

SACRAMENTO CITY PLANNING COMMISSION

REPORT OF CITY PLANNING DIRECTOR -- R. L. Rathfon, 6-27-61

APPLICATION FOR VARIANCE

APPLICANT & OWNER: Otto Steinbrenner
1625 - 8th Avenue
Sacramento

PROPERTY: So 80' Lot 5, Block N-O/27th-28th Streets

LOCATION: 2731 O Street

SIZE: 80' x 80'

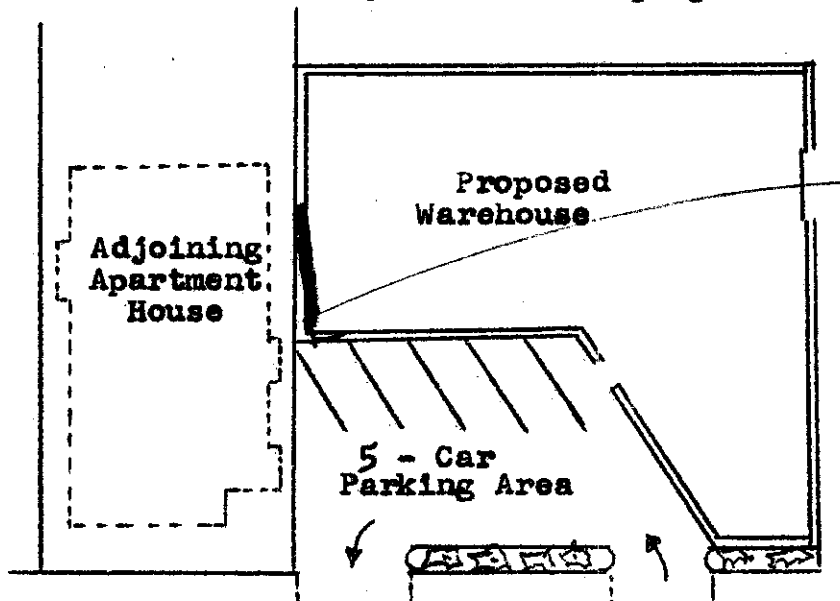
ZONING: C-2 Community Commercial Zone

EXISTING USE: Service Station no longer in operation.

PROPOSED USE: Warehouse Building with offstreet parking.

REQUEST: Application for a Variance to waive the 5' sideyard requirement on the westerly side of property line in order to construct a warehouse on the property line on the nly. 40' of the south 80' of said lot in accordance with submitted plot plans.

1. Applicant's 80' x80' corner lot is abutted by R-5 zoned property on its westerly side, occupied by an apartment house of older construction. According to Sec. 13-C-2 of Zoning Ord. 1963-4th Series a side yard of 5' is required. Applicant seeks to waive this requirement.
2. The apartment house on the adjacent lot to the west has a side yard of approx. 3'10" on its ly. side which abuts upon wly. side of applicant's lot. Two bay windows which project approx. 1'7" into the sideyard would be just 2'3" from applicant's proposed building.
3. The five off-street parking spaces shown on submitted plan meet the number required for a building of the size proposed.



*acts
Permitted
Plot
Plan*

P547
61-112
Agenda Item #9