



4/29/2020

VIA EMAIL

Armando Lopez, Assistant Planner
City of Sacramento Community Development Department
300 Richards Boulevard, 3rd Floor
Sacramento, CA 95811

RE: 3002 O Street (DR20-057)

Dear Mr. Lopez:

Thank you for routing the 3002 O Street project to WALKSacramento. We are pleased to see the conversion of the building from a commercial space and garage on the ground floor and one residential unit on the second floor to four ground-floor residential units and two second-floor residential units. There will be many daily destinations within a ten-minute walk, including groceries and restaurants, for the additional residents. Within a twenty-minute walk the choices expand considerably.

The project will reduce the width of the enlarged sidewalk on the O Street frontage by creating a 5'x30' patio enclosed by a fence having a solid wood lower half topped with open bars, and the new private outdoor space will activate the street better than the existing building configuration. Although the remaining pedestrian space will be adequate for a residential building, we suggest the applicant consider realigning the proposed fence to be parallel with the building footprint rather than the parcel line in order to remove the sharp corner near the street corner. A chamfered fence corner will improve pedestrian flow and visual appearance.

We are also pleased to see the provision of vertical bike racks within the walkway to the laundry room. We recommend shifting the location of the garbage and recycling bins towards the laundry room and placing the bike racks at the north end of the walkway. This would create better access to the racks by providing more maneuvering room.

WALKSacramento is working to support increased physical activity such as walking and bicycling in local neighborhoods as well as helping to create community environments that support walking and bicycling. The benefits include improved public health and physical fitness, better air quality, a stronger sense of cohesion and safety in neighborhoods, and more sustainable communities and local economies.

Sincerely,

Chris Holm
Project Manager