

# 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:** February 26, 1991

**MEETING TIME:** 1:30 pm

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

RECEIVED  
CITY CLERK'S OFFICE  
CITY OF SACRAMENTO  
MAY 7 2 12 PM '91

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 1:38 p.m. by Acting Chair Terry Kastanis and roll call was as follows:

**MEMBERS PRESENT:** Kastanis, Pane

**MEMBERS ABSENT:** Serna, Fargo\*

Also present were Council member Lyla Ferris and Mayor Anne Rudin.

1. Interim Capitol View Protection Ordinance (D-1)

<b>RECOMMENDATION OF STAFF:</b>	RECOMMEND APPROVAL AND FORWARD TO COUNCIL
<b>COMMITTEE ACTION:</b>	FORWARD TO CITY COUNCIL SAME DAY WITHOUT COMMITTEE RECOMMENDATION
<b>REPORT(S) BACK:</b>	NONE
<b>VOTING RECORD:</b>	CONSENSUS

### MINUTES

Barbara Wendt, Associate Planner in the Department of Planning and Development, reported to the Committee that recent high rise building development in downtown Sacramento has prompted concern about preserving the visual prominence of the State Capitol. She presented the three options developed by Planning as:

1. Most restrictive option - an 8 floor height limit in the first block of Capital Park, increases by 1/2 block increments in a 2 block radius to 12 floors, to 17 floors, to 21 floors.

2. The staff recommended option is height limits ranging from 10 floors to 26 floors. This option is recommended because of existing conditions and because it protects the view better in the light of future development.
3. Least restrictive option is 18 floors in the first tier through 49 floors in the fourth tier.

The ordinance is an interim ordinance until a permanent ordinance can be developed. Assemblymen Phil Isenberg and Lloyd Connelly favor Option 2 and are contacting the State agencies that will be overseeing the public review process. The Housing Commission favors Option 2 west of 14th Street. East of 14th it favors Option 3. The rationale of Option 3 (prompted by Council member Fargo) is to concentrate on the Capitol Building itself rather than on the entire park. The Planning Commission favors Option 3. Council member Ferris supports Option #2 east of 16th Street.

\*Council member Fargo arrived at 1:43 p.m.

Council member Pane asked about the light rail corridors. Marty Van Duyn, Director of Planning said that right now there is no problem in regard to high rises in the light rail corridors. The square footage amounts are not overwhelming enough to worry about in the protection program. In the formal ordinance staff would address the light rail question and the concerns of the Environmental Council more fully.

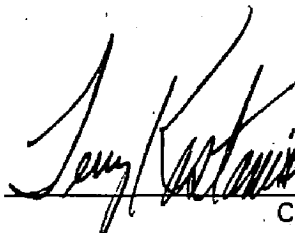
In public testimony, Bob Roach of JB Company pointed out that JB had submitted plans for a 32 story (440 feet) building at 15th & K Street last June. Lot A, which is the same distance from the Capitol, will be 35 stories. He is concerned about inconsistencies. JB Company wants their building grandfathered under the interim policy. Staff pointed out that Lot A is not in the planning area.

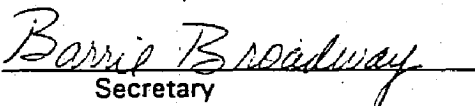
Council members Kastanis and Fargo brought up the issue of setbacks. Interim policy does not deal with setbacks, but they will be included in the permanent policy. Mike Davis, Director of Planning & Development, pointed out that the Council already had the ability to achieve larger setbacks with existing guidelines.

Council member Pane recommended this item go to Council without recommendation from the Committee as this item is on the Council agenda same day. Council member Kastanis suggested that debate take place at Council and asked Mr. Roach of JB Company to come back then.

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The meeting was adjourned by Acting Chair Kastanis at 2:10 p.m.

  
Chair

  
Secretary