



DEPARTMENT OF  
PLANNING AND DEVELOPMENT

**CITY OF SACRAMENTO**  
CALIFORNIA

1231 I STREET  
ROOM 200  
SACRAMENTO, CA  
95814-2998

PLANNING  
916-264-5604  
FAX 916-264-7046

**ZONING ADMINISTRATOR'S REVIEW**  
**MINOR DEVIATION TO SPECIAL PERMIT**

**FILE:** Z95-024

**PREVIOUS FILE NUMBERS:** P94-006

**PROJECT ADDRESS:** 6600 Bruceville Road

**APN:** #117-0170-050; -066; -074; -075

**APPLICANT'S NAME & ADDRESS:** Kaiser Foundation Health Plan 6600 Bruceville Road,  
Sacramento, CA 95823 Attn: Giles Popish

**COMMENTS:**

On June 23, 1994, the City Planning Commission approved a Special Permit (P94-006), subject to conditions, to allow a master sign program in excess of the standard sign requirements in the Hospital Review (H-R) zone for the Kaiser Foundation Hospital (located at 6600 Bruceville Road).

The City of Sacramento Sign Ordinance provides that, within the Hospital and Office Building zones, one identification sign and one bulletin board are allowed per street frontage not exceeding a total of sixteen square feet in area for all displays. All detached signs shall be monument type signs, not exceeding 6 feet in height. In order to provide for clear vision, all detached signs shall be located ten feet from any property line and five feet from any driveway. A Special Permit may be granted, for facilities which regularly provide emergency medical care, to permit signage in excess of that allowed by this ordinance.

The Special Permit for excess signage granted to Kaiser Foundation Hospital (P94-006) included approximately 1,441 square feet of signage. Attachment A indicates originally approved sign types and locations. The sign program included ten monument signs, individual building-

mounted letters, and post and panel signs (Attachment B - sign drawings).

The applicant is currently requesting a Minor Deviation to the previously approved Special Permit relating to monument signage (affects 6 monument signs). The justification for the request is due to the standardization of signage for all Kaiser Foundation facilities. This standardization is comprised of changes to the design and shape of the signs (Attachment C - square corners to rounded corners; removal of peaked, roof-like sign design). The prior approval consisted of 452 square feet of monument signage (total of 10 signs). The current modified proposal consists of 472 square feet of monument signage (total of 10 signs). The proposal replaces the sign types M.8 & M.9 (Attachment B) with sign type M.3 and replaces the previous location of an M.3 sign with an M.2 sign. Therefore, the net increase in total signage square footage is 20 square feet more than was previously approved.

The proposed change is not substantially different from the previously approved project (P94-006) in that an increase of only 20 square feet of signage results. Based upon the above-mentioned analysis, Staff supports the proposed Minor Deviation of the Special Permit.

**ACTION:**

The Zoning Administrator approves the requested minor deviation to the project subject to the following condition of the previously approved Special Permit:

1. All signs at project driveways shall be a minimum of 10 feet from driveways and the street right-of-way and shall provide adequate stopping sight distance on the public streets. The 4-sided Monument signs (M.5) shall be relocated to a 40 foot minimum from the street right-of-way. If the M.5 sign is two-sided, it must be located a minimum of 10 feet from the right-of-way. The two signs at the corners of Valley Hi Drive and Wyndham Drive & Bruceville Road (M.3's) shall comply with City standards for visibility and stopping sight distance.

PREPARED BY: Colleen Carollo  
Colleen Carollo  
Associate Planner

DATE: 3-28-95

APPROVED BY: \_\_\_\_\_  
Joy Patterson  
Zoning Administrator

DATE: \_\_\_\_\_

cc: File  
P94-006  
Applicant  
Z Log Book  
South Area Planning Team- Barbara Wendt  
Site Conditions- Wes Jigour  
Building - Sign Permits - Juan Trevino

Z95-024

**Attachment - A**

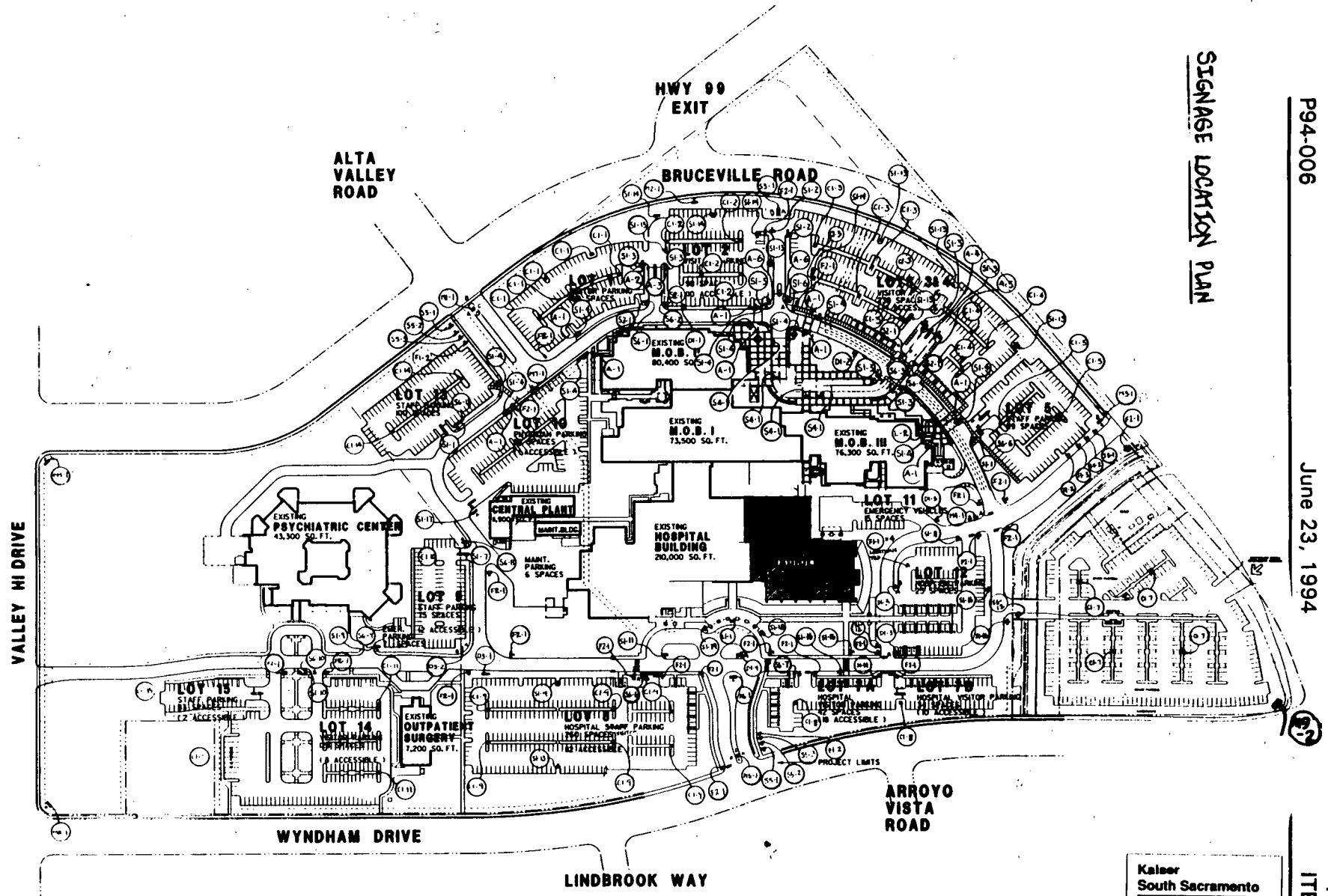
**Z95-024**

**SIGNAGE LOCATION PLAN**

P94-006

June 23, 1994

**EXHIBIT - D3**



**Kaiser**  
**South Sacramento**  
SITE SIGNAGE PHASE 1  
SIGN LOCATION PLAN  
DATE: 3.8.94  
BY: DLF  
PROJECT:  
**asi**

PAGE 28  
ITEM #

3/16/94 revised

## EXHIBIT - D4

Kaiser South Sacramento Phase 3  
EXTERIOR SITE SIGNAGE

## Quantity &amp; Square Footage Summary

Sign Type	Description	Quantity	Height	Sign Area sq. ft.	Total sq. ft.
M1	Interior Illum. Cube Monument Vehicular Directional	1 ✓	12'-0"	94.5 65 s.f.	94.5
M2	Interior Illum. Monument Single Face, Vehicular Directional	2 ✓	8'-6"	56.875 45 s.f.	56.875
M3	Interior Illum. Monument Single Face, Vehicular Directional	1 ✓	8'-6"	45 45 s.f.	45
M4	Interior Illum. Monument Double Face, Vehicular Directional	1	5'-0"	24.5	24.5
M5	Interior Illum. Cube Monument Vehicular Directional	1	12'-0"	94.5	94.5
M6	Interior Illum. Monument Single Face, Vehicular Directional	1	7'-0"	31.5	31.5
M7	Interior Illum. Monument Single Face, Vehicular Directional	1	7'-0"	31.5	31.5
M8	Landscape Illum. Monument Single Face, Vehicular Directional	1 ✓	6'-0"	24.5 0	24.5
M9	Landscape Illum. Monument Single Face, Vehicular Directional	2 ✓ (incl. 1 future)	6'-0"	24.5 135	49
<b>A. MONUMENT SIGN PANEL AREAS OVER (4) Sq. Ft.</b>				<b>472</b>	<b>451.875 Sq. Ft.</b>
L1	Individual Non-Illum. Letters Bldg. Mounted Main Hospital Entrance.	1		15.5	15.5
L2	Individual Interior Illum. Letters & Logo Bldg. mounted	1		84.5	84.5
<b>B. INDIVIDUAL LETTERS BLDG. MOUNTED OVER (4) Sq.Ft.</b>					<b>100 Sq. Ft.</b>

P94-006

3/15/94

**Kaiser South Sacramento Phase 3  
EXTERIOR SITE SIGNAGE****Quantity & Square Footage Summary**

<i>Sign Type</i>	<i>Description</i>	<i>Quantity</i>	<i>Height</i>	<i>Sign Area sq. ft.</i>	<i>Total sq. ft.</i>
C1	Parking Area I.D. Cube Mounts to Light Std.	51 (incl. 12 future)	2'-0"	8	408
D1	Post & Panel Vehicular	2	5'-0"	7	14
D2	Post & Panel Vehicular	0	5'-0"	7.875	0
D3	Post & Panel Vehicular	2	5'-0"	10.5	21
S5	Post & Panel Regulatory Verbage	9	5'-0"	5	45
S6	Post & Panel Lot Entry Identification	15 (incl. 3 future)	6'-5"	6.375	95.625
<b>C. POST &amp; PANEL SIGN PANEL AREAS OVER (4) Sq. Ft.</b>					<b>583.625 Sq. Ft.</b>
F1	Flag Post & Panel Vehicular	7	5'-0"	2.25	15.75
F2	Stop Sign Single Post Regulatory	25 (incl. 3 future)	5'-0"	3.75	93.75
S1	Post & Panel Vehicular Directional	48 (incl. 4 future)	5'-0"	4	192
S3	Single Post & Panel Parking Lot Vehicular Directional	1	12'-0"	4	4
<b>D. POST &amp; PANEL SIGN PANEL AREAS UNDER (4) Sq. Ft.</b>					<b>305.5 Sq. Ft.</b>

**P94-006**  
3/15/94

**Kaiser South Sacramento Phase 3  
EXTERIOR SITE SIGNAGE**

**Quantity & Square Footage Summary  
TOTALS**

<i>Description</i>	<i>Total sq. ft.</i>
A. MONUMENT SIGN PANEL AREAS OVER (4) Sq. Ft.	451.875
B. INDIVIDUAL LETTERS BLDG. MOUNTED OVER (4) Sq.Ft..	100
C. POST & PANEL SIGN PANEL AREAS OVER (4) Sq. Ft.	583.625
<b>TOTAL: SIGNS OVER 4 Sq.Ft</b>	<b>1135.5 Sq. Ft.*</b>
D. POST & PANEL SIGN PANEL AREAS UNDER (4) Sq.Ft.	305.5
<b>GRAND TOTAL: ALL SITE SIGNAGE</b>	<b>1441. Sq. Ft.*</b>

\* Note:

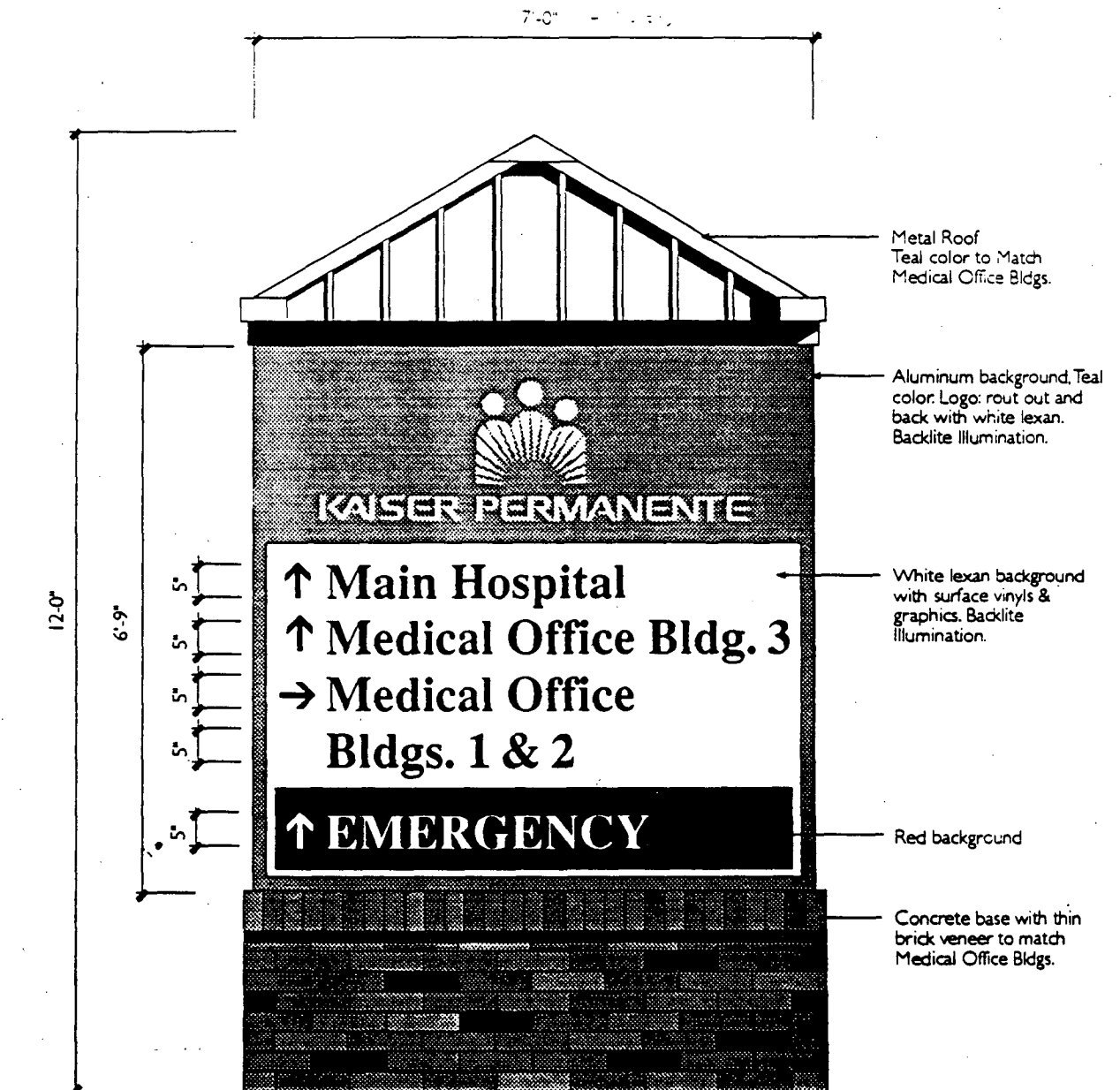
1. Square footage for double face signs are calculated using one face only.  
Square footage for 4 sided cube signs are calculated using two faces.
2. Calculated square footage for each Monument sign does not include base.
3. Some sign totals include an estimate of signs required for future site construction (Types M9, C1, S6, F2 & S1).

