

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

**ACTION OF THE ZONING ADMINISTRATOR**

On Tuesday June 14, 1994, the Zoning Administrator approved with conditions a parcel merger (File Z94-060) by adopting the attached resolution (ZA94-020). A modification of land use established prior to the Special Permit requirement to pave the existing parking lot of an existing church was also reviewed by the Zoning Administrator. Conditions of approval for the Minor Deviation to the Special Permit are listed on page 3.

**Project Information**

- Request:      1.      Parcel Merger to merge two parcels into one parcel totaling 0.28± developed acres in the General Commercial (C-2) zone.
2.      Minor Deviation to Special Permit to construct a 14 space parking lot for an existing church.

Location:      3734, 3736 Rio Linda Boulevard

Assessor's Parcel Number:    251-0093-023, 022

Applicant:      Vernon M. Lewis  
                      3424 Mabel Street  
                      Sacramento, CA 95838

Property      Estate of King Narcisse  
Owner:        1504 Union Street  
                      Oakland, CA 94607

General Plan Designation:	High Density Residential (30+ du/na)
North Sacramento	
Community Plan Designation:	Retail- General Commercial
Existing Land Use of Site:	Church building and gravel parking lot
Existing Zoning of Site:	General Commercial (C-2)

Surrounding Land Use and Zoning:  
North: C-2; Commercial  
South: R-2B; Apartments  
East: R-1; City Library  
West: R-3A; Apartments

