

CITY PLANNING COMMISSION

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

APPLICANT	Federal Express - 1610 Arden Way, Sacramento, CA 95815				
OWNER	Samuel Tarpin Company - 1001 G Street, Suite 300, Sacramento, CA 95814				
PLANS BY	Federal Express - 1610 Arden Way, Sacramento, CA 95815				
FILING DATE	5-6-86	ENVIR. DET.	Ex. 15303e	REPORT BY	FG:sg
ASSESSOR'S-PCL. NO.	006-123-01				

APPLICATION: Special Permit to establish a 6' x 10' drive-up drop off facility

LOCATION: 1600 J Street

PROPOSAL: The applicant is requesting the necessary entitlements to construct a drive-up drop off facility.

PROJECT INFORMATION:

1974 General Plan Designation: General Commercial
1980 Central City Community
Plan Designation: General Commercial
Existing Zoning of Site: C-2
Existing Land Use of Site: C-2

Surrounding Land Use and Zoning:	Setbacks:	Required	Provided
North: Service station/car wash; C-2	Front:	0	100'
South: Car sales lot; C-2	Side(Int):	0	74'
East: Parking lot; C-2	Side(St):	0	0
West: Car sales showroom; C-3	Rear:	0	10'
Parking Required:	1 space		
Parking Provided:	1 space		
Property Dimensions:	80' x 160'		
Property Area:	0.30+ acres		
Square Footage of Building:	60 sq. ft.		
Height of Building:	10.5'		
Topography:	Flat		
Street Improvements:	Existing		
Utilities:	To be provided		
Exterior Building Materials:	Metal, tinted glass		
Roof Material:	Metal		

PROJECT EVALUATION: Staff has the following comments:

- A. The subject site is a 0.30+ acre lot which is zoned General Commercial (C-2). The site is designated for general commercial uses in both the General Plan and the 1980 Central City Community Plan. The site is presently developed with a building (sign shop) on the front half of the lot and a parking lot to the rear.
- B. The applicant is proposing to erect a 6' x 10' drive-up Federal Express drop off facility in the southwest corner of the parking lot. The structure would be 10-1/2 feet high and constructed of metal and molded lexan (plastic) for the signage on the roof. The facility would employ one attendant and would be open from 10 a.m. to 5 p.m., Monday through Friday only. All drop-off packages would be picked up and sent to local Federal Express facilities for distribution.

- C. Staff is concerned that the drive-up facility may cause an impact on traffic circulation. Patrons using the facility are provided with only enough room for one car at a time. If two or more cars are waiting to use the drive-up window, these cars may block the alley or the cars may be stacked back into the street. Other drivers may choose to park in the lot which is not intended to provide parking for the proposed project.

In addition, the site is located in a Redevelopment Area which requires project review by the Redevelopment Agency and, since the site is located in the Central City, the project must be reviewed and approved by the Design Review Board.

- D. The Traffic Engineer has indicated that the subject site is also in need of repair to the driveway, sidewalk and the construction of a barrier curb along the 16th Street property line. The applicant must comply with Traffic Engineering Division requirements prior to the issuance of a building permit.
- E. The project was reviewed by Traffic, Public Works, Old City Association and Community Services. No comments had been received at the time this report was prepared.

ENVIRONMENTAL DETERMINATION: The project is exempt from environmental review pursuant to State EIR Guidelines (CEQA Section 15303e).

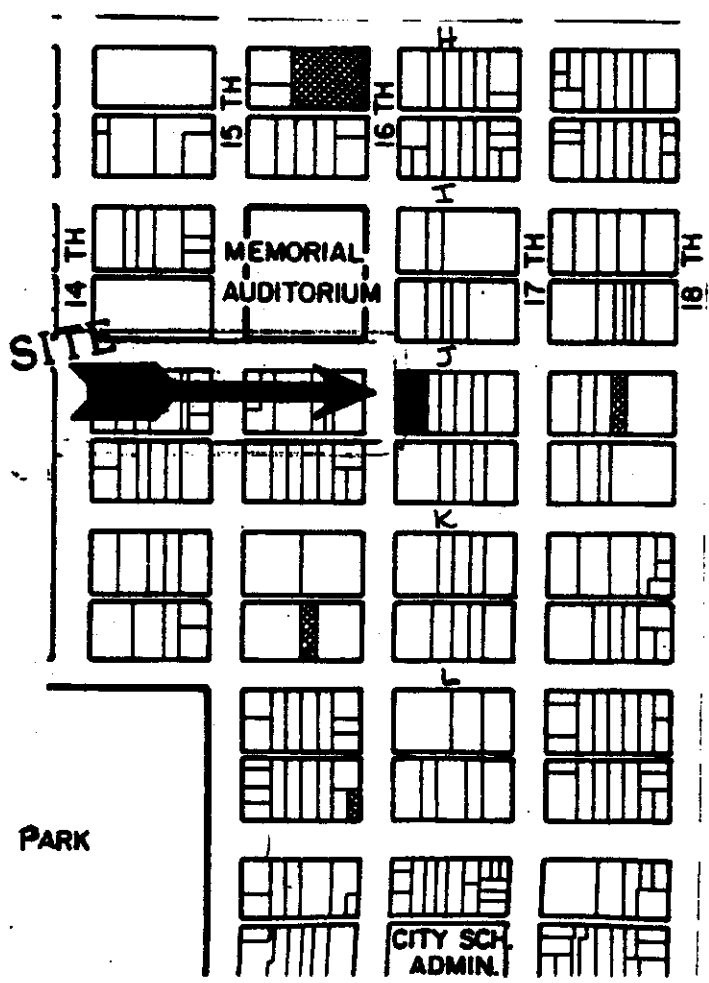
RECOMMENDATION: Staff recommends the following action:

Deny the special permit, based upon the findings of fact which follow:

Findings of Fact

1. The project is not based upon sound principles of land use in that:
 - a. the traffic pattern in the alley and on the street will be impacted; and
 - b. the drive-up use is not compatible with existing office and commercial uses in the area.
2. The project will be detrimental to public health, safety or welfare, or will result in a nuisance in that:
 - a. design of the structure is not compatible with other structures in the area; and
 - b. on and off-site traffic impact will be increased.