▶ P94 - 006

3/15/94

**Attachment - B**

**Z95-024**



RECEIVED

JAN 13 1994

CITY OF SACRAMENTO  
CITY PLANNING DIVISION

SCALE: 1/2"=1'-0"

12'

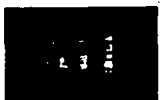
Elevation 4-Sided Monument Sign @ Perimeter of Site

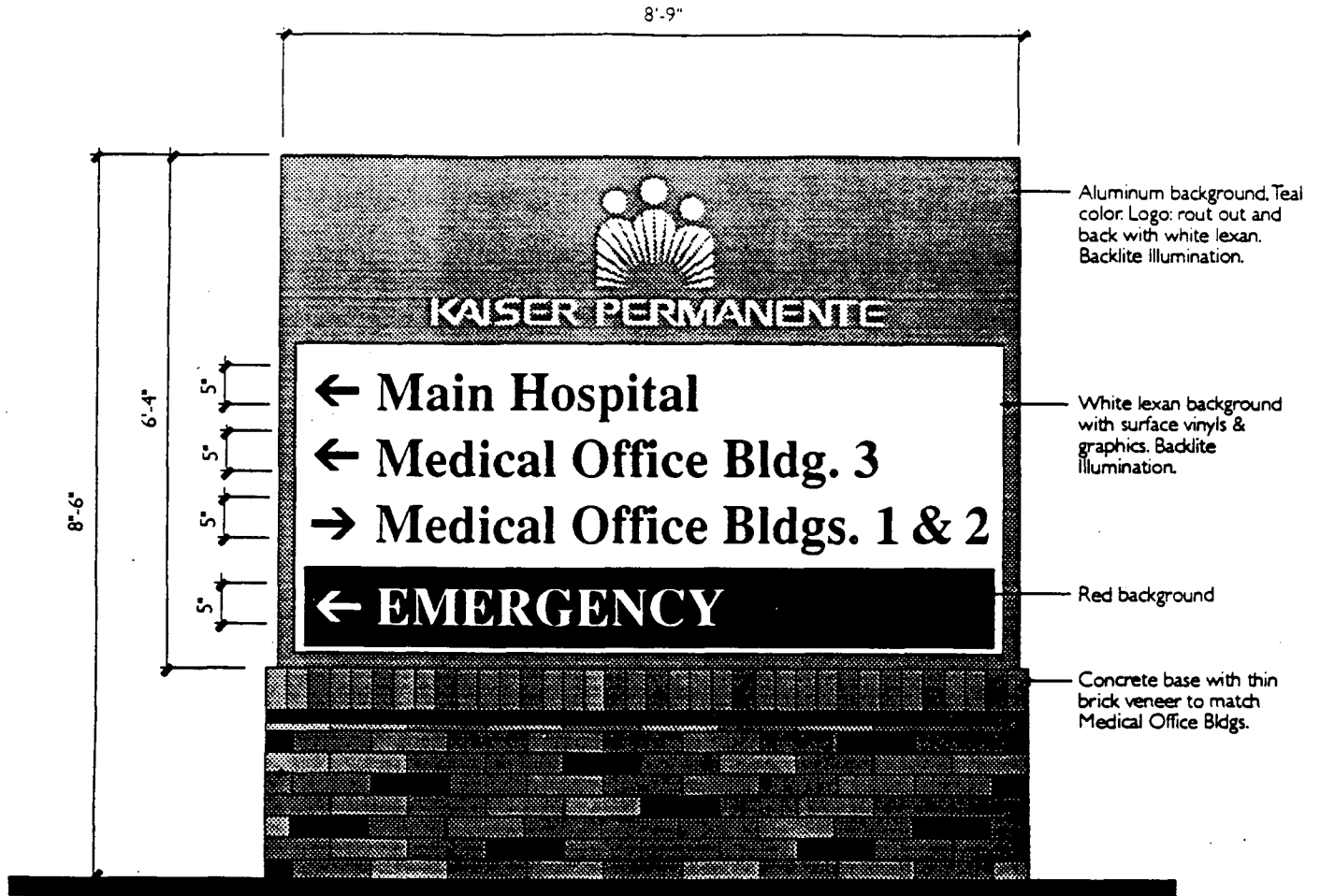
Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993

P94 006

SIGN TYPE





Sign thickness: 1-1/2"

SCALE: 1/2"=1'-0"

8'6"

Elevation Monument Sign @ Perimeter of Site

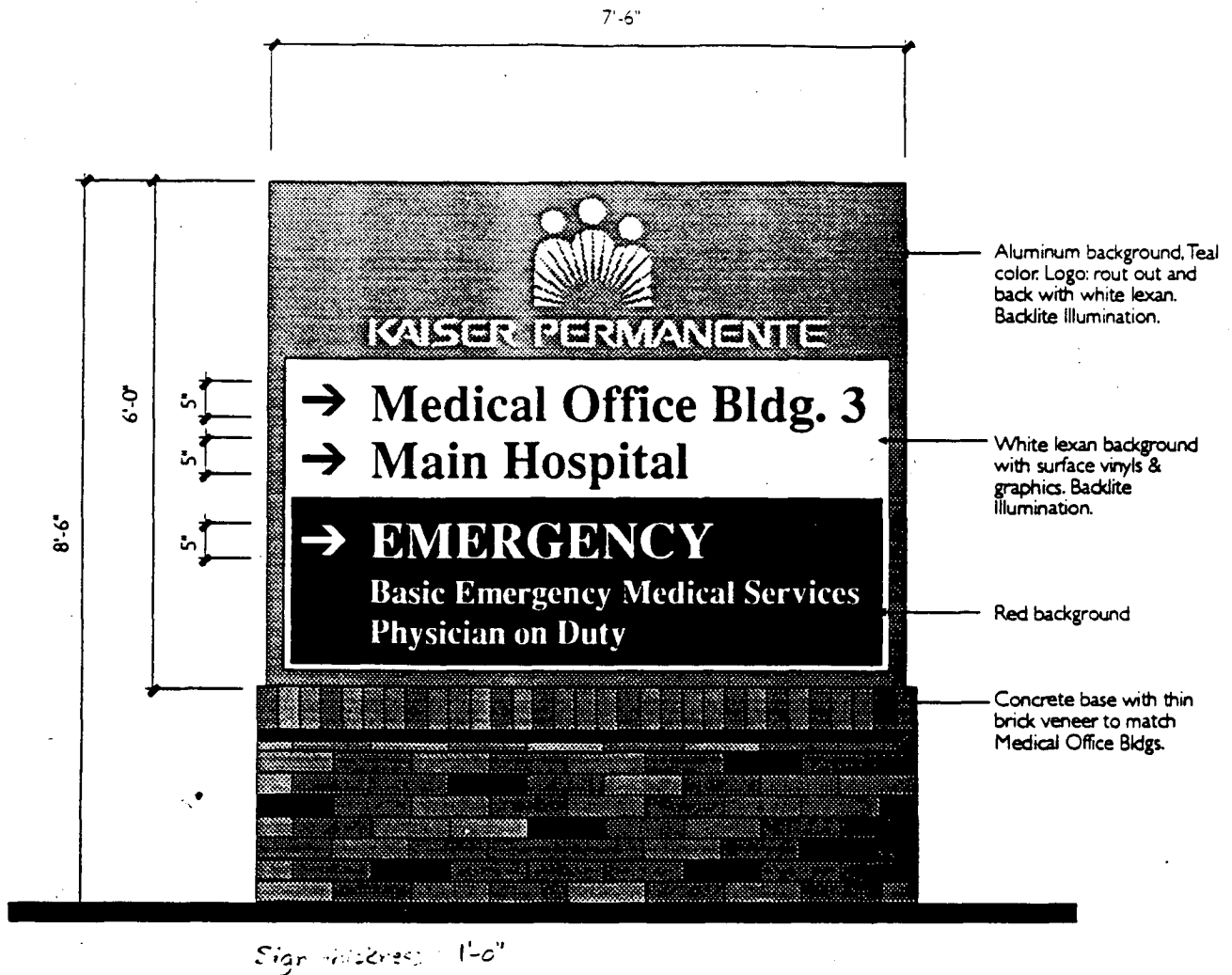
Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993

1/2/93

SIGN TYPE





SCALE: 1/2"=1'-0"

*3.0"*

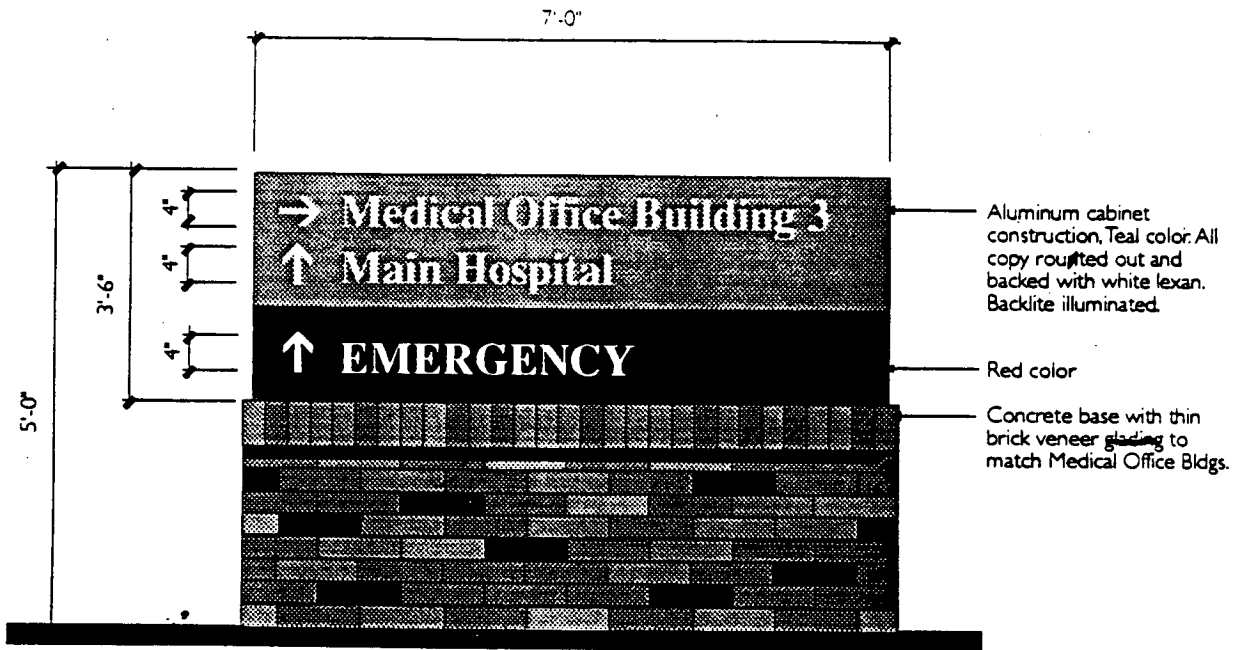
Elevation Monument Sign @ Perimeter of Site

Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993  
*1/2/93*

SIGN TYPE





Site Signage - 1993

SCALE: 1/2"=1'-0"

5'

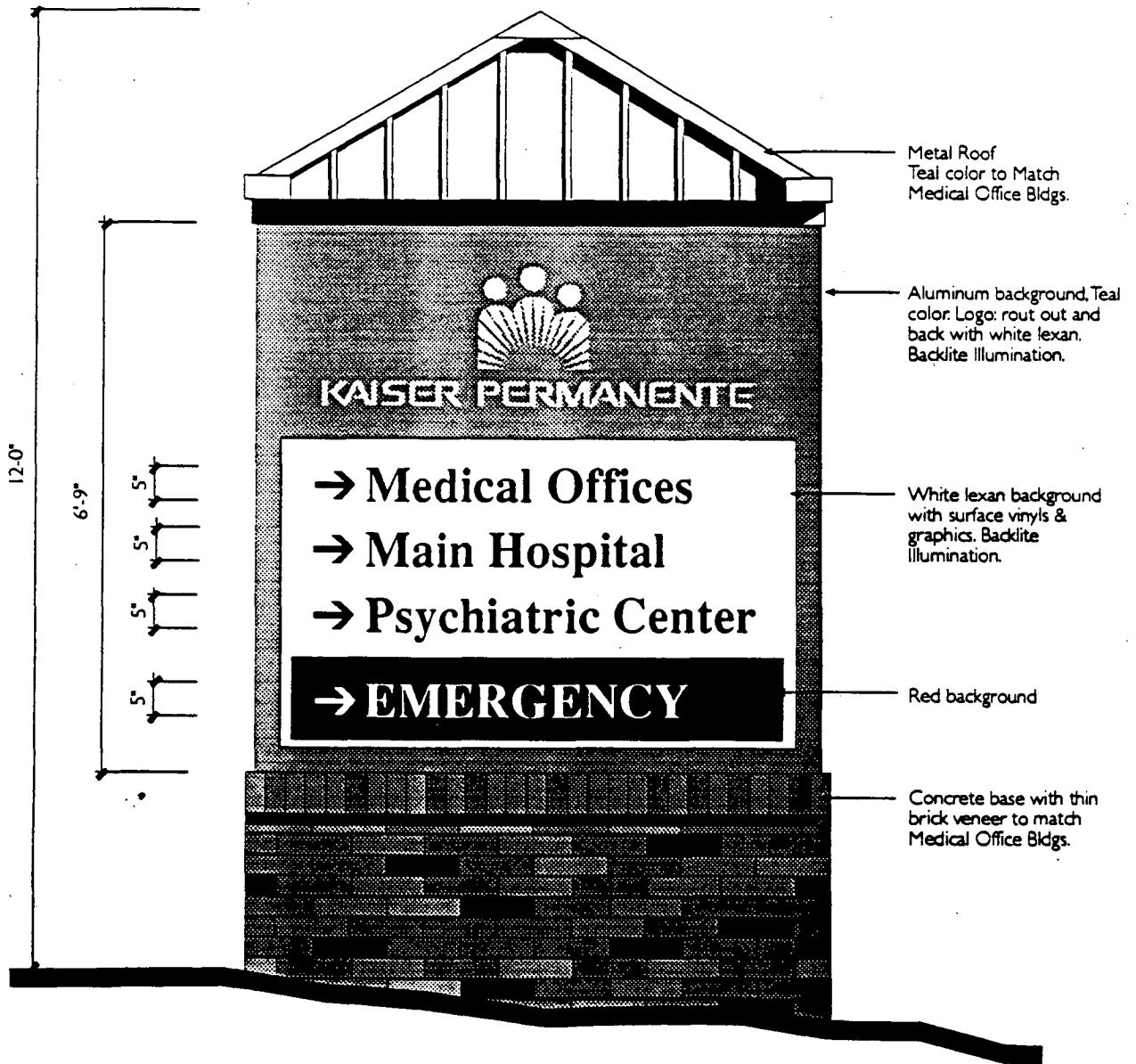
Elevation Monument Sign Within Site

Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993

SIGN TYPE





SCALE: 1/2"=1'-0"

12'

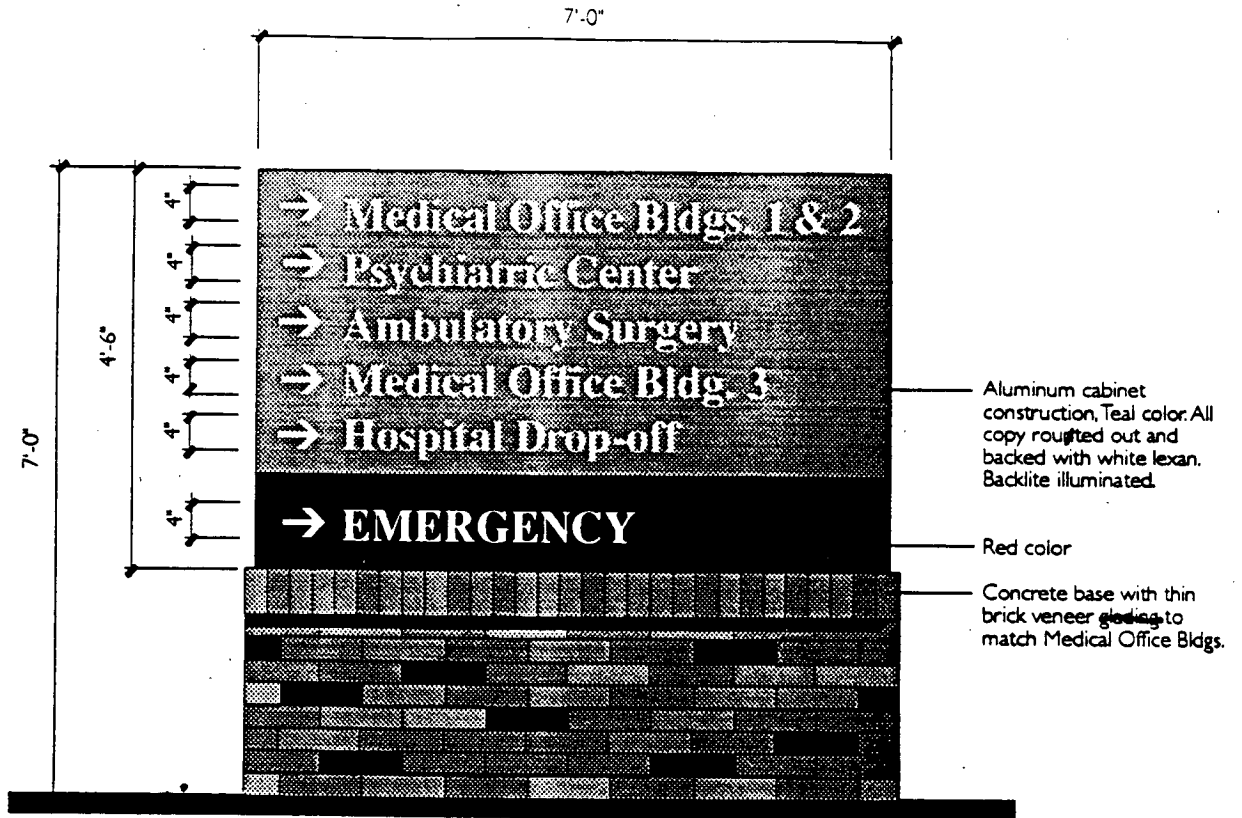
Elevation 4-Sided Monument Sign @ Perimeter of Site

Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993

SIGN TYPE





Sign thickness: 1'-0"

SCALE: 1/2" = 1'-0"

7'

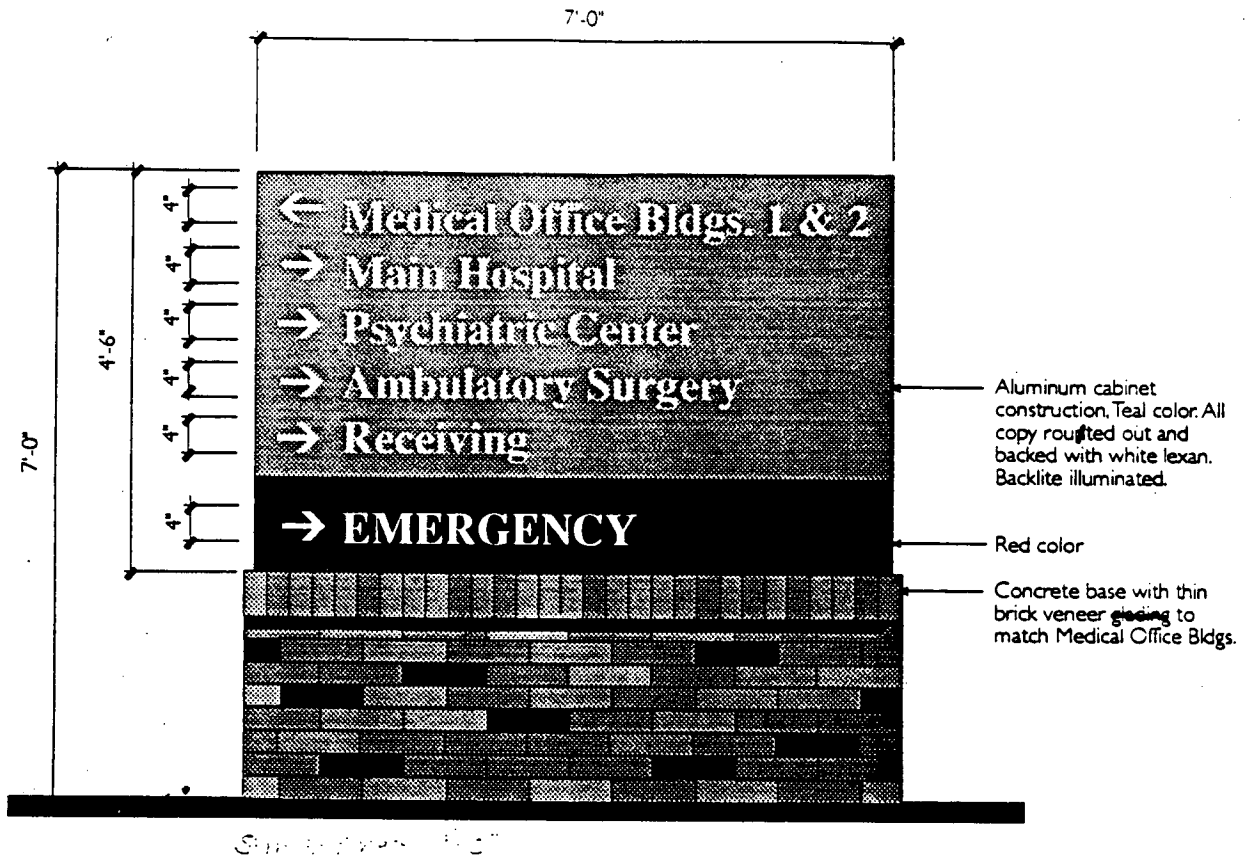
Elevation Monument Sign Within Site

Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993

S I G N





SCALE: 1/2"=1'-0"

7'

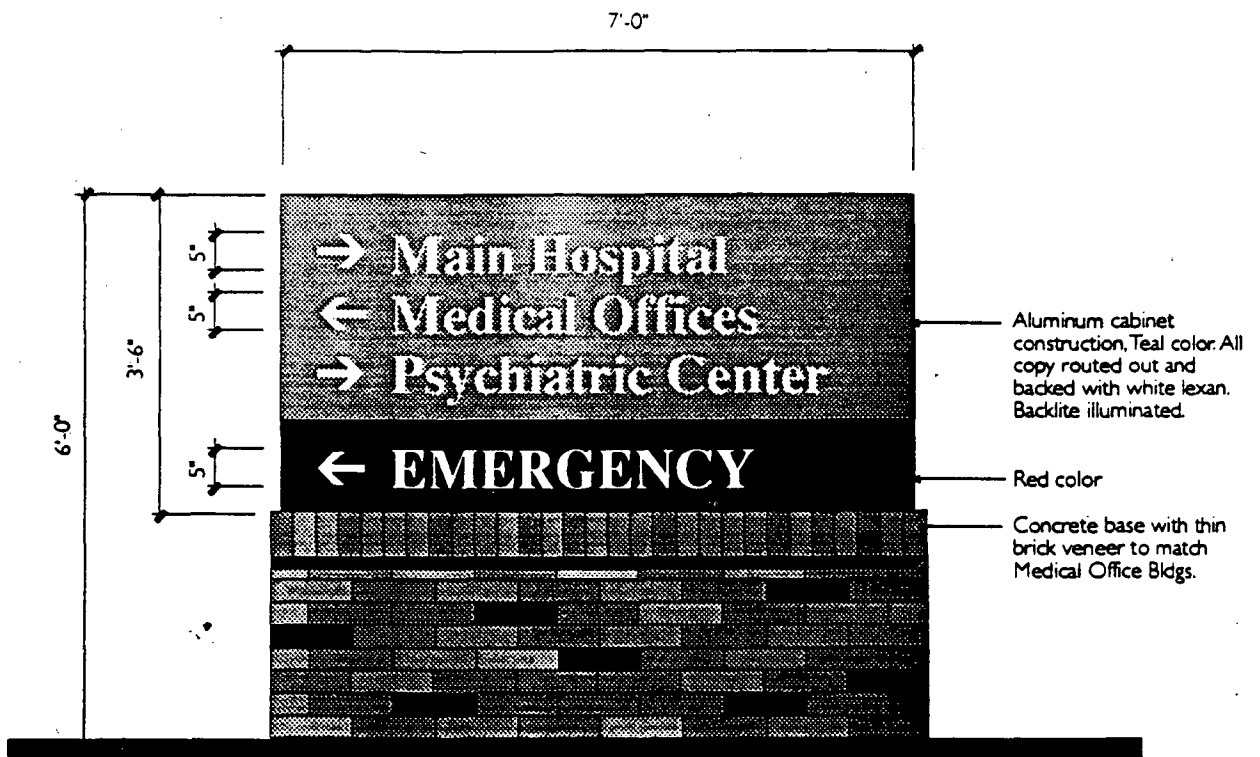
Elevation Monument Sign Within Site

Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993

SIGN TYPE

M17



*Sign 4. 11/23/93 11:30*

SCALE: 1/2"=1'-0"

*6'*

Elevation Monument Sign @ Perimeter of Site

Kaiser South Sacramento  
Site Signage: Phase 3

ASI Sign Systems  
November 22, 1993  
December 13, 1993

SIGN TYPE

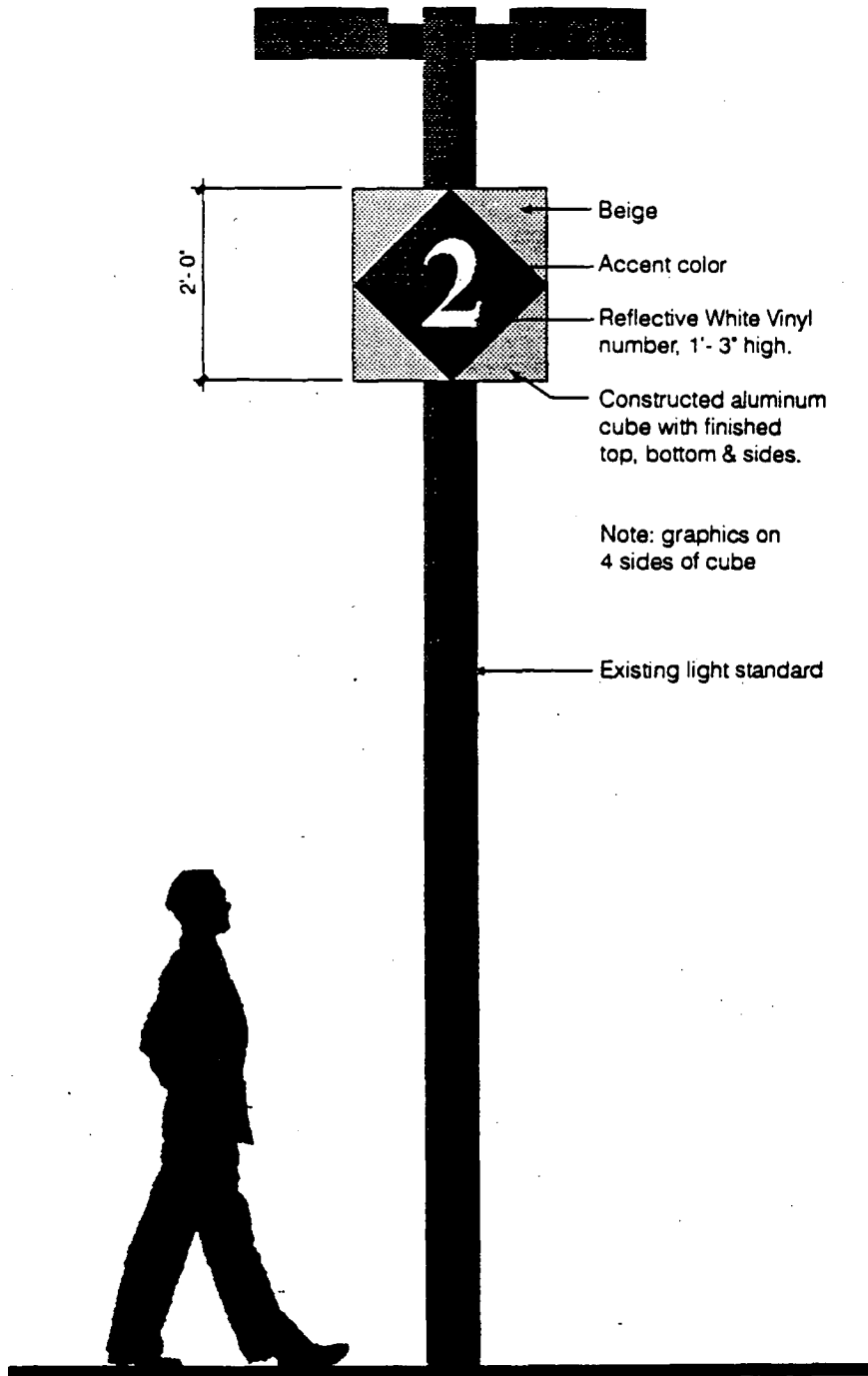


SOUTH SACRAMENTO  
NAGE: PHASE 3

ASI Sign Systems  
December 13, 1993

SCALE: 1/2" = 1'-0"

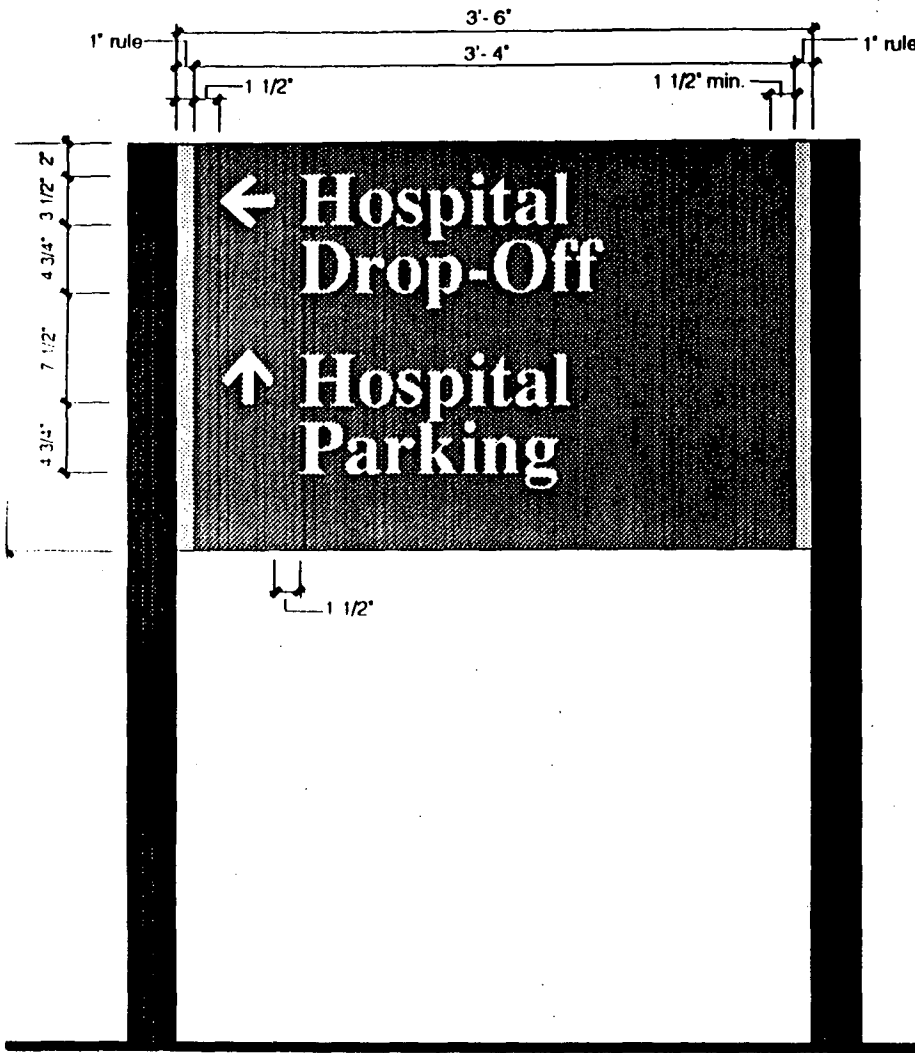
SIGN TYPE  
**C1**





June 23, 1994

P94-006



ALL OTHER DETAILS  
SIMILAR TO SIGN TYPE S1

DUT 1

SOUTH SACRAMENTO  
PHASE 3

ASI Sign Systems  
December 13, 1993

SCALE: 1"=1'-0"

