

CITY PLANNING COMMISSION

927 - 10th Street, Suite 300 - SACRAMENTO, CALIFORNIA 95814

APPLICANT	Sutter Community Hospitals of Sacto., Inc., 52nd & 'F' Sts., Sacto., CA		
OWNER	Sutter Community Hospitals of Sacto., Inc., 52nd & 'F' Sts., Sacto., CA 95819		
PLANS BY			
FILING DATE	12-29-83	50 DAY CPC ACTION DATE	REPORT BY GM:bw
NEGATIVE DEC.	Ex 15311(a)	EIR	ASSESSOR'S PCL. NO 004-010-06,24

APPLICATION: Special Permit for on-site directional and informational signage for Sutter Memorial Hospital located on 20± developed acres in the Hospital (H) zone.

LOCATION: 52nd and 'F' Streets (5105 F Street).

PROJECT INFORMATION:

1974 General Plan Designation: Hospital
1965 East Sacramento Community
Plan Designation: Public Service Facility (Hospital)
Existing Zoning of Site: H
Existing Land Use of Site: Hospital

Surrounding Land Use and Zoning:

North: Residential; R-1
South: Residential; R-1
East: Residential; R-1
West: Residential; R-1 & R-0

Property Area: 19.9 acres
Street Improvements/Utilities: Existing

STAFF EVALUATION: Staff has the following comments regarding this application:

1. The applicant proposes a comprehensive signage and graphics program for the Sutter Memorial Hospital complex. A total of 44 signs will be installed either as attached or detached signs on the subject site. The list of signs, representational drawings and dimensions and locations of the proposed signs are indicated in Exhibits A, B and C. Several of the existing on-site signs will be replaced with the new signage and graphics.
2. In general, staff has no objection to the proposed signage program in that the subject signs will provide needed directional information to visitors and patients of the hospital.
3. It is suggested that minor modifications be made to the locations of three signs proposed along the 'F' Street frontage of the subject site. To improve visibility of on-coming vehicular traffic and pedestrians along 'F' Street (as one enters and leaves the hospital site), the three signs identified as Numbers 1, 3 and 42 on the site plan (Exhibit A) should be relocated outside of the clear vision zone. The clear vision zone is the triangular area determined by measuring 20 feet along the property line adjoining 'F' Street and 20 feet along the edge of the driveway, and a diagonal line joining the two sides.

001610

Sign No. 1 is a 5'3" wide by 9'9" high monument hospital identification and directional sign which the applicant proposes to place a new skin with the new graphics over the existing monument sign of approximately the same dimensions. The applicant will need to either remove or relocate the existing monument sign outside the clear vision zone.

Sign Numbers 3 and 42 are two new 2'8" wide by 5'3" high detached informational signs that should also be located out of the clear vision zone.

STAFF RECOMMENDATION: Staff recommends approval of the special permit, subject to a condition and based upon Findings of Fact which follow.

Condition

The three signs identified as Numbers 1, 3 and 42 on the site plan, Exhibit A, shall be relocated behind or outside the "clear vision zone." The "clear vision zone" is determined as follows:

The triangular area established by measuring 20 feet along the property line adjoining 'F' Street from the intersection of the driveway and 20 feet along the edge of the driveway, and a diagonal line joining the two sides.

Findings of Fact

- a. The special permit, as conditioned, is based upon sound principles of land use in that the design of the proposed signage and graphics are compatible with the overall design of the hospital;
- b. The special permit, as conditioned, will not be detrimental to the public health, safety or welfare, or result in the creation of a nuisance in that the proposed signage has adequate setbacks from the public street to maintain clear visibility of vehicular and pedestrian traffic.;
- c. Granting the special permit for this request is consistent with the General Plan and Community Plan in that the site is designated for hospital use.

P 83-438

LEGEND

PLANT SET: SEE SHEET 01
PART IDENTIFY

PALA WAY

COLOMA WAY

E STREET

50th STREET

001614

51st STREET

52nd STREET

LOCATE SIGNS OUTSIDE OF CLEAR VISION ZONE

SCALE: 1" = 60'

C STREET
51st STREET

C

STREET

STREET

51st

D STREET

WAY

LACOMARINO WAY

LAUNDRY

NEW GENERATOR BLDG.

