ORDINANCE NO. 1054

AN ORDINANCE AMENDING SECTIONS 28-13, 28-14, AND 28-29 OF THE SOLANO COUNTY CODE PERTAINING TO OFF-STREET PARKING REGULATIONS
WITHIN THE UNINCORPORATED AREA OF THE COUNTY OF SOLANO

The Board of Supervisors of the County of Solano, State of California, does ordain as follows:

SECTION I.
Chapter 28, Section 28-13(g) of the Solano County Code is repealed.

SECTION II.
Chapter 28, Section 28-14(k) of the Solano County Code is repealed.

SECTION III.
Chapter 28, Section 28-29 of the Solano County Code is amended as follows:

Section 28-29. Parking Requirements.
(a) Minimum number of off-street parking spaces required in any District shall be as follows:

<table>
<thead>
<tr>
<th>Land Use</th>
<th>Number of Off-Street Parking Spaces Required</th>
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<tbody>
<tr>
<td>1. Residential Uses</td>
<td>Two (2) spaces per each dwelling unit. Spaces should be located behind the front yard setback line in the R-E, R-S and R-D Districts.</td>
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<td>2. Boarding and Rooming Houses</td>
<td>One (1) space per each guest</td>
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<td>3. Motel</td>
<td>One and one-tenth (1.1) spaces per unit</td>
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<tr>
<td>4. Mobilehome Park</td>
<td>One and one-half (1.5) spaces per mobilehome space, plus one (1) visitor space per four (4) mobilehome spaces</td>
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<tr>
<td>5. Hospital</td>
<td>One (1) space per 500 square feet of gross floor area</td>
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<td>6. Medical and Dental Clinics</td>
<td>One (1) space per 150 square feet of gross floor area</td>
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<tr>
<td>7. Public Assembly-Church, Theatre, Lodge, Hall, Auditorium, Stadium, Arena, Gymnasium, Mortuary and similar uses</td>
<td>One (1) space per four (4) seats or one (1) space per each four (4) persons at capacity</td>
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</tbody>
</table>
8. Industrial Uses: One (1) space per two (2) employees

9. Retail and Office Buildings: One (1) space per 200 square feet of gross floor area

10. Commercial Service Buildings, Workshops, Warehouses, etc.: One (1) space per 800 square feet of gross floor area

11. Any of the above uses found by the Zoning Administrator or Planning Commission to have unique parking needs or any use not enumerated above.

(b) Location of Parking Area

1. The parking area shall be on-site unless, due to unusual circumstances, proposed off-site parking is found by the Zoning Administrator or Planning Commission to be reasonably acceptable.

2. No on-street parking shall satisfy any of the parking requirements of Section 28-29(a).

(c) Standard Parking Arrangements

1. Parking arrangements shall be in accord with one or a combination of illustrations shown below in Figures 1 through 6. Any variation to parking arrangements illustrated below shall be approved by the Zoning Administrator.

![Diagram of parking arrangements](image-url)
2. All parking area designs shall limit direct access to and from adjacent public thoroughfares to a minimum of common driveways serving groups of parking spaces.

(d) Curb Openings
1. The width, placement and construction of curb openings shall conform to the requirements of the Public Works Director.

(e) Grading and Drainage
1. The grading and drainage of all parking areas shall conform to the requirements of the Public Works Director.

(f) Surfacing and Marking
1. The parking area shall be maintained in good condition at all times and shall be surfaced in a manner approved by the Zoning Administrator or Planning Commission to be consistent with the type and level of use so as to provide safe and convenient use in accord with the following guidelines:
   a. Parking areas used the year around shall be surfaced with asphaltic concrete or its equivalent, except that low intensive uses may be surfaced with gravel or its equivalent.
   b. Parking areas used periodically shall be surfaced with gravel or its equivalent, except where special circumstances as determined by the Zoning Administrator or Planning Commissioner warrant otherwise.
2. Markings for parking spaces, entrances, exits and circulation directions shall be consistent with the type and level of use as determined by the Zoning Administrator or Planning Commission, and shall remain discernible at all times.

(g) Driveway Widths
1. The minimum width of a driveway for two-way traffic shall be eighteen (18) feet.
2. The minimum width of any driveway shall be ten (10) feet.

(h) Fencing

1. A minimum six-foot high solid wall or fence shall be constructed pursuant to a design approved by the Zoning Administrator to separate parking and other commercial, industrial and non-residential uses abutting residential districts or residences. Upon good cause shown by the applicant, the Zoning Administrator may waive the requirement for fencing.

(i) Lighting

1. The Zoning Administrator may require lighting. All lighting shall be designed to minimize conflicts with surrounding properties and shall be approved by the Zoning Administrator.

(j) All pertinent and applicable laws and regulations enforced by the State of California, Federal Government or their agencies, pertaining to provisions for handicapped parking shall be complied with by the builder or permittee.

SECTION IV.

This Ordinance shall be published once before the expiration of FIFTEEN (15) DAYS after its final passage in the DAILY REPUBLIC, a newspaper of general circulation, printed and published in the County of Solano, State of California, and shall be in full force and effect THIRTY (30) DAYS after its passage.

ATTEST: NEIL CRAWFORD, County Clerk and ex officio Clerk of the Board of Supervisors,

By

Deputy Clerk

Chairman, Board of Supervisors
I, NEIL CRAWFORD, County Clerk and ex officio Clerk of the Board of Supervisors of the County of Solano, State of California, do hereby certify that the above and foregoing Ordinance was introduced at a regular meeting thereof held DECEMBER 5, 1978.

On the motion of Supervisor ASERA and the second of Supervisor HEWITT, this Ordinance was adopted at a regular meeting of said Board on the 12TH day of DECEMBER, 1978, by the following vote:

AYES: SUPERVISORS: ASERA, HEWITT, SCOFIELD AND ACTING CHAIRMAN BRANN

NOES: SUPERVISORS: NONE

ABSENT: SUPERVISORS: BRAZELTON

WITNESS my hand and the Seal of said Board this 12TH day of DECEMBER, 1978.

NEIL CRAWFORD, County Clerk

By [Signature]
Deputy Clerk