



DEVELOPMENT SERVICES  
DEPARTMENT

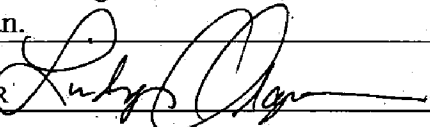
PLANNING DIVISION

**CITY OF SACRAMENTO**  
CALIFORNIA

1231 I STREET  
ROOM 200  
SACRAMENTO, CA  
95814-2998

PLANNING  
916-808-5656  
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**Minor Modification To Previous Approval**

FILE NUMBER: Z04-410			
PREVIOUS FILE NUMBERS: P94-131			
SPECIAL PERMIT <input checked="" type="checkbox"/> OR PLAN REVIEW <input type="checkbox"/>			
PROJECT ADDRESS: 5600 Freeport Boulevard			
APN: 025-0033-030			
APPLICANT'S NAME & ADDRESS: <table border="1"><tr><td>RHL Design Group {Contact: Mark Graff}</td></tr><tr><td>3001 Douglas Boulevard #210</td></tr><tr><td>Roseville, CA 95661</td></tr></table>	RHL Design Group {Contact: Mark Graff}	3001 Douglas Boulevard #210	Roseville, CA 95661
RHL Design Group {Contact: Mark Graff}			
3001 Douglas Boulevard #210			
Roseville, CA 95661			
PROPOSED PROJECT: The applicant is requesting to make design modifications to an existing fueling station located in the General Commercial, Executive Overlay and the General Commercial, Plan Review, Executive Overlay (C-2-EA-4 and C-2-R-EA-4) zones. Any change to an existing auto related use in the General Commercial zone requires a modification of the Special Permit or deemed Special Permit. The gas station has a previously approved Special Permit. Any change to the site requires a modification to the Special Permit. The project involves remodeling the existing canopies, painting the building, and replacing signage.			
ANALYSIS & CONDITIONS: The Special Permit Minor Modification request is supported by staff because the revised design is appropriate for the fuel station and the signage meets the sign code. Furthermore, the project does not result in any change to existing setbacks or the current parking conditions. The modification is approved subject to the following conditions: <ol style="list-style-type: none"><li>1. The project shall be constructed in compliance with submitted plans and the conditions contained herein. Should the applicant wish to modify the project, additional Planning review will be required.</li><li>2. The applicant shall obtain a building permit prior to commencing construction.</li><li>3. The proposed pole sign on Fruitridge Road shall <b>not</b> exceed 16 feet in height (the height of the existing pole sign). All other signage is approved as shown on submitted plans.</li><li>4. The overall signage square footage shall not exceed 152 square feet.</li><li>5. The tile roofing on the canopies and the building shall remain.</li><li>6. Canopy fascia shall be painted pueblo tan.</li></ol>			
APPROVED BY: Lindsey Alagozian FOR: JOY D. PATTERSON, ZONING ADMINISTRATOR 			
DATE: April 14, 2005			