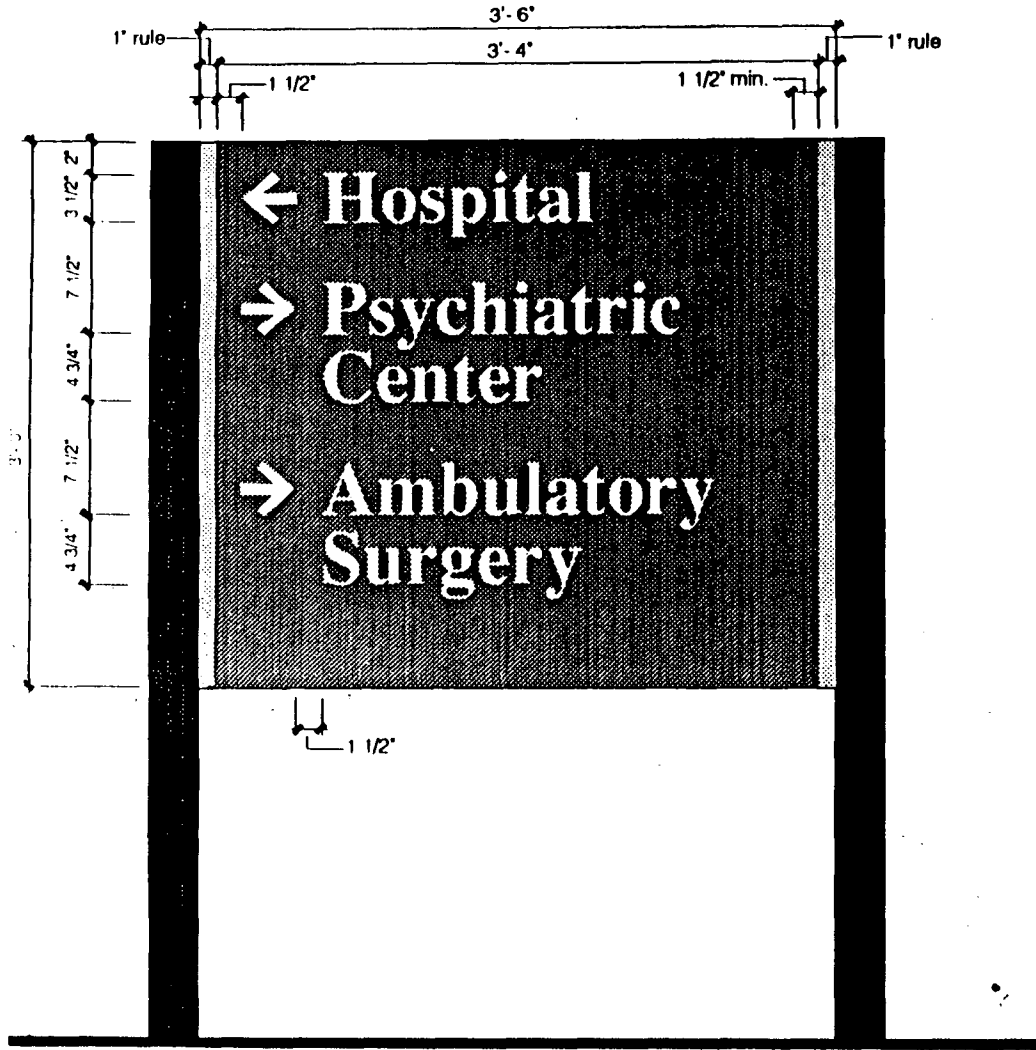
SIGN TYPE

D2

LAYOUT 1

June 23, 1994

P94-006



**ALL OTHER DETAILS  
SIMILAR TO SIGN TYPE S1**

**ROUT 1**

ER SOUTH SACRAMENTO  
SIGNAGE: PHASE 3

ASI Sign Systems  
December 13, 1993

SCALE: 1"=1'-0"

SIGN TYPE

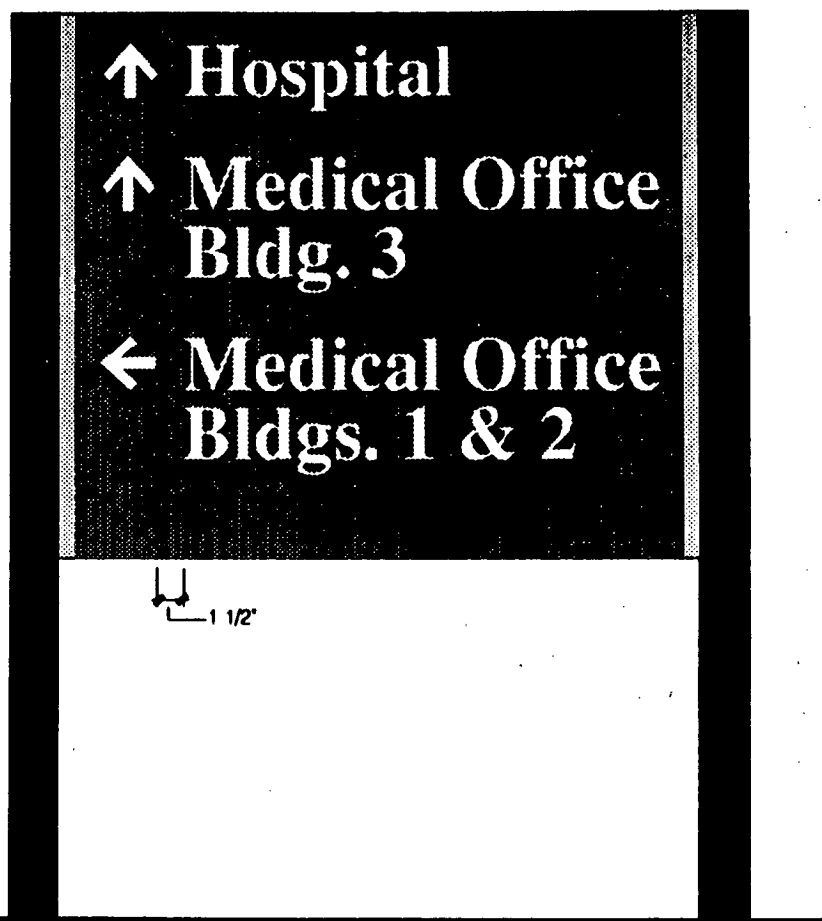
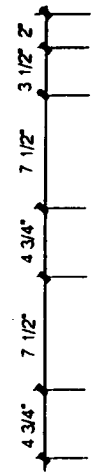
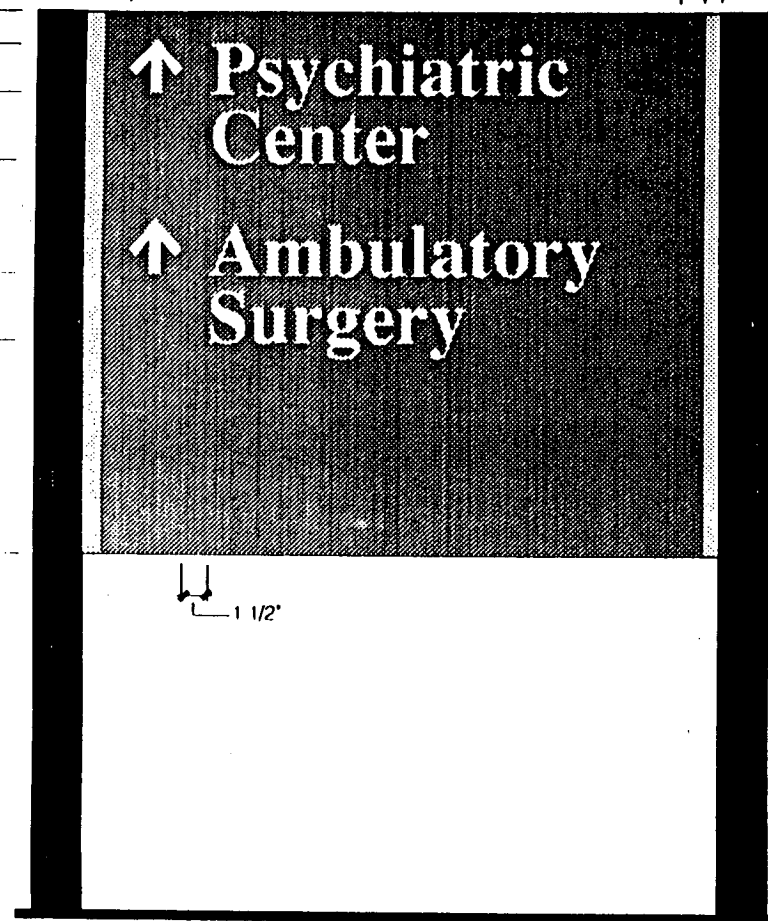
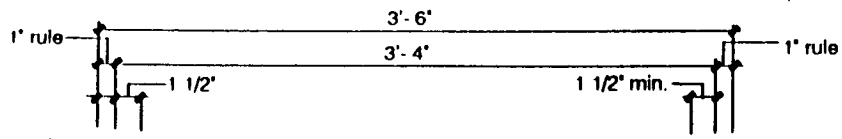
**D3**

LAYOUT 1

June 23, 1994

P94-006

ALL OTHER DETAILS  
SIMILAR TO SIGN TYPE S1



LAYOUT 3

ER SOUTH SACRAMENTO  
SIGNAGE: PHASE 3

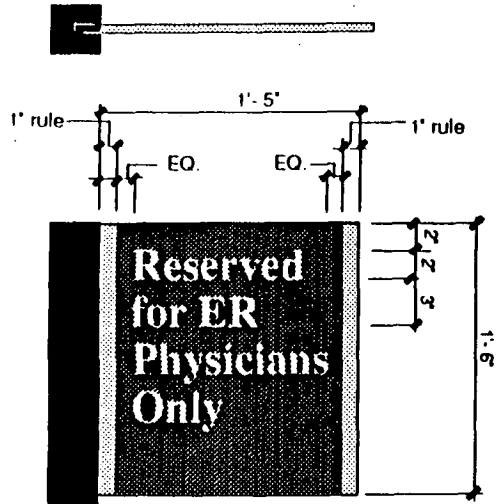
ASI Sign Systems  
December 13, 1993

SCALE: 1"=1'-0"

SIGN TYPE  
**D3**  
 LAYOUTS 2 & 3

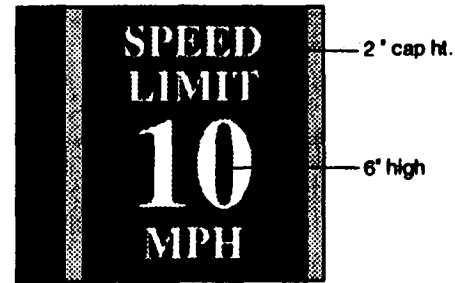
June 23, 1994

P94-006



**ALL OTHER DETAILS  
SIMILAR TO  
SIGN TYPE S1**

**LAYOUT 1**



☉ graphics & sign panel

**LAYOUT 2**

ER SOUTH SACRAMENTO  
IGNAGE: PHASE 3

ASI Sign Systems  
December 13, 1993

SCALE: 1"=1'-0"

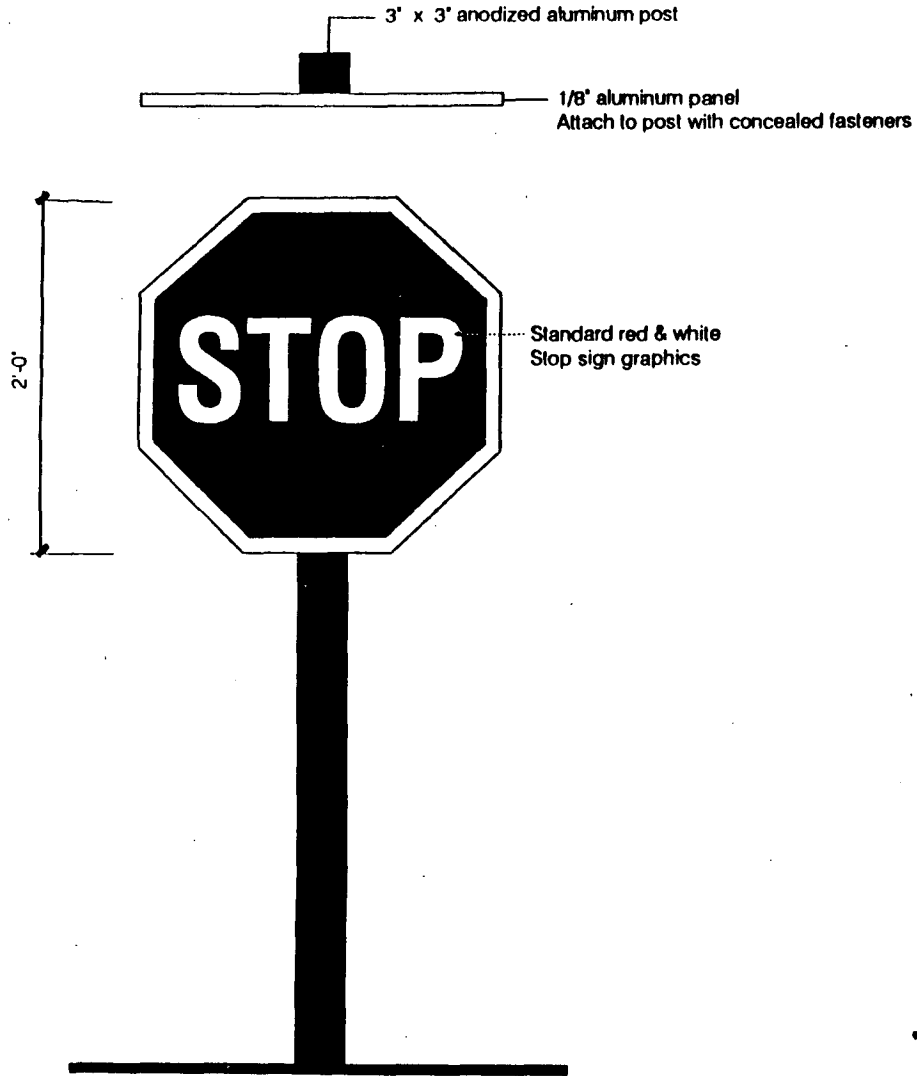
**SIGN TYPE**

**F1**

LAYOUTS 1 & 2

June 23, 1994

P94-006



SOUTH SACRAMENTO  
PHASE: PHASE 3

ASI Sign Systems  
March 29, 1993  
December 13, 1993

SCALE: 1"=1'-0"

SIGN TYPE

F2

June 23, 1994

P94-006

Ⓢ copy & canopy opening

# Main Hospital Entrance

1" medex letters, stud mount to face of canopy,  
paint Teal color, Times Bold Typeface.