SUBJECT SITE

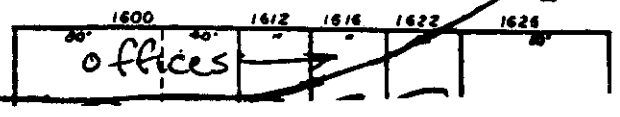
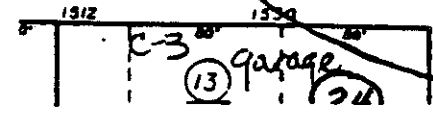
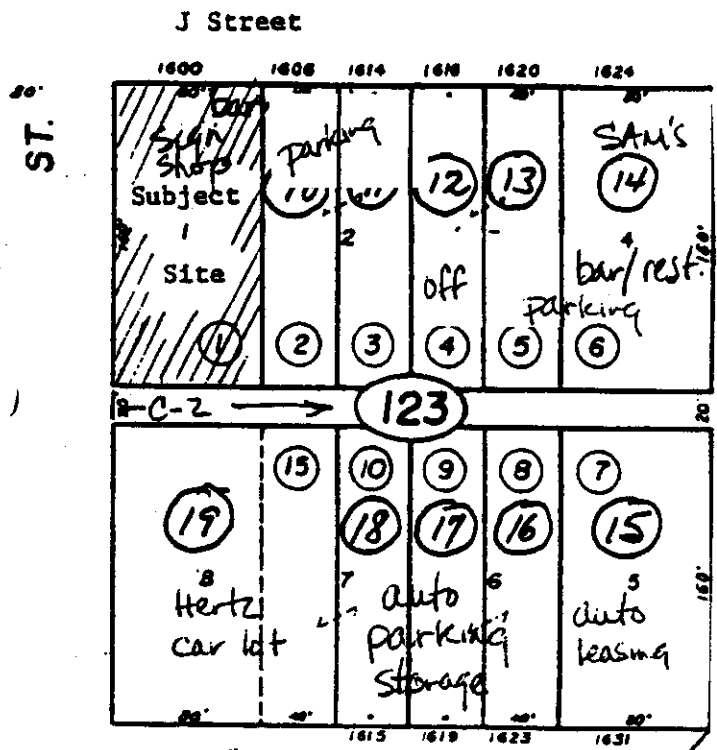
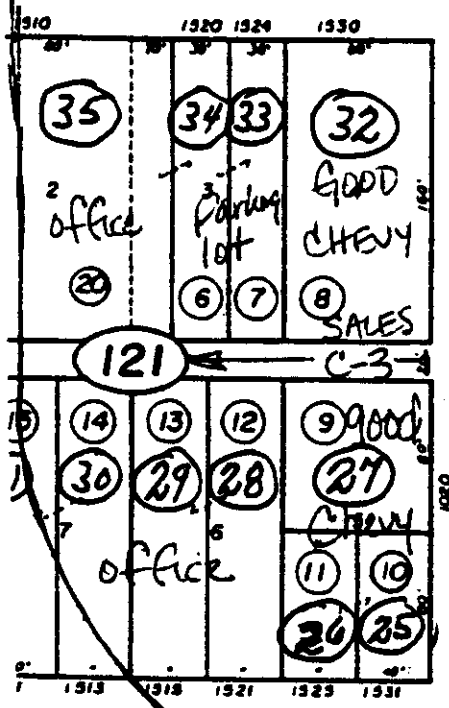
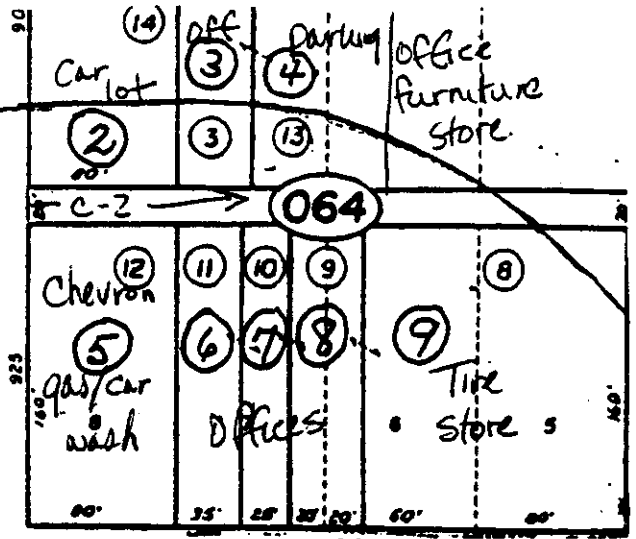
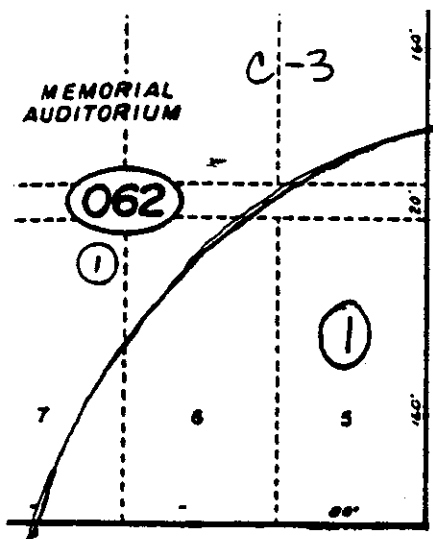


