

City Clerk
21



CITY OF SACRAMENTO

CITY PLANNING DEPARTMENT

725 "J" STREET

SACRAMENTO, CALIF. 95814

TELEPHONE (916) 449-5604

MARTY VAN DUYN

PLANNING DIRECTOR

May 7, 1980

City Council
Sacramento, California

APPROVED
BY THE CITY COUNCIL

MAY 13 1980

Honorable Members in Session:

OFFICE OF THE
CITY CLERK

- SUBJECT:
1. Amendment to the Pocket Area Community Plan to allow two back-on lots along the Sacramento River Parkway
 2. Rezoning from A to R-1; and R-1 to R-1A
 3. Subdivision Modification to create deep lot
 4. Tentative Map (P-8952)

LOCATION: West side of Pocket Road, approximately 160 feet south of Zephyr Ranch Drive

SUMMARY

This is a request for entitlements necessary to develop seven acres into 18 single family and half-plex lots. The staff and Planning Commission recommended approval of the project subject to conditions.

BACKGROUND INFORMATION

The subject site contains two separate parcels and the City Council recently approved a tentative subdivision layout for the southern half of the site. The applicant, however, decided to combine the site with the adjacent parcel to the north in order to provide a lot design with a minimum number of substandard lots. The applicant therefore filed a new tentative map application.

In reference to the plan amendment to allow two back-on lots, staff has no objection to this request because the configuration of the site makes it difficult to avoid back-on lots. Also, the existing dwelling on proposed Lot 6 is presently designed to back onto the levee. Staff believes that the amendment is justified.

Several members of the Subdivision Review Committee (Fire, Police, Water and Sewer and Health Departments) had concerns regarding the cul-de-sac streets that provide access to the Sacramento River Parkway. They felt that the access to the parkway would encourage thieves, rapists, and prowlers; reduce the privacy for the dwellings adjacent to the parkway; and encourage vehicles to park at the end of the cul-de-sac street when utilizing the parkway.

May 7, 1980

The staff and the Planning Commission have no objection to the proposal because it is consistent with the Pocket Area Community Plan and the Sacramento River Parkway Plan.

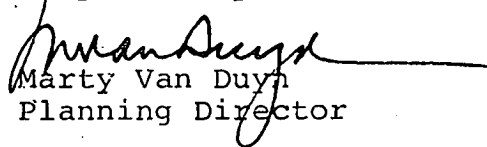
VOTE OF PLANNING COMMISSION

On April 10, 1980 the Planning Commission, by a vote of eight ayes, one absent, recommended approval of the project subject to conditions.

RECOMMENDATION

The staff and Planning Commission recommend that the City Council approve the project and adopt the attached Community Plan Amendment Resolution, Rezoning Ordinance and Tentative Map Resolution.

Respectfully submitted,


Marty Van Duyen
Planning Director

FOR CITY COUNCIL INFORMATION
WALTER J. SLIPE
CITY MANAGER

MVD:HY:bw

May 13, 1980
District No. 8

ATTACHMENTS
P-8952



SUBJECT SITE



DIVISION OF WATER AND SEWERS

MAR 27 1980

MEMORANDUM

RECEIVED

Date: 3-27-80

To: Diana Parker, Assistant Planner

From: Robert W. Johnston, Assistant Manager *RWJ*

Subject: Tentative Map for Marina Park (P-8952)

This is in response to your request for comment in support of my vote and arguments against the subject map. (For background, it should be noted that SRC members have been instructed to vote for or against approval of respective tentative maps as each member judges the net affect of the proposal on the city, not as it affects his or her department or division.)

Specifically, the subject map, in my opinion, would have a significant detrimental net affect on the city at large, and future residents of Marina Park in particular, for the following reasons:

1. As pointed out by the Police Department, incidents documented by departmental records, prove that public streets to river-side improvements through residential developments are above normal in frequency of auto accidents, speeding, parking violations, fights, rape and other crimes. The Police Department strongly recommended against this type of street plan.
2. As pointed out by the Fire Department, no provision was made for fire equipment to turn around at the end of the one dead-end street.
- * See attached 3. As pointed out by the Traffic Engineering Division, parking in front of the proposed single family residences fronting on the proposed river access street will be a major problem. The Police Department concurred with this comment.
4. As pointed out by the Community Services Department, they had opposed the General Plan in its formative stages because of the proposal to use residential streets rather than park-like parcels for public access to the river and levee improvements.