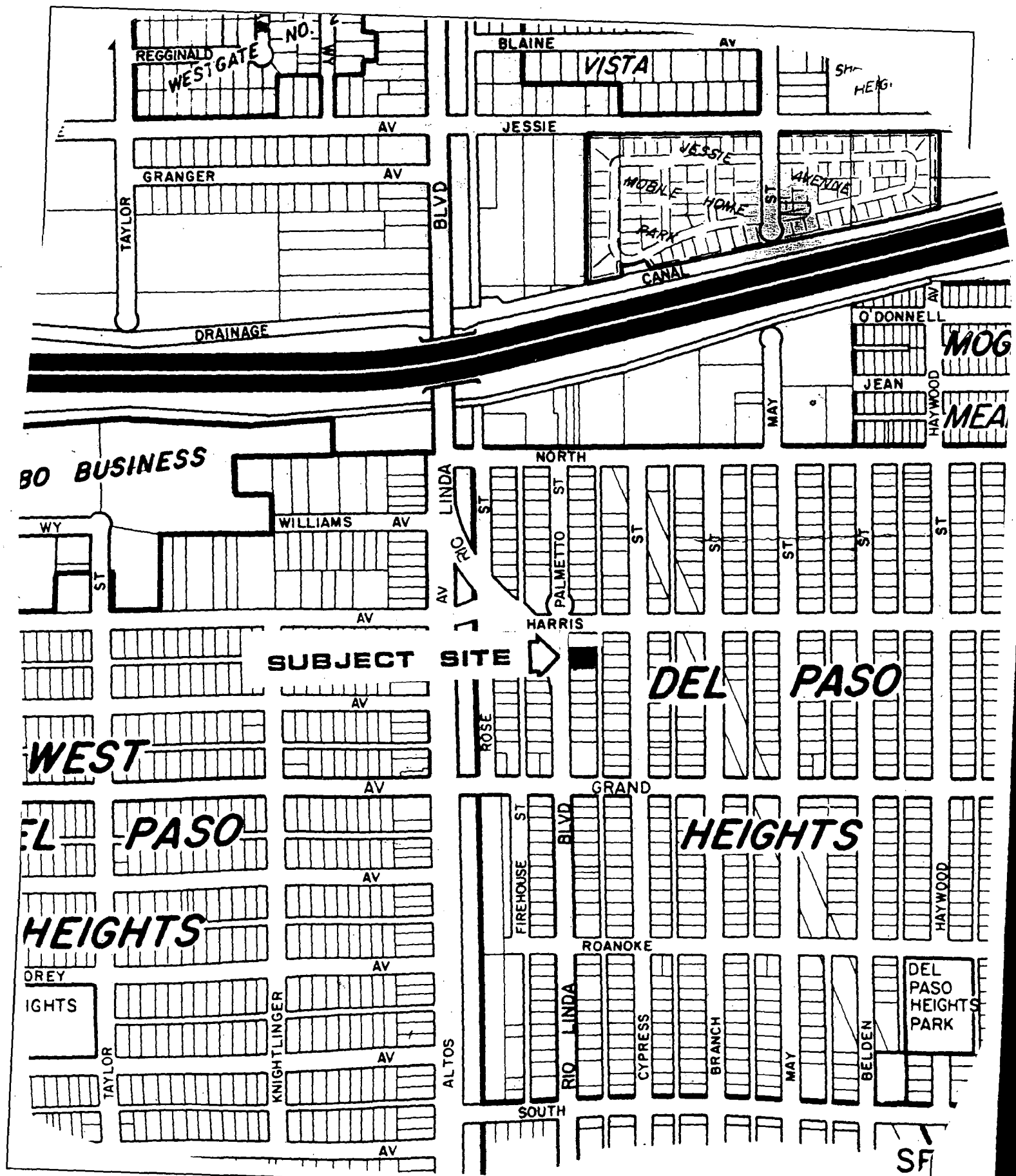
Z94-060

June 14, 1994

Item 1

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 parcel merger.

cc: File (original)  
ZA Resolution Book  
ZA Log Book  
Applicant  
Public Works  
Site Conditions- Gary Spross  
Design Review - Luis Sanchez



VICINITY MAP

Z94-060

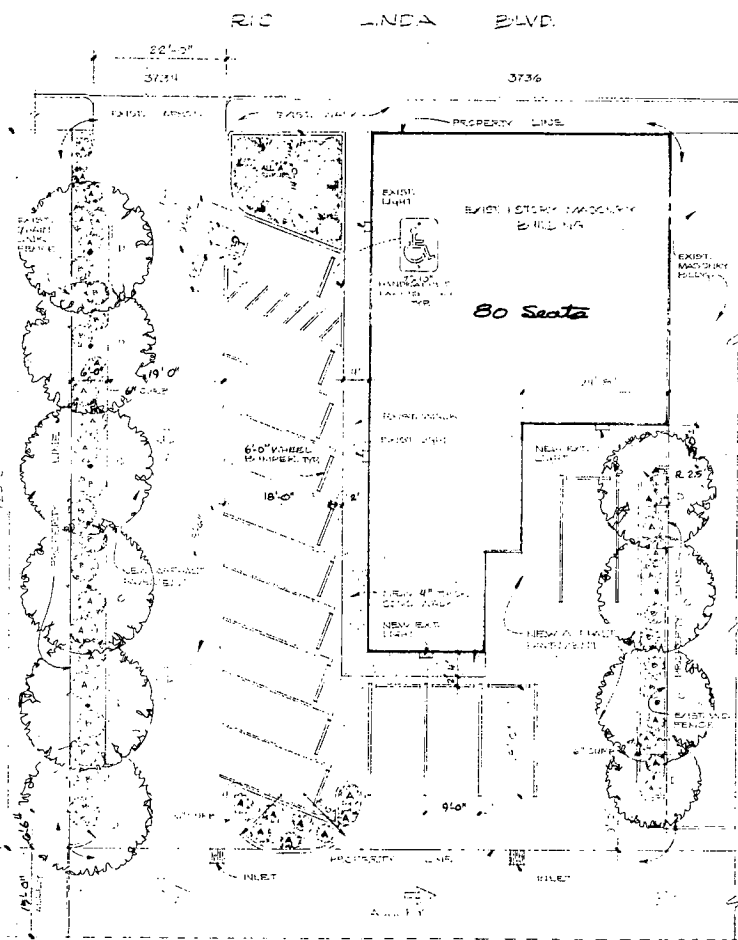
JUNE 14, 1994

ITEM NO. 1





# SITE DEVELOPMENT PLAN



## IRRIGATION SYSTEM

NEELSON ROP-UP SPRAY HEADS PRO. 1300 & 1400

NO.	MODEL	PRESSURE (PSI)	RADIUS (FEET)	DISCHARGE (GPM)	PRECIPITATION (INCHES)	SPACING (FEET)
1	1300	20	14	9.4	12.43	0.9
2	1400	20	14	4.2	12.43	1.3
3	1300	20	14	9.4	12.43	0.9
4	1400	20	14	4.2	12.43	1.3