SHOP

NEW MECHANICAL ROOM

NEW ADDITION

NEW ADDITION

SUTTER MEMORIAL HOSPITAL

RADIATION ONCOLOGY

DIAGNOSTIC TREATMENT CENTER

SHADE DATA

NEW PAVED SURFACE	197,000 S.F.
TREE SHADE (NEW GERMINALS)	
EXISTING TREES (EAST SIDE)	1,500 S.F.
44 TUL. S.F. * 30000 S.F.	1,320 S.F.
NEW TREES	
24 TUL. S.F. * 10000 S.F.	240 S.F.
31 NOE S.F. * 5000 S.F.	155 S.F.
51 DOG S.F. * 3000 S.F.	155 S.F.
12 * 1000 S.F. * 10,000 S.F.	120 S.F.
100 * 100 S.F. * 10,000 S.F.	100 S.F.
TOTAL	149,500 S.F.
PERCENT SHADE	149,500 / 100,000 = 0.057

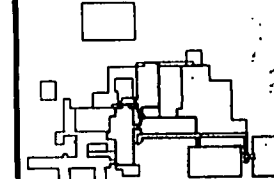
Dreyfus & Blodgett
Architectural Group
1975 1976
1977 1978
1979 1980
1981 1982
1983 1984
1985 1986
1987 1988
1989 1990
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2039 2040
2041 2042
2043 2044
2045 2046
2047 2048
2049 2050

HDR HENNINGSON,
DUNHAM & RICHARDSON
OMAHA, NEBRASKA

MBRO
CONSTRUCTION MANAGEMENT
ST. LOUIS, MISSOURI

Will Koenig & Associates 6/1/83
Sutter Community Hospital
SACRAMENTO, CALIFORNIA
9/1/85

7-0-85 REVISED LANDSCAPE PLAN
REVISIONS



KEY PLAN

SUTTER COMMUNITY HOSPITAL
SACRAMENTO, CALIFORNIA
**PHASE 1
SITE WORK
SUTTER MEMORIAL**

SIGN LOCATIONS

DATE: MAY 1985



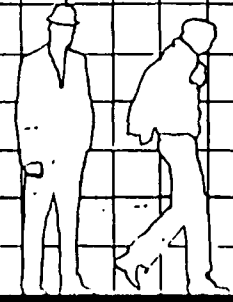
EXHIBIT A


Sutter Memorial Hospital
 → **Emergency**
Parking


Sutter Memorial Hospital

←
Emergency
 ← ↑
Visitor Parking

↑
Hospital Entrance



SIGN TYPE X1

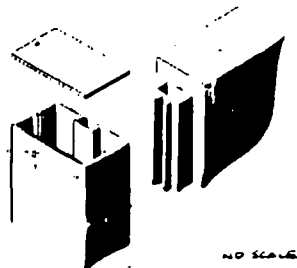
SIGN TYPE X2

SIGN TYPES X1 & X2 ARE ALUMINUM SLEEVES TO BE SLIPPED OVER EXISTING CONCRETE MONOLITHS AND RETAINING ESSENTIALLY THE SAME SIZE. THE SLEEVES ARE TO BE PAINTED WITH THE TYPE AND GRAPHICS OF VINYL DIE CUT LEGENDS.

SIGN TYPE X4

SIGN TYPE X10

SIGN TYPES X4, X5 & X10 ARE ALUMINUM POST & PANEL SIGNS. TYPE X4 IS ILLUMINATED (THE LETTERS THROUGH LIGHT).