May I repeat the personal opinion that if the Subdivision Review Committee is to serve the Planning Commission and the City Council in its advisory role and do so to its fullest capability, members of the Committee should be encouraged to comment to the advantages and disadvantages of submittals to the Committee when it is known at staff level that such submittals have caused or will cause significant problems for the City and its residents. This is the role of an advisory committee. If as one member stated, he voted for the subject proposal because it was in conformance with the General Plan and the Code, this is to say a technical committee is required rather than an advisory committee and each department should vote only as the proposal affects his or her department.

Thank you for the opportunity to comment.

cc: SRC members

Re: P. 8.952

Telephone conversation initiated by Jim Bloodgood, Traffic Engineer, 3/28/80 A.M. in response to memo from Bob Johnston re: Marina Park dated 3-27-80.

Bloodgood wishes to correct Johnston's comment # 3. Traffic Engineering did not state that parking would definitely be a problem. Traffic did comment that if parking did become a problem, it would require the additional services of the Traffic Engineering Division.

D.P.

The Fire, Police, Water and Sewer, and Health Departments recommended denial of the proposed development for the following reasons:

1. The Stub Street to the north provides a deadend for an indefinite period of time.
2. The 20' protrusion of the cul de sac bulb into the levee parkway "provides a direct traffic corridor for potential thieves, rapists and prowlers while providing no patrol access for patrol vehicles"; and allows an "invasion of privacy to residents by dirt bikes with loud mufflers and an increase in foot traffic for river or levee access."
3. "Many people intending to use the river or levee via (the cul de sac) access point, will park their vehicles along the cul de sac causing various problems."
4. "The homeowners who have homes located next to similar openings frequently complain of congregating juveniles, litter, burglary, car clouts, etc."

Regional transit has had an opportunity to review the project and has no comments or requirements. The Sacramento City Unified School District has indicated that should enrollment increase beyond current physical capacity, additional portable classrooms will be provided.

The State of California Board of Reclamation has indicated that a permit will be required because the proposed development is located in a State levee maintenance area. The applicants are cautioned that no trees, buildings or fences will be allowed on the levee or within the ten foot right-of-way.

STAFF RECOMMENDATION: Staff recommends that -

1. The Negative Declaration be ratified.
2. The Amendments to the South Pocket Community plan be approved.
3. The request to rezone be granted.
4. The subdivision modification be granted.
5. The tentative map be approved subject to the following conditions: The applicant shall -
 - a. Provide standard subdivision improvements pursuant to Section 40.811 of the Subdivision Ordinance prior to filing the final map.
 - b. Prepare a sewer and drainage study for the review and approval of the City Engineer prior to filing the final map.
 - c. Name all street names to the satisfaction of the Planning Director. The names are to be chosen from a list of Portuguese names adopted by the City Council on November 27, 1977.
 - d. Provide a minimum lot pad elevation of +3.5 feet and a minimum gutter grade of +2.0 feet.
 - e. Dedicate 55 foot half section right-of-way along Pocket Road as shown on the tentative map.

- f. Offer for dedication Lot A to the City at the time of recordation of the final map.
- g. Provide an offsite taper along Pocket Road to the south of the subject site prior to filing the final map.
- h. Meet the standard traffic engineering requirements for subdivisions:
 - 1. 44' r.o.w. = 200' R.
 - 2. Minimum radius of property lines at corners = 20' R.
 - 3. Minimum r.o.w. radius for cul de sac bulks 44' and 50' streets = 40' R.
 - 4. For knuckles, a minimum 50' radius blister on the outside of the bend shall be provided centered on the intersection of the straight line extensions of the r.o.w. lines.
 - 5. All street intersections shall be right angle with a centerline tangent on the side street equal to one-half the through street width plus corner radius.
- i. Retain the trees shown on proposed Lot 6.

