

# CITY PLANNING COMMISSION

1231 'I' STREET, SUITE 200, SACRAMENTO, CA 95814

APPLICANT The Spink Corporation - 2590 Venture Oaks Way, Sacramento, CA 95833  
OWNER Blair Leasing Co., Inc. - P.O. Box 1294, Sacramento, CA 95806  
PLANS BY The Spink Corporation - 2590 Venture Oaks Way, Sacramento, CA 95833  
FILING DATE 2-10-89 ENVIR. DET. Exempt 15305a REPORT BY DTH:sg  
ASSESSOR'S PCL. NO. 003-0091-004 & 022

APPLICATION: Lot Line Adjustment

LOCATION: 205 24th Street

PROPOSAL: The applicant is requesting the necessary entitlements to relocate a common property line between two lots in order to allow for further development of the subject site.

PROJECT INFORMATION:

General Plan Designation: Heavy Commercial/Warehouse  
1980 Central City Community  
Plan Designation: Heavy Commercial  
Existing Zoning of Site: C-4  
Existing Land Use of Site: Commercial

Surrounding Land Use and Zoning:

North: Railroad/C-4  
South: Residential/R-1B  
East: Residential/C-4  
West: Warehouse and vacant/C-4

Property Dimensions: Irregular  
Property Area: 0.77+ acres  
Topography: Flat

PROJECT EVALUATION: Staff has the following comments regarding this proposal:

- A. The subject site consists of two partially developed lots totaling 0.77+ acres in the Heavy Commercial (C-4) zone. The subject site is surrounded on the north, south and east by residential units and on the west by vacant land and a warehouse use.
- B. The applicant is requesting to relocate the common property line of two lots. The site is currently developed with an industrial/warehouse building on the southeast portion of the lots, a residential garage on the northwest portion of the lots, and a vacant area on the northeast portion of the lots. The purpose in relocating the existing lot line is to create a separate parcel out of the northwest portion of the lot in order to sell it at a later date.
- C. The proposed lot line was reviewed by City Engineering, Building Inspections, Water and Sewer and City Real Estate Divisions. The following comments were received from the Engineering Division:

APPLC. NO. P89-091 MEETING DATE April 13, 1989 ITEM NO. 14

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

1. File a Certificate of Compliance, submit all required documents according to the submittal requirements checklist, and pay necessary fees (presently \$500.00)
2. File a waiver of parcel map.
3. Pay off or segregate any existing assessments.

ENVIRONMENTAL DETERMINATION: The proposal is exempt from environmental review pursuant to State EIR Guidelines (CEQA, Section 15305a).

RECOMMENDATION: Staff recommends that the Commission approve the proposed lot line adjustment by adopting the attached resolution.

RESOLUTION NO.  
ADOPTED BY THE SACRAMENTO CITY PLANNING COMMISSION  
ON DATE OF

APPROVING A LOT LINE ADJUSTMENT TO  
RELOCATE THE COMMON PROPERTY LINE  
BETWEEN ASSESSOR'S PARCEL NO.  
003-0091-004 AND 022 (P89-091)

WHEREAS, the Planning Director has submitted to the Planning Commission a report and recommendation concerning the lot line adjustment for property located at 205 24th Street; and

WHEREAS, the lot line adjustment is categorically exempt pursuant to Section 15305(a) of the California Environmental Quality Act (CEQA) Guidelines; 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 Designation;

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

that the lot line adjustment for property located at 205 24th Street, City of Sacramento, be approved as shown and described in Exhibits A and B 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/merger being recorded:

1. File a Certificate of Compliance, submit all required documents according to the submittal requirements checklist, and pay necessary fees to Public Works Department (presently \$500.00)
2. File a waiver of parcel map.
3. Pay off or segregate any existing assessments.

