#### ORDINANCE NO.

# Adopted by the Sacramento City Council Date Adopted

# AN ORDINANCE AMENDING VARIOUS PROVISIONS OF TITLES 2 AND 17 OF THE SACRAMENTO CITY CODE, RELATING TO PLANNING AND DEVELOPMENT

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

# **SECTION 1.**

The city council finds the following:

- 1. As amended by this ordinance, the Planning and Development Code complements, supports, and facilitates the implementation of the goals, policies, and other provisions of the general plan and the city's specific plans and transit village plans; and
- 2. The amendments in this ordinance promote the public health, safety, convenience, and welfare of the city.

#### **SECTION 2.**

- A. Subsection A of section 2.60.070 of the Sacramento City Code is amended to read as follows:
  - A. Title 17 relating to subdivisions;
- B. Except as amended by subsection A above, all provisions of section 2.60.070 remain unchanged and in full effect.

## **SECTION 3.**

- A. Subsection B of section 17.808.120 of the Sacramento City Code is amended to read as follows:
  - B. Except as otherwise provided in this title, a deviation from design guidelines and development standards for the matters listed in subsection A of this section is subject to director-level review.
- B. Except as amended by subsection A above, all provisions of section 17.808.120 remain unchanged and in full effect.

#### **SECTION 4.**

- A. Subsection A of section 17.808.130 of the Sacramento City Code is amended to read as follows:
  - A. Site plan and design review at the commission level is required for the following development projects:
  - 1. A development project involving a landmark, contributing resource or noncontributing resource that, in the determination of the preservation director, involves one or more of the following:
  - a. Significant alteration to an existing landmark or contributing resource that would have a significant impact upon the character-defining features of the resource or upon original fabric, or would impact the resource's eligibility for listing in the Sacramento register;
  - b. New construction of a building or structure on the site of an existing landmark, contributing resource or noncontributing resource that would have a significant impact upon the character-defining features of the resource or upon original fabric, or would impact the resource's eligibility for listing in the Sacramento register; or
  - c. Relocation of a building or structure to the site of an existing landmark, contributing resource or noncontributing resource that would have a significant impact upon the character-defining features of the resource or upon original fabric, or would impact the resource's eligibility for listing in the Sacramento register;
  - 2. A development project that involves the demolition or relocation of a landmark or contributing resource, except the demolition or relocation of accessory buildings and structures that are not identified as significant features or characteristics of the landmark or contributing resource;
  - 3. A development project that involves the relocation of a building or structure to a vacant lot in a historic district;
  - 4. When review of the project is elevated to the commission level under section 17.808.300 or commission-level review is otherwise required under this title.
- B. Except as amended by subsection A above, all provisions of section 17.808.130 remain unchanged and in full effect.

## **SECTION 5.**

- A. Section 17.808.500 of the Sacramento City Code is amended as follows:
- 1. Subsection B is amended to read as follows:
  - B. Planning and Design Commission. The planning and design commission shall be responsible for:
  - 1. Making recommendations to the city council on approval, conditional approval, or denial of vesting tentative maps and tentative maps; and
  - 2. Hearing appeals of the zoning administrator with respect to a tentative map.
- 2. Subsection D is amended to read as follows:
  - D. Zoning Administrator. The zoning administrator shall be responsible for:
  - 1. The approval, conditional approval, or denial of all tentative maps other than vesting tentative maps;
  - 2. The approval or denial of requests for extensions of time for tentative maps other than vesting tentative maps;
  - 3. The approval, conditional approval, or denial of all post-tentative map design deviations; and
  - 4. The approval, conditional approval, or denial of minor amendments of approved tentative maps.
- B. Except as amended by subsection A above, all provisions of section 17.808.500 remain unchanged and in full effect.

#### **SECTION 6.**

Section 17.828.090 of the Sacramento City Code is amended to read as follows:

#### 17.828.90 Tentative maps other than vesting tentative maps.

A. Public Hearing before Zoning Administrator—Notice. Within a reasonable period of time following consideration by the subdivision review committee of an application for a tentative map, other than a vesting tentative map, the planning director shall set the matter for hearing before the zoning administrator. The procedural requirements for the hearing before the zoning administrator and the contents of the hearing notice shall be governed by the provisions of chapter 17.812. Notice of the

hearing shall be given by publication, posting, and mail pursuant to section 17.812.030. In addition, if the proposed subdivision is a conversion of residential real property to a condominium, community apartment, or stock cooperative project, notice shall be given to each tenant of the property in accordance with chapter 17.716 and California Government Code section 66451.3. Substantial compliance with these provisions for notice shall be sufficient, and a technical failure to comply shall not affect the validity of any action taken according to the procedures in this chapter.

- B. Action by the Zoning Administrator. The zoning administrator may approve or conditionally approve a tentative map by adopting a resolution, or may deny approval of the proposed tentative map. In reaching a decision upon the tentative map, the zoning administrator shall consider the effect of that decision on the housing needs of the region and balance these needs against the public service needs of its residents and available fiscal and environmental resources.
- C. Approval. The tentative map may be approved or conditionally approved by the zoning administrator if it is found that the proposed subdivision, together with the provisions for its design and improvement, is consistent with the general plan, any applicable specific or community plan, and all applicable provisions of this code.
- D. Denial. The tentative map may be denied by the zoning administrator on any of the grounds provided by the Subdivision Map Act or this code. Except as otherwise required by state or federal law, the zoning administrator shall deny approval of the tentative map if it makes any of the following findings:
- 1. That the proposed map is inconsistent with the general plan or any applicable specific plan, or other applicable provisions of this code;
  - 2. That the site is not physically suitable for the type of development;
- 3. That the site is not physically suitable for the proposed density of development;
- 4. That the design of the subdivision or the proposed improvements are likely to cause substantial environmental damage or substantially and avoidably injure fish or wildlife or their habitat. Notwithstanding the foregoing, the zoning administrator may approve such a tentative map if any environmental impact report was prepared with respect to the project and a finding was made pursuant to section 21081(c) of the California Public Resources Code that specific economic, social or other considerations make infeasible the mitigation measures or project alternatives identified in the environmental impact report;
- 5. That the design of the subdivision or the type of improvements are likely to cause serious public health problems;

- 6. That the design of the subdivision or the type of improvements will conflict with easements, acquired by the public at large, for access through or use of, property within the proposed subdivision. In this connection, the zoning administrator may approve a map if he or she finds that alternate easements, for access or for use, will be provided, and that these will be substantially equivalent to ones previously acquired by the public. This subsection shall apply only to easements of record or to easements established by judgment of a court of competent jurisdiction, and no authority is granted to the zoning administrator to determine that the public at large has acquired easements for access through or use of property within the proposed subdivision; or
- 7. The conditions set forth in Government Code section 66474.4 are met, relating to subdivisions of land that would result in parcels too small to sustain their agricultural use or that would result in residential development not incidental to the commercial agricultural use of the land, including land subject to a contract entered into pursuant to the California Land Conservation Act of 1965 (California Government Code sections 51200 et seq.).

#### SECTION 7.

Section 17.828.095 (Tentative maps—Procedures for five or more parcels) of the Sacramento City Code is deleted.