RESOLUTION NO. 80-284

Adopted by The Sacramento City Council on date of

MAY 13, 1980

RESOLUTION AMENDING THE SOUTH POCKET SPECIFIC PLAN TO ALLOW BACK-ON LOTS TO THE SACRAMENTO RIVER PARKWAY FOR THE AREA TO BE KNOWN AS MARINA PARK (P-8952)

WHEREAS, the City Council conducted a public hearing on March 13, 1980, concerning the above plan amendment. Based on documentary and oral evidence submitted at the public hearing, the City Council hereby finds as follows:

1. The creation of the two proposed back-on lots is necessitated by the configuration of the subdivision site.
2. Another parcel to be created with the subdivision has an existing dwelling designed to back onto the levee.
3. Access to and use of the Sacramento River Parkway is not adversely affected by the creation of the two proposed back-on lots.
4. In all other respects, the project is consistent with the 1974 General Plan and the South Pocket Specific Plan.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Sacramento, that the South Pocket Specific Plan be amended to allow back-on lots on the Sacramento River Parkway for the area known as Marina Park.

MAYOR

ATTEST:

CITY CLERK

P-8952

APPROVED
BY THE CITY COUNCIL

MAY 13 1980

OFFICE OF THE
CITY CLERK

1.

ORDINANCE NO. 4351, FOURTH SERIES

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT west side of Pocket Rd., 160+ ft. south of Zephyr Ranch Dr. FROM THE A Agricultural & R-1 Single Family Residential ZONE S AND PLACING SAME IN THE R-1 Single Family Residential & R-1A Townhouse ZONES (FILE NO. P- 8952) (APN: .031-020-21 & 22)

BE IT ENACTED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

SECTION 1.

The territory described in the attached exhibit(s) which is in the A Agricultural and R-1 Single Family Residential zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone(s) and placed in the R-1 Single Family Residential & R-1A Townhouse zone(s).

SECTION 2.

The City Clerk of the City of Sacramento is hereby directed to amend the maps which are a part of said Ordinance No. 2550, Fourth Series, to conform to the provisions of this ordinance.

SECTION 3.

Rezoning of the property described in the attached exhibit(s) by the adoption of this ordinance shall be deemed to be in compliance with the procedures for the rezoning of property prescribed in Ordinance No. 2550, Fourth Series, as said procedures have been affected by recent court decisions.

PASSED FOR PUBLICATION:

PASSED:

EFFECTIVE:

MAYOR

ATTEST:

CITY CLERK

APPROVED
BY THE CITY COUNCIL

MAY 13 1980

OFFICE OF THE
CITY CLERK

Order No. 407249

EXHIBIT "A"

All that portion of the following described property lying Southwesterly of the centerline of that certain County road, as said County road is shown and delineated on that certain plat of resurvey and subdivision of Swamp Land Survey 147, filed in the office of the County Recorder of Sacramento County on December 26, 1905, in Book 6 of Maps, Map No. 36, described as follows:

That portion of Swamp Land Survey No. 147, Sacramento County Surveys, described as follows:

Beginning at a point on the centerline of said Road 461.40 feet Northwesterly from the intersection of the centerline of said road and the South line of said Swamp Land Survey 147; thence along said centerline 210.70 feet to a point; thence South $60^{\circ} 32' 30''$ West 743.40 feet more or less to a point on the left or Easterly bank of the Sacramento River; thence downstream along said River bank South $32^{\circ} 45'$ East a distance of 204.28 feet more or less to a point in a line extended Southwesterly which bears South $60^{\circ} 59'$ West from the point of beginning; thence North $60^{\circ} 59'$ East 708.44 feet to the point of beginning.