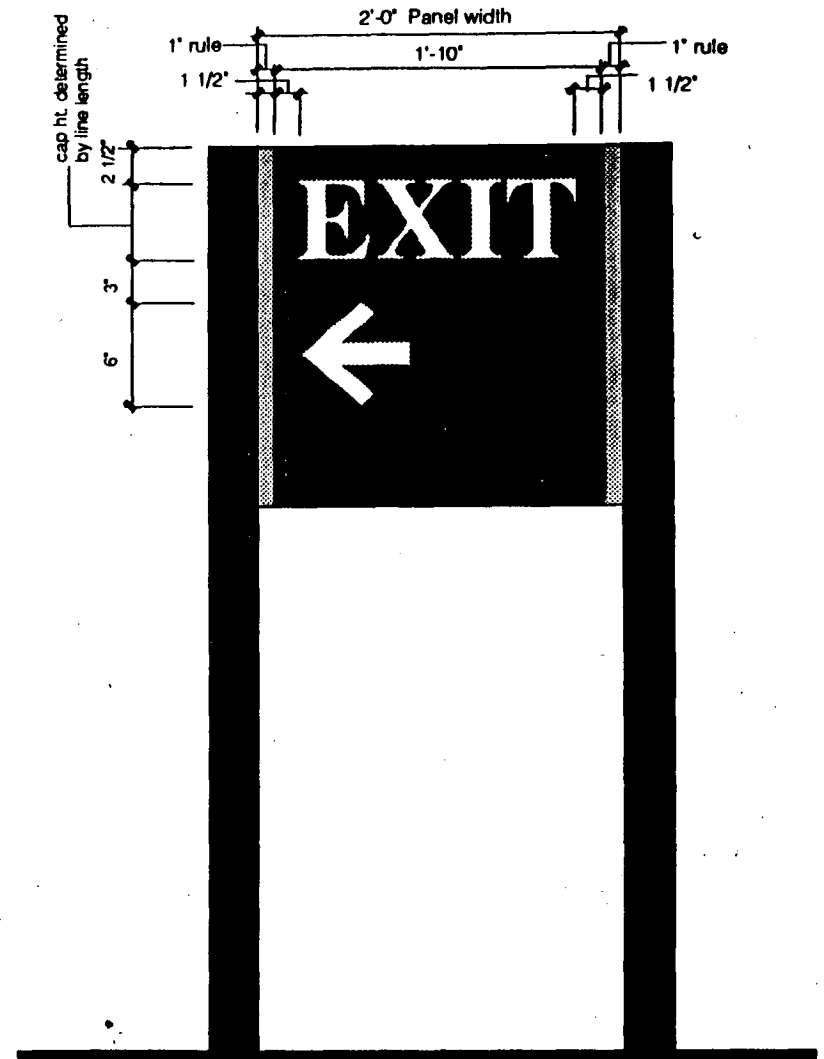
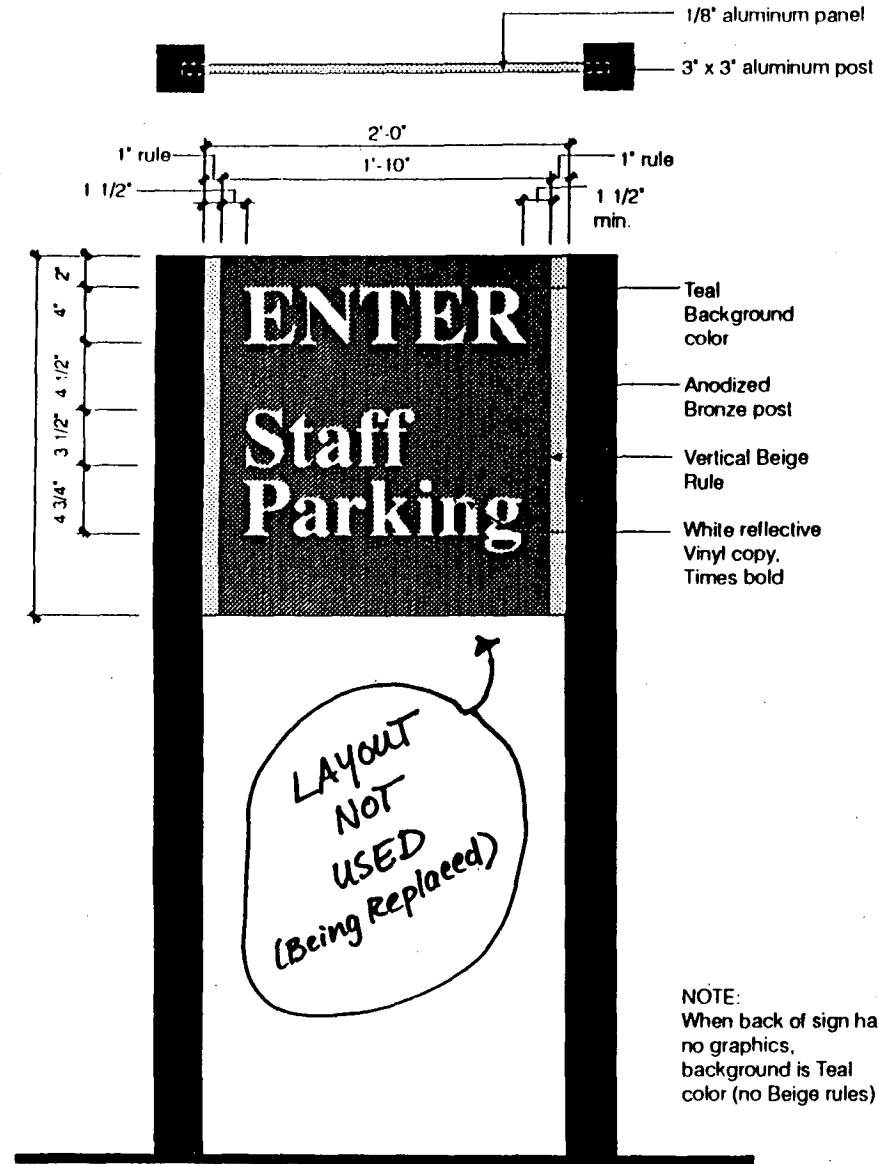
SOUTH SACRAMENTO  
NAGE: PHASE 3

ASI Sign Systems  
December 13, 1993

SCALE: 3/8"=1'-0"

SIGN TYPE

L1



NOTE:  
When back of sign has no graphics, background is Teal color (no Beige rules)

SER SOUTH SACRAMENTO  
SIGNAGE: PHASES 1 & 3

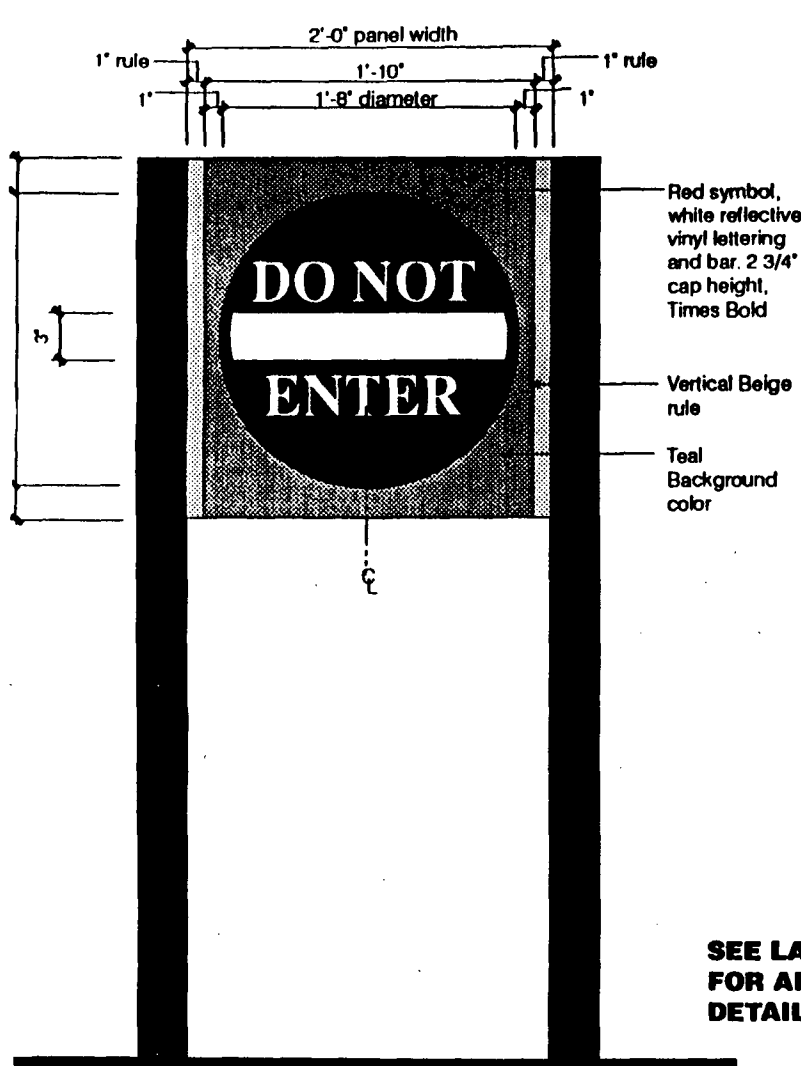
ASI Sign Systems  
March 29, 1993  
December 13, 1993

SCALE: 1"=1'-0"

SIGN TYPE  
**S1**  
LAYOUTS 1 & 2

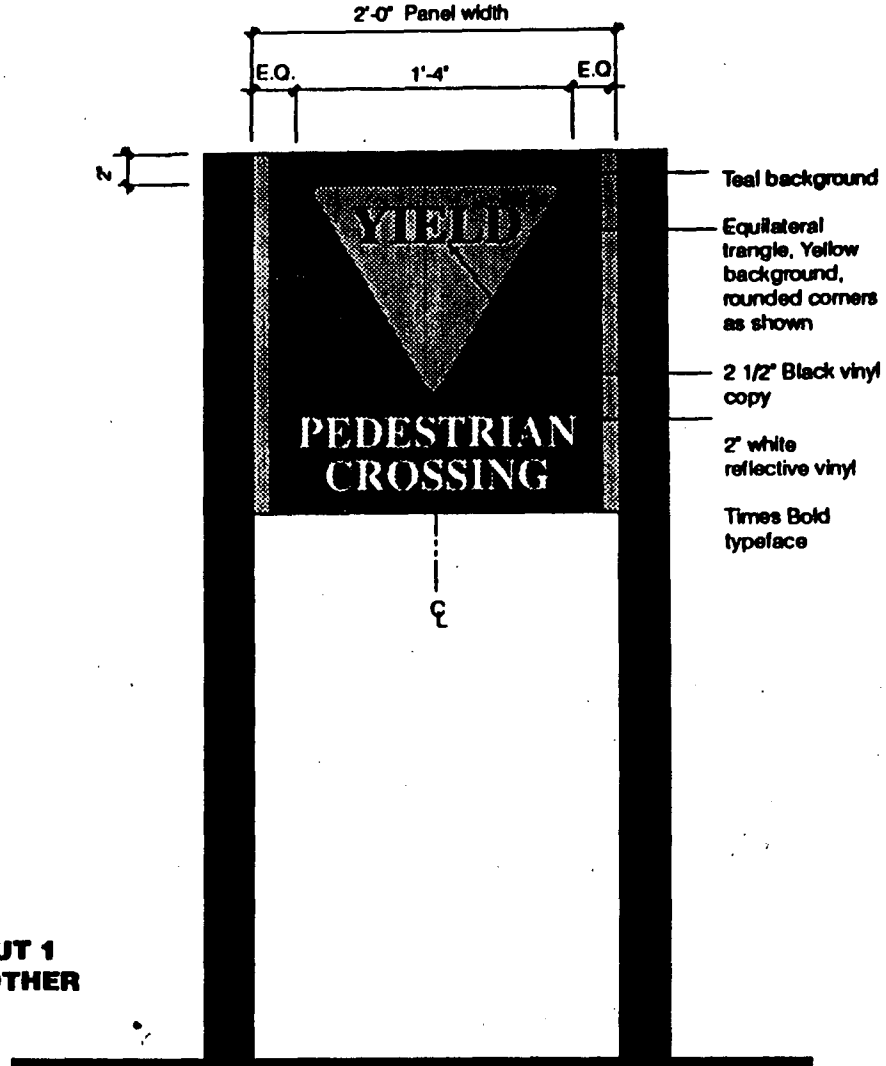
June 23, 1994

P94-006



**SEE LAYOUT 1  
FOR ALL OTHER  
DETAILS**

**LAYOUT 3**



**LAYOUT 4**

FOR SOUTH SACRAMENTO  
SIGNAGE: PHASES 1 & 3

ASI Sign Systems  
March 29, 1993  
December 13, 1993

SCALE: 1"=1'-0"

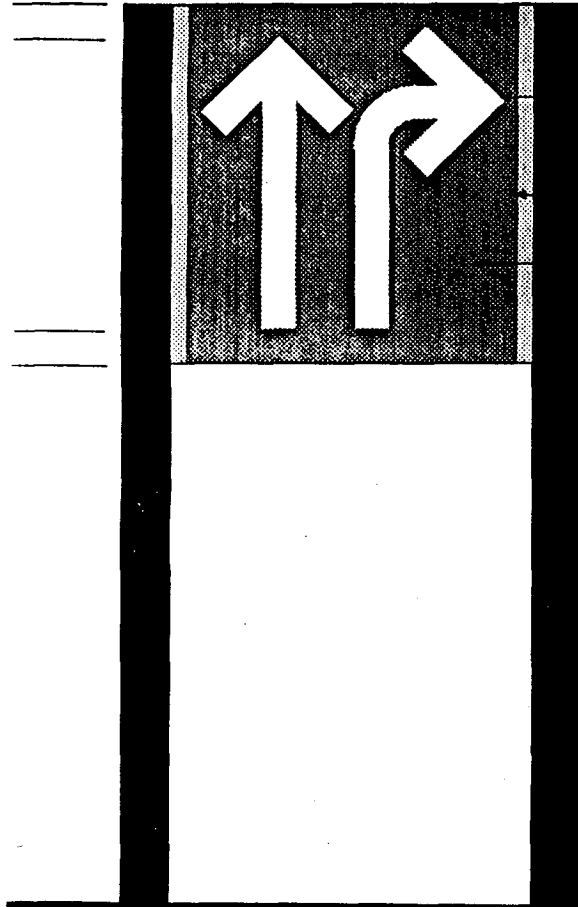
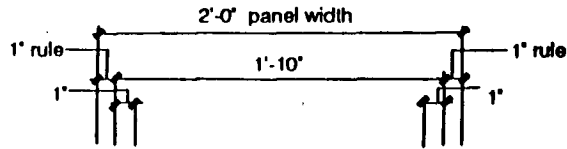
SIGN TYPE

**S1**

LAYOUTS 3 & 4

June 23, 1994

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white reflective vinyl arrows, 2" stroke width

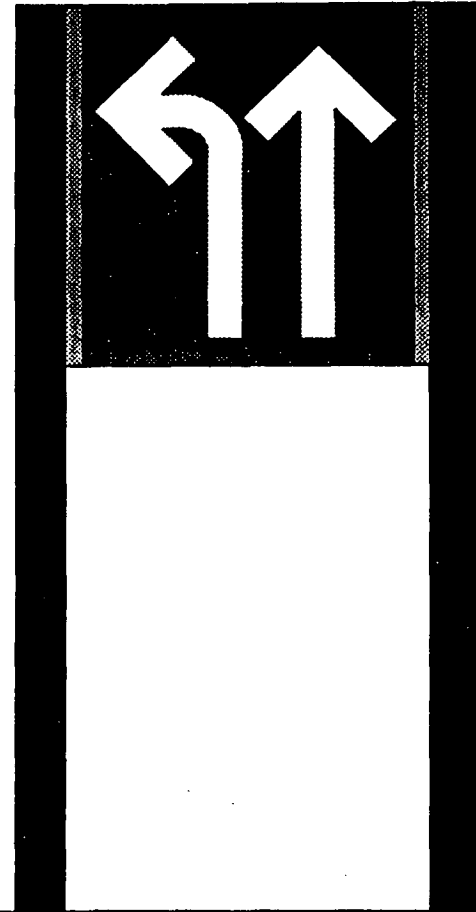
Vertical Beige rule

Teal Background color

*Layouts not used; being replaced*

**SEE LAYOUT 1  
FOR ALL OTHER  
DETAILS**

**LAYOUT 5**



All other details similar to layout 5

**LAYOUT 6**

**R SOUTH SACRAMENTO  
STATION: PHASE 1**

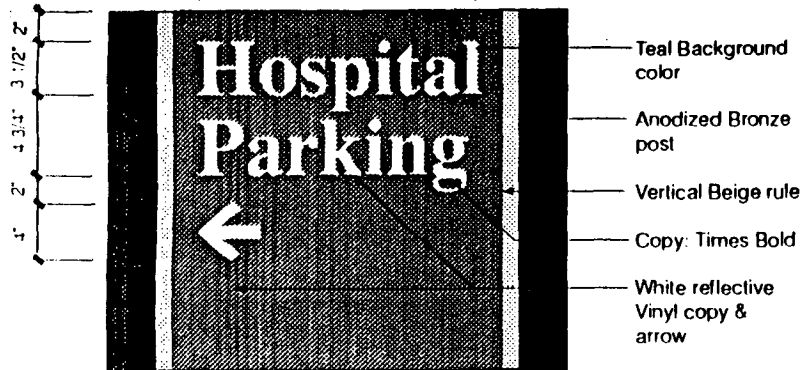
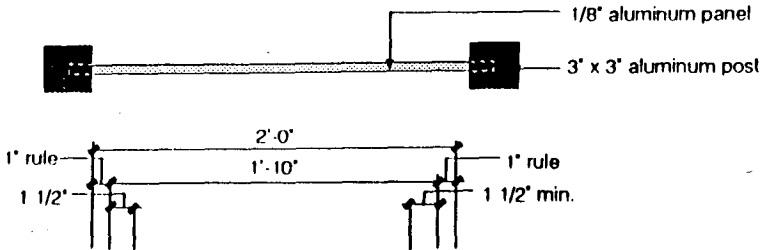
ASI Sign Systems  
March 29, 1993  
December 13, 1993