#### **SECTION 8.**

- A. Section 17.200.110.B.1 (A zone; conditional uses; commercial and institutional uses) of the Sacramento City Code is amended as follows:
- 1. The "assembly—cultural, religious, social" row is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

2. The "kennel" row is amended to read as follows:

Kennel	ZA

3. The "veterinary clinic; veterinary hospital" row is amended to read as follows:

Veterinary clinic; veterinary	ZA
hospital	

B. Except as amended by subsection A above, all provisions of section 17.200.110 remain unchanged and in full effect.

#### **SECTION 9.**

A.	Section 17.200.210.B2 (A-OS zone; conditional uses; commercial and institutional uses)
of the	Sacramento City Code is amended as follows:

1. The "assembly—cultural, religious, social" row is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

2. The "kennel" row is amended to read as follows:

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3. The "veterinary clinic; veterinary hospital" row is amended to read as follows:

Veterinary clinic; veterinary	ZA
hospital	

B. Except as amended by subsection A above, all provisions of section 17.200.210 remain unchanged and in full effect.

## SECTION 10.

- A. Section 17.204.110 (RE zone) of the Sacramento City Code is amended as follows:
- 1. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

2. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	ZA
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3. A row is added to the table set forth in subsection C (Accessory uses) to read as follows:

Childcare center	Permitted if accessory to assembly—cultural, religious, social;
	Subject to special use regulations in section 17.228.113

B. Except as amended by su unchanged and in full effect.	bsection A above, all provisions of secti	on 17.204.110 remain
SECTION 11.		
A. Section 17.204.210 (R-1 z	cone) of the Sacramento City Code is am	nended as follows:
1. The "dormitory" row in suread as follows:	ubsection B.1 (Conditional uses; resider	ntial uses) is amended to
Dormitory	Subject to special use regulations in section 17.228.111	ZA
2. The "residential care facil amended to read as follows:	lity" row in subsection B.1 (Conditional	uses; residential uses) is
Residential care facility		ZA
3. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 s) is amended to read as follows:	(Conditional uses;
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128	ZA
4. The "kennel" row in substitution is amended to read as follows:	ection B.2 (Conditional uses; commercia	al and institutional uses)
Kennel		ZA
5. The "nonresidential care and institutional uses) is amende	facility" row in subsection B.2 (Condition to read as follows:	nal uses; commercial
Nonresidential care facility		ZA
6. A row is added to the tab	le set forth in subsection C (Accessory ι	uses) to read as follows:
Childcare center	Permitted if accessory to assembly—c social;	ultural, religious,
	   Subject to special use regulations in se	ection 17.228.113

B. Except as amended by subsection A above, all provisions of section 17.204.210 remain unchanged and in full effect.

#### **SECTION 12.**

A.	Section 17.204.310	(R-1A zone	of the Sacramento City	y Code is amended as follow

1.	The "dormitory"	" row in subsection B.1 (	Conditional uses;	residential uses) i	s amended to
read a	s follows:				

Dormitory	Subject to special use regulations in	ZA
	section 17.228.111	

2. The "residential care facility" row in subsection B.1 (Conditional uses; residential uses) is amended to read as follows:

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3. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

4. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel		ZA
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5. The "nonresidential care facility" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Nonresidential care facility		ZA
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6. A row is added to the table set forth in subsection C (Accessory uses) to read as follows:

Childcare center	Permitted if accessory to assembly—cultural, religious, social;
	Subject to special use regulations in section 17.228.113

B. Except as amended by subsection A above, all provisions of section 17.204.310 remain unchanged and in full effect.

## **SECTION 13.**

A. Section 17.204.410 (R-1B zone) of the Sacramento City Code is amended as follows:

<ol> <li>The "dormitory" row in subsection B.1 (Conditional uses; residential uses) is amended to read as follows:</li> </ol>				
Dormitory	Subject to special use regulations in section 17.228.111	ZA		
2. The "residential care faci amended to read as follows:	lity" row in subsection B.1 (Conditional	uses; residential uses) is		
Residential care facility		ZA		
•	religious, social" row in subsection B.2 s) is amended to read as follows:	(Conditional uses;		
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128	ZA		
4. The "kennel" row in subs is amended to read as follows:	ection B.2 (Conditional uses; commercia	al and institutional uses)		
Kennel		ZA		
5. The "nonresidential care and institutional uses) is amende	facility" row in subsection B.2 (Condition to read as follows:	onal uses; commercial		
Nonresidential care facility		ZA		
6. A row is added to the tab	le set forth in subsection C (Accessory ι	uses) to read as follows:		
Childcare center	Permitted if accessory to assembly—c social;	-		
	Subject to special use regulations in se	ection 17.228.113		
B. Except as amended by su	bsection A above, all provisions of secti	on 17.204.410 remain		

B. Except as amended by subsection A above, all provisions of section 17.204.410 remain unchanged and in full effect.

# **SECTION 14.**

- A. Section 17.204.510 (R-2 zone) of the Sacramento City Code is amended as follows:
- 1. The "dormitory" row in subsection B.1 (Conditional uses; residential uses) is amended to read as follows:

Dormitory	Subject to special use regulations in	ZA	
·	section 17.228.111		
2. The "residential care faci amended to read as follows:	lity" row in subsection B.1 (Conditional	uses; residential uses) is	
Residential care facility		ZA	
•	religious, social" row in subsection B.2 es) is amended to read as follows:	(Conditional uses;	
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128	ZA	
4. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:    Kennel			
<ol> <li>The "nonresidential care facility" row in subsection B.2 (Conditional uses; commercial</li> </ol>			
and institutional uses) is amende	ed to read as follows:		
Nonresidential care facility		ZA	
6. A row is added to the table set forth in subsection C (Accessory uses) to read as follows:			
Childcare center	ter Permitted if accessory to assembly—cultural, religious, social;		
Subject to special use regulations in section 17.228.113			
B. Except as amended by subsection A above, all provisions of section 17.204.510 remain unchanged and in full effect.			

# **SECTION 15.**

- A. Section 17.208.110 (R-2A zone) of the Sacramento City Code is amended as follows:
- 1. The "dormitory" row in subsection B.1 (Conditional uses; residential uses) is amended to read as follows:

Dormitory	Subject to special use regulations in	ZA
	section 17.228.111	

2. The "residential care facil amended to read as follows:	ity" row in subsection B.1 (Conditional	uses; residential uses) is
Residential care facility		ZA
•	religious, social" row in subsection B.2 s) is amended to read as follows:	(Conditional uses;
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128	ZA
4. The "kennel" row in subs is amended to read as follows:	ection B.2 (Conditional uses; commerci	al and institutional uses)
Kennel		ZA
5. The "nonresidential care and institutional uses) is amende	facility" row in subsection B.2 (Condition to read as follows:	onal uses; commercial
Nonresidential care facility		ZA
6. A row is added to the tab	le set forth in subsection C (Accessory (	uses) to read as follows:
Childcare center	Permitted if accessory to assembly—c social; Subject to special use regulations in se	
unchanged and in full effect.	bsection A above, all provisions of sect	ion 17.208.110 remain
SECTION 16.		
A. Section 17.208.210 (R-2B	zone) of the Sacramento City Code is a	mended as follows:
1. The "dormitory" row in series as follows:	ubsection B.1 (Conditional uses; resider	ntial uses) is amended to
Dormitory	Subject to special use regulations in section 17.228.111	ZA

2. The "residential care facility" row in subsection B.1 (Conditional uses; residential uses) is amended to read as follows:				
Residential care facility		ZA		
3. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 s) is amended to read as follows:	(Conditional uses;		
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128	ZA		
4. The "kennel" row in substitution is amended to read as follows:	ection B.2 (Conditional uses; commerci	al and institutional uses)		
Kennel		ZA		
5. The "nonresidential care and institutional uses) is amende	facility" row in subsection B.2 (Condition to read as follows:	onal uses; commercial		
Nonresidential care facility		ZA		
6. A row is added to the tab	6. A row is added to the table set forth in subsection C (Accessory uses) to read as follows:			
Childcare center	Permitted if accessory to assembly—c social;	ultural, religious,		
	Subject to special use regulations in se	ection 17.228.113		
B. Except as amended by subsection A above, all provisions of section 17.208.210 remain unchanged and in full effect.				
SECTION 17.				
A. Section 17.208.310 (R-3 zone) of the Sacramento City Code is amended as follows:				
1. A row for "dormitory" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:				
Dormitory	Subject to special use regulations in se	ection 17.228.111		
2. The "dormitory" row in subsection B.1 (Conditional uses; residential uses) is deleted.				

