

### COUNTY OF SANTA CRUZ

0419

### PLANNING DEPARTMENT

**701** OCEAN STREET, **4<sup>TH</sup>FLOOR**, **SANTA** CRUZ, CA 95060 (831)454-2580 FAX: (831) 454-2131 TDD: (831) 454-2123 **ALVIN** JAMES. DIRECTOR

October 22,2001

AGENDA: November 6,2001

Board of Supervisors County of Santa Cruz 701 Ocean Street Santa Cruz, California 95060

## ORDINANCE AMENDMENTS TO ELIMINATE THE TERM "HANDICAPPED" IN VARIOUS COUNTY DOCUMENTS AND TO REVISE THE STANDARDS FOR ACCESSIBLE PARKING IN THE COUNTY ZONING CODE

### Members of the Board:

On June 13, 2000 your Board directed the Planning Department to revise specific sections of the County Code (see Attachment 3), with the intent to replace the term "handicapped" where it appeared with more appropriate terms such as "disabled" or "accessible". The Planning Department has also proposed language which changes the standards for accessible parking spaces to make them consistent with the Americans with Disabilities Act (ADA). Your Board is being requested to consider approval of the attached proposed amendments to County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180, and to direct the Planning Department to forward the amendments to the California Coastal Commission for their approval. The Planning Commission considered this matter at a public hearing on August 7, 2001. The Planning Commission Resolution recommending Board of Supervisors approval of the proposed amendments is attached (Attachment 6).

### **Background & Discussion:**

On May 30, 2000, Andrea Smith, the Coordinator of the County's Commission on Disabilities, sent a letter to your Board of Supervisors (Attachment 4) requesting that the County revise the wording of selected County documents. She specifically requested that the term "handicapped" be changed to either "disabled" or "accessible", as appropriate. In her letter, Ms. Smith noted that the term "handicap" originated many years ago to describe the act of using a cap to collect handouts. She further pointed out that using the term "handicapped" to describe persons with disabilities was rude and inappropriate, and potentially discriminatory. In response to this letter, your Board directed County staff to revise appropriate sections of the County Code and other County documents, to replace the term "handicapped" with either "disabled" if referring to persons, or "accessible" if referring to parking spaces, toilets, or buildings. The Planning Department was specifically directed to revise County Code Sections 13.10.265 (Zoning Code – Nonconforming Structures), 13.10.554 (Zoning Code – Standards for Off-street Parking Facilities), 13.20.150 (Coastal Zone Regulations – Special Use Standards and Conditions), 14.02.020 (Condominium Conversion Regulations – Amendment Protocols), and 15.02.180 (Dedications of Land and Fees for School Districts – Use of Land and Fees). In addition, staff is

proposing revisions to Section 13.10.552(e) – "Handicapped" Parking Requirements - to ensure 0420 consistency with the ADA.

### Conclusion and Recommendation:

The proposed amendments have been found by Planning Department staff to be categorically exempt from CEQA and a CEQA Categorical Exemption form has been prepared (Attachment 5). The Planning Commission, on August 8, 2001, following a duly noticed public meeting, adopted a Resolution recommending approval of the proposed amendments, replacing the term "handicapped" with the terms "disabled" and/or "accessible", as appropriate, in County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180 (Attachment 6), and the CEQA Categorical Exemption (Attachment 5).

### It is, therefore, RECOMMENDED that your Board:

- 1. Adopt the attached Resolution Amending County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180, to Eliminate the Term "Handicapped" and to Revise Accessible Parking Standards (Attachment 1) approving the proposed amendments to County Code, replacing the term "handicapped" with the terms "disabled" and/or "accessible", as appropriate, in County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180: and
- Adopt the attached Ordinance Amending County Code Sections 13.10.265, 2. 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180, to Eliminate the Term "Handicapped" and to Revise Accessible Parking Standards (Attachment 2): and
- 3. Certify the CEQA Exemption (Attachment 5); and
- 4. Direct the Planning Department to transmit the amendments to the California Coastal Commission as a Local Coastal Program Implementation Plan amendment for their approval and certification.