VICINITY MAP

P86-178

6-12-86

Item 11



LAND USE & ZONING MAP

Sidewalk

Sign Shop

Bar

BUILDING

1600 J Street

50'

80'

WALK WAY

parking

WOODEN FENCE

80'

PARKING LOT

160'

Parking Lot



16th STREET

CURB
SIDEWALK

TREE

TREE

DRIVEWAY

OUT

IN

ALLEY (paved)

P86-178

HERTZ CAR LOT

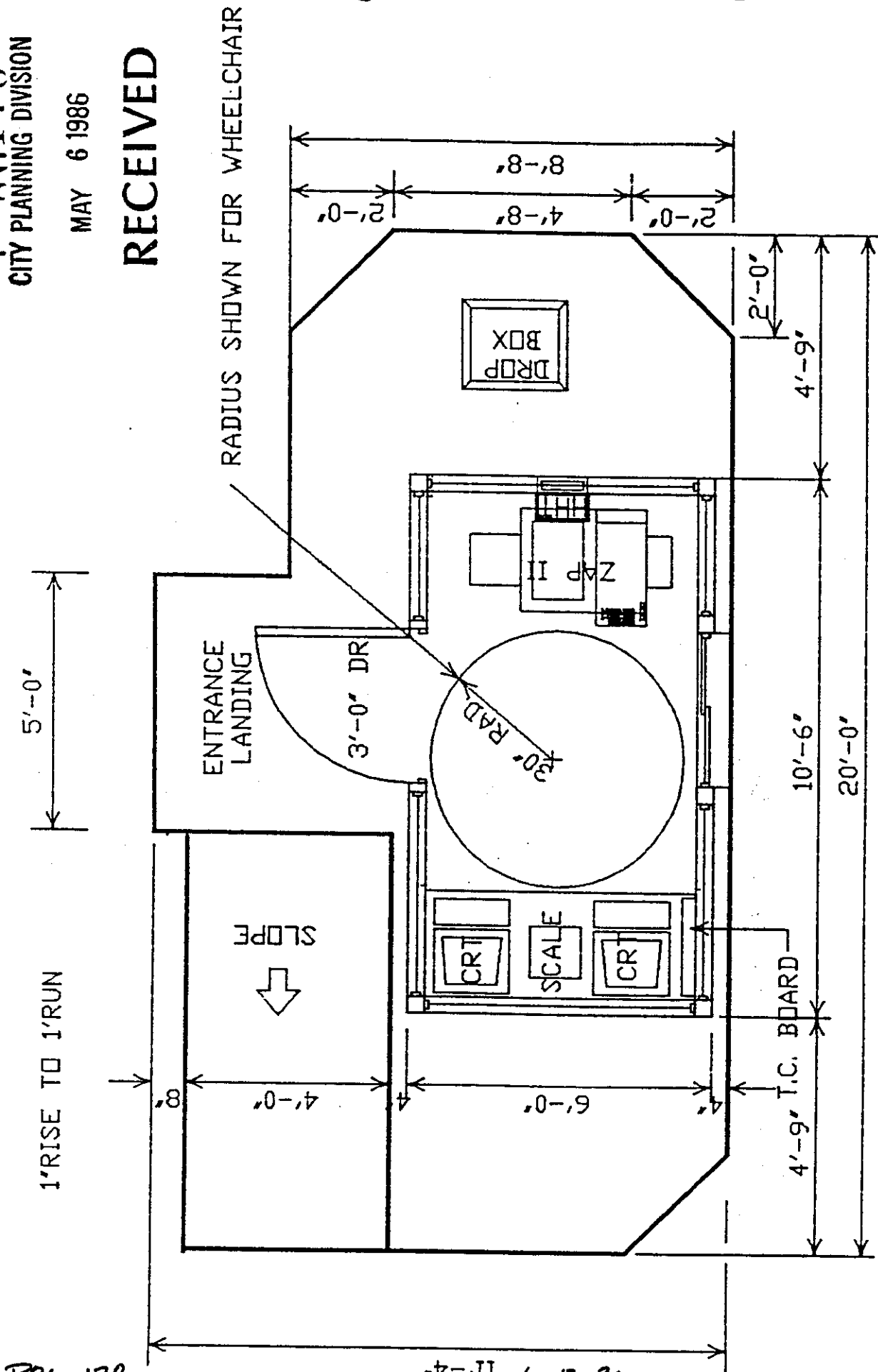
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POWER POLE

Item 11

MAY 6 1986

RECEIVED



FLOOR PLAN (HANDICAPPED) 6' X 10'

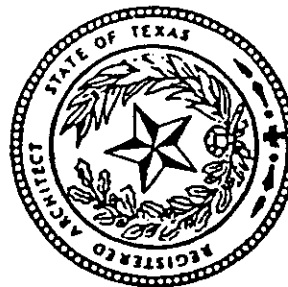
SCALE: 3/8" = 1'-0"

