

RESOLUTION NO. 1412
ADOPTED BY THE SACRAMENTO CITY PLANNING COMMISSION
ON DATE OF April 22, 1993

APPROVING A LOT LINE ADJUSTMENT TO ELIMINATE THE COMMON PROPERTY LINES OF LOTS 1, 2, AND 3 IN THE BLOCK BOUNDED BY "S" AND "T", 3RD AND 4TH STREETS AS SHOWN ON EXHIBIT D (009-0052-001,002, 003) (P93-016)

WHEREAS, the Planning Director has submitted to the Planning Commission a report and recommendation concerning the lot line adjustment for property located on the east side of 3rd Street, 80 feet south of S Street; and

WHEREAS, the Environmental Coordinator has filed a Negative Declaration for the lot line adjustment; and,

WHEREAS, the lot line adjustment is consistent with the General Plan land use designation on the property;

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

that the lot line adjustment for property located at 1911-15 3rd Street (east side of 3rd Street, 80 feet south of S Street), City of Sacramento, be approved as shown and described in Exhibit D attached hereto, subject to the following conditions:

The applicant shall complete the following at the Public Works Department, Development Services Division, prior to a lot line adjustment being recorded:

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. Submit drawing showing location of existing water services.
4. Properly abandon any excess water services to the satisfaction of the Water Division (one service per lot is permitted).

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1. Notice: This project is located within an area of the City which is serviced by a combination sewer and drainage system. The applicant may be required to share in the costs for improvements needed to upgrade the combination system.
2. 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 Public Works Department, Development Services Division, Room 100, 927 Tenth Street.
3. On-site grading, paving and drainage shall be approved by Public Works prior to issuance of a Building Permit.


CHAIRPERSON

ATTEST:


SECRETARY TO CITY PLANNING COMMISSION