Sincerely

Alvin D. James Planning Director

RECOMMENDED

Susan A. Mauriello

County Administrative Officer

### **ATTACHMENTS:**

1. Resolution Approving the Proposed Amendments to County Code Sections 13,10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180, replacing the term "handicapped" with the terms "disabled" and/or "accessible", as appropriate.

Exhibit 1-A: Proposed Ordinance No. \_\_\_\_ amending County Code Sections 13,10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180

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- 2. Ordinance Amending County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180, to Eliminate the Term "Handicapped" and to Revise Accessible Parking Standards
- 3. June 13,2000 Letter from Supervisor Wormhoudt to the Board of Supervisors
- 4. May 30, 2000 Letter from Andrea Smith, Coordinator of the County's Commission on Disabilities, to the Board of Supervisors
- 5. CEQA Exemption
- 6. Planning Commission Resolution
- 7. Minutes of Planning Commission Meeting of August 8, 2001
- 8. Planning Commission staff report

cc: Santa Cruz County Commission on Disabilities Public Works Department Redevelopment Agency

### BEFORE THE BOARD OF SUPERVISORS OF THE COUNTY OF SANTA CRUZ, STATE OF CALIFORNIA

${\sf RESOLUTIONNO}.$ $\_$	

On the motion of Supervisor duly seconded by Supervisor the following Resolution is adopted:

RESOLUTION AMENDING COUNTY CODE SECTIONS 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, AND 15.02.180, TO ELIMINATE THE TERM "HANDICAPPED' AND TO REVISE ACCESSIBLE PARKING STANDARDS

WHEREAS, on May 30, 2000, Andrea Smith, the Coordinator of the County's Commission on Disabilities, sent a letter to the Board of Supervisors requesting that the County replace the term "handicapped" with either "disabled" or "accessible", as appropriate; and

WHEREAS, in her letter, **Ms.** Smith pointed out that using the term "handicapped" to describe persons with disabilities was rude and inappropriate, and potentially discriminatory; and

WHEREAS, in response to this letter, at their June 13, 2000 meeting, the Board of Supervisors directed County staff to revise sections 13.10.265, 13.10.554, 13.20.150, 14.02.020, and 15.02.180 of the County Code, to replace the term "handicapped" with either "disabled" if referring to persons, or "accessible" if referring to parking spaces, toilets, or buildings; and

WHEREAS, the Planning Department is concurrently proposing language changes to the standards for accessible parking spaces in County Code Section 13.10.552, to make them consistent with Title 24 of the Americans with Disabilities Act (ADA); and

WHEREAS, the Planning Commission, on August 8, 2001, following a duly noticed public meeting recommended that the proposed amendments to sections 13.10.265, 13.10.554, 13.20.150, 14.02.020, and 15.02.180 of the County Code, as set forth in Exhibit 1-A, and the CEQA Categorical Exemption, incorporated herein by reference, be approved by the Board of Supervisors and submitted to the Coastal Commission as part of the Local Coastal Program Update; and

WHEREAS, the Board of Supervisors, on November 6, 2001, following a duly noticed public meeting, considered the amendments to sections 13.10.265, 13.10.554, 13.20.150, 14.02.020, and 15.02.180 of the County, **as** set forth in Exhibit **1-A**, and the CEQA Categorical Exemption, incorporated herein by reference, the staff report, and all testimony and evidence received at the public hearing; and

WHEREAS, the Board of Supervisors finds that the proposed amendments are consistent with the California Coastal Act; and

WHEREAS, the proposed amendments have been found to be categorically exempt from the California Environmental Quality Act (CEQA), consistent with the provisions of CEQA and the County of Santa Cruz Environmental Review Guidelines.

