

ORDINANCE NO. 2178, FOURTH SERIES

AN AMENDMENT TO THE COMPREHENSIVE ZONING PLAN DESIGNATED AS APPENDIX I OF THE SACRAMENTO CITY CODE, SAID AMENDMENT BEING TO SECTIONS 16 A-C AND 16 A-D "M1-IP" LIGHT INDUSTRIAL PARK ZONE, AND SECTIONS 17A-C AND 17 A-D "M2-IP" HEAVY INDUSTRIAL PARK ZONE.

BE IT ENACTED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

That the Comprehensive Zoning Plan as set forth in Appendix I of the Sacramento City Code is hereby amended to read as follows:

SECTION 16 A-C :

Area Regulations: (See general provisions regarding setbacks on recorded maps). The following regulations shall apply in the "M1" - "IP" Zone:

1. Front Yard: There shall be a front yard setback of not less than twenty-five (25) feet. (See sub-section D-6)
2. Side Yard: There shall be a side yard on the street side of each corner lot of not less than twenty-five (25) feet. In all other cases a side yard shall not be required.
3. Rear Yard: None required.

SECTION 16 A-D:

SPECIAL REQUIREMENTS: The following special requirements shall apply to all "M1-IP" Zoned property:

1. No sign (except a sign of the owner or developer of the tract) shall be installed or permitted to remain on any building or other location in the tract, except a sign advertising the business or products of the occupant. No sign or portion thereof shall project beyond the building setback lines provided therein.
2. Off-street parking facilities, including parking stalls and maneuvering space, shall not be provided in any required front or street side yard setback area.
3. Vehicle loading and unloading facilities shall be so designed and located as to enable loading and unloading to be performed without vehicle encroachment into any front or street side yard setback area or onto any public street right-of-way. Further, no use shall be made or permitted to be made of any lot or building situated thereon in any manner as to result in any such encroachment.

4. All uses are to be conducted wholly within a completely enclosed building or within an area enclosed on all sides by a fence or wall at least six (6) feet in height. No materials or supplies shall be stored within the required front or street side yard setback areas.
5. No fence, masonry wall, or hedge shall be permitted to extend beyond the front or street side yard setback area.
6. No building or structure shall extend beyond the required front or street side yard setback area, and it is hereby declared that the area between such setback lines and the property line shall be developed and maintained as an open landscaped and green area.

SECTION 17 A-C:

Area Regulations: (See general provisions regarding setbacks on recorded maps). The following regulations shall apply in the "M2-IP" Zone:

1. Front Yard: There shall be a front yard setback of not less than twenty-five (25) feet. (See sub-section D-6)
2. Side Yard: There shall be a side yard on the street side of each corner lot of not less than twenty-five (25) feet. In all other cases a side yard shall not be required.
3. Rear Yard: None required:

SECTION 17 A-D:

Special Requirements: The following special requirements shall apply to all "M2-IP" Zoned property:

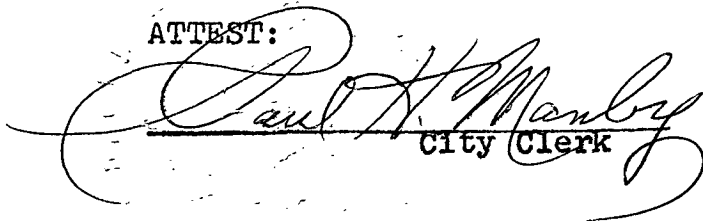
1. No sign (except a sign of the owner or developer of the tract) shall be installed or permitted to remain on any building or other location in the tract, except a sign advertising the business or products of the occupant. No sign or portion thereof shall project beyond the building setback lines provided herein.
2. Off-street parking facilities, including parking stalls and maneuvering space, shall not be provided in any required front or street side yard setback area.
3. Vehicle loading and unloading facilities shall be so designed and located as to enable loading and unloading to be performed without vehicle encroachment into any front or street side yard setback area or onto any public street right-of-way. Further, no use shall be made or permitted to be made of any lot or building situated thereon in any manner as to result in any such encroachment.

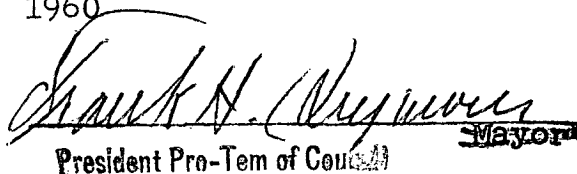
4. All uses are to be conducted wholly within a completely enclosed building or within an area enclosed on all sides by a fence or wall at least six (6) feet in height. No materials or supplies shall be stored within the required front or street side yard setback areas.
5. No fence, masonry wall or hedge shall be permitted to extend beyond the front or street side yard setback area.
6. No building or structure shall extend beyond the required front or street side yard setback area, and it is hereby declared that the area between such setback lines and the property line shall be developed and maintained as an open landscaped and green area.

PASSED: February 4, 1960

EFFECTIVE: March 5, 1960

ATTEST:


City Clerk


President Pro-Tem of Council ~~Mayor~~