3.	The "residential care facility"	'row in subsection B.1 (Conditional uses; residential uses) is
amend	led to read as follows:	

Residential care facility		ZA
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4. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

5. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	ZA

6. The "nonresidential care facility" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Nonresidential care facility	ZA

7. A row is added to the table set forth in subsection C (Accessory uses) to read as follows:

Childcare center	Permitted if accessory to assembly—cultural, religious, social;
	Subject to special use regulations in section 17.228.113

B. Except as amended by subsection A above, all provisions of section 17.208.310 remain unchanged and in full effect.

## **SECTION 18.**

- A. Section 17.208.410 (R-3A zone) of the Sacramento City Code is amended as follows:
- 1. A row for "dormitory" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Dormitory	Subject to special use regulations in section 17.228.111
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2. The "dormitory" row in subsection B.1 (Conditional uses; residential uses) is deleted.

3. The "residential care facility" row in subsection B.1 (Conditional uses; residential uses) i amended to read as follows:			
Residential care facility		ZA	
4. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 s) is amended to read as follows:	(Conditional uses;	
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128	ZA	
5. The "kennel" row in substitution is amended to read as follows:	ection B.2 (Conditional uses; commercia	al and institutional uses	
Kennel		ZA	
6. The "nonresidential care and institutional uses) is amende	facility" row in subsection B.2 (Condition to read as follows:	nal uses; commercial	
Nonresidential care facility		ZA	
7. A row is added to the tab	le set forth in subsection C (Accessory ι	uses) to read as follows	
Childcare center	Permitted if accessory to assembly—c social;	ultural, religious,	
	Subject to special use regulations in se	ection 17.228.113	
B. Except as amended by subsection A above, all provisions of section 17.208.410 remain unchanged and in full effect.			
SECTION 19.			
A. Section 17.208.510 (R-4 z	Section 17.208.510 (R-4 zone) of the Sacramento City Code is amended as follows:		
1. The "dormitory (inside central city)" row in subsection A.1 (Permitted uses; residential uses) is amended to read as follows:			

Subject to special use regulations in section 17.228.111

Dormitory

2.	A row for	"residential care fac	ility" is added t	o subsection A	N.1 (Permitted u	ses;
resider	ntial uses)	to read as follows:				

Residential care facility	

3. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious, social	This and all other similarly restricted uses combined are limited to 25% of gross floor area or 6,400 square feet of a building, whichever is greater;
	Subject to special use regulations in section 17.228.128.

4. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Nonresidential care facility	This and all other similarly restricted uses combined are
	limited to 25% of gross floor area or 6,400 square feet of a
	building, whichever is greater

5. The "dormitory (outside central city)" row in subsection B.1 (Conditional uses; residential uses) is deleted.

6. The "alcoholic beverage sales, off-premises consumption" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Alcoholic beverage sales, off- premises consumption	This and all other similarly restricted uses combined are limited to 25% of gross floor area or 6,400 square feet of a building, whichever is greater;	ZA
	Subject to special use regulations in section 17.228.108	

7. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	This and all other similarly restricted	ZA
	uses combined are limited to 25% of	

gross floor area or 6,400 square feet	
of a building, whichever is greater	

8. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Veterinary clinic; veterinary	This and all other similarly restricted	ZA
hospital	uses combined are limited to 25% of	
	gross floor area or 6,400 square feet	
	of a building, whichever is greater	

B. Except as amended by subsection A above, all provisions of section 17.208.510 remain unchanged and in full effect.

#### **SECTION 20.**

- A. Section 17.208.610 (R-4A zone) of the Sacramento City Code is amended as follows:
- 1. The "dormitory (inside central city)" row in subsection A.1 (Permitted uses; residential uses) is amended to read as follows:

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Dormitory	Subject to special use regulations in section 17.228.111
Dominicory	Subject to special use regulations in section 17:220:111

2. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Residential care facility	

3. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious, social	This and all other similarly restricted uses combined are limited to 25% of gross floor area or 6,400 square feet of a building, whichever is greater;
	Subject to special use regulations in section 17.228.128

4. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Nonresidential care facility	This and all other similarly restricted uses combined are
	limited to 25% of gross floor area or 6,400 square feet of a
	building, whichever is greater

5.	The "dormitory (	outside central	city)" row	in subsection	B.1 (Conditional	uses;
residen	itial uses) is delet	ed.				

6. The "alcoholic beverage sales, off-premises consumption" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Alcoholic beverage sales, off- premises consumption	This and all other similarly restricted uses combined are limited to 25% of gross floor area or 6,400 square feet of a building, whichever is greater;	ZA
	Subject to special use regulations in section 17.228.108	

7. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	This and all other similarly restricted	ZA
	uses combined are limited to 25% of	
	gross floor area or 6,400 square feet	
	of a building, whichever is greater	

8. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Veterinary clinic; veterinary	This and all other similarly restricted	ZA
hospital	uses combined are limited to 25% of	
	gross floor area or 6,400 square feet	
	of a building, whichever is greater	

B. Except as amended by subsection A above, all provisions of section 17.208.610 remain unchanged and in full effect.

## **SECTION 21.**

- A. Section 17.208.710 (R-5 zone) of the Sacramento City Code is amended as follows:
- 1. The "dormitory (inside central city)" row in subsection A.1 (Permitted uses; residential uses) is amended to read as follows:

Dormitory Subject to special use regulations in section 17.228.111
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2. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Residential care facility	

3. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious, social	This and all other similarly restricted uses combined are limited to 25% of gross floor area or 6,400 square feet of a building, whichever is greater;
	Subject to special use regulations in section 17.228.128

4. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Nonresidential care facility	This and all other similarly restricted uses combined are
	limited to 25% of gross floor area or 6,400 square feet of a
	building, whichever is greater

5. The "dormitory (outside central city)" row in subsection B.1 (Conditional uses; residential uses) is deleted.

6. The "alcoholic beverage sales, off-premises consumption" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Alcoholic beverage sales, off-	This and all other similarly restricted	ZA
premises consumption	uses combined are limited to 25% of	
	gross floor area or 6,400 square feet	
	of a building, whichever is greater;	
	Subject to special use regulations in	
	section 17.228.108	

7. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	This and all other similarly restricted	ZA
	uses combined are limited to 25% of	
	gross floor area or 6,400 square feet	
	of a building, whichever is greater	

8. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Veterinary clinic; veterinary	This and all other similarly restricted	ZA
hospital	uses combined are limited to 25% of	
	gross floor area or 6,400 square feet	
	of a building, whichever is greater	

B. Except as amended by subsection A above, all provisions of section 17.208.710 remain unchanged and in full effect.

## **SECTION 22.**

- A. Section 17.212.110 (RMX zone) of the Sacramento City Code is amended as follows:
- 1. A row for "dormitory" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Dormitory	Subject to special use regulations in section 17.228.111
Dominion y	Subject to special use regulations in section 17:220:111

2. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

B 11 11 C 111	
Residential care facility	
i residential care racinty	

3. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in section 17.228.128
social	

4. A row for "childcare center" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Childcare center	Subject to special use regulations in section 17.228.113

5. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Nonresidential care facility		
6. The "dormitory (outside or residential uses) is deleted.	central city)" row in subsection B.1 (Con	ditional uses;
7. The "residential care facil deleted.	ity" row in subsection B.1 (Conditional	uses; residential uses) is
8. The "childcare center" ro institutional uses) is deleted.	w in subsection B.2 (Conditional uses; c	ommercial and
(Conditional uses; commercial ar	sales, off-premises consumption" row in a dinstitutional uses) is amended to reach	d as follows:
Alcoholic beverage sales, off-	Subject to special use regulations in section 17.228.108	ZA
is amended to read as follows:	ection B.2 (Conditional uses; commercia	al and institutional uses)
Kennel		ZA
11. A row for "veterinary clin uses; commercial and institution	ic; veterinary hospital" is added to subs al uses) to read as follows:	ection B.2 (Conditional
Veterinary clinic; veterinary hospital		ZA

B. Except as amended by subsection A above, all provisions of section 17.212.110 remain unchanged and in full effect.

# **SECTION 23.**

A. Section 17.212.210 (RO zone) of the Sacramento City Code is amended as follows:

Dormitory	S	ubject to special use regulations in section 17.228.111
2. A row for "resresidential uses) to re		acility" is added to subsection A.1 (Permitted uses;
Residential care fac	lity	
		ral, religious, social" is added to subsection A.2 (Permitted uses) to read as follows:
Assembly—cultural social	religious, S	ubject to special use regulations in section 17.228.128
4. A row for "ch institutional uses) to		' is added to subsection A.2 (Permitted uses; commercial and s:
Childcare center	c	
Ciliacare ceriter	3	ubject to special use regulations in section 17.228.113
5. A row for "no	nresidential ca	are facility" is added to subsection A.2 (Permitted uses;
5. A row for "no	nresidential ca tutional uses)	are facility" is added to subsection A.2 (Permitted uses;
5. A row for "no commercial and insti	nresidential ca tutional uses) facility	are facility" is added to subsection A.2 (Permitted uses;
5. A row for "no commercial and insti  Nonresidential care  6. The "dormito	nresidential catutional uses) facility ry" row in sub	are facility" is added to subsection A.2 (Permitted uses; to read as follows:
5. A row for "no commercial and insti  Nonresidential care  6. The "dormito  7. The "resident	nresidential catutional uses) facility ry" row in sub	are facility" is added to subsection A.2 (Permitted uses; to read as follows:  section B.1 (Conditional uses; residential uses) is deleted.
5. A row for "no commercial and insti  Nonresidential care  6. The "dormito  7. The "resident deleted.	nresidential catutional uses) facility ry" row in sub	are facility" is added to subsection A.2 (Permitted uses; to read as follows:  section B.1 (Conditional uses; residential uses) is deleted.

Kennel	ZA
10. A row for "veterinary cluses; commercial and institution	nic; veterinary hospital" is added to subsection B.2 (Conditional nal uses) to read as follows:
Veterinary clinic; veterinary hospital	ZA
<ol> <li>Except as amended by sunchanged and in full effect.</li> </ol>	ubsection A above, all provisions of section 17.212.210 remain
SECTION 24.	
A. Section 17.216.110 (OB	zone) of the Sacramento City Code is amended as follows:
•	,
L. A row for "dormitory" is	added to subsection A.1 (Permitted uses; residential uses) to
1. A row for "dormitory" is	
1. A row for "dormitory" is read as follows:  Dormitory  2. A row for "residential ca	Subject to special use regulations in section 17.228.111  are facility" is added to subsection A.1 (Permitted uses;
1. A row for "dormitory" is read as follows:  Dormitory  2. A row for "residential ca	Subject to special use regulations in section 17.228.111  are facility" is added to subsection A.1 (Permitted uses;
1. A row for "dormitory" is read as follows:  Dormitory  2. A row for "residential caresidential uses) to read as follows:  Residential care facility	Subject to special use regulations in section 17.228.111  are facility" is added to subsection A.1 (Permitted uses; ows:

4. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious, social	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use;
	Subject to special use regulations in section 17.228.128

5. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Nonresidential care facility	Permitted in a building in which at least 50% of the gross
	floor area is devoted to office or dwelling use

6. The "residential care fac deleted.	ility" row in subsection B.1 (Conditional	uses; residential uses) is
7. The "assembly—cultural commercial and institutional use	, religious, social" row in subsection B.2 es) is deleted.	(Conditional uses;
8. The "nonresidential care and institutional uses) is deleted	facility" row in subsection B.2 (Condition).	onal uses; commercial
9. The "alcoholic beverage institutional uses) is amended to	sales" row in subsection B.2 (Conditions or read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use;	ZA
	Subject to special use regulations in section 17.228.108	
10. The "kennel" row in subsistant amended to read as follows:	section B.2 (Conditional uses; commerci	al and institutional uses)
Kennel	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use	ZA
•	eterinary hospital" row in subsection B.2 es) is amended to read as follows:	(Conditional uses;
Veterinary clinic; veterinary hospital	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use	ZA

B. Except as amended by subsection A above, all provisions of section 17.216.110 remain unchanged and in full effect.

#### **SECTION 25.**

<ul> <li>Section 17.216.210 (OB-2 zone) of the Sacramento City Code is a</li> </ul>
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1.	A row for	"dormitory"	is added to	o subsection	A.1 (P	ermitted	uses;	residential	uses) t	:0
read a	s follows:									

Dormitory	Subject to special use regulations in section 17.228.111

2. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Residential care facility	

3. The "childcare center" row in subsection A.2 (Permitted uses; commercial and institutional uses) is amended to read as follows:

Childcare center	Subject to special use regulations in section 17.228.113
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4. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious, social	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use;
	Subject to special use regulations in section 17.228.128

5. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Nonresidential care facility	Permitted in a building in which at least 50% of the gross	
	floor area is devoted to office or dwelling use	

6. The "residential care facility" row in subsection B.1 (Conditional uses; residential uses) is deleted.

7. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is deleted.

	.l

8.	The "nonresidential care facilit	ry" row in subsection B.2 (Conditional uses; commercial
and ins	stitutional uses) is deleted.	

