

SACRAMENTO CITY PLANNING COMMISSION

SUBDIVISION REPORT OF CITY PLANNING DIRECTOR, JOSEPH AVENA

TYPE OF MAP: City Tentative

DATE: 4-25-67

SUBDIVISION NAME: College Greens Unit 7-A

LOCATION: Great Falls Way & Occidental Drive

SUBDIVIDER: College Greens Development Company, Ltd.

APPLICANT: Spink Engineering Company

NO. LOTS: 13

RESIDENTIAL 13 R-1

This tentative map proposes to subdivide a 3.3 acre R-3 zoned parcel into 13 residential lots to be utilized for model homes. It is recommended that this map be approved subject to the following conditions:

- 1: Prior to filing a final or parcel map, proceedings must be initiated to rezone this parcel from R-3 to R-1 in order to conform with the proposed single-family uses.
2. If a parcel map is used to subdivide this parcel, the cul-de-sac street shown must be improved and dedicated before the parcel map is filed.

THE SUBDIVIDER IS ADVISED THAT PRIOR TO PROCEEDING TO FINAL MAP STAGE, HE IS HEREBY REFERRED TO THE REAL ESTATE OFFICE AND STREET ASSESSMENT DIVISION OF THE CITY ENGINEER'S OFFICE FOR INFORMATION RELATIVE TO THE METHOD TO BE USED FOR FINANCING OF PUBLIC IMPROVEMENTS IN SAID TRACT.