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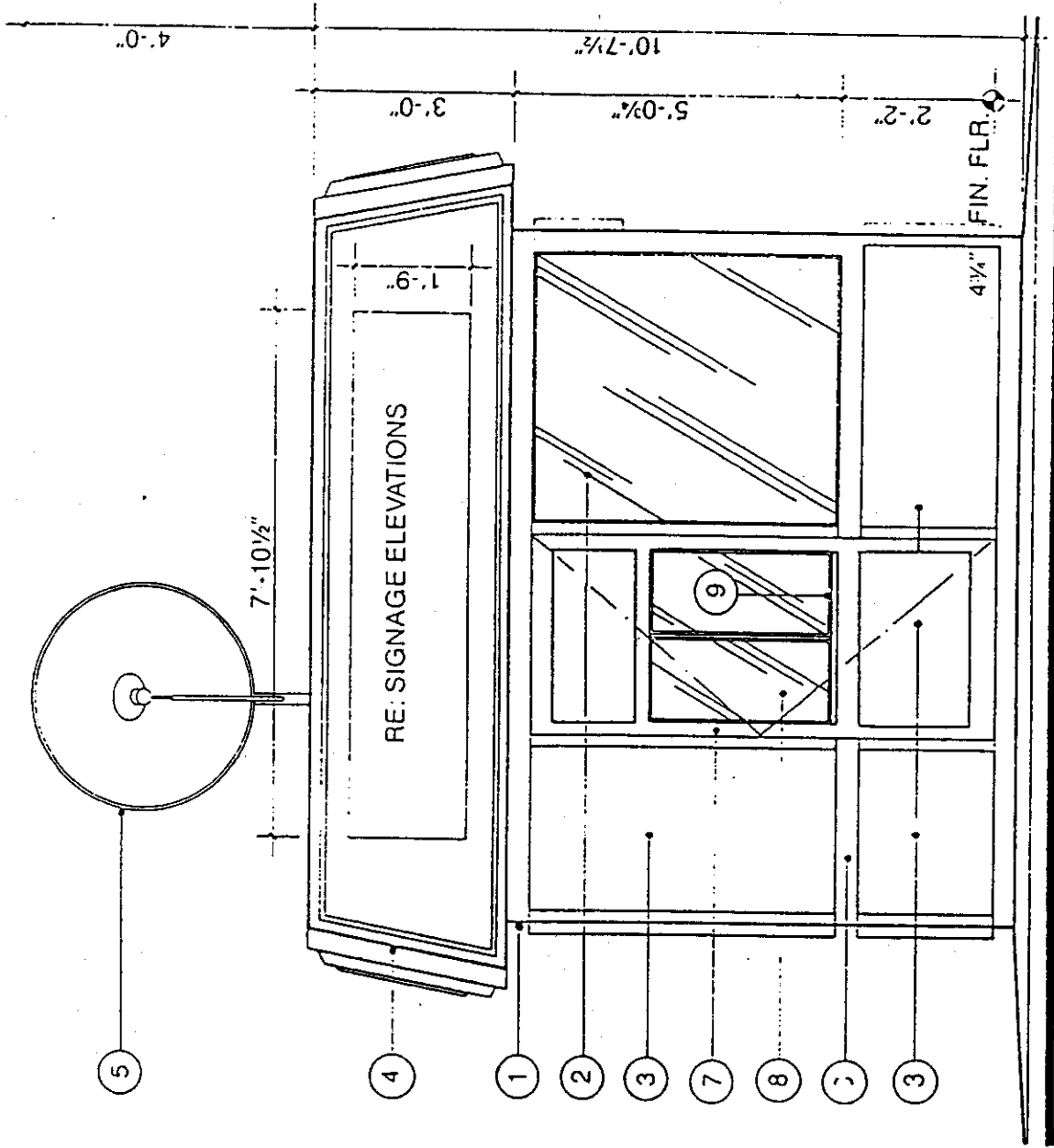
KEY

1. STEEL TUBE SECTION (EXISTING)
WITH METAL CLADDING
2. GREY TINTED GLASS IN ALUMINUM
SASH (EXISTING)
3. ENAMEL COATED METAL FACE PANEL
MOLDED LEXAN ILLUMINATED ROOF.
RE: PAGE 18 FOR SIGNAGE
5. ROOF MOUNTED "KYDEX" SIMULATED
ANTENNA WITH STEEL SUPPORTS
6. VINYL STRIP OVER METAL CLADDING
7. ALUMINUM DOOR (EXISTING)
3'-0" x 7'-0" WITH TEMPERED
GREY GLASS
8. ALUMINUM SLIDING WINDOW WITH
TEMPERED GREY GLASS
9. STAINLESS STEEL OR MOLOED PLASTIC
SERVICE COUNTER (EXISTING)