9. The "alcoholic beverage sales" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Alcoholic beverage sales, off- premises consumption	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use;	ZA
	Subject to special use regulations in section 17.228.108	

10. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	Permitted in a building in which at	ZA
	least 50% of the gross floor area is	
	devoted to office or dwelling use	

11. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Veterinary clinic; veterinary	Permitted in a building in which at	ZA
hospital	least 50% of the gross floor area is	
	devoted to office or dwelling use	

B. Except as amended by subsection A above, all provisions of section 17.216.210 remain unchanged and in full effect.

# **SECTION 26.**

- A. Section 17.216.310 (OB-3 zone) of the Sacramento City Code is amended as follows:
- 1. A row for "dormitory" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Dormitory	Subject to special use regulations in section 17.228.111
-----------	--

2. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Residential care facility			
<ol> <li>The "childcare center" ro institutional uses) is amended to</li> </ol>	w in subsection A.2 (Permitted uses; co read as follows:	mmercial and	
Childcare center	Subject to special use regulations in se	ection 17.228.113	
4. A row for "assembly—culuses; commercial and institution	tural, religious, social" is added to subs al uses) to read as follows:	ection A.2 (Permitted	
Assembly—cultural, religious, social	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use;		
	Subject to special use regulations in se	ection 17.228.128	
5. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:			
Nonresidential care facility	Permitted in a building in which at lea floor area is devoted to office or dwel	_	
6. The "residential care facility" row in subsection B.1 (Conditional uses; residential uses) is deleted.			
7. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 s) is deleted.	(Conditional uses;	
8. The "nonresidential care and institutional uses) is deleted	facility" row in subsection B.2 (Conditic	onal uses; commercial	
9. The "alcoholic beverage sinstitutional uses) is amended to	sales" row in subsection B.2 (Conditiona read as follows:	al uses; commercial and	
Alcoholic beverage sales, off- premises consumption	Permitted in a building in which at least 50% of the gross floor area is devoted to office or dwelling use;	ZA	

Subject to special use regulations in	
section 17.228.108	

10. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	Permitted in a building in which at	ZA
	least 50% of the gross floor area is	
	devoted to office or dwelling use	

11. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Veterinary clinic; veterinary	Permitted in a building in which at	ZA
hospital	least 50% of the gross floor area is	
	devoted to office or dwelling use	

B. Except as amended by subsection A above, all provisions of section 17.216.310 remain unchanged and in full effect.

# **SECTION 27.**

A. Table 1 of Section 17.216.420 (EC zone) of the Sacramento City Code is amended to read as follows:

Table 1

Category	Permitted uses
Primary	Office
	High-tech manufacturing research and development (not limited to 25% office—may have 100% office uses)
	Medical facilities:
	Hospital
	Laboratory
	Residential care facility
	Nonresidential care facility
	Skilled nursing facility
	Research and development
	Physician's clinic
	Convalescent hospital

Category	Permitted uses
	Drug/alcohol treatment centers
	Pharmacy
	Optician lab or clinic
	Veterinary clinic; veterinary hospital <sup>1</sup>
	Kennel (subject to approval of a conditional use permit by the zoning administrator)
	Educational/vocational/training (public or private)
	Banks; savings and loans
	Post office
	Childcare center
	Light Industrial Uses:
	Warehouse; distribution center is permitted by right when use is located greater than ½ mile from the center of an existing or proposed light rail station platform; for conditional uses, see subsection B.2.c.
	Manufacturing
	High-tech manufacturing research and development (limited to 25% office)
	Assembly
Support	Health club
Retail	School—dance, music, art, martial arts
	Auto—sales, storage, rental is permitted when use is located greater than ½ mile from the center of an existing or proposed light rail station platform; for conditional uses, see subsection B.2.c.
	Auto—service, repair is permitted when use is located greater than ½ mile from the center of an existing or proposed light rail station platform; for conditional uses, see subsection B.2.c.
	Gas stations capable of simultaneously fueling not more than 10 vehicles are permitted by right when located greater than ½ mile from the center of an existing or proposed light rail station platform; for conditional uses, see subsection B.2.c.
	Restaurant; café; deli
	Hotel; motel; bed and breakfast inn
	Consumer retail (maximum 10,000 square feet per store, with an aggregate building size of 30,000 square feet) <sup>2</sup> (e.g., books, food, videos, etc.)

Category	Permitted uses
	Antenna; telecommunications facility (subject to special use regulations in section 17.228.300 et seq.)
	Assembly-cultural, religious, social (subject to special use regulations in section 17.228.128)
Residential	Multi-unit dwelling
	Dormitory (subject to special use regulations in section 17.228.111)

- Veterinary clinics and hospitals need a conditional use permit if there is outdoor boarding of animals.
- Includes drug stores and office supply stores up to a maximum of 20,000 square feet per store, except EC-65 and EC-80 sites, which have a maximum of 10,000 square feet.

  Includes auto-related retail uses (excluding gas sales) up to a maximum of 15,000 square feet.
- B. Except as amended by subsection A above, all provisions of section 17.216.420 remain unchanged and in full effect.

## SECTION 29.

- A. Section 17.216.510 (SC zone) of the Sacramento City Code is amended as follows:
- 1. Subsection A is amended to read as follows:
  - A. Permitted uses. The following uses are permitted by right in the SC zone, subject to the limitations specified:

Use	Limitations
1. Residential Uses	
Dormitory	Subject to special use regulations in section 17.228.111
Dwelling, multi-unit	Subject to special use regulations in section 17.228.117
Residential care facility	
2. Commercial and Institutional Uses	
Amusement center, indoor	
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128
Athletic club; fitness studio	

Childcare center	Subject to special use regulations in section 17.228.113	
College extension		
Commercial service		
Community market	Subject to special use regulations in section 17.228.124	
Hotel; motel		
Laundromat, self-service		
Library; archive		
Museum		
Nonresidential care facility		
Office		
Plant nursery	Permitted if use is located greater than ½ mile from the center of an existing or proposed light rail station platform	
Restaurant		
Retail store	This use is limited to 60,000 gross square feet; if use exceeds this limitation, a conditional use permit is required	
School—dance, music, art, martial arts		
School, vocational		
Temporary commercial building	Subject to special use regulations in section 17.228.126	
Theater		
Tobacco retailing	Permitted in a store that has greater than 15,000 square feet of gross floor area if the total area of shelving allocated to tobacco products and tobacco paraphernalia does not exceed 250 square feet.	
Veterinary clinic; veterinary hospital	Entire business to be conducted within a building and no outdoor boarding of animals is allowed	
2. Industrial and Agricultural Uses		
Aquaculture	Subject to special use regulations in section 17.228.810 et seq.	
Community garden, private (not exceeding 3.0 acres)	Subject to special use regulations in section 17.228.810 et seq.	
Market garden (not exceeding 3.0 acres)	Subject to special use regulations in section 17.228.810 et seq.	

1	Allowed in this zone and is exempt from title	the provisions of this
2. The "dormitory" row in	subsection B.1 (Conditional uses; reside	ntial uses) is deleted.
3. The "dwelling, multi-un deleted.	it" row in subsection B.1 (Conditional us	es; residential uses) is
4. The "residential care fa deleted.	cility" row in subsection B.1 (Conditional	uses; residential uses) is
5. The "assembly—cultura commercial and institutional u	al, religious, social" row in subsection B.2 ses) is deleted.	(Conditional uses;
6. The "nonresidential car and institutional uses) is delete	re facility" row in subsection B.2 (Condition	onal uses; commercial
7. The "alcoholic beverage institutional uses) is amended	e sales" row in subsection B.2 (Condition to read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA
8. The "kennel" row in sul is amended to read as follows:	osection B.2 (Conditional uses; commerc	ial and institutional uses)
Kennel		ZA
•	reterinary hospital" row in subsection B.2 ses) is amended to read as follows:	2 (Conditional uses;
Veterinary clinic; veterinary hospital	Allowed with a conditional use permit if animals are boarded	ZA

	outside or entire business is not conducted within a building		
B. Except as amended by subsection A above, all provisions of section 17.216.510 remain unchanged and in full effect.			
SECTION 30.			
A. Section 17.216.610 (C-1 zone) of the Sacramento City Code is amended as follows:			
1. The "dormitory (inside courses) is amended to read as follows:	entral city)" row in subsection A.1 (Permows:	itted uses; residential	
Dormitory	Subject to special use regulations in se	ection 17.228.111	
2. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:			
Residential care facility			
3. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:			
Assembly—cultural, religious, social	Subject to special use regulations in se	ection 17.228.128	
4. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:			
Nonresidential care facility			
5. The "dormitory (outside central city)" row in subsection B.1 (Conditional uses; residential uses) is deleted.			
6. The "residential care facility" row in subsection B.1 (Conditional uses; residential uses) is deleted.			

7. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is deleted.

8. The "nonresidential care and institutional uses) is deleted	facility" row in subsection B.2 (Condition).	onal uses; commercial
9. The "alcoholic beverage institutional uses) is amended to	sales" row in subsection B.2 (Conditional read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA
10. The "kennel" row in subsist amended to read as follows:	section B.2 (Conditional uses; commerci	al and institutional uses)
Kennel		ZA
11. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:  Veterinary clinic; veterinary hospital  Allowed with a conditional use permit if animals are boarded outside or entire business is not		
B. Except as amended by su	conducted within a building  ubsection A above, all provisions of section	ion 17 216 610 romain
unchanged and in full effect.	ibsection A above, all provisions of sect	1011 17.210.010 Temam
SECTION 31.		
A. Section 17.216.710 (C-2	zone) of the Sacramento City Code is an	nended as follows:
1. The "dormitory (inside courses) is amended to read as follows:	entral city)" row in subsection A.1 (Permows:	nitted uses; residential
Dormitory	ormitory Subject to special use regulations in section 17.228.111	
2. A row for "residential car residential uses) to read as follows:	re facility" is added to subsection A.1 (Pows:	ermitted uses;
Residential care facility		

uses; commercial and institutional uses) to read as follows:			
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128		
4. A row for "nonresidentia commercial and institutional use	l care facility" is added to subsection A.2 es) to read as follows:	2 (Permitted uses;	
Nonresidential care facility			
5. The "dormitory (outside or residential uses) is deleted.	central city)" row in subsection B.1 (Cor	nditional uses;	
6. The "residential care faci deleted.	lity" row in subsection B.1 (Conditional	uses; residential uses) is	
7. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is deleted.			
8. The "nonresidential care facility" row in subsection B.2 (Conditional uses; commercial and institutional uses) is deleted.			
9. The "alcoholic beverage sinstitutional uses) is amended to	sales" row in subsection B.2 (Conditiona read as follows:	al uses; commercial and	
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA	
10. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:			
Kennel		ZA	

A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted

3.

11. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:				
Veterinary clinic; veterinary hospital	Allowed with a conditional use permit if animals are boarded outside or entire business is not conducted within a building	ZA		
B. Except as amended by subsection A above, all provisions of section 17.216.710 remain unchanged and in full effect.				
SECTION 32.				
A. Section 17.216.810 (C-3 zone) of the Sacramento City Code is amended as follows:				
1. A row for "dormitory" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:				
Dormitory	Subject to special use regulations in se	ection 17.228.111		
2. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:				
Residential care facility				
3. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:				
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128			
4. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:				
commercial and institutional use	•	2 (Permitted uses;		
Commercial and institutional use  Nonresidential care facility	•	2 (Permitted uses;		
Nonresidential care facility	•			

7. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 es) is deleted.	(Conditional uses;
8. The "nonresidential care and institutional uses) is deleted	facility" row in subsection B.2 (Condition.	onal uses; commercial
9. The "alcoholic beverage sinstitutional uses) is amended to	sales" row in subsection B.2 (Conditional read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA
10. The "kennel" row in subs is amended to read as follows:	ection B.2 (Conditional uses; commerci	al and institutional uses)
Kennel		ZA
•	terinary hospital" row in subsection B.2 es) is amended to read as follows:	(Conditional uses;
Veterinary clinic; veterinary hospital	Allowed with a conditional use permit if animals are boarded outside or entire business is not conducted within a building	ZA
B. Except as amended by su unchanged and in full effect.	bsection A above, all provisions of secti	ion 17.216.810 remain

# **SECTION 33.**

- A. Section 17.216.910 (C-4 zone) of the Sacramento City Code is amended as follows:
- 1. A row for "dormitory" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Dormitory	Subject to special use regulations in section 17.228.111

2. A row for "residential residential uses) to read as fo	care facility" is added to subsection A.1 (Permitted uses; llows:
Residential care facility	
3. A row for "assembly—uses; commercial and institut	-cultural, religious, social" is added to subsection A.2 (Permitted ional uses) to read as follows:
Assembly—cultural, religious social	Subject to special use regulations in section 17.228.128
4. A row for "childcare coinstitutional uses) to read as f	enter" is added to subsection A.2 (Permitted uses; commercial and follows:
Childcare center	Subject to special use regulations in section 17.228.113
5. A row for "nonresiden commercial and institutional of the commercial and institutional and institutional of the commercial and institutional and and institutional and institutional and institutional and inst	utial care facility" is added to subsection A.2 (Permitted uses; uses) to read as follows:
Nonresidential care facility	
6. The "residential care f deleted.	acility" row in subsection B.1 (Conditional uses; residential uses) is
7. The "assembly—cultus commercial and institutional u	ral, religious, social" row in subsection B.2 (Conditional uses; uses) is deleted.
8. The "childcare center" institutional uses) is deleted.	' row in subsection B.2 (Conditional uses; commercial and
9. The "nonresidential ca and institutional uses) is delet	are facility" row in subsection B.2 (Conditional uses; commercial ted.
10. The "alcoholic beverag	ge sales" row in subsection B.2 (Conditional uses; commercial and

institutional uses) is amended to read as follows:

Alcoholic beverage sales, off-	Subject to special use regulations in	ZA
premises consumption	section 17.228.108	

11. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Variable	7.4
l Kennel	. /A
	_, `

12. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Veterinary clinic; veterinary	Allowed with a conditional use	ZA
hospital	permit if animals are boarded	
	outside or entire business is not	
	conducted within a building	

B. Except as amended by subsection A above, all provisions of section 17.216.910 remain unchanged and in full effect.

## SECTION 34.

- A. Section 17.220.110 (M-1 zone) of the Sacramento City Code is amended as follows:
- 1. A row for "residential care facility" is added to subsection A.1 (Permitted uses; residential uses) to read as follows:

Residential care facility	

2. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in section 17.228.128
social	

3. A row for "childcare center" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Childcare center	Subject to special use regulations in section 17.228.113
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4. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Nonresidential care facility		
5. The "residential care facil deleted.	ity" row in subsection B.1 (Conditional	uses; residential uses) is
6. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 s) is deleted.	(Conditional uses;
7. The "childcare center" ro institutional uses) is deleted.	w in subsection B.2 (Conditional uses; c	ommercial and
8. The "nonresidential care and institutional uses) is deleted	facility" row in subsection B.2 (Conditio	nal uses; commercial
9. The "alcoholic beverage s institutional uses) is amended to	cales" row in subsection B.2 (Conditional read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA
10. The "kennel" row in subsition is amended to read as follows:	ection B.2 (Conditional uses; commercia	al and institutional uses)
Kennel		ZA
11. The "veterinary clinic; vet commercial and institutional use	terinary hospital" row in subsection B.2 s) is amended to read as follows:	(Conditional uses;
Veterinary clinic; veterinary hospital	Allowed with a conditional use permit if animals are boarded outside or entire business is not conducted within a building	ZA

B. Except as amended by subsection A above, all provisions of section 17.220.110 remain unchanged and in full effect.

SECTION 3	5.
-----------	----

8.

commercial and institutional uses) is deleted.