← DETAIL OF POST & PANEL SIGNS

NO SCALE

001615

Bill Englund & Associates
 Environmental Graphic Design

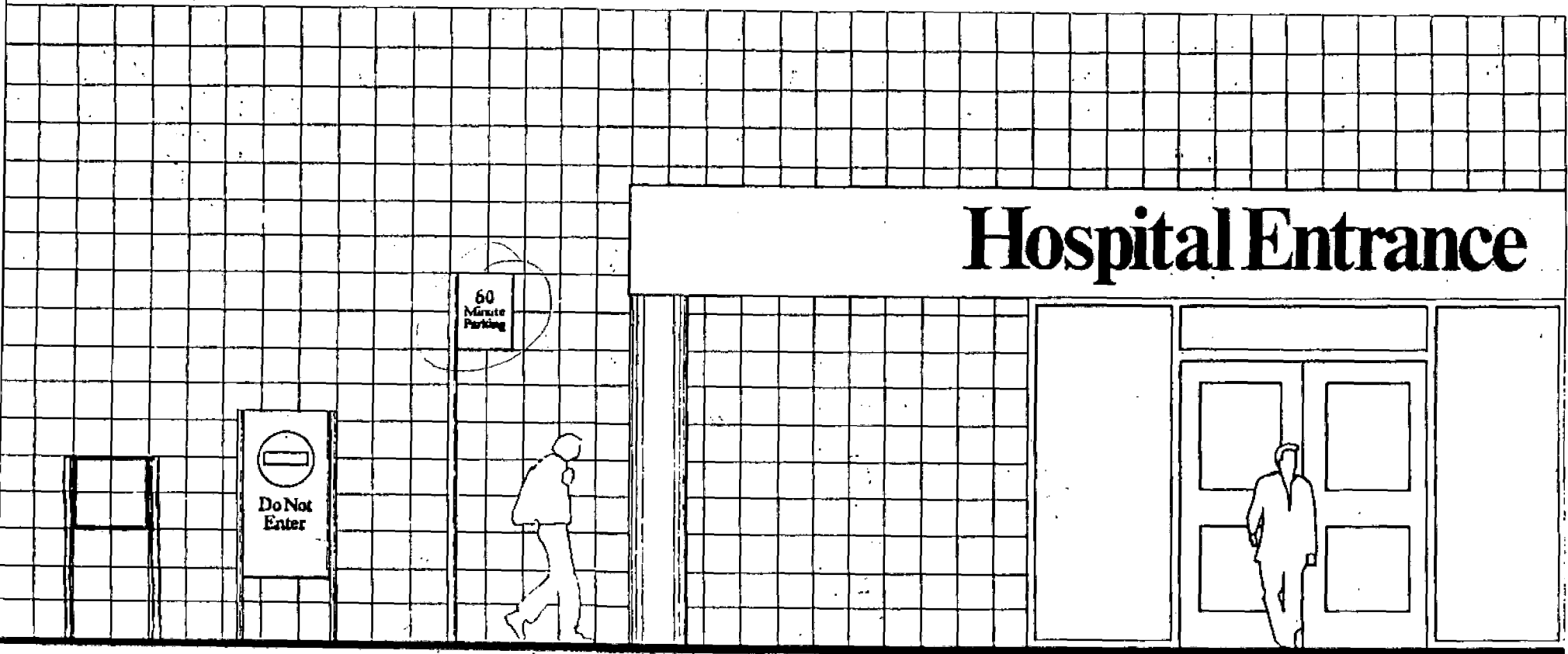
1510 Parkside Dr. Suite 200 Walnut Creek, Ca. 94596

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SUTTER MEMORIAL HOSPITAL
 SACRAMENTO, CA.

EXTERIOR SIGNS JOB D188
 SCALE AS NOTED DATE 8/83

REVISED SHEET 1



SCALE: 3/8" = 1'

SIGN TYPE X4



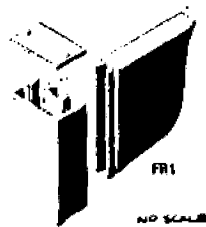
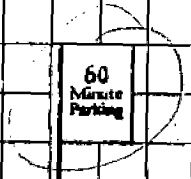
SIGN TYPE X5

ALUMINUM
POST & PANEL SIGN
NON-ILLUMINATED



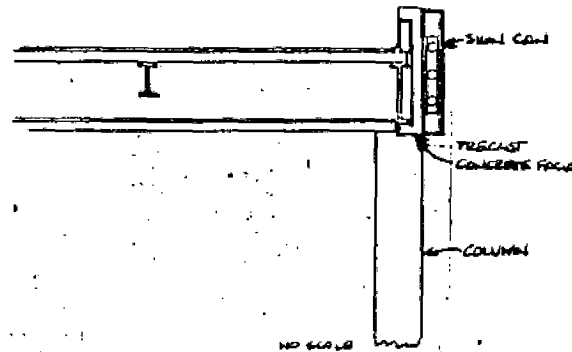
SIGN TYPE X6

ALUMINUM FLAG MOUNT
SIGN.



SIGN TYPES X7 & X8

ALUMINUM SIGN PANELS
ATTACHED TO CONCRETE
CANOPY FACINGS WITH
ILLUMINATED COPY.



