



AGENDA

**March 27, 2025
11:00 A.M – 1:00 P.M**

DESIGN REVIEW ADVISORY COMMITTEE

Planning and Environmental Review

Sacramento County This Meeting Will Be Held Via Zoom, To Join Call

+1 669 254 5252, +1 669 216 1590

Conference ID#:161 031 9474

Passcode: 698755

For Assistance Contact Cathy Perrault at PerraultC@sacounty.gov

Members: Bruce Monighan, Dan Richards, Gennifer Munoz

Staff: Dustin Littrell, Michael Wall, Cathy Perrault, Israel Villalobos, Emma Carrico, Mariah Windmon, Cristian Baltazar

A. REVIEW OF PENDING PROJECTS

- 1. Control No.** [PLNP2024-00155 Tiogawoods Dr Storage Building \(PSS-DRS\).](#)
- APN:** 115-0390-003-0000
- Applicant/Owner:** Indar Singh
- Location:** The property is located at 374 feet west of the intersection of Valley Wood Drive and Tiogawoods Drive in the Vineyard community.
- Request:**
1. A **Development Plan Review** pursuant to the Gerber Road/Southern Pacific Railroad Special Planning Area (SPA) (Section 501-213), for the development of an Industrial-Office Park Use on property described in Section 501-218.
 2. A **Design Review** to determine substantial compliance with the *Sacramento County Countywide Design Guidelines* (Design Guidelines).
- Lead Planner:** [Irving Huerta, Associate Planner](#)

2. Control No. [PLNP2024-00176 McZeek Parcel Map \(PMR-DRS\).](#)
APN: 202-0020-009-0000
Applicant/Owner: Williams L. McZeek Revocable Trust
Location: The property is located on Artesia Road, approximately 865 feet from the intersection of Artesia Road and Elwyn Avenue, in the Rio Linda/Elverta community.
Request:
1. A **Tentative Parcel Map** to divide a 5-acre parcel into two lots located on Artesia Road east of Elwyn Avenue in the AR-2 zone of the Rio Linda/Elverta community.
2. A **Design Review** to determine substantial compliance with the Sacramento County Countywide Design Guidelines (Design Guidelines).
Lead Planner: [Mariah Windmon, Assistant Planner](#)

3. Control No. [PLNP2024-00006 3624 Walnut Avenue Tentative Parcel Map \(PMR-SPZ-DRS\).](#)
APN: 258-0370-037-0000
Applicant: Tim Wong
Owner: Aurel Dascal
Location: This property is located at 3624 Walnut Avenue, approximately 340 Feet south of the intersection of Engle Road and Walnut Avenue in the Carmichael/Old Foothill Farms community.
Request:
1. A **Tentative Parcel Map** to divide a 0.41-acre remainder parcel into two parcels.
2. A **Special Development Permit** to allow the proposed project to deviate from the following development standards:

- Public Street Frontage (Section 5.4.2.B, Table 5.7.A): up to two lots may be served by a private drive without meeting the public street frontage requirement. The two proposed parcels would be served by an existing private drive, which currently serves five other parcels

3. A **Design Review** to determine substantial compliance with the *Sacramento County Countywide Design Guidelines* (Design Guidelines).
Lead Planner: [Israel Villalobos, Assistant Planner](#)

4. Control No. [PLNP2021-00003 20th Street Parcel Map \(PMR-MDRS\).](#)
APN: 207-0240-049-0000
Applicant/Owner: Heather Reimund
Location: The property is located on 20th Street approximately 600 feet south of the intersection of 20th Street and Elkhorn Boulevard in the Rio-Linda / Elverta community.
Request:

1. A **Tentative Parcel Map** to divide an existing 10-acre parcel into four parcels varying in size from 2.15 acres to 3.3 acres.
2. A **Design Review** to determine substantial compliance with the *Sacramento County Countywide Design Guidelines* (Design Guidelines).

Lead Planner: [Emma Carrico, Associate Planner](#)

B. MISCELLANEOUS

C. REPORT BACK ON PREVIOUS REVIEWS

D. REPORT ON PROJECTS TO COME

E. OTHER BUSINESS

F. REPORTS FROM STAFF