A. Section 17.220.210 (M-1)	S) zone) of the Sacramento City Code is	amended as follows:
<ol> <li>A row for "residential car residential uses) to read as follow</li> </ol>	e facility" is added to subsection A.1 (Pevs:	ermitted uses;
Residential care facility		
<ol> <li>A row for "assembly—culuses; commercial and institution</li> </ol>	tural, religious, social" is added to subseal uses) to read as follows:	ection A.2 (Permitted
Assembly—cultural, religious, social	Subject to special use regulations in se	ection 17.228.128
<ol> <li>A row for "childcare centers institutional uses) to read as follows:</li> </ol>	er" is added to subsection A.2 (Permitte ows:	ed uses; commercial and
Childcare center	Subject to special use regulations in se	ection 17.228.113
4. A row for "nonresidential commercial and institutional use	care facility" is added to subsection A.2 s) to read as follows:	2 (Permitted uses;
Nonresidential care facility		
5. The "residential care facil deleted.	lity" row in subsection B.1 (Conditional (	uses; residential uses) is
6. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 s) is deleted.	(Conditional uses;
7. The "childcare center" ro institutional uses) is deleted.	w in subsection B.2 (Conditional uses; c	ommercial and

The "non-profit residential care facility" row in subsection B.2 (Conditional uses;

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9. The "alcoholic beverage sinstitutional uses) is amended to	sales" row in subsection B.2 (Conditiona read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA
10. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:		
Kennel		ZA
11. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:		
Veterinary clinic; veterinary hospital	Allowed with a conditional use permit if animals are boarded outside or entire business is not conducted within a building	ZA
B. Except as amended by subsection A above, all provisions of section 17.220.210 remain unchanged and in full effect.		
SECTION 36.		
A. Section 17.220.310 (M-2 follows:	zone) of the Sacramento City Code is a	mended to read as
1. A row for "residential car residential uses) to read as follow	re facility" is added to subsection A.1 (Pows:	ermitted uses;
Residential care facility		
•		

2. A row for "assembly—cultural, religious, social" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in section 17.228.128
social	

3. A row for "childcare center" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:

Childcare center	Subject to special use regulations in section 17.228.113	
emideare center	Subject to special use regulations in section 17.220.113	
4. A row for "nonresidential care facility" is added to subsection A.2 (Permitted uses; commercial and institutional uses) to read as follows:		
Nonresidential care facility		
5. The "residential care faci deleted.	lity" row in subsection B.1 (Conditional	uses; residential uses) is
6. The "assembly—cultural, commercial and institutional use	religious, social" row in subsection B.2 es) is deleted.	(Conditional uses;
7. The "childcare center" ro institutional uses) is deleted.	ow in subsection B.2 (Conditional uses; o	commercial and
8. The "non-profit residenti commercial and institutional use	al care facility" row in subsection B.2 (Ces) is deleted.	Conditional uses;
9. The "alcoholic beverage sinstitutional uses) is amended to	sales" row in subsection B.2 (Conditional read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA
10. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:		
Kennel		ZA

The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses;

commercial and institutional uses) is amended to read as follows:

11.

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Veterinary clinic; veterinary	Allowed with a conditional use	ZA
hospital	permit if animals are boarded	
	outside or entire business is not	
	conducted within a building	
B. Except as amended by su unchanged and in full effect.	ubsection A above, all provisions of sect	tion 17.220.310 remain
SECTION 37.		
A. Section 17.220.410 (M-2	(S) zone) of the Sacramento City Code i	s amended as follows:
1. A row for "residential carresidential uses) to read as follows:	re facility" is added to subsection A.1 (Pws:	Permitted uses;
Residential care facility		
2. A row for "assembly—cu uses; commercial and institution	Iltural, religious, social" is added to subs nal uses) to read as follows:	section A.2 (Permitted
Assembly—cultural, religious, social	Subject to special use regulations in s	ection 17.228.128
3. A row for "childcare cent institutional uses) to read as follows:	ter" is added to subsection A.2 (Permitt ows:	ed uses; commercial and
Childcare center	Subject to special use regulations in s	ection 17.228.113
4. A row for "nonresidentia commercial and institutional use	Il care facility" is added to subsection Aes) to read as follows:	.2 (Permitted uses;
Nonresidential care facility		
5. The "residential care faci deleted.	ility" row in subsection B.1 (Conditional	uses; residential uses) is
6. The "assembly—cultural commercial and institutional use	, religious, social" row in subsection B.2 es) is deleted.	? (Conditional uses;

7. The "childcare center" ro institutional uses) is deleted.	w in subsection B.2 (Conditional uses; o	commercial and
8. The "non-profit residenti commercial and institutional use	al care facility" row in subsection B.2 (Cas) is deleted.	Conditional uses;
9. The "alcoholic beverage sinstitutional uses) is amended to	sales" row in subsection B.2 (Conditiona read as follows:	al uses; commercial and
Alcoholic beverage sales, off- premises consumption	Subject to special use regulations in section 17.228.108	ZA
10. The "kennel" row in subs is amended to read as follows:	ection B.2 (Conditional uses; commerci	al and institutional uses)
Kennel		ZA
•	terinary hospital" row in subsection B.2 s) is amended to read as follows:	(Conditional uses;
Veterinary clinic; veterinary hospital	Allowed with a conditional use permit if animals are boarded outside or entire business is not conducted within a building	ZA
B. Except as amended by su unchanged and in full effect.	bsection A above, all provisions of secti	ion 17.220.410 remain
SECTION 38.		
-	Itural, religious, social" is added to secti cone; permitted uses; commercial and in	

B. Except as amended by subsection A above, all provisions of section 17.220.510 remain unchanged and in full effect.

Subject to special use regulations in section 17.228.128

Assembly—cultural, religious,

social

# **SECTION 39.**

- A. Section 17.220.610 (MRD zone) of the Sacramento City Code is amended as follows:
- 1. Subsection A is amended to read as follows:
  - A. Permitted uses. The following uses are permitted by right in the MRD zone, subject to the limitations specified:

Use	Limitations
1. Residential Uses	
Residential care facility	
2. Commercial and Institutional Uses	
Assembly—cultural, religious, social	Subject to special use regulations in section 17.228.128
Athletic club; fitness studio	
Cannabis testing	Subject to special use regulations in section 17.228.910
Childcare center	Subject to special use regulations in section 17.228.113
College campus	
College extension	
Commercial service	
Community market	Subject to special use regulations in section 17.228.124
Hotel; motel	
Library; archive	
Museum	
Nonresidential care facility	
Office	
Restaurant	
Retail store	This use is limited to 40,000 gross square feet; if use exceeds this limitation, a conditional use permit is required
Temporary commercial building	Subject to special use regulations in section 17.228.126
Veterinary clinic; veterinary hospital	Entire business to be conducted within a building and no outdoor boarding of animals is allowed; a conditional

Use	Limitations
	use permit is required if animals are boarded outside or entire business is not conducted within a building
Wholesale store	Permitted if use is located ¼ mile or greater from the center of a light rail station platform; a conditional use permit is required if use is located less than ¼ mile from the center of a light rail station platform
2. Industrial and Agricultural Uses	
Aquaculture	Subject to special use regulations in section 17.228.810 et seq.
Community garden, private	Subject to special use regulations in section 17.228.810 et seq.
Laboratory, research	
Manufacturing, service and repair	
Market garden	Subject to special use regulations in section 17.228.810 et seq.
Solar energy system, commercial (city property)	Allowed in this zone and exempt from the provisions of this title
Warehouse; distribution center	

2. The "dwelling, multi-unit" row in subsection B.1 (Conditional uses; residential uses) is amended to read as follows:

Dwelling, multi-unit	Subject to special use regulations in	ZA
	section 17.228.117	

3. A row for "dormitory" is added to subsection B.1 (Conditional uses; residential uses) to read as follows:

Dormitory	Subject to special use regulations in	ZA
	section 17.228.111	

4. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is deleted.

