

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIVERSIDE, CALIFORNIA, AMENDING VARIOUS SECTIONS IN TITLE 19 OF THE RIVERSIDE MUNICIPAL CODE.

The City Council of the City of Riverside does ordain as follows:

Section 1: Section 19.130.030 of the Riverside Municipal Code is hereby amended as follows:

“Section 19.130.030 Development standards for Industrial Zones.

A. Table 19.130.030.A (BMP, I and AIR Industrial Zones Development Standards) sets forth the minimum development standards for all development in the BMP, I, and AIR Zones.

B. Table 19.130.030.B (AI Industrial Zones Development Standards) sets forth the minimum development standards for all development in the AI Zones.

Section 2: Table 19.130.030(A) of Title 19 of the Riverside Municipal Code entitled “BMP, I and AIR Industrial Zones Development Standards” is hereby amended as shown in Exhibit “A,” attached hereto and incorporated by reference.

Section 3: Section 19.450.020 of the Riverside Municipal Code is hereby amended as follows:

“Section 19.450.020 Applicability and permit requirements.

Alcohol sales, as defined in Article X (Definitions), are permitted as set forth in Article V, Base Zones and Related Use and Development Provisions subject to the requirements contained in this chapter.

A. Off-sale.

Any establishment, business or facility that proposes to engage in the off-sale of alcoholic beverages shall obtain a conditional use permit pursuant to Chapter 19.760 (Conditional Use Permit), except for the following uses:

...

B. On-sale.

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1 1. Any establishment, business or facility that proposes to engage in the on-sale of
2 alcoholic beverages shall obtain a minor conditional use permit pursuant to Article IX,
3 Land Use and Development Permit Requirements/Procedures.

4 2. Exemption.

5 a. Businesses meeting the conditions listed in this Section shall be exempt from
6 the site location, operation and development standards set forth in Section 19.450.030.C.

7 b.. The Community & Economic Development Director or his/her designee
8 shall exempt a business providing on-sale of alcoholic beverages from the minor
9 conditional use permit requirement if all of the following conditions apply:

10 i. The premises contains a kitchen or food-servicing area in which a
11 variety of food is prepared and cooked.

12 ii. The primary use of the premises is for sit-down food service to
13 patrons.

14 iii. The premises serves food to patrons during all hours the
15 establishment is open for customers.

16 iv. If there is a separate area primarily intended for the consumption of
17 alcoholic beverages, it does not constitute more than 30 percent of the public access
18 floor area or 1,000 square feet, whichever is less.

19 v. No alcoholic beverages, including beer or wine are sold or dispensed
20 for consumption beyond the premises.

21 vi. The premises is defined as a "bona fide public eating place" by the
22 State of California Department of Alcoholic Beverage Control."

23 Section 4: Chapter 19.545 of the Riverside Municipal Code entitled "Density Bonus" is
24 hereby amended and replaced in its entirety as shown in Exhibit "B" attached hereto and incorporated
25 herein.

26 Section 5: Section 19.580.060 of the Riverside Municipal Code is hereby amended as
27 follows:

28 //

1 **“Section 19.580.060 Parking requirements.**

2 *A. Minimum parking requirements.*

- 3 1. The number of off-street parking spaces required by Table 19.580.060 (Required Spaces)
- 4 shall be considered the minimum necessary for each use, unless off-street parking
- 5 reductions are permitted pursuant to provisions herein.
- 6 2. In conjunction with a conditional use, site plan review or planned residential
- 7 development permit, the designated approving or appeal authority may increase these
- 8 parking requirements if it is determined that they are inadequate for a specific project.

9 . . .”

10 Section 6: Table 19.580.060 of Title 19 of the Riverside Municipal Code entitled

11 “Required Spaces” is hereby amended as shown in Exhibit “C,” attached hereto and incorporated by

12 reference.

13 Section 7: Section 19.580.080 of the Riverside Municipal Code is hereby amended as

14 follows:

15 **“Section 19.580.080 Design standards.**

16 *A. Parking space dimensions.*

17 . . .

- 18 2. Up to 15 percent of the onsite parking spaces may have compact dimensions as set
- 19 forth in Table 19.580.080A. Calculations that result in fraction of a space shall be rounded to the
- 20 nearest whole number.

21 . . .”

22 Section 8: Section 19.850.030 of the Riverside Municipal Code is hereby amended as

23 follows:

24 **“Section 19.850.030 Procedure.**

25 *A. Application.* Application shall be made and processed pursuant to Chapter 19.660

26 (General Application Processing Procedures). In addition, the applicant shall provide:

27 . . .

- 28 4. A filing fee, in the amount established by City Council resolution, shall be
- paid at the time of filing an application under this Chapter.

1 B. *Notice.* Notice of the application shall be pursuant to Section 19.670.020 (Notice
2 Requirements for Administrative Discretionary Permits with No Public Hearing).

3 ...

4 Section 9: Section 19.850.050 of the Riverside Municipal Code is hereby amended as
5 follows:

6 **“Section 19.850.050 Additional findings required.**

7 The following additional findings shall be made in order to approve an application under this
8 chapter:

9 A. The persons who will use the subject property are protected under the Fair Housing
10 Laws;

11 ...

12 C. The requested exception will not impose an undue financial or administrative
13 burden on the City; and

14 ...”

15 Section 10: Section 19.910.020 of the Riverside Municipal Code is hereby amended as
16 follows:

17 **“Section 19.910.020 “A” Definitions.**

18 *Abandon* means to cease to use, operate or occupy.

19 ...

