

RESOLUTION NO. 2006-018

Adopted by the Sacramento City Council

January 5, 2006

AMENDING THE DEL PASO NUEVO SPECIAL PLANNING DISTRICT DEVELOPMENT GUIDELINES PLAN LAND USE MAP TO ALLOW LOT WIDTHS LESS THAN 35 FEET IN THE SINGLE FAMILY ALTERNATIVE (R-1A) ZONE OF THE DEL PASO NUEVO SPECIAL PLANNING DISTRICT (APN: ALL APN'S IN THE R-1A ZONE OF THE DEL PASO NUEVO SPD) (P05-083)

BACKGROUND

- A. The proposed guideline amendment is consistent with policies to provide additional ownership housing in the Del Paso Nuevo SPD;
- B. The proposed guideline amendment supports infill development as a means to meet future housing needs;
- C. The proposed guideline amendment is consistent with the North Sacramento Community Plan to attract residential development that increases densities and attract more middle and upper income households; and
- D. The proposal is consistent with policies of the City's General Plan and the North Sacramento Community Plan that encourage the revitalization of neighborhoods.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS;

Amend the Del Paso Nuevo SPD Guidelines to allow lot widths less than 35 feet in the Single Family Alternative (R-1A) zone of the Del Paso Nuevo Special Planning District.

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Exhibit A: Del Paso Nuevo SPD Guideline Amendment – 1 Page

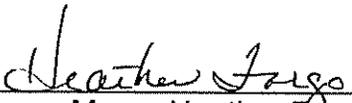
Adopted by the City of Sacramento City Council on January 5, 2006 by the following vote:

Ayes: Councilmembers Cohn, Fong Hammond, McCarty, Pannell, Sheedy, Tretheway; Waters and Mayor Fargo.

Noes: None.

Abstain: None.

Absent: None.



Mayor Heather Fargo

Attest:



Shirley Concolino, City Clerk

Del Paso Nuevo Special Planning District (P97-088)
Development Guidelines Amendment

Under 4.3 Section B Single-Family Detached Residential (8-12 DU/NA) of the Del Paso Nuevo Development Guidelines (page 4-14). The guidelines are amended to add the following text:

”,with the exception that the Planning Commission and Planning Director shall have the authority to vary the minimum width to less than 35 feet wide.”

The paragraph currently reads:

“Single-family detached housing is required in this density range. The average lot size is approximately 40’ x 90’. The minimum lot width shall be 35 feet. Lot sizes will vary depending on the location of streets and the preservation of existing lots.”

The paragraph is to read:

“Single-family detached housing is required in this density range. The average lot size is approximately 40’ x 90’. The minimum lot width shall be 35 feet, with the exception that the Planning Commission and Planning Director shall have the authority to vary the minimum width to less than 35 feet wide. Lot sizes will vary depending on the location of streets and the preservation of existing lots.”