Order No. 408419

EXHIBIT "A"

City of Sacramento

All that portion of the following-described property lying Southwesterly of the center line of that certain County road, as said County road is shown and delineated on that certain plat of resurvey and subdivision of Swamp Land Survey 147, filed in the office of the County Recorder of Sacramento County on December 26, 1903, in Book 6 of Maps, Map No. 36, described as follows:

That portion of Swamp Land Survey No. 147, Sacramento County Surveys, described as follows:

Beginning at the Southwest corner of Swamp Land Survey 147, the said point being located on the left or Easterly bank of the Sacramento River and running thence along the South boundary line of Survey 147, North 67°20' East 9.692 chains, North 67°11' East 19.424 chains, North 86°01' East 48.449 chains to the Southeast corner of said Survey 147; thence along the East boundary thereof, North 1°15' West 11.98 chains; thence along the division line common to Tracts 2 and 3 per plat hereinafter mentioned, South 86°09' West 59.994 chains to a stake South 60°05' West 24.914 chains to the aforesaid left or Easterly bank of the Sacramento River; thence with the meanderings of said river bank down stream South 32°45' East 12.079 chains to the place of beginning, containing 103.13 acres located in Township 7 North, Range 4 East, M.D.B. & M., Sacramento County, California.

EXCEPTING THEREFROM:

Beginning at the Southwest corner of Swamp Land survey 147, said point being located on the left or Easterly bank of the Sacramento River; thence along the South boundary line of said Swamp Land Survey 147, North 67°20' East 639.67 feet to a point in the centerline of said road; thence Northwesterly along the centerline of said road, a distance of 230.70 feet to a point; thence South 64°07'30" West 673.20 feet, more or less to a point on the left or Easterly bank of the Sacramento River; thence downstream along said river bank South 32°45' East 195.03 feet, more or less to the point of beginning.

Order No. 408410

EXHIBIT "A" CONTINUED.

ALSO EXCEPTING THEREFROM;

Beginning at a point on the centerline of said road 230.70 feet Northwesterly from the intersection of the centerline and the South line of said Swamp Land Survey 147; thence continuing Northwesterly along said centerline a distance of 230.70 feet to a point; thence South $60^{\circ}59'$ West 708.44 feet, more or less to the left or Easterly bank of the Sacramento River; thence downstream along said river bank South $32^{\circ}45'$ East 193.01 feet to a point in a line extending Southwesterly which bears South $64^{\circ}07'30''$ West from the point of beginning; thence North $64^{\circ}07'30''$ East 673.20 feet, more or less to the point of beginning.

ALSO EXCEPTING THEREFROM;

Beginning at a point on the centerline of said Road 461.40 feet Northwesterly from the intersection of the centerline of said road and the South line of said Swamp Land Survey 147; thence along said centerline 210.70 feet to a point; thence South $60^{\circ}32'30''$ West 743.40 feet more or less to a point on the left or Easterly bank of the Sacramento River; thence downstream along said River bank South $32^{\circ}45'$ East a distance of 204.28 feet more or less to a point in a line extended Southwesterly which bears South $60^{\circ}59'$ West from the point of beginning; thence North $60^{\circ}59'$ East 708.44 feet to the point of beginning.

RESOLUTION NO. 80-285

Adopted by The Sacramento City Council on date of
MAY 13, 1980

ADOPTING FINDINGS OF FACT, APPROVING A REQUEST
FOR SUBDIVISION MODIFICATION AND TENTATIVE MAP
FOR MARINA PARK (P-8952) (APN: 031-020-21, 22)

WHEREAS, the Planning Commission has submitted to the City Council its report and recommendations concerning the request for a tentative map for Marina Park, located on the west side of Pocket Road, 160+ feet south of Zephyr Ranch Drive (hereinafter referred to as the proposed subdivision).

WHEREAS, the Council of the City of Sacramento, based on testimony submitted at a public hearing conducted on May 13, 1980, hereby finds and determines as follows:

- A. The proposed subdivision, together with the provisions for its design and improvement, is consistent with the City General Plan and the Pocket Area Community Plan in that both plans designate the subject site for residential uses. Also, any required improvements are to be designed and constructed within the provisions of the Subdivision Regulations which, by Section 40.102 of said regulations, is designated as a Specific Plan of the City of Sacramento. **APPROVED**
BY THE CITY COUNCIL
MAY 13 1980
OFFICE OF THE
CITY CLERK
- B. The site is physically suitable for the type and proposed density of development in that the subject site is flat with no significant erosional, soil expansion or other similar problems.
- C. The design of the subdivision or proposed improvements are not likely to cause substantial environmental damage, and will not substantially and avoidably injure fish or wildlife or their habitat. The proposed project has been reviewed and assessed by the Environmental Coordinator, who has filed a Negative Declaration, with the City Clerk. By virtue of the Negative Declaration, the proposed project will not cause individual or cumulative adverse effects on the natural and social-physical environment nor substantially and avoidably injure fish, wildlife or their habitat.
- D. The design of the subdivision or the type of improvements are not likely to cause serious public health problems in that community water and sewer systems exist at the site. The site is not within an established floodplain or over a known seismic fault.
- E. The design of the subdivision or the type of improvements will not conflict with easements acquired by the public for access through, or use of, the property within the proposed subdivision, in that there are no access easements for use by the public at large on the subject site.
- F. The discharge of waste from the proposed subdivision into the community sewer system servicing the proposed subdivision will not result in or add to a violation of the waste discharge requirements applicable to said sewer system which were prescribed by the California Regional Water Quality Control Board, Central Valley Region, in that the existing City of Sacramento treatment plants have a design capacity of 75 mgd and that actual treated discharge averages 56 mgd. The discharge from the proposed project will not create a condition exceeding the design capacity.

G. The design of the proposed subdivision provides, to the extent feasible, for future passive or natural heating or cooling opportunities in the proposed subdivision, taking into consideration the local climate, the contour and configuration of the parcel to be divided, and such other design and improvement requirements applicable to the proposed subdivision.

H. In the matter of the requested subdivision modification, the Council determines as follows:

a. That the property to be divided is of such size or shape, or is affected by such topographic conditions, or that there are such special circumstances or conditions affecting the property that it is impossible, impracticable or undesirable in the particular case to conform to the strict application of these regulations.

Fact: The size and dimension of the site make it difficult to meet all requirements of the Subdivision Ordinance.

b. That cost to the subdivider of strict or literal compliance with the regulation is not the sole reason for granting the modification.

Fact: The physical dimensions and area of the site make it impractical to accommodate standard lot sizes.

c. That the modification will not be detrimental to the public health, safety or welfare nor be injurious to other properties in the vicinity.

Fact: The granting of the modification will not significantly change the characteristics of the proposed development..

Fact: The proposal is compatible with surrounding land uses.

d. That granting the modification is in accord with the intent and purpose of these regulations and is consistent with the General Plan and with all other applicable Specific Plans of the City.

Fact: The project is consistent with the policies set forth in the South Pocket Specific Plan and 1974 General Plan.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Sacramento as follows:

- A. The Negative Declaration be ratified;
- B. The Tentative Map and Subdivision Modification be approved subject to the following conditions:
 - 1. The applicant shall provide standard subdivision improvements pursuant to Section 40.811 of the Subdivision Ordinance prior to filing the final map.
 - 2. Prepare a sewer and drainage study for the review and approval of the City Engineer prior to filing the final map.
 - 3. Name all street names to the satisfaction of the Planning Director. The names are to be chosen from a list of Portuguese names adopted by the City Council on November 27, 1977.
 - 4. Provide a minimum lot pad elevation of +3.5 feet and a minimum gutter grade of +2.0 feet.
 - 5. Dedicate 55 foot half-section right-of-way along Pocket Road as shown on the Tentative Map.