20 *Affordable housing* means housing for which the allowable housing expenses paid by a qualifying
21 household shall not exceed a specified fraction of the county median income, adjusted for
22 household size. This shall include housing designated for extremely low-, very low-, low-, and
23 moderate-income households.

24 ...

25 *Area median income* means the annual median household for Riverside County, adjusted for
26 household size, as published periodically in the California Code of Regulations, Title 25, Section
27 6932, or its successor provision.

28 ...”

1 Section 11: Section 19.910.050 of the Riverside Municipal Code is hereby amended as
2 follows:

3 **“Section 19.910.050 “D” Definitions.**

4 *Day care center - child* means a child day care facility other than a family day care home,
5 including infant centers, extended day care facilities and school-age child care centers. (see
6 California Health and Safety Code Section 1596.76).

7 ...

8 *Disabled veteran* means the same as defined in Government Code Section 18541, any veteran as
9 who is currently declared by the United States Veterans Administration to be 10 percent or more
10 disabled as a result of service in the armed forces. Proof of such disability shall be deemed
11 conclusive if it is of record in the United States Veterans Administration.

12 ...”

13 Section 12: Section 19.910.090 of the Riverside Municipal Code is hereby amended as
14 follows:

15 **“Section 19.910.090 “H” Definitions.**

16 *Habitable floor area*, as defined in the Building Code as currently adopted by the City.

17 ...

18 *Homeless persons* means the same as defined in Section 11302 of the federal McKinney-Vento
19 Homeless Assistance Act (42 U.S.C. Ch. 119).

20 ...

21 *Household.* See "single housekeeping unit."

22 ...”

23 Section 13: Section 19.910.130 of the Riverside Municipal Code is hereby amended as
24 follows:

25 **“Section 19.910.130 “L” Definitions.**

26 *Laboratory* means a building or portion of a building that contains facilities for testing and
27 analysis of a product, person, animal or portion thereof.

28 ...

1 *Lower-income student* means, for the purpose of determining a projects eligibility for a density
2 bonus pursuant to Chapter 19.545, a student who has a household income and asset level that does
3 not exceed the level for Cal Grant A or Cal Grant B award recipients as set forth Education Code
4 Section 69432.7(k)(1). The eligibility of a student to occupy a unit for lower income students under
5 this section shall be verified by an affidavit, award letter, or letter of eligibility provided by the
6 institution of higher education in which the student is enrolled or by the California Student Aid
7 Commission that the student receives or is eligible for financial aid, including an institutional grant
8 or fee waiver from the college or university, the California Student Aid Commission, or the federal
9 government.”

10 Section 14: Section 19.910.140 of the Riverside Municipal Code is hereby amended as
11 follows:

12 **“Section 19.910.140 “M” Definitions.**

13 *Major street frontage.* See "frontage, major street."

14 *Major transit stop* has the same meaning as defined in subdivision (b) of Section 21155 of the
15 Public Resources Code. It means a site containing an existing rail or bus rapid transit station; or
16 the intersection of two or more major bus routes with a frequency of service interval of 15 minutes
17 or less at the morning and afternoon peak commute hours. It also includes planned major
18 transit stops that are included in the regional transportation plan.

19 ...”

20 Section 15: Section 19.910.210 of the Riverside Municipal Code is hereby amended as
21 follows:

22 **“Section 19.910.210 “T” Definitions.**

23 *Tattoo/body piercing parlor* means a business establishment where tattooing or body piercing is
24 performed.

25 ...

26 *Total units* means, for the purpose of determining eligibility for a density bonus, the number of
27 dwelling units in a residential development project, excluding the density bonus dwelling units
28 awarded pursuant to Chapter 19.545 or any other applicable law or ordinance granting a greater

1 density bonus.

2 ...

3 *Transitional foster youth* means the same as defined in section 66025.9 of the Education Code.

4 ...”

5 Section 16: Section 19.910.220 of the Riverside Municipal Code is hereby amended as
6 follows:

7 **“Section 19.910.220 “U” Definitions.**

8 *University.* See "school, professional institution of higher education."

9 ...

10 *Unobstructed access* means a resident is able to access a major transit stop without encountering
11 natural or constructed impediments, which include, but are not limited to, freeways, rivers,
12 mountains, and bodies of water, but do not include residential structures, shopping centers, parking
13 lots, or rails used for transit.

14 ...”

15 Section 17: The City Council has reviewed the matter and, based upon the facts and
16 information contained in the staff reports, administrative record, and written and oral testimony,
17 hereby finds that this ordinance is not subject to CEQA pursuant to Section 15061(b)(3) (General
18 Rule), as it can be seen with certainty that approval of the project will not have an effect on the
19 environment.

20 Section 18: The City Clerk shall certify to the adoption of this ordinance and cause publication
21 once in a newspaper of general circulation in accordance with Section 414 of the Charter of the City
22 of Riverside. This ordinance shall become effective on the 30th day after the date of its adoption.

23 //

24 //

25 //

26 //

27 //

28 //

1 ADOPTED by the City Council this _____ day of _____, 2022.

2

3

4

PATRICIA LOCK DAWSON
Mayor of the City of Riverside

5

Attest:

6

7

DONESIA GAUSE
City Clerk of the City of Riverside

8

9

I, Donesia Gause, City Clerk of the City of Riverside, California, hereby certify that the
foregoing ordinance was duly and regularly introduced and adopted at a meeting of the City Council
on the _____ day of _____, 2022, by the following vote, to wit:

10

11

12

Ayes:

13

Noes:

14

Absent:

15

Abstain:

16

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of the
City of Riverside, California, this _____ day of _____, 2022.

17

18

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20

Donesia Gause
City Clerk of the City of Riverside

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