

**CITY OF SACRAMENTO
DEPARTMENT OF PLANNING & DEVELOPMENT
ZONING ADMINISTRATOR
1231 I Street, Sacramento, CA 95814**

ACTION OF THE ZONING ADMINISTRATOR

On Tuesday August 10, 1993 the Zoning Administrator approved a lot line adjustment (File Z93-044) by adopting the attached resolution (ZA93-011).

Project Information

Request: Lot Line Adjustment to relocate a common property line separating two parcels totaling 1.97± developed acres in the Light Industrial (M-1) zone.

Location: 3651 and 3671 Business Drive

Assessor's Parcel Number: 015-0311-051, 052

Applicant:	Murray Smith & Associates 3110 Gold Canal Drive Rancho Cordova, CA. 95670	Property Owner:	Jackson Properties 5665 Power Inn Road #140 Sacto., CA. 95824
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General Plan Designation: Heavy Commercial & Warehouse
Existing Land Use of Site: Light Industrial, Office, Warehouse
Existing Zoning of Site: Light Industrial (M-1) zone

Surrounding Land Use and Zoning:

North: M-1; Vacant
South: M-1; Office & Distribution Warehouse
East: M-1; Vacant
West: M-1; Vacant & Distribution Warehouse

Property Dimensions: Irregular
Property Area: 1.97± sq. ft.
Topography: Flat
Street Improvements: Existing
Utilities: Existing

Project Plans: See Exhibits A and B.

Additional Information:

An existing storage yard located at the rear of the two lots is divided by the existing property line. The applicant proposes to relocate a portion of the property line to the west so that the storage yard is located on only one lot (3651 Business Drive property).

Agency Comments:

The proposed project has been reviewed by the City Transportation Division, Utilities Division, and Engineering - Development Services Division. Comments have been received from Engineering - Development Services Division and are included in the attached resolution.

Environmental Determination:

This project will not have a significant effect on the environment and is exempt from environmental review pursuant to State EIR Guidelines (California Environmental Quality Act, Section 15305(a)).



Joy D. Patterson
Zoning Administrator

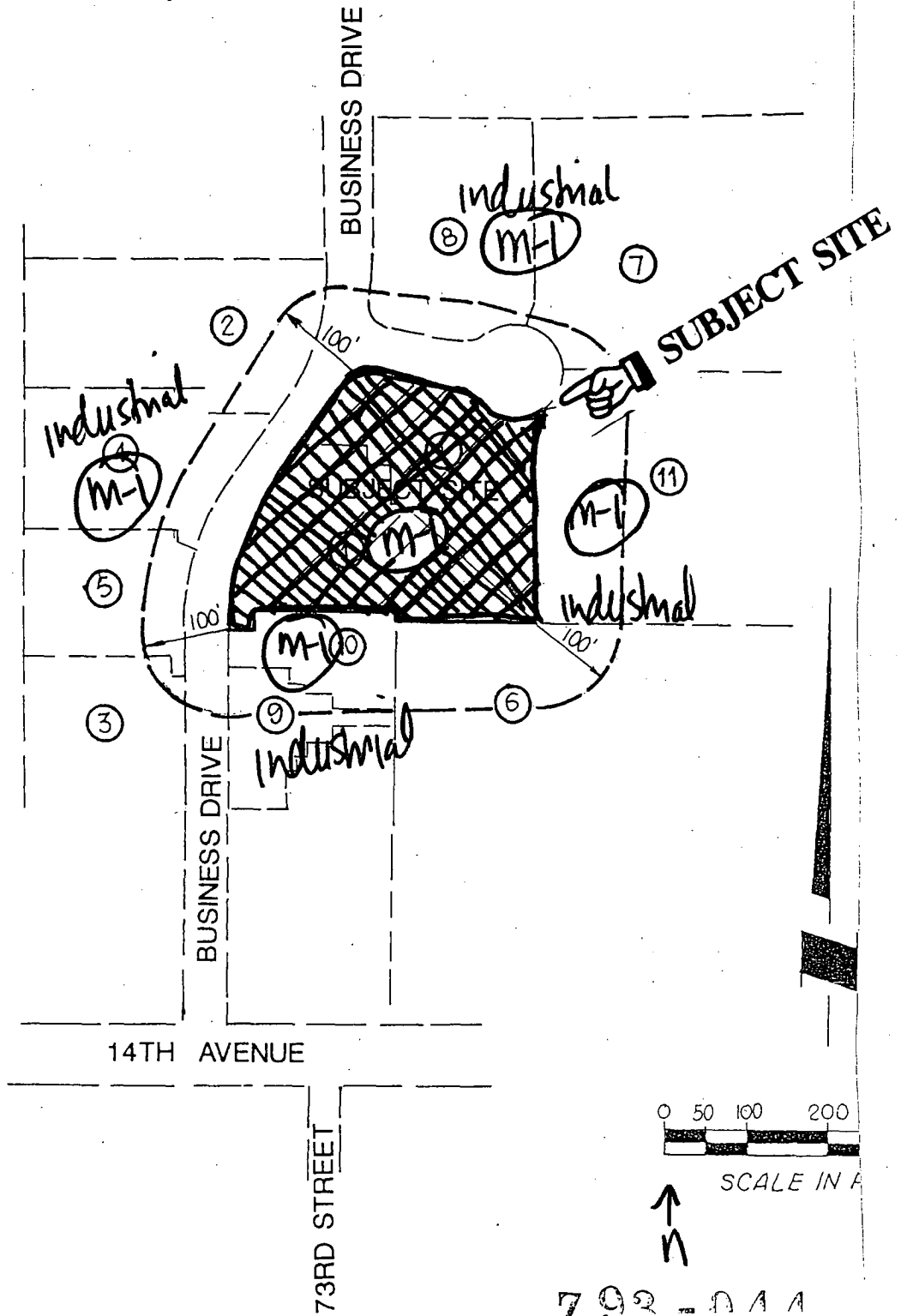
The decision of the Zoning Administrator may be appealed to the Planning Commission. An appeal must be filed within 10 days of the Zoning Administrator's hearing. If an appeal is not filed, the action of the Zoning Administrator is final.

