

COUNCIL COMMITTEE MINUTES

Concurrent Special Committee Meetings of the Sacramento City Council, Redevelopment Agency of the City of Sacramento, Housing Authority of the City of Sacramento and the Parking Authority of the City of Sacramento.

VOTING RECORD LEGEND

MOV: MOVED	ABST: ABSTAIN
SEC: SECOND	ABS: ABSENT
M — MAYOR RUDIN	D5 — SERNA
D1 — FARGO	D6 — MUELLER
D2 — FERRIS	D7 — KASTANIS
D3 — PANE	D8 — ROBIE
D4 — CHINN	

COMMITTEE NAME: Transportation & Community Devel

MEETING DATE: March 5, 1991

MEETING TIME: 1:30 p.m.

LOCATION: 915 I STREET, 2ND FLOOR, COUNCIL CHAMBER

I HEREBY CALL Special Meetings of the Sacramento City Council, Redevelopment Agency of the City of Sacramento, Housing Authority of the City of Sacramento, and Parking Authority of the City of Sacramento to be conducted concurrently with the Council committee meetings listed below, which are incorporated herein by reference. The Special Meetings are called to permit Members who are not on the listed committees to attend the meetings and participate in the discussions. In the event five (5) or more members of the City Council are present at a Committee meeting, only those items listed on the agenda can be acted on or discussed.

The meeting was called to order at 1:35 p.m. by Acting Chair Terry Kastanis and roll call was as follows:

MEMBERS PRESENT: Kastanis, Fargo, Pane

MEMBERS ABSENT: Serna

1. Zoning Ordinance Amendment to Section 3 Relating to Maximum Heights in the M-1(S) and M-2(S) Zones (M90-047)

RECOMMENDATION OF STAFF: RECOMMEND APPROVAL AND FORWARD TO COUNCIL

COMMITTEE ACTION: APPROVE STAFF RECOMMENDATION

REPORT(S) BACK: NONE

VOTING RECORD: MOVE: D-3 SEC: D-1 (with reservation)
AYES: D-7, D-3; NO: D-1

MINUTES

Joy Patterson, Sr. Planner, presented this item. The proposed amendment would establish a minimum height requirement of 75 feet in the M-1(S) and M-2(S) zones where there are currently no height requirements. Currently, developers could obtain a building permit without review for any height building.

The Committee expressed concern with the prospect of inadequate review of projects with an

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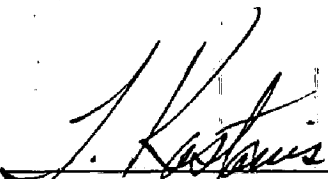
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arbitrary height limit. Committee member Fargo feels that 75' may be too tall for the adjoining area and would like a lower limit. Committee favored a consistent building plan in terms of esthetics - buildings should complement one another. There are guidelines now that require conformity where it's not specifically spelled out as to height requirements (in C-2 zones).

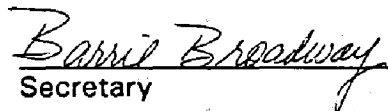
Staff is concerned with the interim between now and when a new ordinance is adopted. Projects could come in and get building permits in M-1(S) and M-2(S) zones without review. Staff wants the 75' limit for an immediate, interim measure. Staff feels that 75' contributes to uniformity and consistency with existing M-1 & M-2 zones. Planning Director Marty Van Duyn suggested that if the Planning Department received funds to complete the zoning ordinance update, then staff could look at building height and setback requirements in the industrial zone.

Committee member Kastanis asked Speranza Avram, Committee staff person, to read and update the T&CD "pending list".

Meeting adjourned 1:55 p.m.



Chair



Secretary

/bjb