

SACRAMENTO CITY PLANNING COMMISSION

Report of Planning Director, R. L. Rathfon

Nov. 9, 1965

APPLICATION FOR SPECIAL PERMIT

OWNER OF RECORD: Alluvian Land Company, Inc.
Willis D. Zimmerman, President.

APPLICANT: Dr. Wallace Lane Chan by Benedict Adams, 3089 Fair Oaks Blvd.

LEGAL DESCRIPTION OF PROPERTY: 4.34 Acre Parcel described as Parcel 51, Book 38-21 County Assessors Records.

LOCATION: No. side Elder Creek Rd, 105' E. of Ring Drive.

SIZE: Acreage 4.34 No. Parcels 1

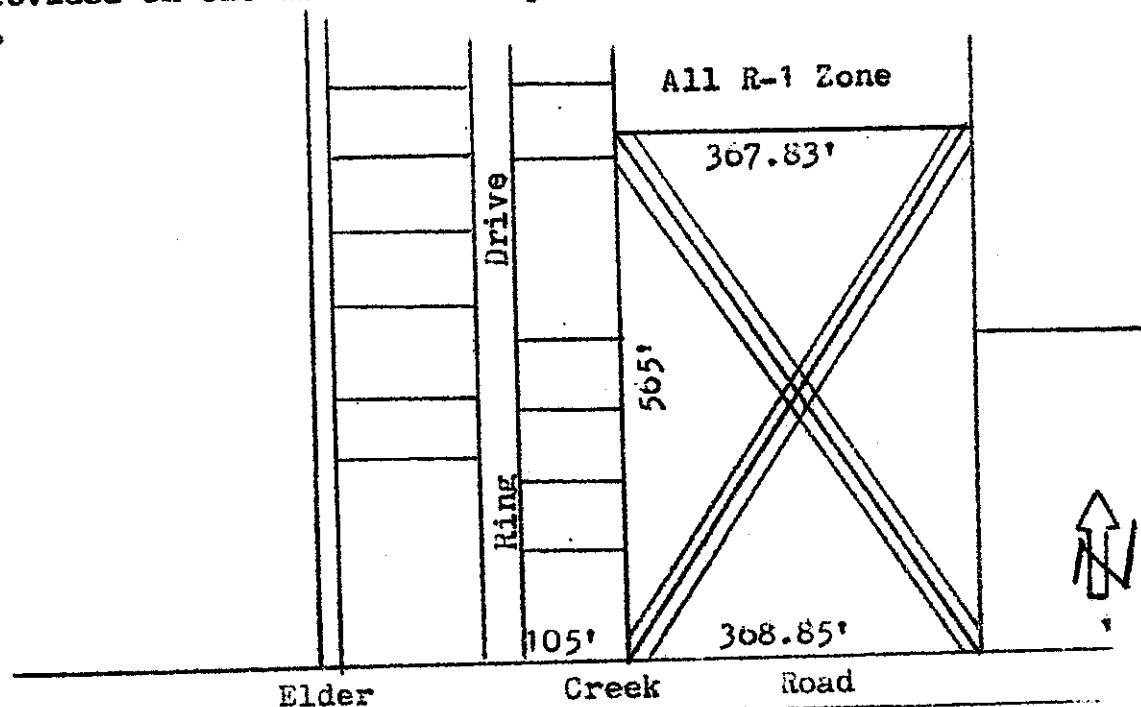
USE: Existing: Vacant Land Proposed: Convalescent Hospital

ZONING: Existing: R-1 Single Family Proposed: Same

REQUEST: Special Permit to utilize R-1 single family zone for a 1-story 99 bed convalescent hospital with off street parking facilities, according to submitted plot plan.

CAPACITY: 99 Bed. PARKING REQUIRED 50. PARKING PROPOSED 51

Proposed 1-story 99 bed Convalescent Hospital structure will be confined to the westerly side and rear portion of this 4.34 acre parcel of land, leaving the easterly half for future expansion. An off-street parking area will be provided on the front "U" shaped area with landscaping in center portion.



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