Note: The applicant will need to contact the Public Works Department - Development Division (Anwar Ali, 264-7210) after the appeal period is over to record a certificate of compliance to complete the lot line adjustment.

cc: File (original)
Applicant
ZA Log Book
ZA Resolution Book
Public Works
Building Division



VICINITY MAP



LAND USE & ZONING MAP

293-044

SL-10-93

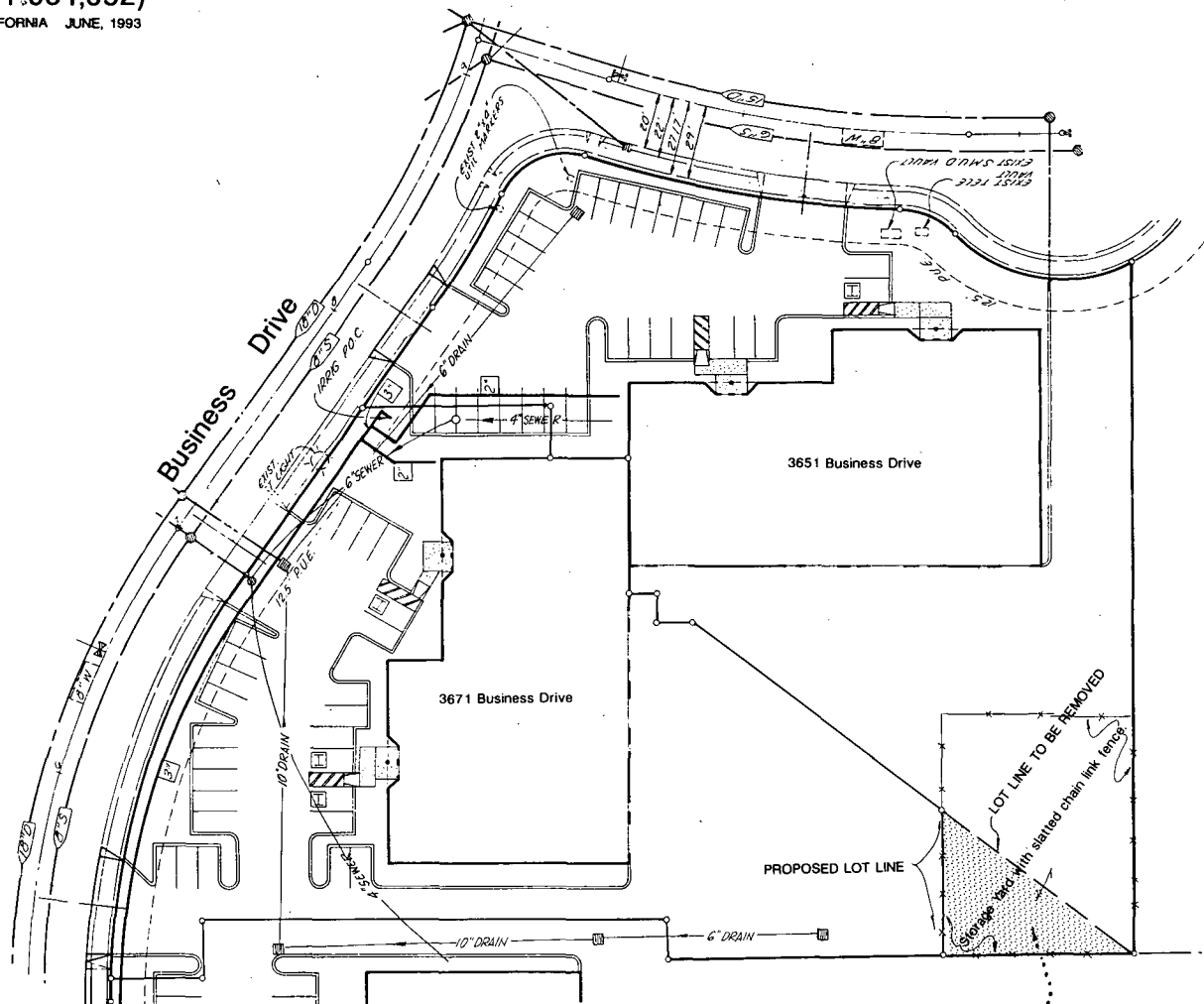
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Exhibit Map for Lot Line Adjustment