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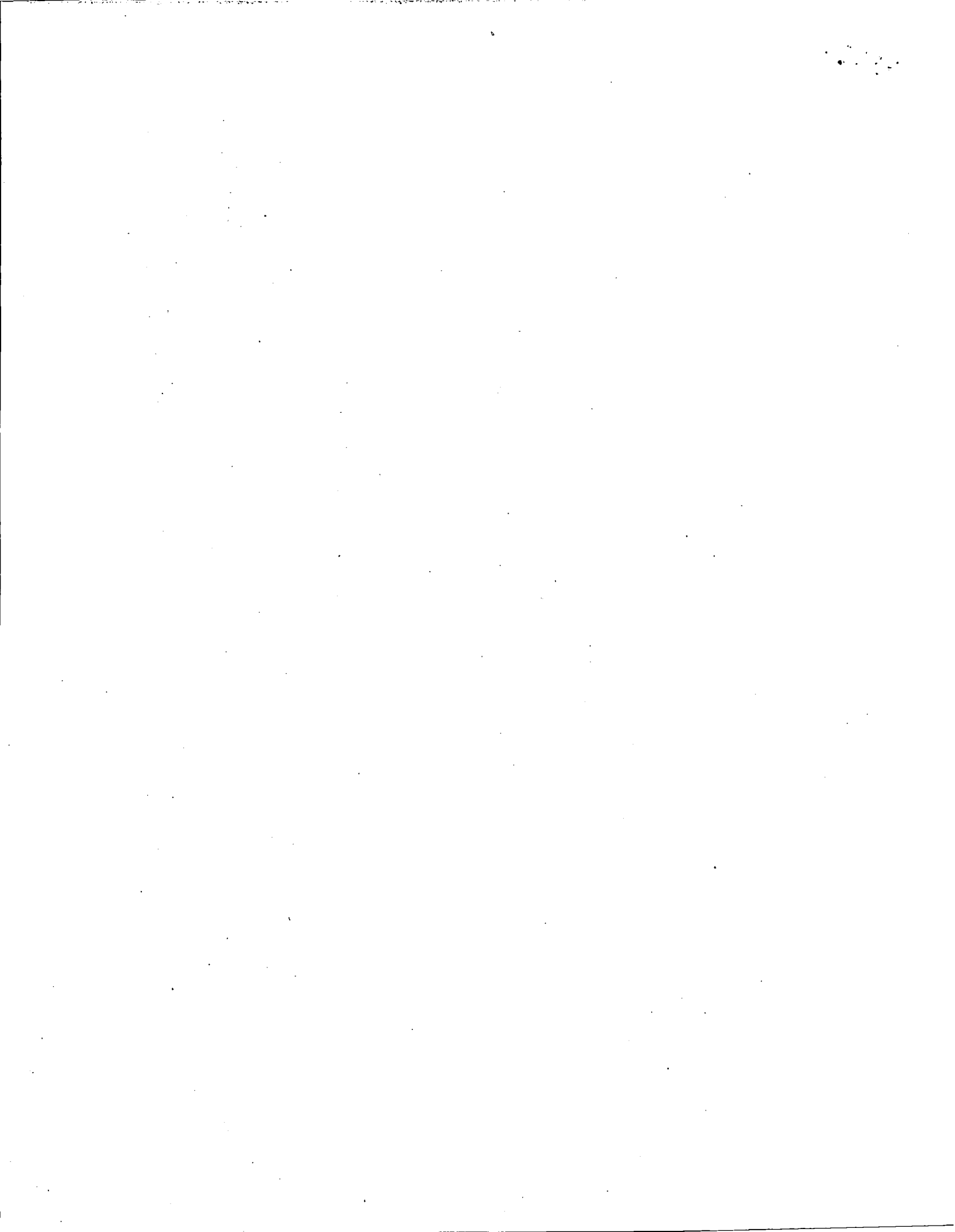
MAYOR

ATTEST:

.....

CITY CLERK

P-8952



AFFIDAVIT

STATE OF CALIFORNIA,
County of Sacramento, }
City of Sacramento, } ss.

..... Sama Ballou of lawful age, being first duly sworn, upon her oath, says that she is the Chief Clerk of The Sacramento Union Corporation, Publisher of the Sacramento Union, a daily newspaper of general circulation, printed and published in the City of Sacramento, County of Sacramento, State of California.

That a true copy of the attached printed matter (which is made a part of this affidavit) which is a
City of Sacramento Notice of Hearings
.....
has been published in said paper, as follows, to-wit:

April 28, 1980

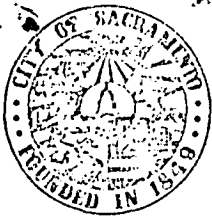
Sama Ballou

CITY OF SACRAMENTO
NOTICE OF HEARINGS
PUBLISHED IN THE SACRAMENTO UNION
ON MAY 13, 1980 AT 7:30 P.M.
IN THE COUNCIL CHAMBER OF THE CITY HALL, 915 J STREET, SACRAMENTO, CALIFORNIA
BY: LORRAINE MAGANA, CITY CLERK