NOW, THEREFORE, BE IT RESOLVED AND ORDERED that the Board of Supervisors approves amendments to Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180 of the County Code as set forth in Exhibit 1-A, and the CEQA Categorical Exemption, incorporated herein by reference, and authorizes their submittal to the California Coastal Commission as part of the next round of LCP Amendments.

BE IT FURTHER RESOLVED AND ORDERED that these amendments will become effective upon certification by the California Coastal Commission.

	•	the Board of Supervisors of the County of Santa Cruz, State, 2001 by the following vote:
AYES:	SUPERVISORS	
NOES:	SUPERVISORS	
ABSENT:	SUPERVISORS	
ABSTAIN:	SUPERVISORS	
	Clerk of the Board of Sup  AS TO FORM:	Chairperson of the Board of Supervisors  Prvisors  Ounty Counsel

cc: County Counsel

Planning Department

Exhibits:

1-A: Proposed Ordinance No. — amending County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180

ORDINANCE NO.	
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AN ORDINANCE AMENDING COUNTY CODE SECTIONS 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.040, AND 15.02.180, TO ELIMINATE THE TERM "HANDICAPPED" AND TO REVISE ACCESSIBLE PARKING STANDARDS

### **SECTION I**

Section 13.10.265 of the Santa Cruz County Code is hereby amended to read as follows:

### Section 13.10.265(d) - Zoning Code, Nonconforming Structures

- (d) The structural enlargement, extension, reconstruction or alteration of a non-conforming structure which has been designated as a historic resource pursuant to County Code Chapter 16.42 is permitted upon issuance on only those building permits and/or development permits required by other Sections of the County Code regardless of any other provisions of this Chapter to the contrary, if one or more of the following criteria are met:
- 1. The structural enlargement, extension, reconstruction or alteration conforms to the site development regulations of the Zoning district in which it occurs; or
- 2. The structural enlargement, extension, reconstruction or alteration does not conform to the setback or height regulations of the Zoning district in which it occurs, but is within the structural outline of the structure and does not expand the perimeter foundation line of the structure. The structural outline of a structure shall include that space which is enclosed by the structural posts, columns, beams, trusses and girders of the structure.
- 3. The structural enlargement, extension, reconstruction or alteration is required to provide handicapped access for persons with disabilities to the structure.

### **SECTION II**

Section 13.10.552 of the Santa Cruz County Code is hereby amended to read as follows:

Section 13.10.552(e) – Handicapped Accessible Parking

Parking spaces specifically designed, located and reserved for vehicles licensed by the State for use by the handicapped persons with disabilities shall be provided in each parking facility of 10 1 or more spaces according to the following table:



Total Spaces Required	Maximum Minimum Number of Handicapped
	Accessible* Spaces Required
<del>1 9</del> 1-25""	8 1
<del>10-49</del> 26- 50	<del>+</del> 2
<del>50-99</del> 51-75	2 3
<del>100-199</del> 76-100	3-4
<del>200 or more</del> 101-150	4–5
151-200	6
201-300	7
301-400	8
401-500	9
501-1000	***
1001 and over	***

<sup>\*</sup> Van space (s). One in every eight accessible spaces, but not less than one, shall be served by an access aisle 96 inches wide minimum and shall be designated van accessible. All such spaces shall be grouped on one level of any parking structure.

\*\* Less Than 5 Spaces: When less than five spaces are provided at buildings and facilities subject to these regulations, one shall be 14 feet wide and lined to provide a 9-foot parking area and a 5-foot loading and unloading area. However, there is no requirement that the space be reserved exclusively or identified for use by persons with disabilities only.

The Approving Body may determine additional spaces to be necessary due to the special circumstances of the use intended.