**SCALE: 1"=1'-0"**

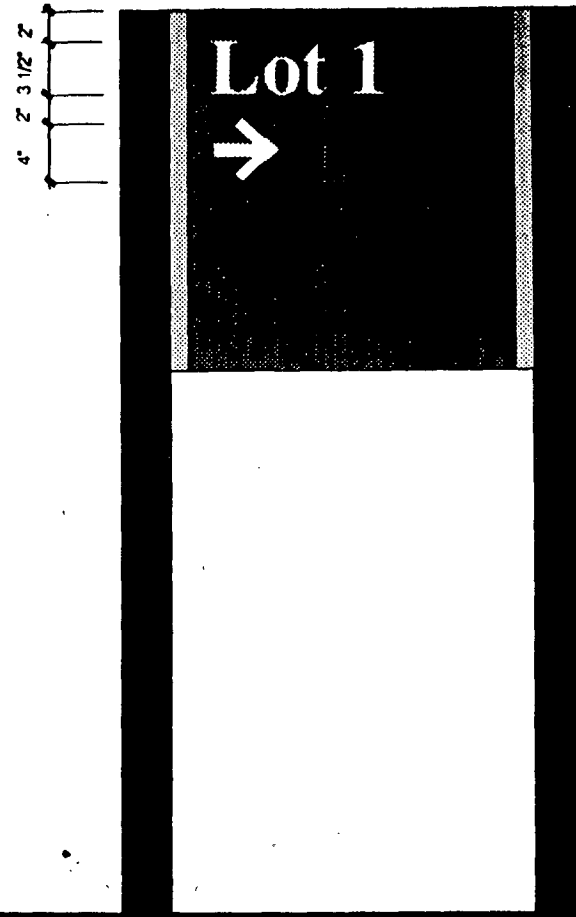
**SIGN TYPE**  
**S1**  
**LAYOUTS 5 & 6**

June 23, 1994

P94-006



LAYOUT 7



LAYOUT 8

**FOR ALL OTHER  
DETAILS, SEE  
LAYOUT 1**

ISER SOUTH SACRAMENTO  
E SIGNAGE: PHASES 1 & 3

ASI Sign Systems  
June 28, 1993  
December 13, 1993

SCALE: 1"=1'-0"

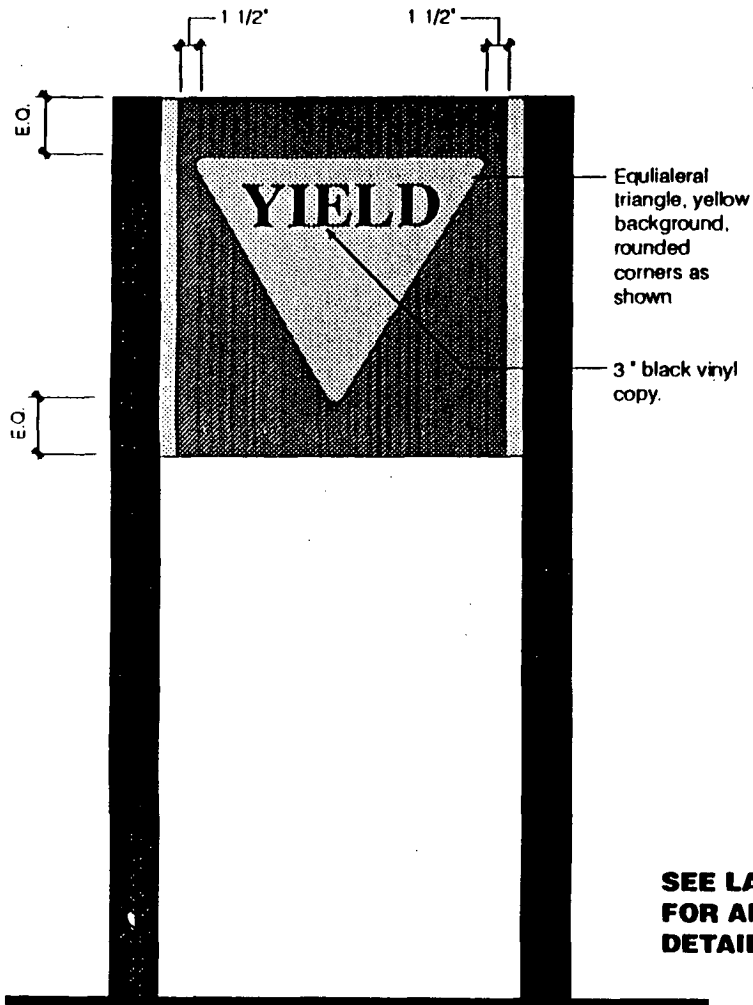
SIGN TYPE

S1

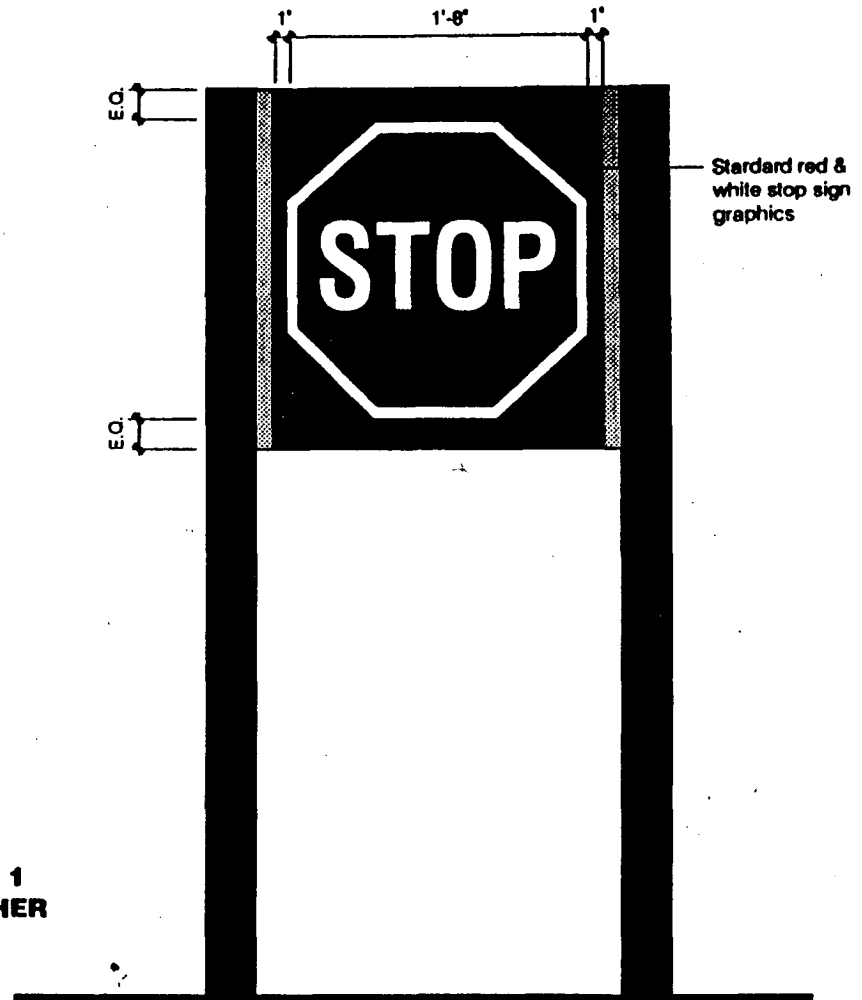
LAYOUTS 7 & 8

June 23, 1994

P94-006



LAYOUT 9



LAYOUT 10

**SEE LAYOUT 1  
FOR ALL OTHER  
DETAILS**

R SOUTH SACRAMENTO  
GNAGE: PHASE 3

ASI Sign Systems  
March 29, 1993  
December 13, 1993

SCALE: 1"=1'-0"

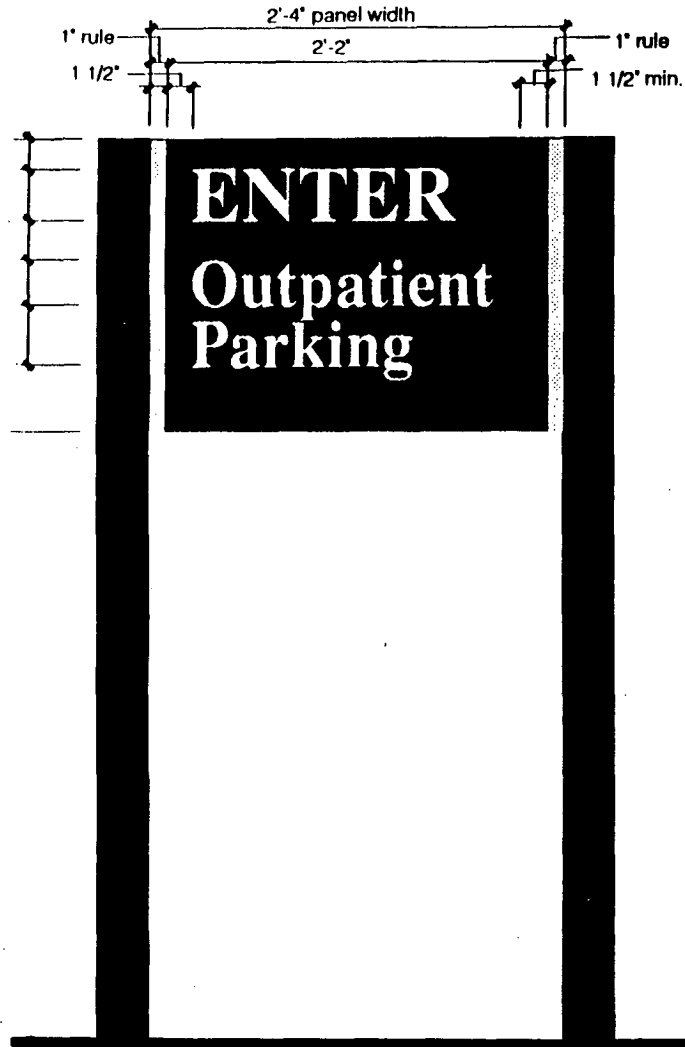
SIGN TYPE

**S1**

LAYOUTS 9 & 10

June 23, 1994

P94-006



*Sign type being replaced with type S6*

SEE SIGN TYPE S1, LAYOUT 1,  
 FOR ALL OTHER DETAILS

**OUT 1**

ER SOUTH SACRAMENTO  
 IGNAGE: PHASES 1 & 3

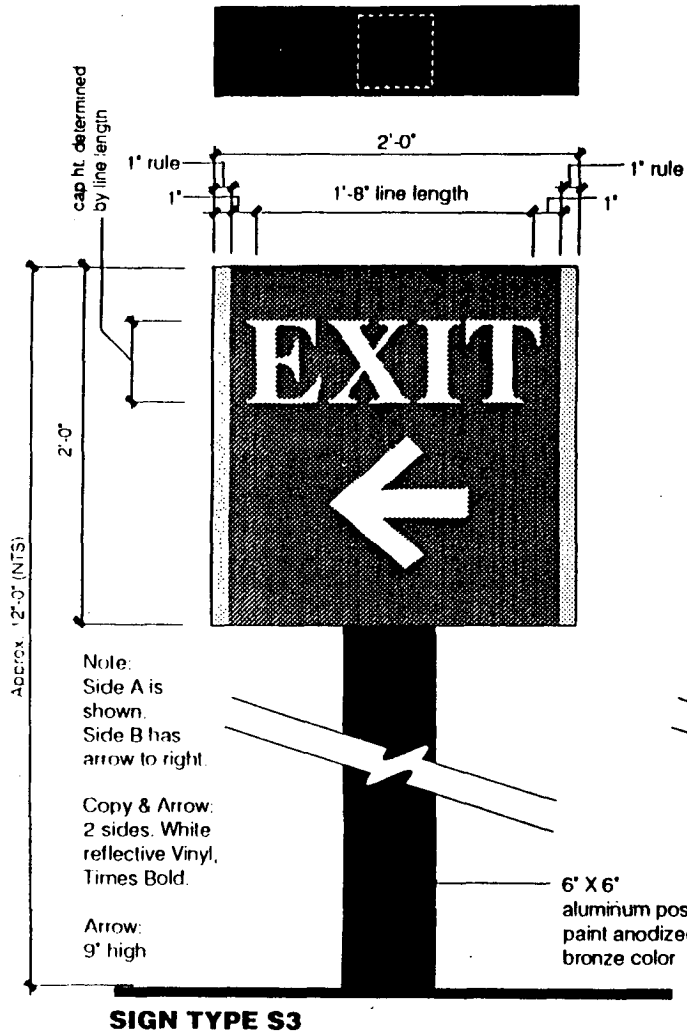
ASI Sign Systems  
 March 29, 1993  
 December 13, 1993  
 1/12/93

SCALE: 1"=1'-0"

SIGN TYPE  
**S2**

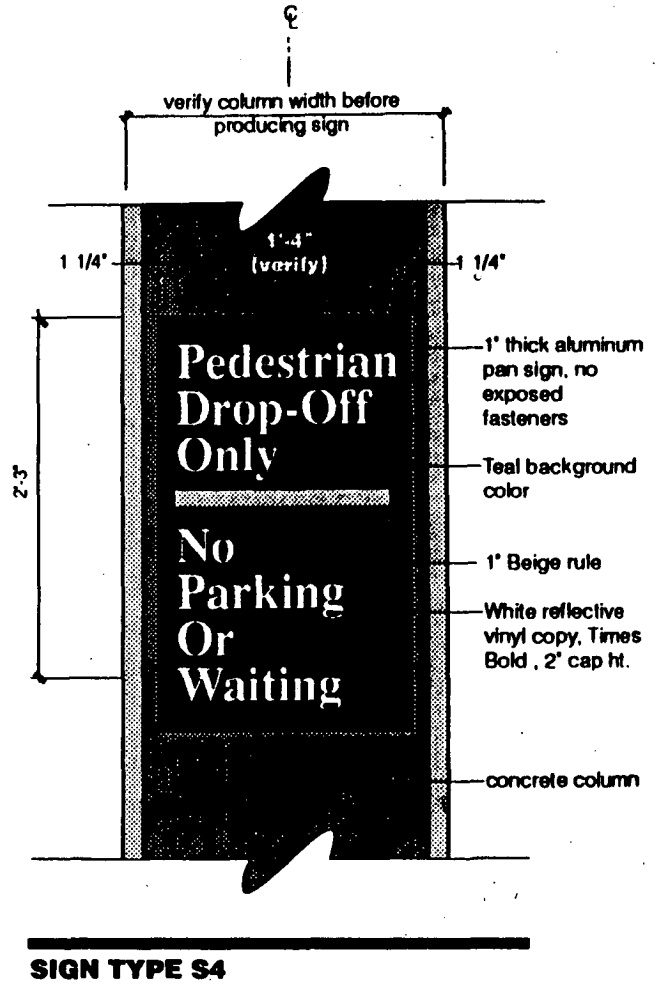
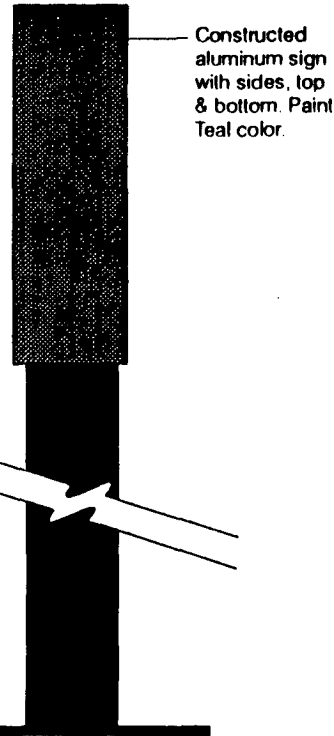
June 23, 1994

P94-006



**SIGN TYPE S3**

**SIDE**

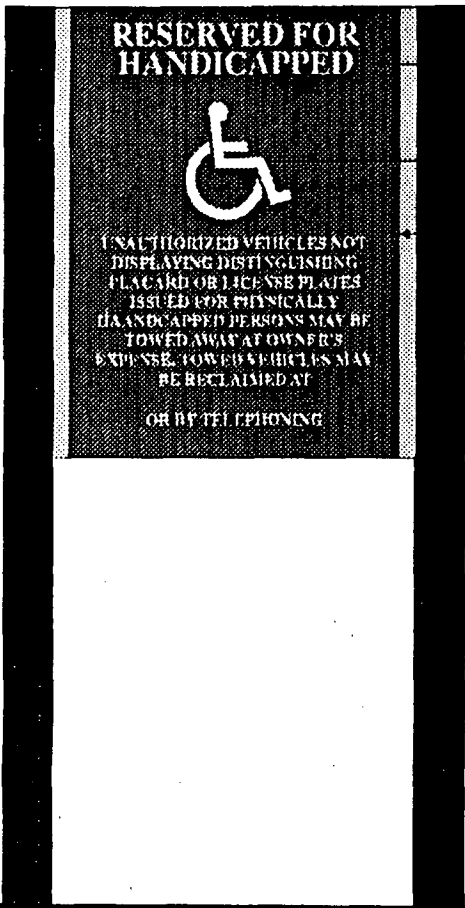
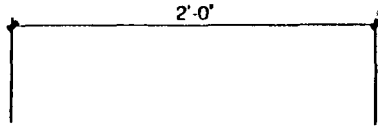


**SIGN TYPE S4**

NOT INCLUDED IN SIGN COUNT

June 23, 1994

P94-006



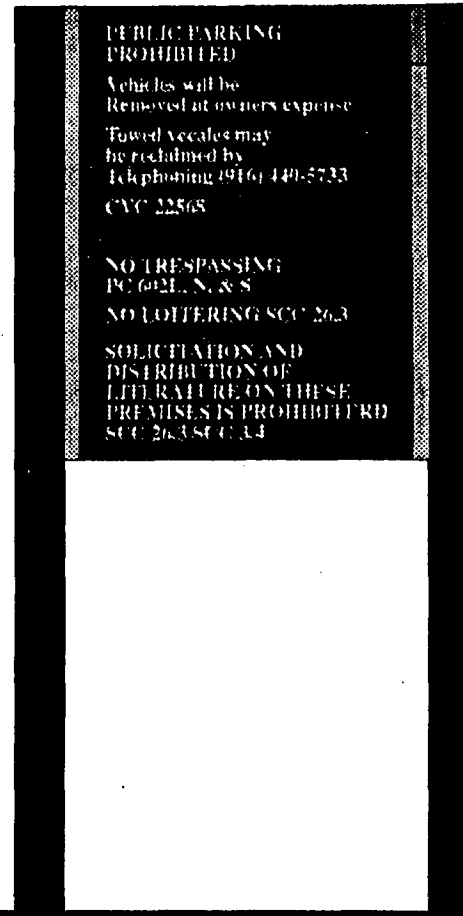
Top lines: 1 3/4" cap ht.

logo: 8"

Remaining copy: 3/4" cap ht., all caps

NOTE:  
When back of sign has no graphics, background is Teal color (no Beige rules)

LAYOUT 1



All copy 1 1/4" cap ht, all caps or caps/lower case as written in copy schedule.