AD. NO. 4095
SUB 1188 (Comm. 1/11/78 April 28, 1980)

sworn to before me this 29 day of April 19 80

Anne Mason
City Clerk in and for the City of Sacramento, County of Sacramento, State of California



CITY OF SACRAMENTO

21 ~~1~~

CITY PLANNING DEPARTMENT

725 "J" STREET

SACRAMENTO, CALIF. 95814
TELEPHONE (916) 449-5604

MARTY VAN DUYN
PLANNING DIRECTOR

April 30, 1980

City Council
Sacramento, California

Honorable Members in Session:

SUBJECT: Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located on the west side of Pocket Road, 160+ feet south of Zephyr Ranch Drive from the A Agricultural and R-1 Single Family Zones and placing same in the R-1 Single Family and R-1A Townhouse Zones (P-8952) (APN: 031-020-21 & 22)

SUMMARY

This item is presented at this time for City Council approval of its publication for legal advertisement purposes. A location map is attached for the Council's information.

BACKGROUND

Prior to publication of an item in a local paper to meet legal advertising requirements, the City Council must first pass the item for publication. The City Clerk then transmits the title of the item to the paper for publication and for advertising the meeting date.

RECOMMENDATION

It is recommended that the item be passed for publication.

Respectfully submitted,

Marty Van Duyn
Planning Director

FOR CITY COUNCIL INFORMATION
WALTER J. SLIPE
CITY MANAGER

jm
Attachments
P-8952

*AKP + to
cont
3-13-80*

APPROVED
BY THE CITY COUNCIL

MAY - 8 1980

OFFICE OF THE
CITY CLERK

May 8, 1980
District No. 8

1. ORDINANCE NO. _____, FOURTH SERIES

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT west side of Pocket Rd., 160+ ft. south of Zephyr Ranch Dr. FROM THE A Agricultural & R-1 Single Family Residential ZONE S AND PLACING SAME IN THE R-1 Single Family Residential & R-1A Townhouse ZONES (FILE NO. P- 8952) (APN: 031-020-21 & 22)

BE IT ENACTED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

SECTION 1.

The territory described in the attached exhibit(s) which is in the A Agricultural and R-1 Single Family Residential zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone(s) and placed in the R-1 Single Family Residential & R-1A Townhouse zone(s).

SECTION 2.

The City Clerk of the City of Sacramento is hereby directed to amend the maps which are a part of said Ordinance No. 2550, Fourth Series, to conform to the provisions of this ordinance.

SECTION 3.

Rezoning of the property described in the attached exhibit(s) by the adoption of this ordinance shall be deemed to be in compliance with the procedures for the rezoning of property prescribed in Ordinance No. 2550, Fourth Series, as said procedures have been affected by recent court decisions.

PASSED FOR PUBLICATION:

PASSED:

EFFECTIVE:

MAYOR

ATTEST:

CITY CLERK

P-8952





CITY OF SACRAMENTO

OFFICE OF THE CITY CLERK

915 I STREET

CITY HALL ROOM 203

SACRAMENTO, CALIFORNIA 95814

TELEPHONE (916) 449-5426

LORRAINE MAGANA
CITY CLERK

May 14, 1980

Messrs. Louie Fon Yuen and
Robert Davidson
3112 "O" Street
Sacramento, CA

Gentlemen:

On May 13, 1980, the City Council adopted the enclosed certified resolutions, 1) Adopting Findings of Fact approving request for Subdivision Modification and Tentative Map for Marina Park; and, 2) Amending the South Pocket Specific Plan to allow back-on lots to the Sacramento River Parkway for the area to be known as Marina Park.

The Council also adopted the enclosed certified ordinance Amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at West side of Pocket Road., 160+ feet south of Zephyr Ranch Drive from the "A" Agricultural and "R-1" Single Family Residential Zones and placing same in the "R-1" Single Family Residential and "R-1A" Townhouse Zones (P-8952).

Sincerely,

Lorraine Magana
City Clerk

LM:sj
Encl. 3

cc: Spink Corp.

Item No. 21