6-12-86

Item 11

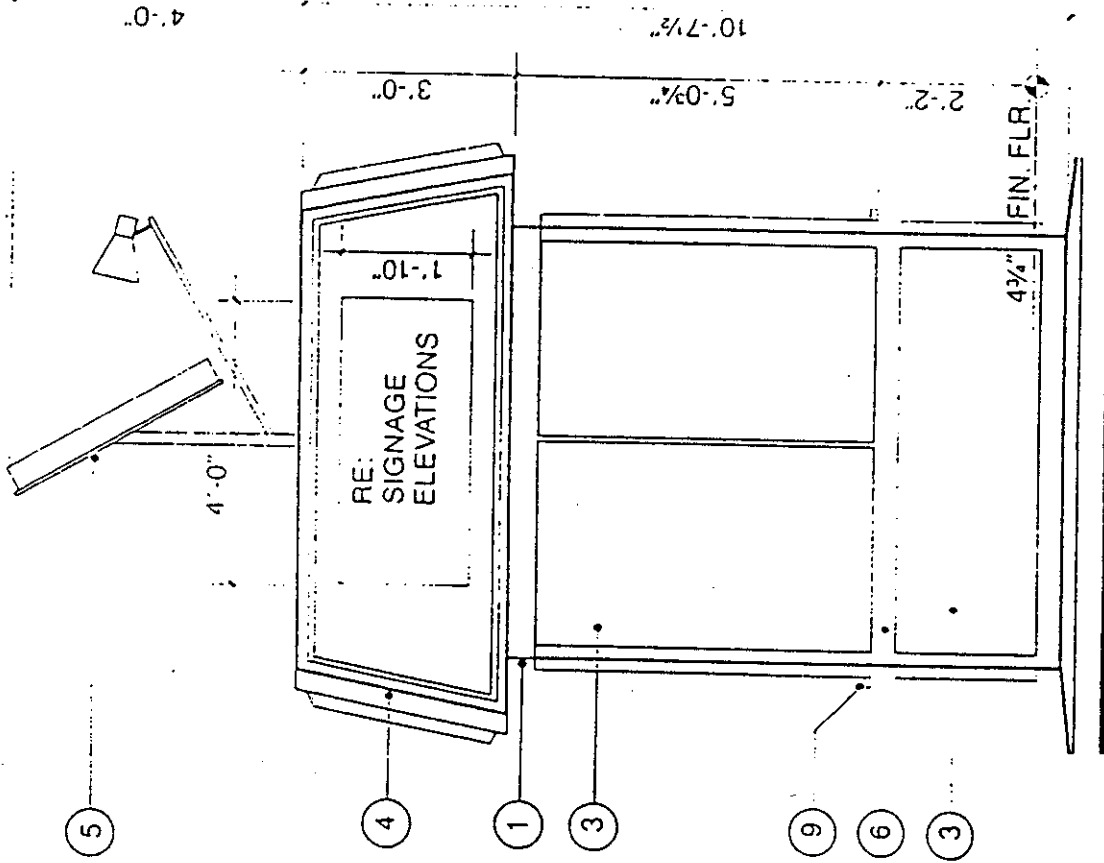


ENTRY ELEVATION

SCALE: 3/8" = 1'-0"

KEY NOTES

1. STEEL TUBE SECTION (EXISTING) WITH METAL CLADDING
2. GREY TINTED GLASS IN ALUMINUM SASH (EXISTING)
3. ENAMEL COATED METAL FACE PANEL
4. MOLDED LEXAN ILLUMINATED ROOF. RE: PAGE 18 FOR SIGNAGE
5. ROOF MOUNTED "KYDEX" SIMULATED ANTENNA WITH STEEL SUPPORTS
6. VINYL STRIP OVER METAL CLADDING
7. ALUMINUM DOOR (EXISTING)
8. ALUMINUM SLIDING WINDOW WITH TEMPERED GREY GLASS
9. STAINLESS STEEL OR MOLDED PLASTIC SERVICE COUNTER (EXISTING)



LEFT ELEVATION
SCALE: 3/4" = 1'-0"

Per 118

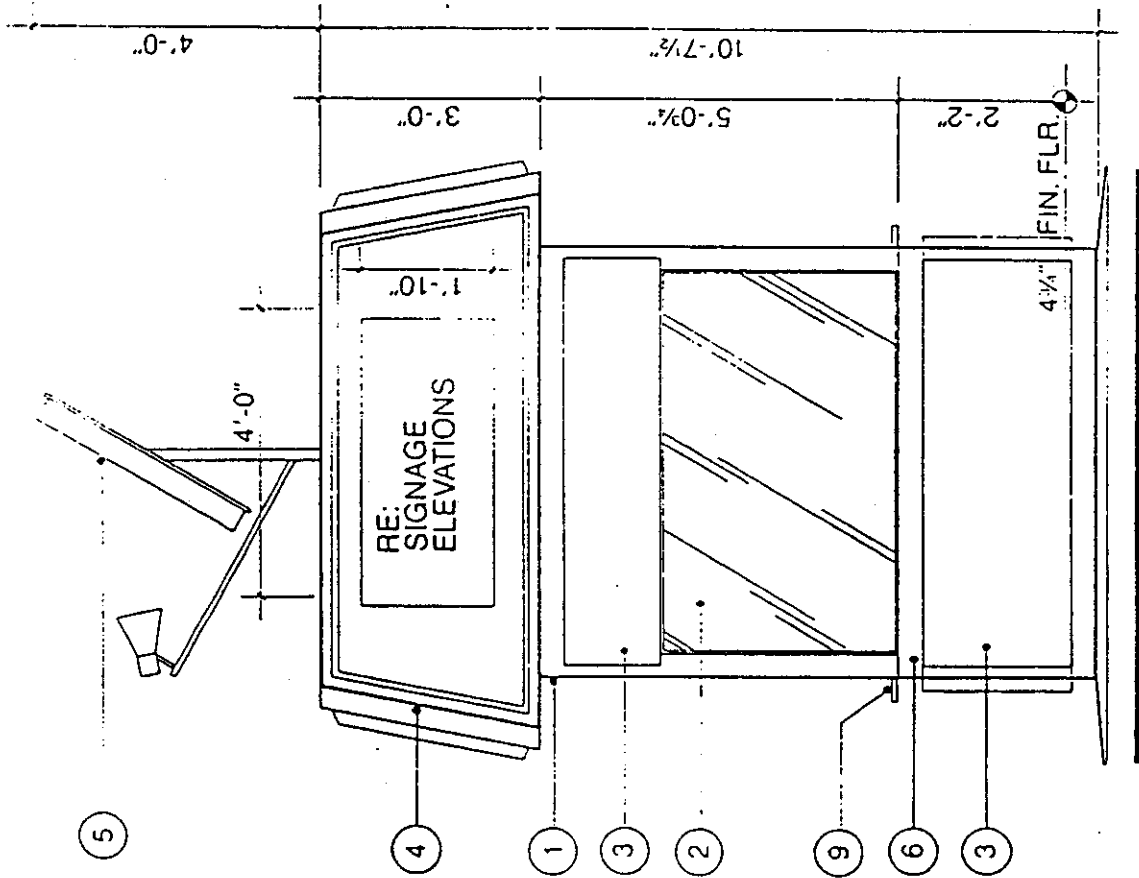
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6-12-86