LAYOUT 2

FOR SOUTH SACRAMENTO  
SIGNAGE: PHASE 3

ASI Sign Systems  
December 13, 1993

SCALE: 1"=1'-0"

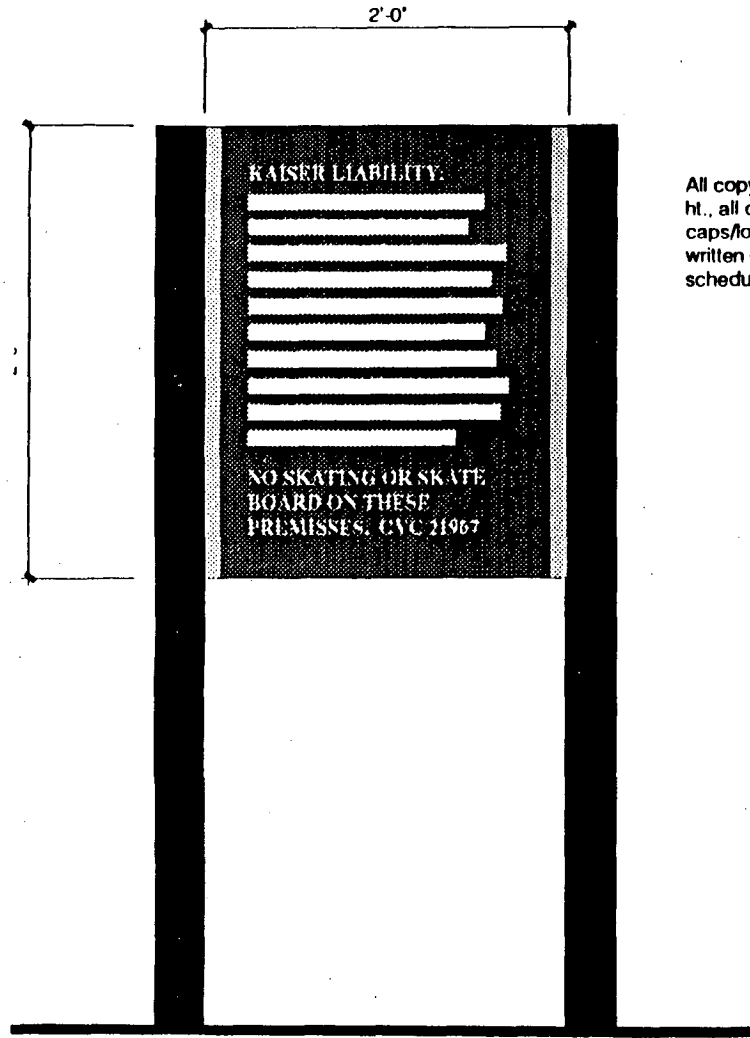
SIGN TYPE

S5

LAYOUTS 1 & 2

June 23, 1994

P94-006



All copy 1 1/4" cap  
ht., all caps or  
caps/lower case as  
written on copy  
schedule.

OUT 3

SER SOUTH SACRAMENTO  
SIGNAGE: PHASE 3

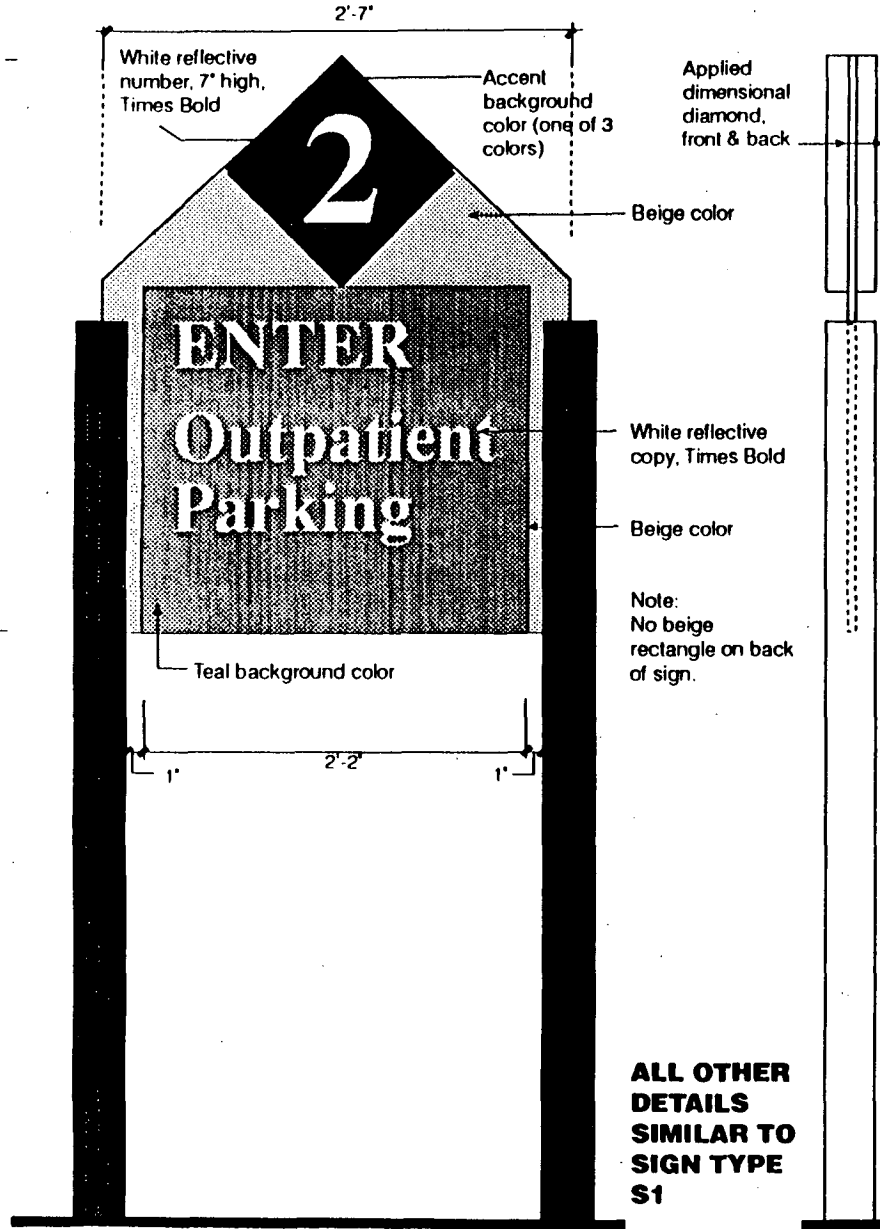
ASI Sign Systems  
December 13, 1993

SCALE: 1"=1'-0"

SIGN TYPE

S5

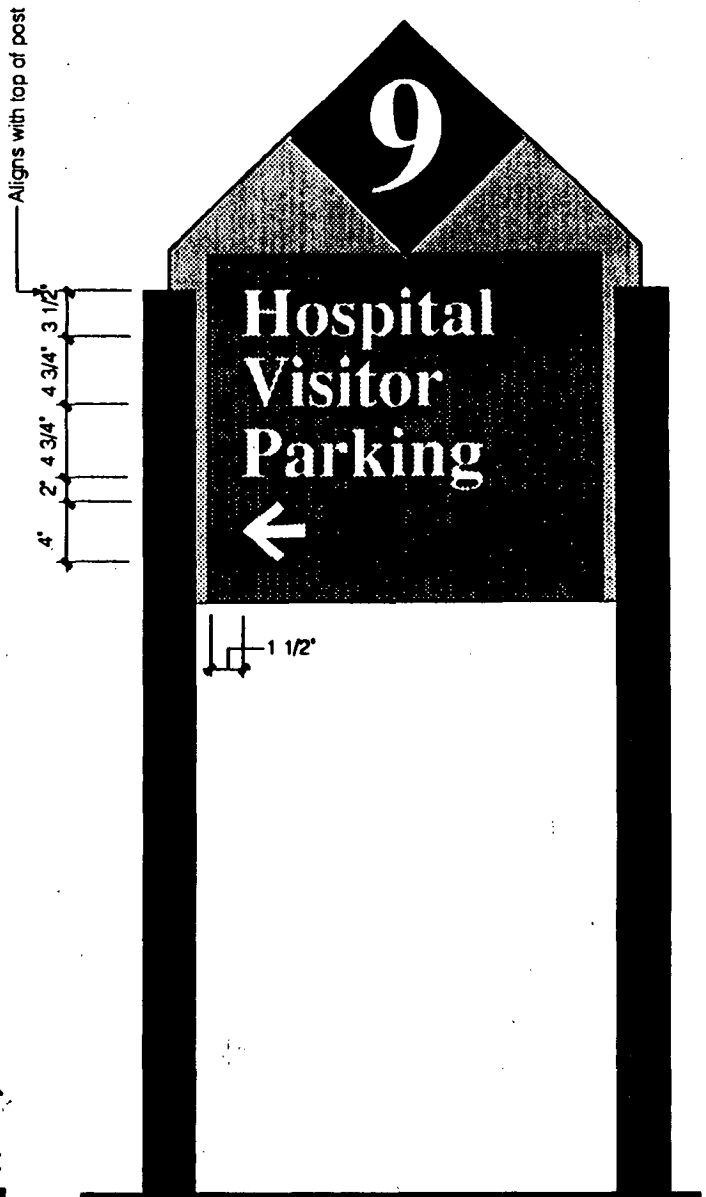
LAYOUT 3



LAYOUT 1

ALL OTHER DETAILS SIMILAR TO SIGN TYPE S1

SIDE



LAYOUT 2

**1. LOCATIONS:**

Sign fabricator to verify exact location of all signs with client prior to fabrication, as well as verify which signs might be installed in concrete areas. Use 6" x 6" x 1/4" mounting plates in any concrete areas.

**2. POSTS:**

ASI 810 Series anodized dark (#313) bronze or equivalent. Support post must be a 3" x 3" x 1/8" (min.) thick architectural aluminum tube with an anodized finish (color to match client's on-site sample).

**3. PANEL:**

1/8" aluminum removable, with concealed fasteners. No exposed hardware on sign faces.

**4. PAINT TYPE & FINISH:**

Polyurethane, semi-gloss finish

**5. COLORS:**

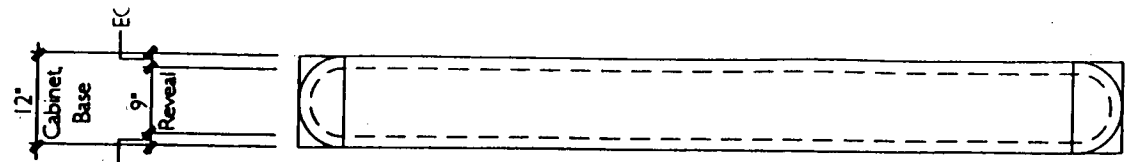
- a. Teal: Match ASC Pacific "Jade Green"
- b. Beige: Match Ameritone #2M453 Tan Tone
- c. Red: Match ASI Flame Red #SC-201
- d. Yellow: Match ASI Yellow # SC-401
- e. Anodized Bronze:  
(For Sign Type S3 only).  
Match color & finish of anodized aluminum post.
- f. Accent colors (3 total: to be determined)

**6. SUBMITTALS:**

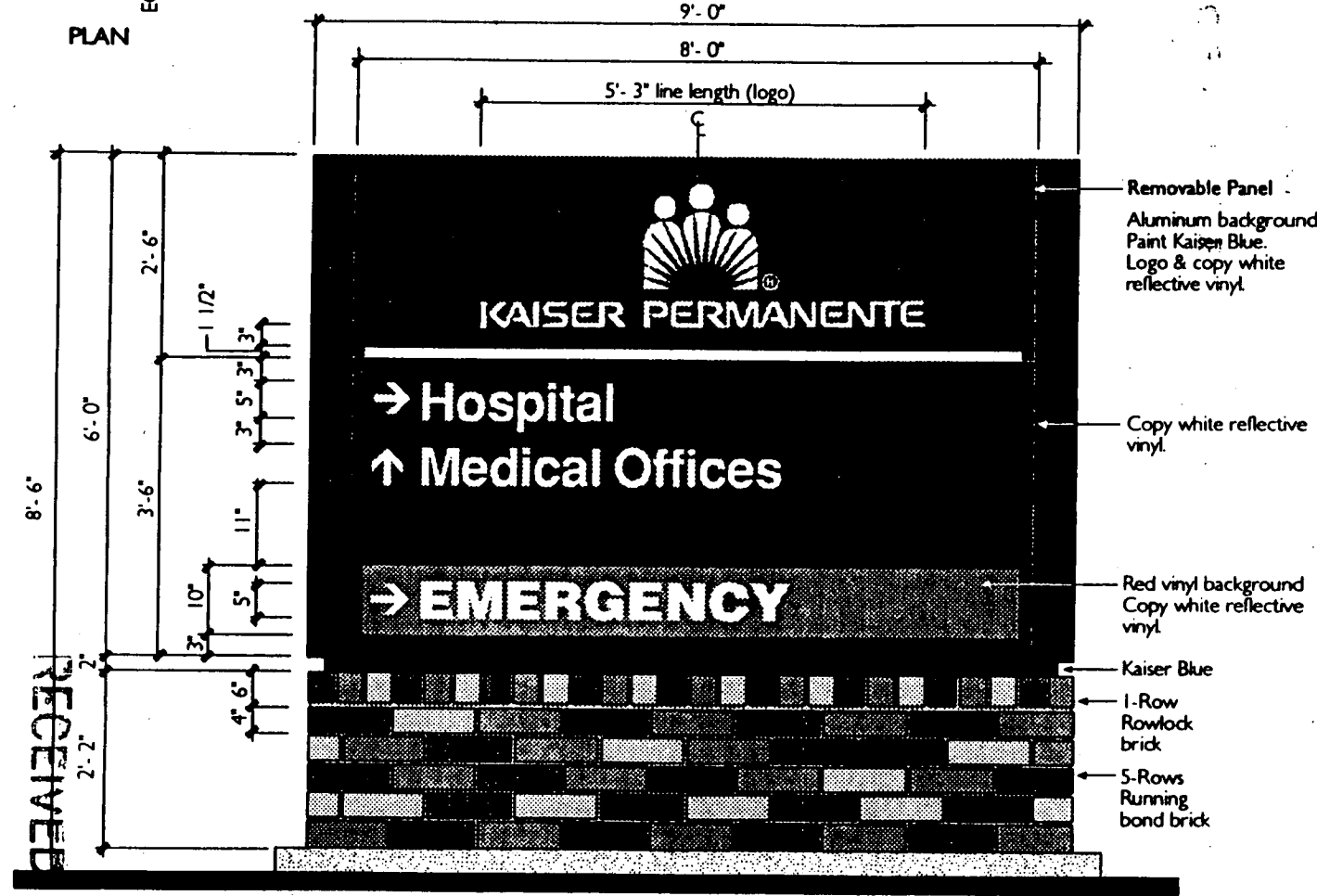
(For approval by client & designer)

- a. Color samples, 2 each on 6" x 6" aluminum, actual paint & finish.
- b. 3" x 3" x 6" sample of anodized post.
- c. Half size (min.) pen-outs of all messages.