### **SECTION 111**

Section 13.10.554 of the Santa Cruz County Code is hereby amended to read as follows:

### Section 13.10.554 - Zoning Code, Standardsfor Off-street Parking Facilities

Offstreet parking facilities for autos shall conform with the following standards:

- (a) Size of Parking Spaces.
- 1. Each standard size parking space shall be not less than 18 feet (5.5 meters) in length and 8-1/2 feet (2.7 meters) in width, exclusive of aisles and access drives.
- 2. Each compact car parking space shall be not less than 16 feet (4.9 meters) long and 7.5 (2.3 meters) wide.
- 3. All parking spaces shall have a vertical clearance of not less than **7.5** feet (2.3 meters).
- 4. Each parking space designated for handicapped use shall not be less than 18 feet (5.5 meters) long and 8 feet (2.4 meters) wide when located at the end of a row of spaces, or 12 feet (3.6

<sup>\*\*\*</sup> Two percent of the total.

<sup>\*\*\*\*</sup> Twenty plus one for each 100, or fraction thereof over 1001.

meters) wide when located between two conventional spaces. The end of a row of spaces shall have no obstruction on one side for at least 4 feet (1.2 meters) from the front.

Accessible parking spaces shall be located as near as practical to a primary entrance. Where single spaces are provided, they shall be 14 feet wide and outlined to provide a 9-foot parking area and a 5-foot loading and unloading access aisle on the passenger side of the vehicle. When more than one space is provided, in lieu of providing a 14-foot-wide space for each parking space, two spaces can be provided within a 23-foot area lined to provide accessible parking as required by this section. Accessible parking spaces serving a particular building shall be located on the shortest accessible route of travel from adjacent parking to an accessible entrance. In parking facilities which do not serve a particular building, accessible parking shall be located on the shortest accessible route of travel to an accessible pedestrian entrance of the parking facility. In buildings with multiple accessible entrances with adjacent parking, accessible parking spaces shall be dispersed and located closest to the accessible entrances. Such parking spaces shall be located in an area with a slope not exceeding two percent, and shall be near or convenient to a level or ramped entrance, with a slope not exceeding five percent. Accessible pParking spaces for the handicapped shall be assigned and restricted for use by the handicapped persons with disabilities only.

### **SECTION IV**

Section 13.20.150 of the Santa Cruz County Code is hereby amended to read as follows:

<u>Section 13.20.150(d)</u> - Coastal Zone Regulations, Special Use Standards and Conditions

- (d) Primary Destinations and Accessways. The following requirements apply to primary destinations and accessways as identified in Section 7.7 of the General Plan and Local Coastal Program Land use Plan.
- 1. Improvements at Primary Designations. The following improvements shall be provided at primary destinations: path improvements; recycling and garbage collection facilities; automobile parking, or in an impacted neighborhood, an acceptable alternative such as a beach shuttle, bicycle parking, transit service stop; access provisions for handicapped persons with disabilities if feasible; restrooms; scenic overlooks if appropriate; safety signs if needed, and identification signs. The level of development shall be as specified in an approved master plan for the destination, or in the absence of such a plan, at levels appropriate to the size, character and projected use of the destinations. The Assessment of Access Trails and Shoreline Destinations contained in the Land Use Plan shall provide the basis for determining the appropriate development level.
- 2. Maintenance and Management Program. The development plan for any primary destination shall include a feasible program for maintenance and management of the destination.
- **3.** Accessway Separation. Barriers designed to discourage public encroachment upon private property may be erected between private property and accessways and/or high use recreation areas. Accessways, however, shall not be blocked. (Ord. 4346, 12/13/94)

### **SECTION V**

Section 14.02.040 of the Santa Cruz County Code is hereby amended to read as follows:

### <u>Section 14.02.040(b)</u> - Condominium Conversion Regulations – Amendment Protocols

- (b) The conversion of existing occupied residential real property or property capable of being occupied into a project shall not be approved unless all the following findings can be made:
- 1. The rental vacancy rate in Santa Cruz County is three percent or higher and will not fall below three percent as a result of the proposed conversion. The County shall estimate that the rental vacancy rate in the county **is** equivalent to the overall vacancy rate (excluding housing units under construction) for Santa Cruz County (SMSA), as listed in the most recent survey issued by the Federal Home Loan Bank of San Francisco.
- 2. Each of the tenants of the proposed project has or will have received all applicable notices and rights now or hereafter required by the state Subdivision Map Act, including written notice of intention to convert, at least 60 days prior to the filing of a tentative map pursuant to Section 66452.9 of the Government Code; 10 days' written notification that an application for a public report will be or has been submitted to the Department of Real Estate, and that such report will be available upon request pursuant to Section 66427.1(a) of the Government Code; written notice of public hearing and of the tenant's right to appear and to be heard on the proposed conversion pursuant to Section 66451.3 of the Government Code; and copies of the staff report on the tentative map at least three days prior to any hearing or action on such map pursuant to Section 66452.3 of the Government Code.
- 3. At the time of issuance of the written notice of intention to convert, the applicant has informed the tenants that a tenants' association has the right to negotiate for the purchase of the structure as a cooperative.
- 4. Each of the tenants of the proposed project has been, or will be, given written notification within 10 days of approval of a final map for the proposed conversion.
- 5. Each of the tenants of the proposed project has been or will be given 180 days' written notice of intention to convert prior to termination of tenancy due to the conversion or proposed conversion. Tenants aged 62 or older or handicapped persons with disabilities or with minor children have or will be given an additional 120 days in which to find suitable replacement housing. The provisions hereof shall not alter or abridge the rights or obligations of the parties in performance of their covenants, including but not limited to the provision of services, payment of rent or the obligations imposed by Sections 1941, 1941.1 and 1941.2 of the California Civil Code.
- 6. Each of the tenants of the proposed project has or will be given the right to cancel any existing lease following receipt of the written notice of public hearing by providing written notice to the landlord.
- 7. Each of the tenants of the proposed project has been or will be given notice of an exclusive right to contract for the purchase of his or her respective unit, or in the case of a cooperative the share controlling the dwelling unit then occupied by the tenant (or any other dwelling unit in the project not claimed by the tenant) upon the same terms and conditions that such unit will be initially offered to the general public or terms more favorable to the tenant. The right shall run for a period of not less than 90 days from the date of issuance of the subdivision public report pursuant to Section 11018.2 of the Business and Professions Code, or approval of the application

by the County if a subdivision public report is not required, unless the tenant gives prior written notice of his or her intention not to exercise the right.

8. Each of the tenants of the proposed project who resided in the project at the time of the issuance of the notification of intention to convert has or will be offered moving and relocation assistance amounting to one and one-half times the tenant's monthly rent, except when the tenant has given notice of his or her intent to move prior to issuance of the notification of intention to convert.

### **SECTION VI**

Section 15.02.180 of the Santa Cruz County Code is hereby amended to read as follows:

Section 15.02.180-Dedications of Land and Fees for School Districts - Use of Land and Fees

As to overcrowding dedications and fees, all land or fees, or both, collected pursuant to this chapter and received by a school district, shall be used only for the purpose of providing portable interim elementary or high school classrooms and related bathroom facilities. All such portable classroom and bathroom facilities shall be fully accessible to and usable by the physically handicapped persons with disabilities. Said land or fees shall not be used in any attendance area of a district, any part of which is within another county or city, until and unless said county or city has adopted an ordinance requiring the dedication of land or collection of fees pursuant to Chapter 4.7 of the Government Code, and said requirements are substantially similar to the regulations of this chapter. (Ord. 2599, 11/21/783809, 1/27/87)

### **SECTION VII**

	ice shall take effect on the pastal Commission, which	-		on certification by the
	SED AND ADOPTED the rs of the County of Santa			,200 1, by the Board
AYES:	SUPERVISORS			
NOES:	SUPERVISORS			
ABSENT:	SUPERVISORS			
ABSTAIN:	SUPERVISORS			
		CHAIRMA	AN, BOARD OF SUI	PERVISORS
ATTEST:				
	Clerk of the Board	2/1	Λ	
APPROVED	AS TO FORM: Cour	Il No ity Counse	grio	
Copies to: P	anning Department			