5. A row for "kennel" is added to subsection B.2 (Conditional uses; commercial and institutional uses) to read as follows:

Kennel		ZA
5. A row for "veterinary clin uses; commercial and institution	ic; veterinary hospital" is added to su al uses) to read as follows:	ubsection B.2 (Conditional
Veterinary clinic; veterinary hospital	Allowed with a conditional use permit if animals are boarded outside or entire business is not conducted within a building	ZA
. Except as amended by su nchanged and in full effect.	bsection A above, all provisions of se	ection 17.220.610 remain
ECTION 40.		
Section 17.220.710 (M-T	zone) of the Sacramento City Code is	amended as follows:
. A row for "assembly—cul ses; commercial and institution	tural, religious, social" is added to su al uses) to read as follows:	bsection A.2 (Permitted
Assembly—cultural, religious, social	Subject to special use regulations i	n section 17.228.128
. A row for "nonresidential ommercial and institutional use	care facility" is added to subsection s) to read as follows:	A.2 (Permitted uses;
Nonresidential care facility		
. The "assembly—cultural, ommercial and institutional use	religious, social" row in subsection B s) is deleted.	3.2 (Conditional uses;
. The "nonresidential care nd institutional uses) is deleted	facility" row in subsection B.2 (Condi	tional uses; commercial
The "alcoholic beverage s	cales, off-premises consumption" rov	v in subsection B.2

(Conditional uses; commercial and institutional uses) is amended to read as follows:

	Subject to special use regulations in	ZA
premises consumption	section 17.228.108	

6. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	ZA
Kenne	<u>-</u> , ·

B. Except as amended by subsection A above, all provisions of section 17.220.710 remain unchanged and in full effect.

## SECTION 41.

- A. Section 17.224.110 (H zone) of the Sacramento City Code is amended as follows:
- 1. The "residential care facility" row in subsection B.1 (Conditional uses; residential uses) is amended to read as follows:

Residential care facility	ZA

2. The "assembly—cultural, religious, social" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

3. The "Nonresidential care facility" in subsection B.2 (Conditional uses; commercial and institutional uses) row is amended to read as follows:

Nonresidential care facility ZA
---------------------------------

B. Except as amended by subsection A above, all provisions of section 17.224.110 remain unchanged and in full effect.

## **SECTION 42.**

- A. Section 17.224.210 (SPX zone) of the Sacramento City Code is amended as follows:
- 1. The "assembly—cultural, religious, social" row in subsection B.1 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

2. The "childcare center" row in subsection B.1 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Childcare center	Permitted if accessory to assembly—cultural, religious, social;	ZA
	Subject to special use regulations in section 17.228.113	

B. Except as amended by subsection A above, all provisions of section 17.224.210 remain unchanged and in full effect.

## SECTION 43.

- A. Section 17.224.310 (TC zone) of the Sacramento City Code is amended as follows:
- 1. The "assembly—cultural, religious, social" row in subsection B.1 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Assembly—cultural, religious,	Subject to special use regulations in	ZA
social	section 17.228.128	

2. The "childcare center" row in subsection B.1 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Childcare center	Permitted if accessory to assembly—cultural, religious, social;	ZA
	Subject to special use regulations in section 17.228.113	

3. The "kennel" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Kennel	ZA
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4. The "veterinary clinic; veterinary hospital" row in subsection B.2 (Conditional uses; commercial and institutional uses) is amended to read as follows:

Veterinary clinic; veterinary	Allowed with a conditional use	ZA
hospital	permit if animals are boarded	
	outside or entire business is not	
	conducted within a building	
B. Except as amended by su unchanged and in full effect.	ubsection A above, all provisions of secti	on 17.224.310 remain
SECTION 44.		
A. Section 17.224.410 (HC z	cone) of the Sacramento City Code is am	ended as follows:
1. A row for "residential car amended to read as follows:	re facility" in subsection A.1 (Permitted o	uses; residential uses) is
Residential care facility		
2. A row for "assembly—cu uses; commercial and institution	Iltural, religious, social" is added to subs nal uses) to read as follows:	ection A.1 (Permitted
Assembly—cultural, religious, social	Subject to special use regulations in se	ection 17.228.128
3. A row for "childcare cent institutional uses) to read as follows:	ter" is added to subsection A.1 (Permitte ows:	ed uses; commercial and
Childcare center	Subject to special use regulations in se	ection 17.228.113
4. A row for "childcare cent institutional uses) to read as foll	ter" is added to subsection A.1 (Permitte ows:	ed uses; commercial and
Nonresidential care facility		
5. The "residential care faci deleted.	ility" row in subsection B.1 (Conditional	uses; residential uses) is
6. The "assembly—cultural commercial and institutional use	, religious, social" row in subsection B.2 es) is deleted.	(Conditional uses;
	1	

7. The "childcare center" roinstitutional uses) is deleted.	ow in subsection B.2 (Conditional uses; c	ommercial and
8. The "nonresidential care and institutional uses) is deleted	facility" row in subsection B.2 (Conditio	nal uses; commercial
9. The "kennel" row in subsistamended to read as follows:	section B.2 (Conditional uses; commercia	al and institutional uses)
Kennel		ZA
· · · · · · · · · · · · · · · · · · ·	terinary hospital" row in subsection B.2 es) is amended to read as follows:	(Conditional uses;
Veterinary clinic; veterinary hospital		ZA

B. Except as amended by subsection A above, all provisions of section 17.224.410 remain unchanged and in full effect.

## SECTION 45.

Section 17.228.128 is added to the Sacramento City Code to read as follows:

## 17.228.128 Assembly–cultural, religious, social.

Unless otherwise authorized by a conditional use permit approved by the zoning administrator or the planning and design commission, outdoor events are limited to four times per year, may not exceed two hours, and must end no later than 5:00 p.m.

## **SECTION 46.**

- A. Subsection A of section 17.436.040 of the Sacramento City Code is amended to read as follows:
- A. Allowed uses. Except as provided below, the uses allowed within the River District SPD are the same as the allowed uses outside of the River District SPD.
- 1. Dwelling, multi-unit. Multi-unit dwellings located in the Heavy Commercial (C-4 SPD) zone are permitted subject to site plan and design review approval.

- 2. Cannabis dispensary. Cannabis dispensaries are subject to special use regulations in chapter <u>17.228</u>, except that a planning and design commission conditional use permit is required in the General Commercial (C-2 SPD) and Heavy Commercial (C-4 SPD) zones.
- 3. Support commercial in the Office zone. Retail, commercial services, and restaurants are allowed to occupy greater than 50% of the gross floor area in the Office (OB SPD) zone, subject to the approval of a zoning administrator conditional use permit.
- 4. Manufacturing, service, and repair. Manufacturing, service, and repair in the C-4 zone in an existing building within ½ mile from the center of an existing or proposed light rail station platform is not subject to section <u>17.228.127</u>.
- 5. A residential care facility or nonresidential care facility requires a zoning administrator conditional use permit.
- 6. A dormitory requires a zoning administrator conditional use permit and is subject to section <u>17.228.111</u>
- B. Except as amended by subsection A above, all provisions of section 17.436.040 remain unchanged and in full effect.