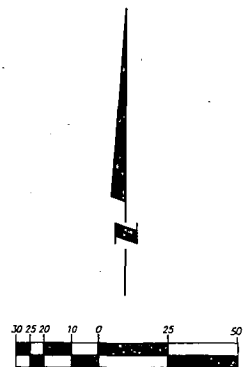
3651 & 3671 BUSINESS DRIVE

(APN : 015-0311:051,052)

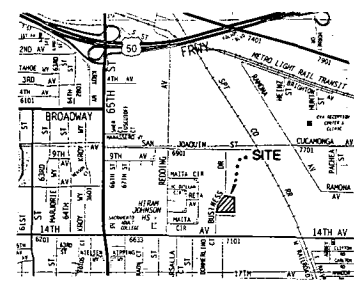
CITY OF SACRAMENTO, CALIFORNIA JUNE, 1993



SHADED AREA DENOTES AREA BEING ADDED TO 3651 BUSINESS DRIVE



SCALE: 1" = 30'



Vicinity Map

Murray Smith
 Murray Smith & Associates
 Civil Engineering • Land Planning
 3110 Gold Canal Dr.
 Rancho Cordova, CA 95670 (916) 635-1511

EXHIBIT A

EXHIBIT B

**LEGAL DESCRIPTION FOR
LOT LINE ADJUSTMENT
APN: 015-0311-051,052
CITY OF SACRAMENTO, CALIFORNIA**

Lot 'A'

Parcel 5 as said Parcel is shown on that certain Parcel Map entitled "PARCELS 9, 10, 11 & 12 JACKSON BUSINESS PARK (101 PM 27)" filed in the office of the Recorder, County of Sacramento, State of California in Book 113 of Parcel Maps, Page 6.

EXCEPTING THEREFROM all that portion of said Parcel 5 more particularly described as follows:

Beginning at the southeast corner of said Parcel; thence from said Point of beginning along the southerly boundary line of said Parcel, South 89°52'52" West 68.50 feet; thence North 00°30'30" East 53.36 feet to a point on the northerly boundary line of said Parcel; thence along said Northerly boundary line, South 51°58'03" East 86.37 feet to the point of beginning.

Lot 'B'

Parcel 6 as said Parcel is shown on that certain Parcel Map entitled "PARCELS 9, 10, 11 & 12 JACKSON BUSINESS PARK (101 PM 27)" filed in the office of the Recorder, County of Sacramento, State of California in Book 113 of Parcel Maps, Page 6.

TOGETHER WITH all that portion of Parcel 5 as said Parcel is shown on said Parcel Map.

Beginning at the southeast corner of said Parcel; thence from said Point of beginning along the southerly boundary line of said Parcel, South 89°52'52" West 68.50 feet; thence North 00°30'30" East 53.36 feet to a point on the northerly boundary line of said Parcel; thence along said Northerly boundary line South 51°58'03" East 86.37 feet to the point of beginning.

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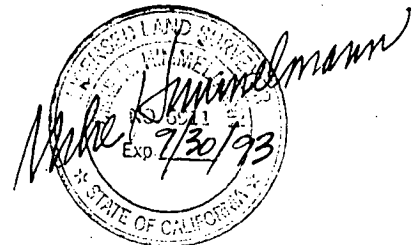
Murray Smith & Associates
Engineering, Inc.

June 30, 1993
93061

RECEIVED

JUL 03 1993

CITY OF SACRAMENTO
CITY PLANNING DIVISION



293-044

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