County Counsel

ORDINANCE NO.
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AN ORDINANCE AMENDING COUNTY CODE SECTIONS 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.040, AND 15.02.180, TO **ELIMINATE** THE TERM "HANDICAPPED' AND TO REVISE ACCESSIBLE PARKING STANDARDS

### **SECTION I**

Section 13.10.265 of the Santa Cruz County Code is hereby amended to read as follows:

### Section 13.10.265(d) - Zoning Code, Nonconforming Structures

- (d) The structural enlargement, extension, reconstruction or alteration of a non-conforming structure which has been designated as a historic resource pursuant to County Code Chapter 16.42 is permitted upon issuance on only those building permits and/or development permits required by other Sections of the County Code regardless of any other provisions of this Chapter to the contrary, if one or more of the following criteria are met:
- 1. The structural enlargement, extension, reconstruction or alteration conforms to the site development regulations of the Zoning district in which it occurs; or
- 2. The structural enlargement, extension, reconstruction or alteration does not conform to the setback or height regulations of the Zoning district in which it occurs, but is within the structural outline of the structure and does not expand the perimeter foundation line of the structure. The structural outline of a structure shall include that space which is enclosed by the structural posts, columns, beams, trusses and girders of the structure.
- 3. The structural enlargement, extension, reconstruction or alteration is required to provide handicapped access **for persons with disabilities** to the structure.

### SECTIONII

Section 13.10.552 of the Santa Cruz County Code is hereby amended to read as follows:

### Section 13.10.552(e) - Handicapped Accessible Parking

Parking spaces specifically designed, located and reserved for vehicles licensed by the State for use by the handicapped persons with disabilities shall be provided in each parking facility of 10 or more spaces according to the following table:

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Total Spaces Required	Maximum Minimum Number of Handicapped Accessible* Spaces Required
<del>1 9</del> 1-25**	8 1
<del>10-49</del> <b>26- 50</b>	1-2
<del>50-99</del> <b>51-75</b>	2 3
<del>100-199</del> <b>76-100</b>	3-4
<del>200 or more</del> 101-150	4-5
151-200	6
201-300	7
301-400	8
401-500	9
501-1000	***
<b>1001</b> and over	***

<sup>\*</sup> Van space (s). One in every eight accessible spaces, but not less than one, shall be served by an access aisle 96 inches wide minimum and shall be designated van accessible. All such spaces shall be grouped on one level of any parking structure.

\*\* Less Than 5 Spaces: When less than five spaces are provided at buildings and facilities subject to these regulations, one shall be 14 feet wide and lined to provide a 9-foot parking area and a 5-foot loading and unloading area. However, there is no requirement that the space be reserved exclusively or identified for use by persons with disabilities only.

The Approving Body may determine additional spaces to be necessary due to the special circumstances of the use intended.

### SECTION III

Section 13.10.554 of the Santa Cruz County Code is hereby amended to read as follows:

### Section 13.10.554 - Zoning Code, Standardsfor Off-street Parking Facilities

Offstreet parking facilities for autos shall conform with the following standards:

- (a) Size of Parking Spaces.
- 1. Each standard size parking space shall be not less than **18** feet (5.5 meters) in length and 8-1/2 feet (2.7 meters) in width, exclusive of aisles and access drives.
- 2. Each compact car parking space shall be not less than 16 feet (4.9 meters) long and 7.5 (2.3 meters) wide.
- 3. All parking spaces shall have a vertical clearance of not less than 7.5 feet (2.3 meters).
- 4. Each parking space designated for handicapped use shall not be less than 18 feet (5.5 meters) long and 8 feet (2.4 meters) wide when located at the end of a row of spaces, or 12 feet (3.6

<sup>\*\*\*</sup> Two percent of the total.