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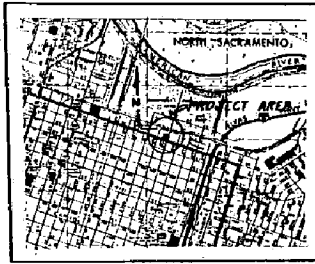
CHAIRPERSON

ATTEST:

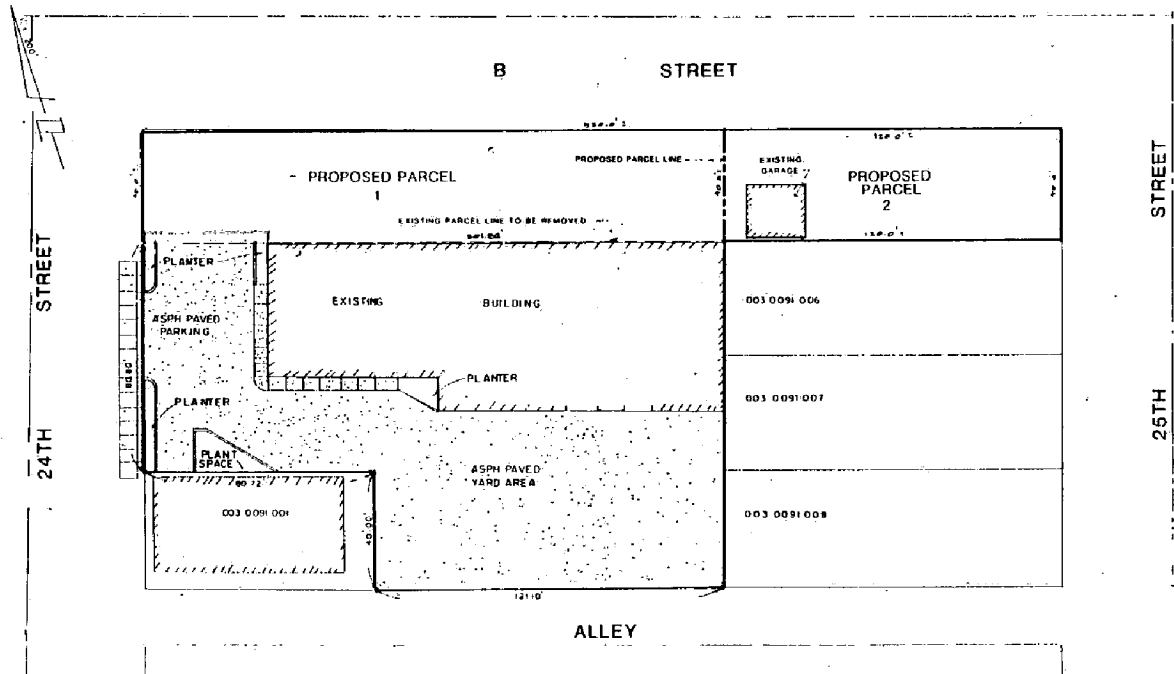
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SECRETARY TO CITY PLANNING COMMISSION





VICINITY MAP



JOB NO. 025-134	TYPE LINE ADJUSTMENT FOR
DATE: 1/27/59	003-0091-004 and 003-0091-022
SCALE: AS SHOWN	CLASS: BLAIR LEASING COMPANY, LTD.
DRAWN BY: J.C.	
CHECKED BY: J.C.	

REVISED: MARCH 22, 1949.  
JANUARY, 1959



**Spink**  
INCORPORATED  
1115 E. STREET, SACRAMENTO, CALIF.

DESCRIPTION OF PROPOSED PARCEL

PARCEL 1:

Lot 2, the West half of Lot 3, the North one-half of Lot 1, the North one-half of the South one-half of Lot 1 and the North one-quarter of the East one-half of Lot 3 in the block bounded by "B" and "B", twenty-fourth and twenty-fifth streets, of the City of Sacramento.

PARCEL 2:

The North one-quarter of Lot 4 in the block bounded by "B" and "C", Twenty-Fourth and Twenty-Fifth Streets, of the City of Sacramento.

# EXHIBIT B

0841-002-2

## DESCRIPTION OF PROPOSED PARCEL

Lot 2, the West half of Lot 3, the North one-half of Lot 1, the North one-half of the South one-half of Lot 1, the North one-quarter of the East one-half of Lot 3 and the North one-quarter of Lot 4 in the block bounded by "B" and "C", Twenty-Fourth and Twenty-Fifth Streets, of the City of Sacramento.

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3-23-89

Item 30