**Attachment - C**



PLAN



ELEVATION

295 024  
 CITY OF SACRAMENTO  
 CITY PLANNING DIVISION  
 MAR 20 1995  
 RECEIVED

*3 of this type*

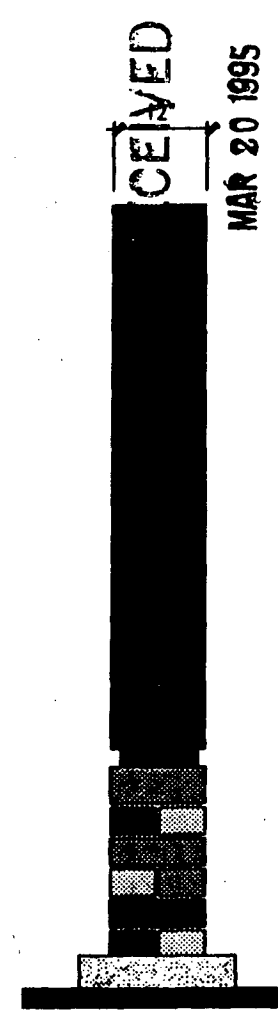
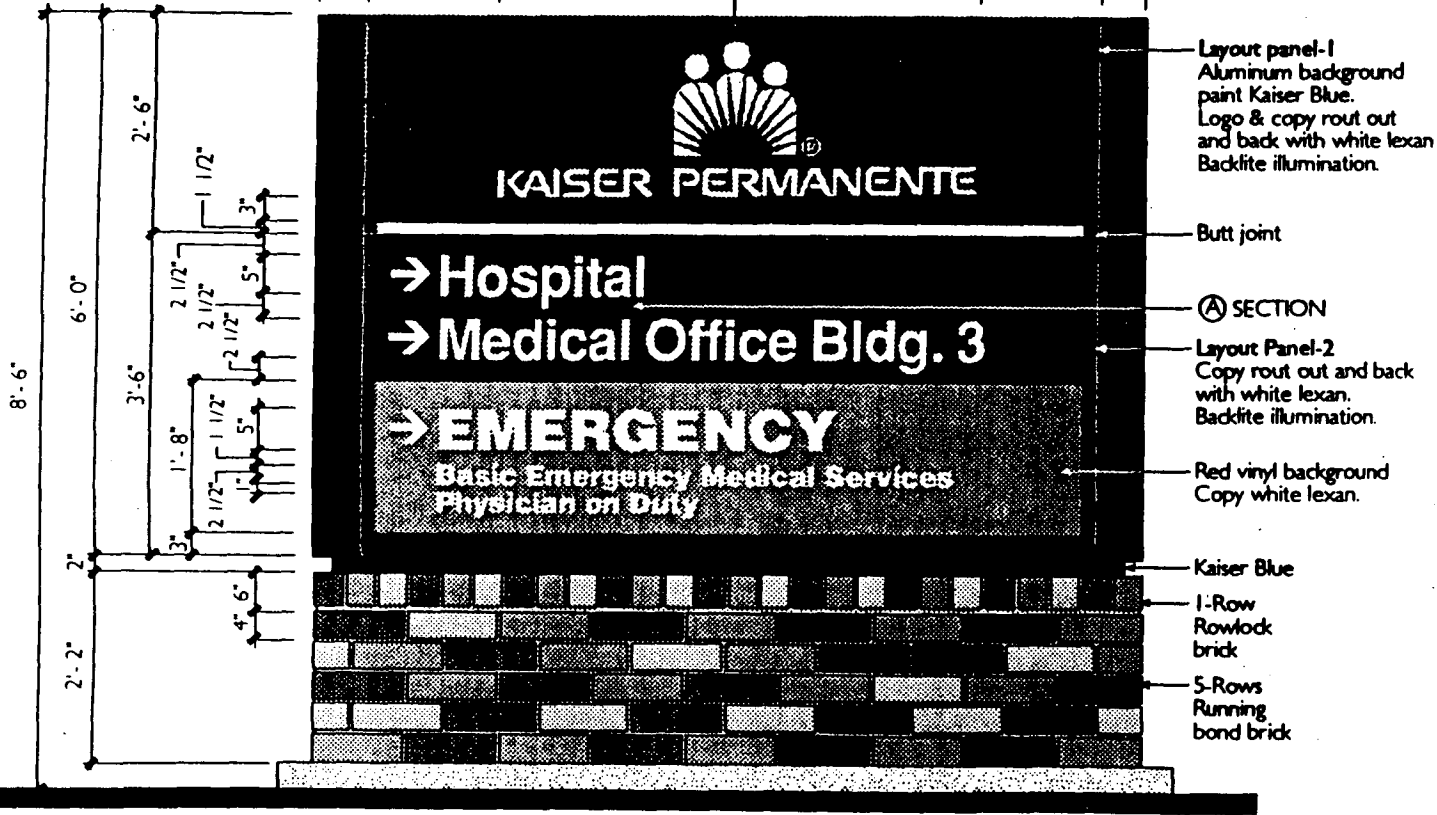
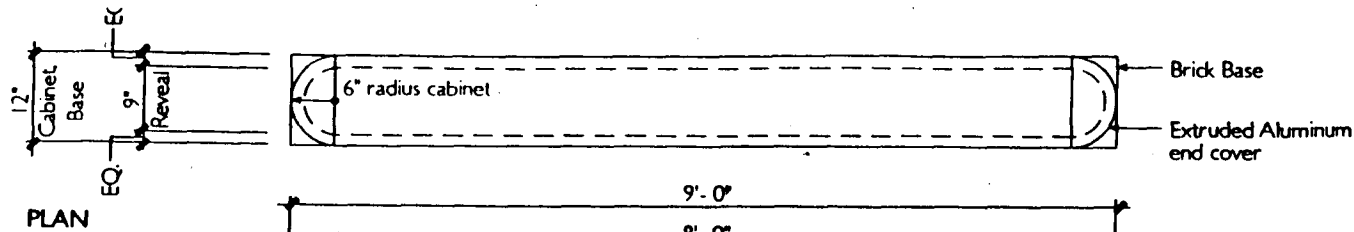
Kaiser South Sacramento  
 Site Signage: Bid Package #1  
 Site Perimeter Monument: Reflective Vinyl

ASI Sign Systems  
 November 8, 1994

SCALE: 1/2"=1'-0"

*SQ. FT. 48. S/F*

SIGN TYP  
**M.3**  
 ELEVATI  
 V. ABOUT



ELEVATION

END VIEW

Kaiser South Sacramento  
 Site Signage: Bid Package #1  
 Site Perimeter Monument: Internally Illuminated

ASI Sign Systems  
 November 8, 1994

SCALE: 1/2"=1'-0"

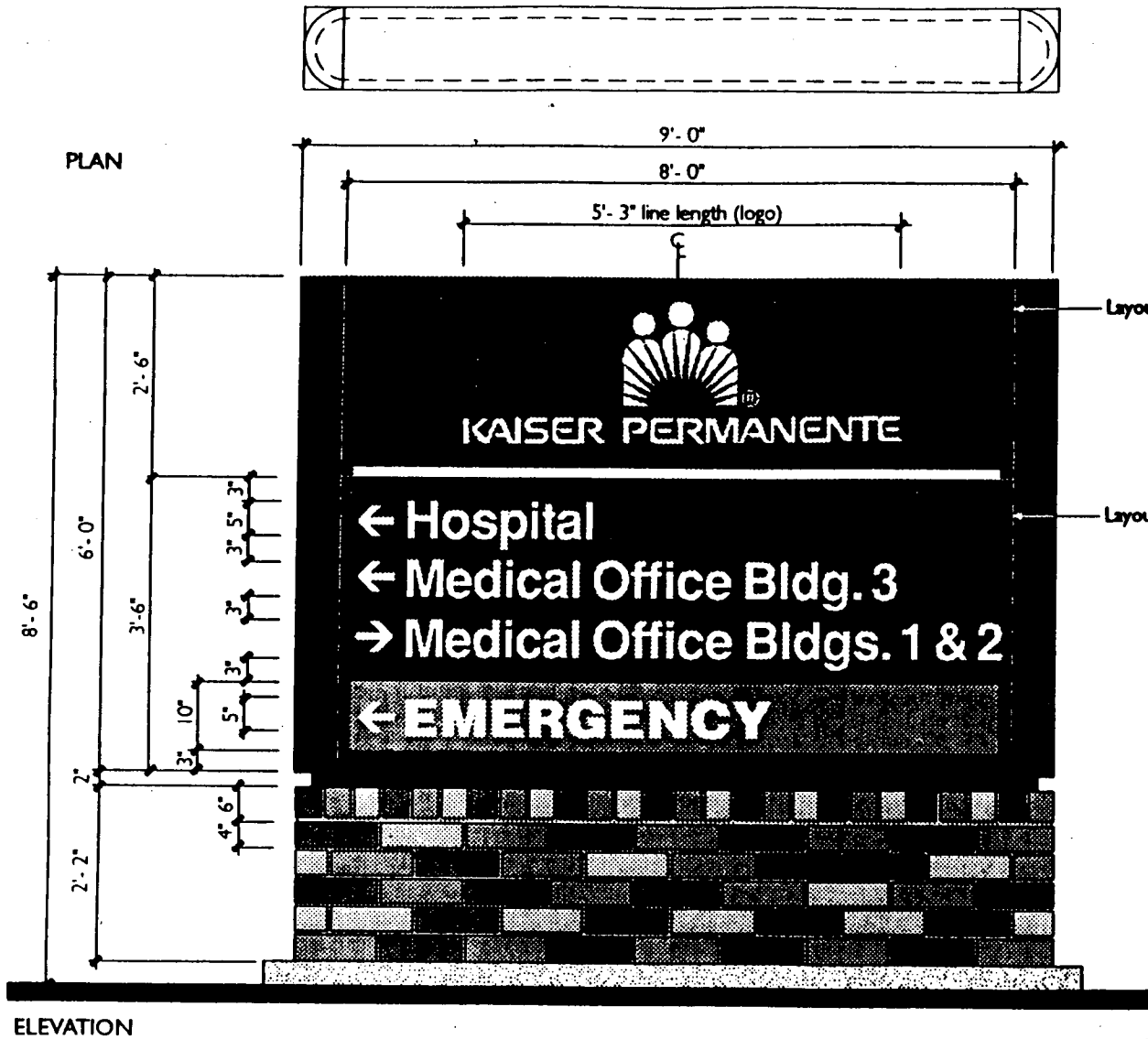
SIGN TYP

*SQ. E.T. 48. P/F*

**M.2**  
 ELEVATION  
 M3

*1 of this type*

CITY OF SACRAMENTO  
 RECEIVED



RECEIVED

MAR 20 1995

CITY OF SACRAMENTO  
CITY PLANNING DIVISION

1 Z95 024

ALL OTHER DETAILS SIMILAR TO SIGN LAYOUT 1.

Kaiser South Sacramento  
Site Signage: Bid Package #1  
Project Entry Monument: Internally Illuminated

ASI Sign Systems  
November 8, 1994

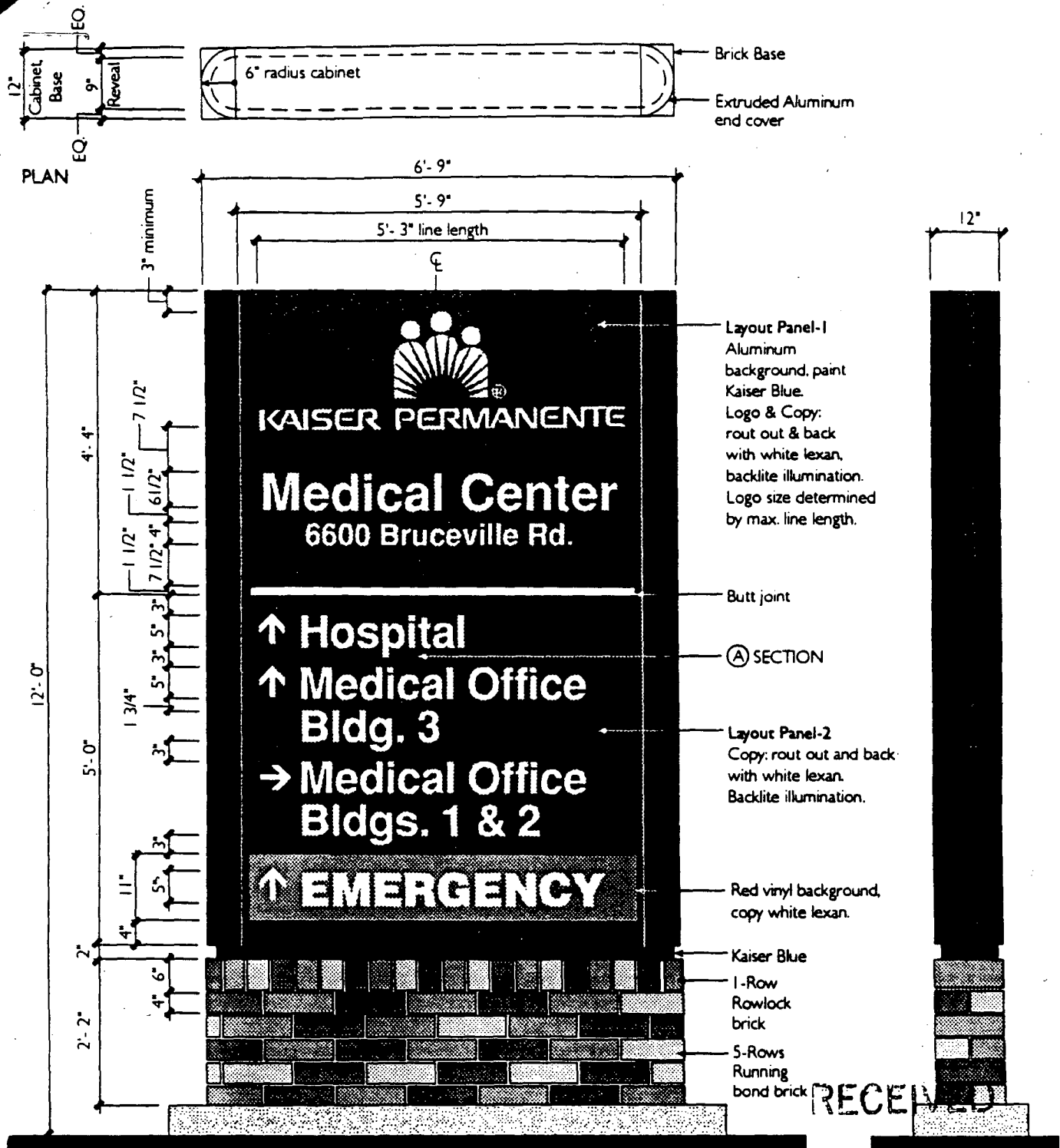
SCALE: 1/2"=1'-0"

SQ.FT. 48.

S/F

① of this type

SIGN TYPE  
**M.2**  
ELEVATION



ELEVATION

**Note:**  
 All brick to be H.C. Muddox,  
 railroad blend, smooth face  
 (No-Klinkers) See following  
 pages for further base details.

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MAR 26 1995

CITY OF SACRAMENTO  
 CIVIL ENGINEERING DIVISION  
 795-024

*D. of this type*

Kaiser South Sacramento  
 Site Signage: Bid Package #1  
 Project Entry Monument: Internally Illuminated

ASI Sign Systems  
 November 8, 1994

SCALE: 1/2"=1'-0"

SIGN TYP  
 M1