SIGN TYPE X10
2" Vinyl letters.

001616

NO SCALE

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SACRAMENTO, CA

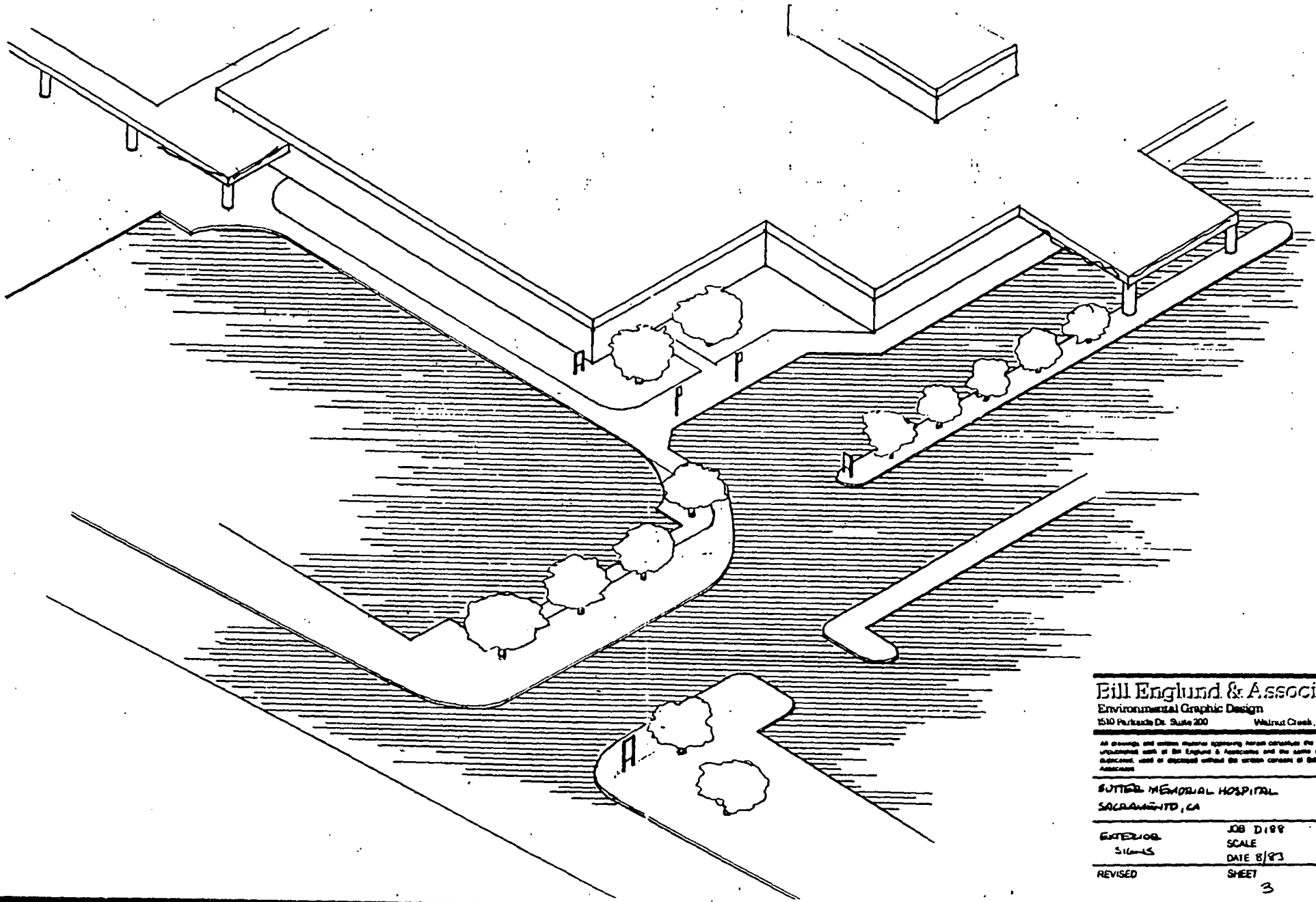
EXTERIOR
SIGNS

REVISED

JOB D 199
SCALE AS NOTED
DATE 8/83

SHEET

2



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BUTTE MEMORIAL HOSPITAL
 SACRAMENTO, CA

EXTERIOR	JOB D 188
SIGNS	SCALE
	DATE 8/83
REVISED	SHEET

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