

CITY PLANNING COMMISSION

927 - 10th Street, Suite 300 - SACRAMENTO, CALIFORNIA 95814

| | | | |
|---------------|---|------------------------|----------------------|
| APPLICANT | <u>Bill George 1110 2nd St Sacto, Ca 95814</u> | | |
| OWNER | <u>Williamson, George & Camerer 1110 2nd St Sacto 95814</u> | | |
| PLANS BY | <u>applicant</u> | | |
| FILING DATE | <u>9/13/84</u> | 50 DAY CPC ACTION DATE | REPORT BY: <u>SC</u> |
| NEGATIVE DEC. | <u>EX15301(K) EIR</u> | ASSESSOR'S PCL. NO. | <u>002-116-16</u> |

APPLICATION:

1. special permit to ~~create 4 condos~~ convert 4 apartment units into condominium. (Sec 28-C)
2. variance to waive the once a year filing and hearing date for condominium conversions. (Sec 28-G)

LOCATION:

1105 F Street

PROPOSAL:

The applicant is requesting the necessary entitlements to reconvert a 4 unit Victorian apartment into condominiums since the permit expired prior to sale of a unit.

PROJECT INFORMATION:

1974 General Plan Designation: Residential Residential

80 Central City Community Plan Designation: Alkali Flat Redevelopment Plan

Existing Zoning of Site:

Existing Land Use of Site: 4 unit Victorian

Surrounding Land Use and Zoning:

| | | | |
|--------|---------------------|---|-------------|
| North: | <u>Res + Office</u> | - | <u>R-3A</u> |
| South: | " " | - | <u>C-2</u> |
| East: | " " | - | <u>R-3A</u> |
| West: | " " | - | <u>R-3A</u> |

Parking Required: 4

Parking Provided: ~~over 5~~ 5

Property Dimensions: irregular

Property Area: 0.15 acres

Density of Development: 40 units per acre

Square Footage of Building(s): 3400

Significant Features of Site: existing Victorian + trees

Topography: fl

Street Improvements: existing

Utilities: existing

002062

APPLC. NO. P84346

MEETING DATE 10/25/84

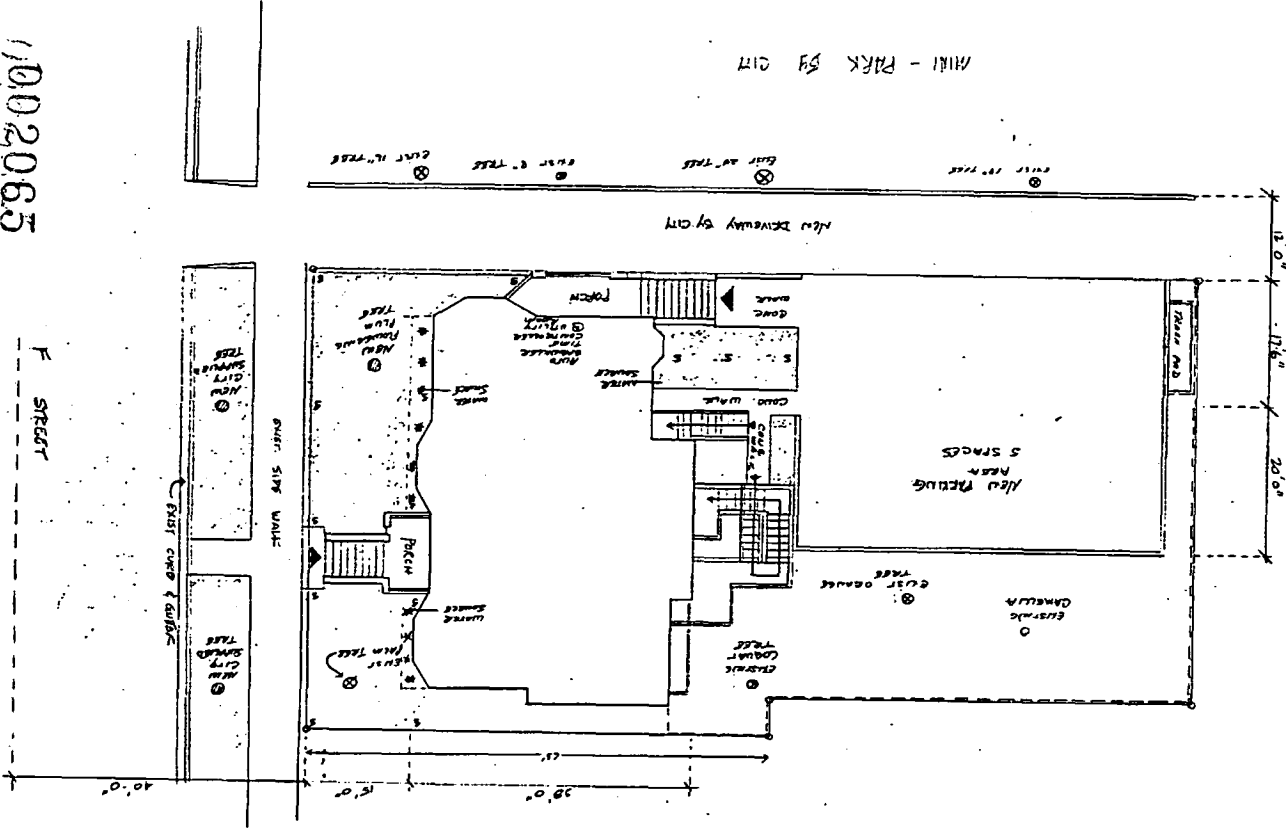
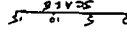
CPC ITEM NO. _____

5 SPRAWLER
 * 42000 FEET² * 10.6 ACRES
 - GOOD IRRIGATION CANALS
 - 600 GROSS ACRES - 50% PLANTED
 OF AREA TO BE SOLD.

PARKING & DRIVE SPRINGS
 ALL SHADING PROVIDED BY BUSHES &
 MATURE FRUIT TREES & ORANGE TREES.
 THE CHAIRS PROVIDED BY PARK TRAILS.

DESCRIPTION:
 BLOCK 116 PARCEL 10
 105 F STREET, CITY OF SACRAMENTO, CA
 ASSESSORS MAP NO 002-116-16

LAND USAGE:
 LOT AREA 7,375 SQ FT
 DWELLING 1,593 SQ FT
 PORCHES & PATIOS 408 SQ FT
 PARKING & TRASH & RR PADS 1,988 SQ FT



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