Item 11



RIGHT ELEVATION

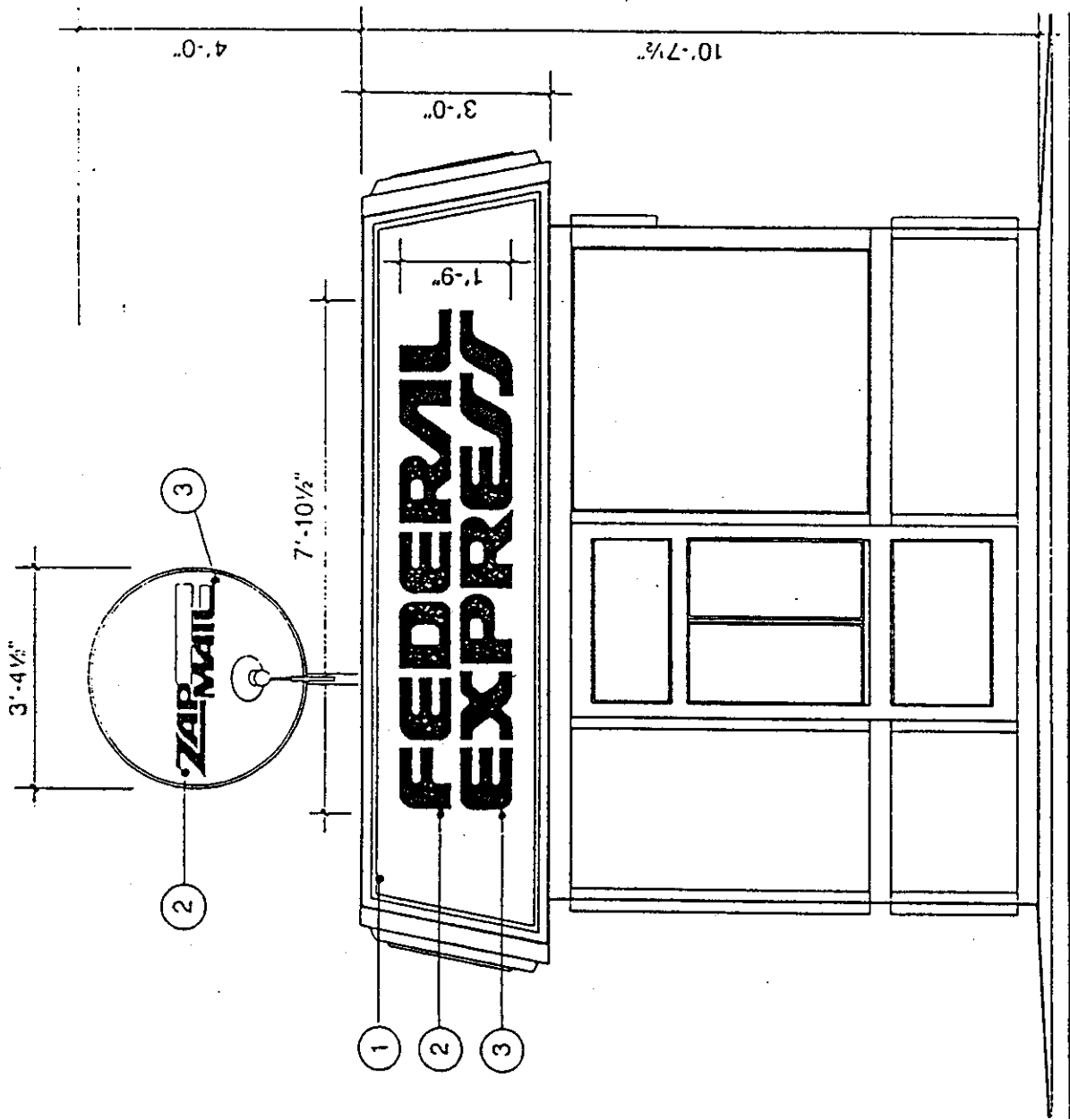
SCALE: 3/8" = 1'-0"

7

FINISH NOTES

- 1. BACKGROUND—ALUCOBOND CASTLE GRAY
- 2. PURPLE PMS #267
- 3. ORANGE PMS #158

PB6-17B



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Item 14

SIGNAGE—ENTRY ELEVATION

SCALE: 3/8" = 1'-0"

