

September 13, 1984

City Planning Commission
Sacramento, California

Members in Session:

SUBJECT: Modification of Special Permit to Extend an Outpatient Primary Care Health Clinic's Hours (P84-008)

BACKGROUND INFORMATION: On May 27, 1975, the Planning Commission approved a special permit to establish the Stanford Settlement in the old Gardenland School (P6456). The neighborhood social center provides an adult community center, counseling and nutrition programs, child care services, senior citizens' activities, mental health services and a delinquency prevention program. Subsequently, four requests have been approved to expand the facility by adding a mobile unit and a covered patio (P8521, March 8, 1979 and P9148, September 11, 1980). A Planning Director's Variance was approved to waive the six-foot high masonry wall required around the center (P9199, November 19, 1980). Most recently, a Special Permit was approved to allow a medical care clinic addition to this neighborhood center (P84-259, August 9, 1984).

STAFF EVALUATION: Staff has the following comments:

- A. The applicant is requesting the modification of the condition placed on the Special Permit (P84-008) on February 9, 1984, that "hours of operation shall be limited to 8:00 a.m. to 5:00 p.m. Monday and Wednesday. This condition was based on the applicants original request to operate only 8:00 a.m. to 5:00 p.m. on Monday and Wednesday. Mercy Hospital, who operates this clinic, has requested to extend the clinic hours to seven (7) days a week 8:00 a.m. to 5:00 p.m. However, it would be rare to open on Sundays. This change in clinic hours would be more convenient for people in the neighborhood.
- B. Staff has no objection to this request in that on a daily basis, there will be no significant increase in the number of patients, the number of staff nor the need for parking spaces. The attached original staff report discussed the uses of the site.
- C. The South Natomas Community Council has reviewed this modification and has no objections.

STAFF RECOMMENDATION: Staff recommends the following action:

Approval of the modification of the Special Permit subject to conditions and based on Findings of Fact which follow: (P84-008 February 9, 1984).

P84-008

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Condition

Hours of operation shall be seven days a week from 8:00 a.m. to 5:00 p.m.

Findings of Fact

1. Granting the request is based upon sound principles of land use in that:
 - a) it is a logical extension of existing services already offered on the site;
 - b) it provides a needed neighborhood oriented service.
2. The project, as conditioned, will not be injurious to surrounding property in that:
 - a) the extended hours and days of operation will be more convenient for the neighborhood;
 - b) hours of operation will not conflict with other activities occurring on site;
 - c) adequate on-site parking is provided.
3. Granting the request is in compliance with the Zoning Ordinance which allows the expansion of neighborhood social centers, subject to special permit approval.

Respectfully submitted,



Will Weitman
Senior Planner

PB:lr
Attachments

P84-008

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