### ROP-UP

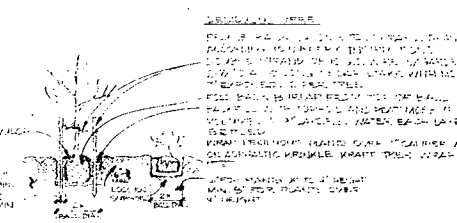
NO.	MODEL	HEIGHT (INCHES)	STATION	NOTE	NO. PUNCHES
1	1300	12	10+00	MAIN LINE	1 EA.
2	1400	12	10+00	MAIN LINE	1 EA.
3	1300	12	10+00	MAIN LINE	1 EA.

### HARDIE VALVES

MODEL	WORKING PRESSURE (PSI)	NO. OF PORTS	CONNECTIONS	WEIGHT (LBS)
1300	20	4	1/2\"	1.5
1400	20	4	1/2\"	1.5

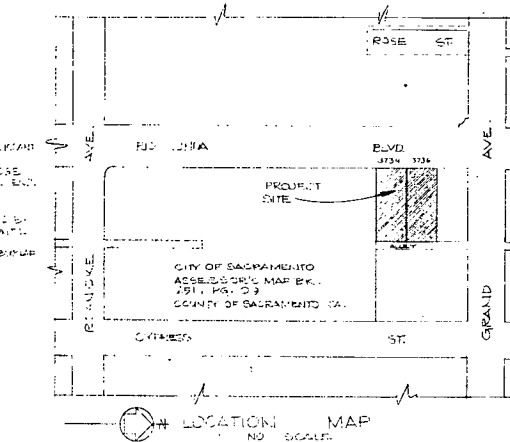
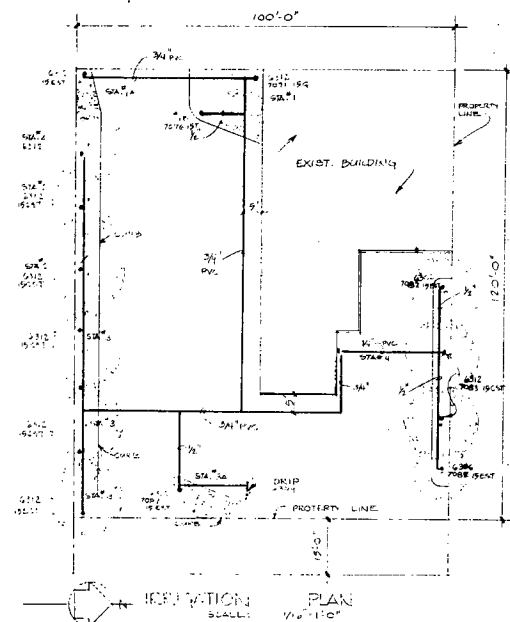
### NEELSON CONTROL VALVE

MODEL	NO. PORTS	CONNECTIONS	WEIGHT (LBS)
1300	4	1/2\"	1.5
1400	4	1/2\"	1.5



SHADE: LOT = 11000  
10 TREES 25\"/>

BACKFLOW PREVENTION DEVICE  
ORBIT - MODEL 510343



NOTE:

CERTAIN EXISTING CONDITIONS SHOWN ARE BASED UPON DRAWINGS OF WORK AS-BUILT AND THEIR ACCURACY MUST BE VERIFIED ON SITE. THE OWNER SHALL BE NOTIFIED OF ANY DISCREPANCIES BETWEEN CONDITIONS SHOWN AND CONDITIONS VERIFIED ON SITE.

EXHIBIT - B

ITEM 1

JUNE 14, 1994

294-060

STRONGWILL ENTERPRISES, INC.  
100 PLYMOUTH STREET  
SACRAMENTO, CALIFORNIA 95811  
TEL: (916) 441-1111  
FAX: (916) 441-1112

DESIGNED BY: *William M. Strong*  
DATE: MARCH 9, 1994

OWNER: THE ESTATE OF JAMES H. STRONG  
100 PLYMOUTH STREET  
SACRAMENTO, CALIFORNIA 95811

SCALE: 1/4\"/>