

# ATTACHMENT 5

## RESOLUTION NO. 1466

ADOPTED BY THE SACRAMENTO PLANNING COMMISSION

ON DATE OF OCTOBER 28, 1993

A RESOLUTION ADOPTING FINDINGS OF FACT AND APPROVING A VARIANCE FOR PROPERTY LOCATED AT 3600 POWER INN ROAD

(P93-105) (APN: 079-300-008)

WHEREAS, the City Planning Commission on October 28, 1993, held a public hearing on the request for approval of a variance to for property located at the above described location;

WHEREAS, the City Environmental Coordinator has determined that the proposed project will not have a significant effect on the environment, and has provided notice to the public of the preparation of a Negative Declaration;

WHEREAS, the Planning staff has submitted to the City Planning Commission its report and recommendations on the proposed development;

WHEREAS, the Planning Commission adopts the following findings of fact for the variance:

1. Granting the variance does not constitute a special privilege extended to an individual property owner in that a variance would be granted to other property owners facing similar circumstances.
2. Granting the variance would not be detrimental to the public welfare nor result in the creation of a public nuisance in that adequate off-street parking will be provided on the adjacent site.
3. Granting the variances does not constitute a use variance in that a warehouse building with office use is allowed in the Heavy Industrial (M-2S) zone. Office use exceeding 25 percent in the (M-2S) zone is allowed with a Special Permit.
4. The project is consistent with the General Plan which designates the site for Heavy Commercial or Warehouse.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSION OF THE CITY OF SACRAMENTO THAT:

1. The variance for the proposed industrial/office project is hereby approved, subject to the following conditions:
  - a. The applicant shall provide 60 parking spaces on Parcel 2 for the exclusive use of Parcel 1 dedicated by a private reciprocal easement with the City as a third party in an agreement specified to the satisfaction of the Planning Department.
  - b. The refurbished parking area on Parcel 2 shall meet Zoning Ordinance requirements for stall size and maneuvering area. The parking layout shall be designed to have 40 percent compact parking as allowed by the Zoning Ordinance and to eliminate any new parallel parking spaces proposed on Parcel 2. The proposed parking layout shall be designed to the satisfaction of the Traffic Division.
  - c. On-site paving, grading, and drainage shall be approved by Public Works Department prior to issuance of a building permit.
  - d. Handicap spaces shall comply with Americans with Disabilities Act (ADA) requirements.

  
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 Vice - CHAIRPERSON

ATTEST:

  
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 SECRETARY TO PLANNING COMMISSION

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