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DEPARTMENT OF
PLANNING AND DEVELOPMENT

CITY OF SACRAMENTO
CALIFORNIA

1231 I STREET
ROOM 200
SACRAMENTO, CA
95814-2998

BUILDING INSPECTIONS
916-449-5716

PLANNING
916-449-5604

September 14, 1990

Transportation and Community Development
Sacramento, California

Honorable Members in Session:

SUBJECT: 1. Environmental Determination
2. Zoning Ordinance Amendment Regarding Parking
Requirements for Churches (M90-017)

LOCATION: Citywide

SUMMARY

The proposed Zoning Ordinance Amendment amends Section 6 of the Zoning Ordinance regarding the parking required for churches. The amendment increases the parking required from one parking space for every six seats to one space for every four seats within the church.

The Planning Commission and staff recommend approval of the Ordinance Amendment by the TCD Committee and adoption by the City Council.

BACKGROUND INFORMATION

On July 26, 1990, the Planning Commission recommended approval of the attached Zoning Ordinance Amendment regarding the parking requirements for churches.

The Zoning Ordinance currently requires one parking space for every six seats for a church, mortuary, sports arena and theater. This amendment increases the parking required to one space for each four

seats for churches, however, the parking for mortuaries, sports arenas and theaters will remain at one space for every six seats.

Recently several churches, as part of their special permit, have been required to undertake parking and traffic studies to be sure there would be no adverse impact upon the surrounding properties. These studies have concluded that a ratio of one parking space for every six seats is not adequate. The studies indicated that a better parking ratio is one space for every three to four seats. Staff also researched other jurisdictions' requirements for church parking. A survey of 115 cities in California was compiled by International Parking Design, Inc. Most cities in this survey require a ratio of between one space for every three seats to one space for every five seats.

ENVIRONMENTAL DETERMINATION

The Environmental Coordinator has determined that the proposed Zoning Ordinance Amendment will not have a significant adverse effect on the environment and has filed a Negative Declaration.

VOTE OF THE PLANNING COMMISSION

On October 12, 1989, the Planning Commission voted seven ayes, one absent, to recommend adoption of the Zoning Ordinance Amendment regarding parking requirements for churches in the City of Sacramento.

FINANCIAL DATA

Not applicable.

POLICY CONSIDERATION

Not applicable.

MBE/WBE

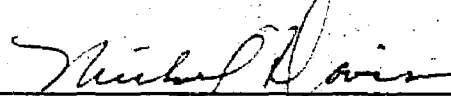
Not applicable.

RECOMMENDATION

It is recommended that the Transportation and Community Development Committee recommend that the City Council take the following actions:

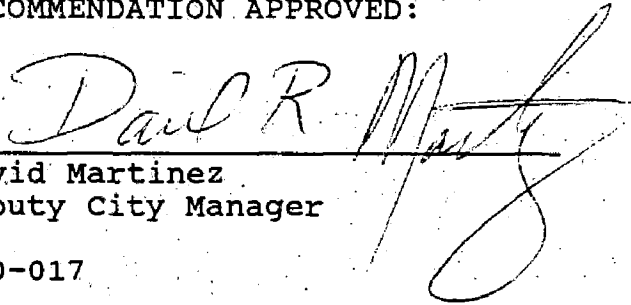
1. Ratify the Negative Declaration;
2. Adopt the attached Zoning Ordinance Amendment regarding the parking requirements for churches.

Respectfully submitted,



Michael M. Davis
Director of Planning and Development

RECOMMENDATION APPROVED:



David Martinez
Deputy City Manager

M90-017

Citywide
September 25, 1990

Contact Person:
Cindy Gnos, Assistant Planner
449-5604

ORDINANCE NO.
ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

An Ordinance amending Section 6-A-3, 18 and 19 of the
Comprehensive Zoning Ordinance of the City of Sacramento,
Ordinance No. 2550, Fourth Series, as amended, relating
to parking requirements for churches
(M90-017)

Be it enacted by the Council of the City of Sacramento:

Sections 6-A-3, 6-A-18, and 6-A-19 is hereby amending the Zoning
Ordinance of the City of Sacramento, Ordinance 2550, Fourth Series,
as amended, to read as follows:

3. Church	1 Space per 4 Seats
18. Mortuary-Sports Arena- Theater	1 Space per 6 Seats
19. Other	Determined by Planning Commission

Passed for Publication:

Enacted:

Effective:

MAYOR

Attest:

CITY CLERK

M90-017