

ORDINANCE NO. 85-029

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

APR 16 1985

ORDINANCE AMENDING SECTION 16 OF THE  
COMPREHENSIVE ZONING ORDINANCE NO.  
2550, FOURTH SERIES, RELATING TO  
DESIGN REVIEW PROCEDURES (M85-028)

BE IT ENACTED by the Council of the City of Sacramento as follows:

SECTION 1

Section 16, Paragraph 11.08 of the Comprehensive Zoning Ordinance of the City of Sacramento, Ordinance No. 2550, Fourth Series, is hereby amended to read:

Paragraph 11.08. Exemptions.

Notwithstanding the provisions of Paragraph 11.07 to the contrary, required permits shall not be subject to prior approval by the Board for the following:

- (a) Additions or repairs to the exterior of any existing buildings or structures or improvement excluding advertising structures if the value of any exterior additions and repairs to such improvement does not exceed \$5,000.00 in any twelve-month period; however, if in the director's discretion the proposed addition or repair is a substantial modification of the existing building, structure or improvement, then he shall forward the permit application to the board for review pursuant to this article.
- (b) Modifications, alterations, repairs to the interior of any existing improvement.
- (c) Modifications, alterations, and repairs to any existing improvement where required by law.

SECTION 2

Paragraph 11.11 is hereby added to Section 16 of the Comprehensive Zoning Ordinance of the City of Sacramento (Ordinance No. 2550 Fourth Series as Amended) to read:

Paragraph 11.11. Procedure for Single, Two-Family Dwellings.

- (a) Any person proposing to construct, alter, or rehabilitate any one- or two-family residential building or structure in a design review district shall, prior to filing for a building

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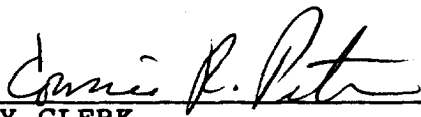
permit or any other entitlement of use, file an application for review with the Design Review and Preservation Director pursuant to Paragraph 11.10. The Planning Director shall review the application and shall approve, conditionally approve, or deny the application, using the criteria set forth in Paragraph 11.15, criteria adopted pursuant to Paragraph 11.19, and criteria referred to in Paragraph 11.21, in making such decision.

- (b) The following procedure shall apply: No public hearing shall be required. The application shall be accompanied by proof that the applicant has given notice to the owners of all property which adjoins the property in the same ownership as that involved in the proceedings or which is separated by a street, alley, public right-of-way or other easement, public use or recreational use. Same ownership exists when any legal or equitable interest is held in such adjoining property. The notice shall generally describe the scope and nature of the application. After decision by the Planning Director, the Planning Director shall give written notice by mail to the owners of all property adjoining the property which was the subject of the decision of the decision and of their right to appeal the decision to the Planning Commission within five (5) days of the notice. Notwithstanding any other provision of this ordinance to the contrary, the decision of the Planning Commission shall be final. No fee shall be charged for such appeal by any aggrieved person other than the applicant.

PASSED FOR PUBLICATION: 4/9/85  
PASSED: 4/16/85  
EFFECTIVE: 5/16/85

  
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MAYOR

ATTEST:

  
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Deputy CITY CLERK

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