant shall record the Ingress and Egress Easement for the north parcel to Belleau Wood Lane across the adjacent west properties.
3. The applicant shall complete the following at the Public Works Department, Development Services Division, prior to a lot line adjustment being recorded:
  - a. File a Certificate of Compliance, submit all required documents according to the submittal requirements checklist, and pay necessary fees.
  - b. File a waiver of Parcel Map.
  - c. Submit drawing showing location of existing sewer and water services. Verify all public and private utility easements serving the two lots.
  - d. Provide separate water and sewer services for each lot if necessary.

- e. 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.

ATTEST:

*Suzanne Alensted*  
SECRETARY TO CITY PLANNING COMMISSION

*Mike Robison*  
CHAIRPERSON