

ASSESSOR'S PARCEL NUMBER (APN):

011-0215-001

PROPERTY OWNERS / DEVELOPER:

SERGEI KUCHER
BKSP PROPERTIES, LLC
9719 LINCOLN VILLAGE DRIVE, SUITE 609
SACRAMENTO, CA 95827

APPLICANT:

SERGEI KUCHER
BKSP PROPERTIES, LLC
9719 LINCOLN VILLAGE DRIVE, SUITE 609
SACRAMENTO, CA 95827

SITE SURVEYOR:

CURT CASTRO
CURTIS C. SURVEYING
2908 SANDHURST COURT
SACRAMENTO, CA 95821

EXISTING AND PROPOSED ZONING AND USE:

ZONE: R-1
USE: SFR (SINGLE FAMILY RESIDENCE / TOWNHOUSE)

SETBACK INFORMATION:

FRONT = TO BE DETERMINED
SIDE = TO BE DETERMINED
REAR = TO BE DETERMINED

EXISTING PROPERTY:

APN 011-0215-001 0.23±AC

PROPOSED PROPERTY:

PROPOSED PARCEL A 0.12±AC
PROPOSED PARCEL B 0.11±AC

PROPOSED PROPERTY LOT COVERAGE:

PROPOSED PARCEL A 23%
PROPOSED PARCEL B 33%

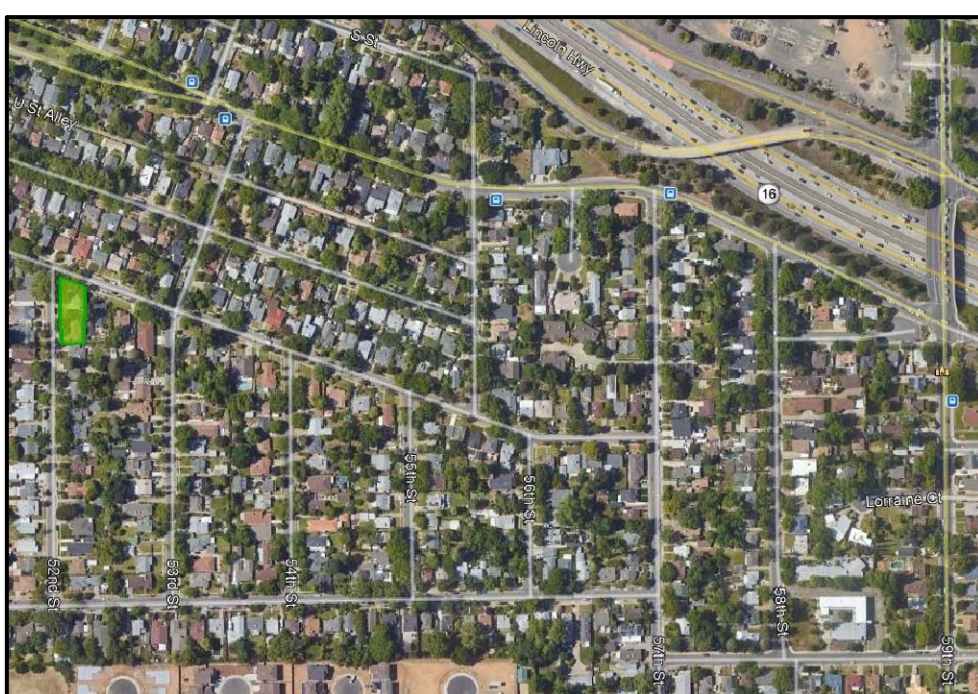
UTILITY SERVICE:

WATER: CITY OF SACRAMENTO
UTILITY: CITY OF SACRAMENTO
SEWER: CITY OF SACRAMENTO

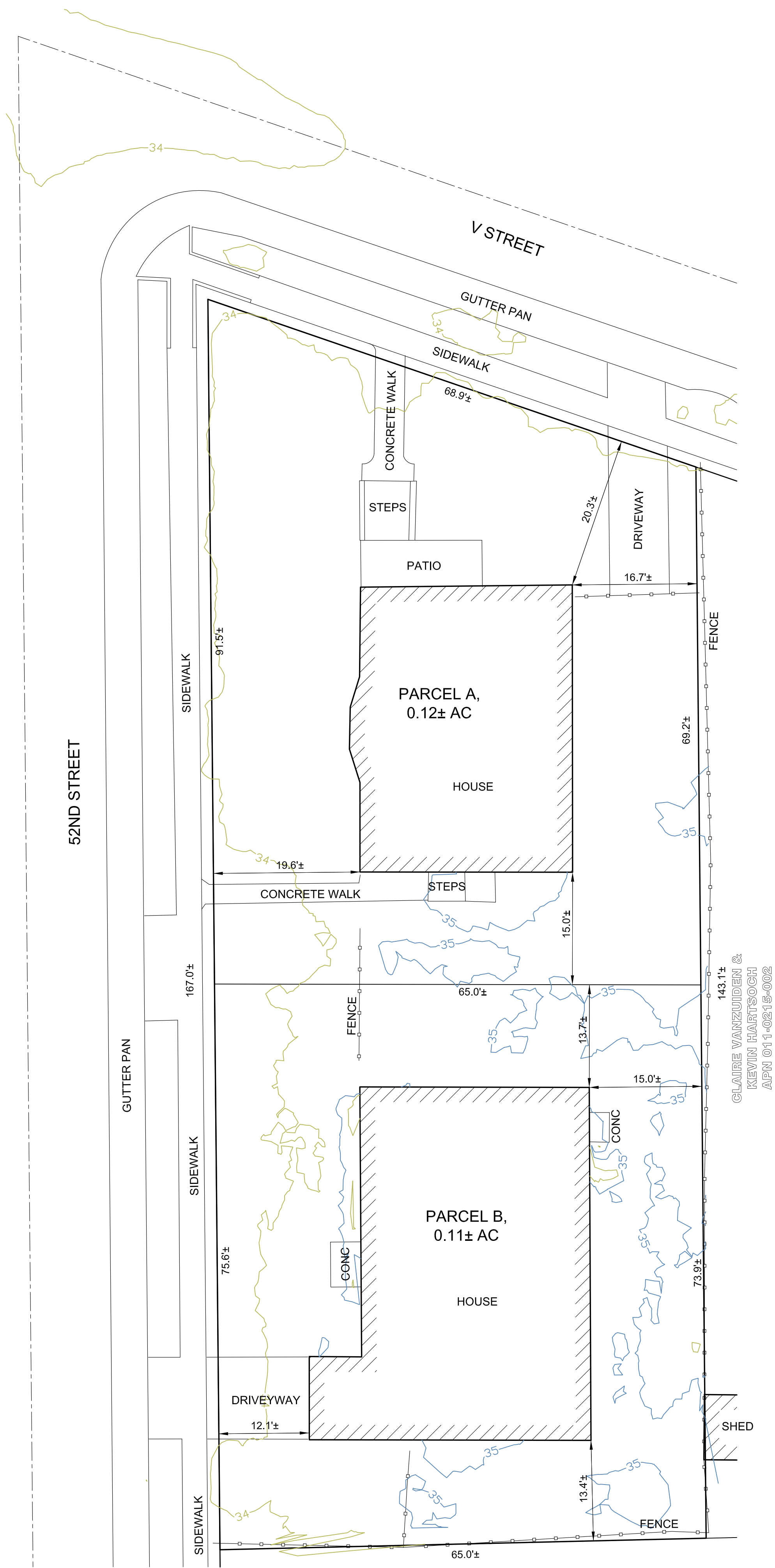
LEGAL DESCRIPTION:

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF SACRAMENTO, CITY OF SACRAMENTO, DESCRIBED AS FOLLOWS:

LOT 3601, AS SHOWN ON THE "PLAT OF NO. 1 OF ELMHURST", RECORDED IN BOOK 9 OF MAPS, MAP NO. 53, RECORDS OF SAID COUNTY.



VICINITY MAP
NOT TO SCALE



CLAIRE VANZUIDEN &
KEVIN HARTSOCH
APN 011-0215-002



TENTATIVE PARCEL MAP
5200 V STREET
APN 011-0215-001
CITY OF SACRAMENTO, SACRAMENTO COUNTY,
CALIFORNIA

SCALE:
1"=10'
DATE:
09-23-21
SHEET
1 OF 1

HEATHER KOPLIN
APN 011-0215-011