18A

FINISH NOTES

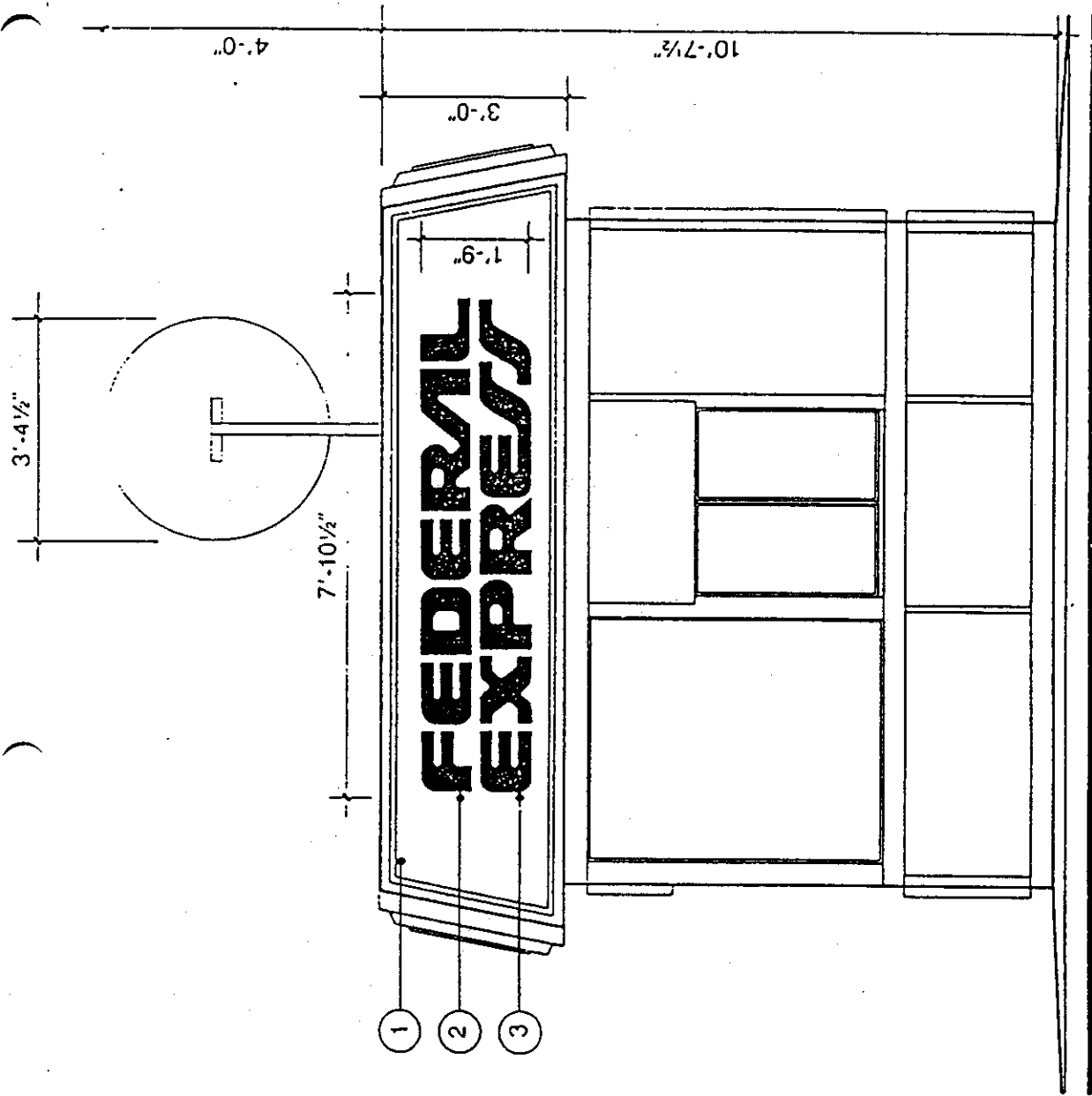
- 1. BACKGROUND --- ALUCOBOND CASTLE GRAY
- 2. PURPLE PMS #267
- 3. ORANGE PMS #158

P86-17B

6-12-86



Item 11



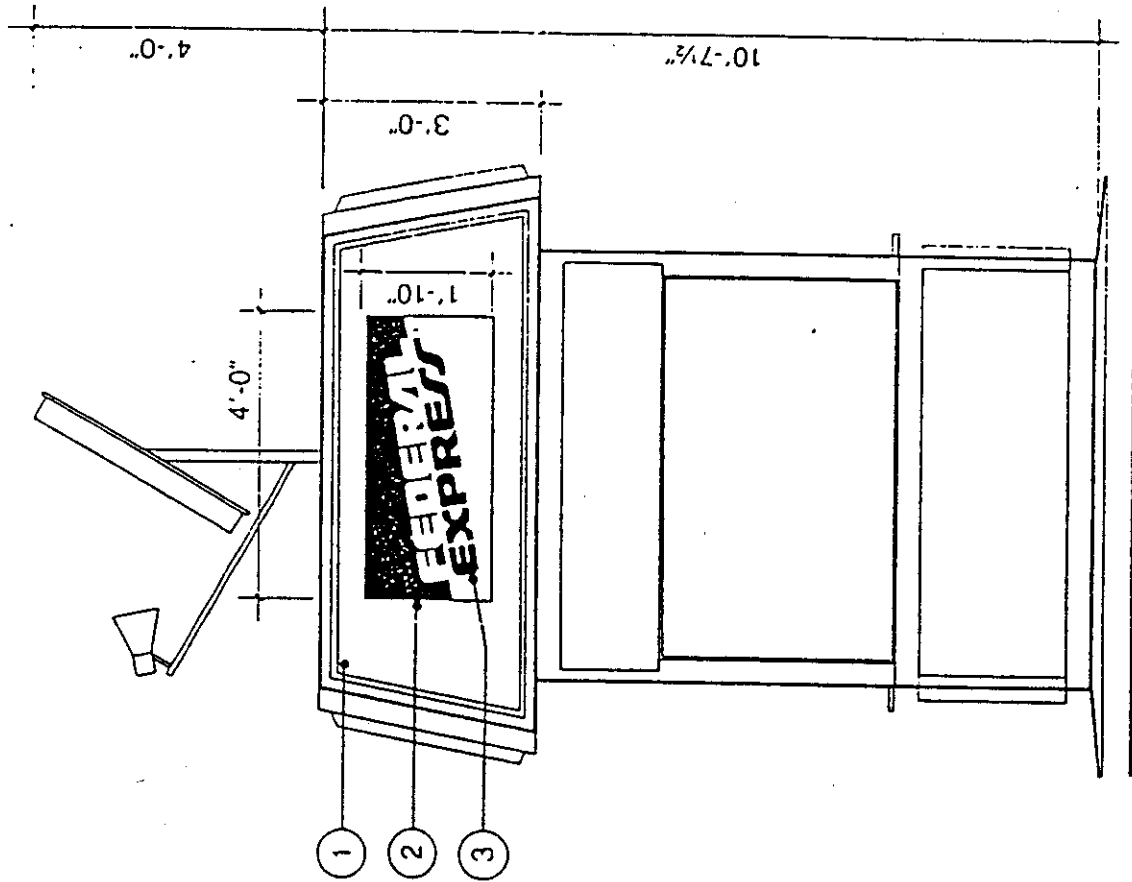
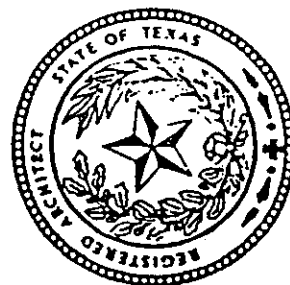
SIGNAGE—REAR ELEVATION

SCALE: 3/8" = 1'-0"

18B

FINISH NOTES

1. BACKGROUND — ALUCOBOND CASTLE GRAY
2. PURPLE PMS # 267
3. ORANGE PMS # 158



P06-178

6-12-86

Item 11

SIGNAGE—RIGHT ELEVATION

SCALE: 3/8" = 1'-0"

187

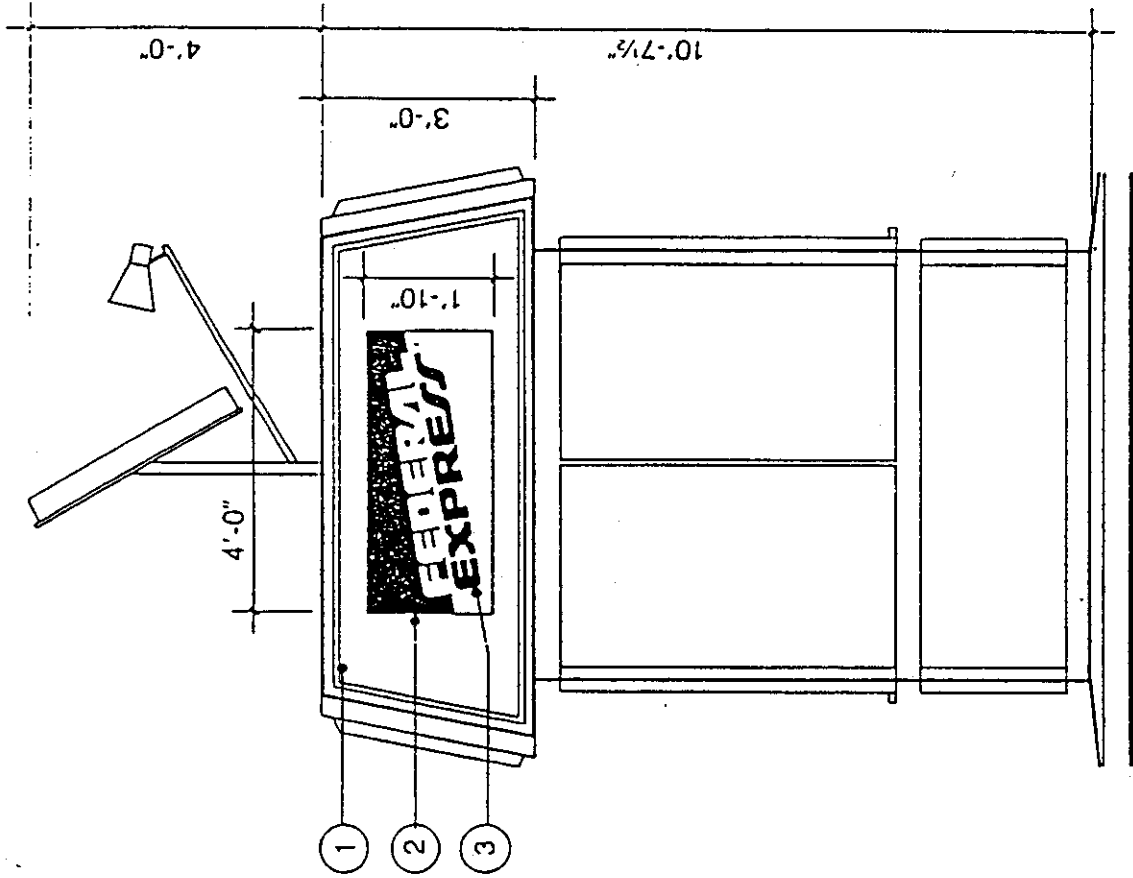
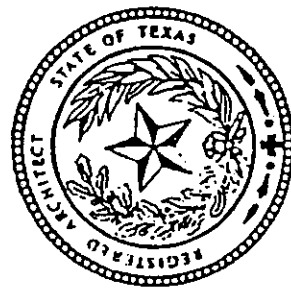
FINISH NOTES

- 1. BACKGROUND — ALUCOBOND CASTLE GRAY
- 2. PURPLE PMS #267
- 3. ORANGE PMS #158

P06-178

6-12-86

Item 11



SIGNAGE—LEFT ELEVATION

SCALE: 3/8" = 1'-0"

18C