<sup>\*\*\*\*</sup> Twenty plus one for each **100**, or fraction thereof over **1001**.

meters) wide when located between two conventional spaces. The end of a row of spaces shall have no obstruction on one side for at least 4 feet (1.2 meters) from the front.

Accessible parking spaces shall be located as near as practical to a primary entrance. Where single spaces are provided, they shall be 14 feet wide and outlined to provide a 9-foot parking area and a 5-foot loading and unloading access aisle on the passenger side of the vehicle. When more than one space is provided, in lieu of providing a 14-foot-wide space for each parking space, two spaces can be provided within a 23-foot area lined to provide accessible parking as required by this section. Accessible parking spaces serving a particular building shall be located on the shortest accessible route of travel from adjacent parking to an accessible entrance. In parking facilities which do not serve a particular building, accessible parking shall be located on the shortest accessible route of travel to an accessible pedestrian entrance of the parking facility. In buildings with multiple accessible entrances with adjacent parking, accessible parking spaces shall be dispersed and located closest to the accessible entrances. Such parking spaces shall be located in an area with a slope not exceeding two percent, and shall be near or convenient to a level or ramped entrance, with a slope not exceeding five percent. Accessible pParking spaces for the handicapped shall be assigned and restricted for use by the handicapped persons with disabilities only.

### **SECTION IV**

Section 13.20.150 of the Santa Cruz County Code is hereby amended to read as follows:

### Section 13.20.150(d) - Coastal Zone Regulations, Special Use Standards and Conditions

- (d) Primary Destinations and Accessways. The following requirements apply to primary destinations and accessways as identified in Section 7.7 of the General Plan and Local Coastal Program Land use Plan.
- 1. Improvements at Primary Designations. The following improvements shall be provided at primary destinations: path improvements; recycling and garbage collection facilities; automobile parking, or in an impacted neighborhood, an acceptable alternative such as a beach shuttle, bicycle parking, transit service stop; access provisions for handicapped persons with disabilities if feasible; restrooms; scenic overlooks if appropriate; safety signs if needed, and identification signs. The level of development shall be as specified in an approved master plan for the destination, or in the absence of such a plan, at levels appropriate to the size, character and projected use of the destinations. The Assessment of Access Trails and Shoreline Destinations contained in the Land Use Plan shall provide the basis for determining the appropriate development level.
- 2. Maintenance and Management Program. The development plan for any primary destination shall include a feasible program for maintenance and management of the destination.
- 3. Accessway Separation. Barriers designed to discourage public encroachment upon private property may be erected between private property and accessways and/or high use recreation areas. Accessways, however, shall not be blocked. (Ord. 4346, 12/13/94)

### **SECTION V**

Section 14.02.040 of the Santa Cruz County Code is hereby amended to read as follows:

### <u>Section 14.02.040(b)</u> - Condominium Conversion Regulations – Amendment Protocols

- (b) The conversion of existing occupied residential real property or property capable of being occupied into a project shall not be approved unless all the following findings can be made:
- 1. The rental vacancy rate in Santa Cruz County is three percent or higher and will not fall below three percent as a result of the proposed conversion. The County shall estimate that the rental vacancy rate in the county is equivalent to the overall vacancy rate (excluding housing units under construction) for Santa Cruz County (SMSA), as listed in the most recent survey issued by the Federal Home Loan Bank of San Francisco.
- 2. Each of the tenants of the proposed project has or will have received all applicable notices and rights now or hereafter required by the state Subdivision Map Act, including written notice of intention to convert, at least 60 days prior to the filing of a tentative map pursuant to Section 66452.9 of the Government Code; 10 days' written notification that an application for a public report will be or has been submitted to the Department of Real Estate, and that such report will be available upon request pursuant to Section 66427.1(a) of the Government Code; written notice of public hearing and of the tenant's right to appear and to be heard on the proposed conversion pursuant to Section 66451.3 of the Government Code; and copies of the staff report on the tentative map at least three days prior to any hearing or action on such map pursuant to Section 66452.3 of the Government Code.
- **3.** At the time of issuance of the written notice of intention to convert, the applicant has informed the tenants that a tenants' association has the right to negotiate for the purchase of the structure as a cooperative.
- **4.** Each of the tenants **of** the proposed project has been, or will be, given written notification within **10** days of approval of a final map for the proposed conversion.
- 5. Each of the tenants of the proposed project has been or will be given **180** days' written notice of intention to convert prior to termination of tenancy due to the conversion or proposed conversion. Tenants aged **62** or older or **handicapped persons with disabilities** or with minor children have or will be given an additional 120 days in which to find suitable replacement housing. The provisions hereof shall not alter or abridge the rights or obligations of the parties in performance of their covenants, including but not limited to the provision of services, payment of rent or the obligations imposed by Sections **1941**, **1941**.1 and **1941**.2 of the California Civil Code.
- 6. Each of the tenants of the proposed project has or will be given the right to cancel any existing lease following receipt of the written notice of public hearing by providing written notice to the landlord.
- 7. Each of the tenants of the proposed project has been or will be given notice of an exclusive right to contract for the purchase of his or her respective unit, or in the case of a cooperative the share controlling the dwelling unit then occupied by the tenant (or any other dwelling unit in the project not claimed by the tenant) upon the same terms and conditions that such unit will be initially offered to the general public or terms more favorable to the tenant. The right shall run for a period of not less than 90 days from the date of issuance of the subdivision public report pursuant to Section 11018.2 of the Business and Professions Code, or approval of the application

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by the County if a subdivision public report is not required, unless the tenant gives prior written notice of his or her intention not to exercise the right.

8. Each of the tenants of the proposed project who resided in the project at the time of the issuance of the notification of intention to convert has or will be offered moving and relocation assistance amounting to one and one-half times the tenant's monthly rent, except when the tenant has given notice of his or her intent to move prior to issuance of the notification of intention to convert.

### **SECTION VI**

Section 15.02.180 of the Santa Cruz County Code is hereby amended to read as follows:

<u>Section 15.02.180</u> - Dedications of Land and Feesfor School Districts – Use of Land and Fees

As to overcrowding dedications and fees, all land or fees, or both, collected pursuant to this chapter and received by a school district, shall be used only for the purpose of providing portable interim elementary or high school classrooms and related bathroom facilities. All such portable classroom and bathroom facilities shall be fully accessible to and usable by the physically handicapped persons with disabilities. Said land or fees shall not be used in any attendance area of a district, any part of which is within another county or city, until and unless said county or city has adopted an ordinance requiring the dedication of land or collection of fees pursuant to Chapter 4.7 of the Government Code, and said requirements are substantially similar to the regulations of this chapter. (Ord. 2599, 11/21/78 3809, 1/27/87)

### **SECTION VII**

	nce shall take effect on the 31st oastal Commission, whichever	, i	r upon certification by the
	SED AND ADOPTED this		,2001 , by the Board
of Superviso	ors of the County of Santa Cruz	by the following vote:	
AYES:	SUPERVISORS		
NOES:	SUPERVISORS		
ABSENT:	SUPERVISORS		
ABSTAIN:	SUPERVISORS		
	CH	AIRMAN, BOARD OF	SUPERVISORS
ATTEST:			
	Clerk of the Board		
APPROVEI	O AS TO FORM: County Co	ounsel .	
Copies to: P	lanning Department		

**60** 

County Counsel



### **County of Santa Cruz**

#### **BOARD OF SUPERVISORS**

701 OCEAN STREET, SUITE 500, SANTA CRUZ, CA 95060-4069 (831) 454-2200 FAX: (831) 454-3262 TDD: (831) 454-2123

JANET K. BEAUTZ
FIRST DISTRICT

WALTER J. SYMONS SECOND DISTRICT.

MARDI WORMHOUDT THIRD DISTRICT TONY CAMPOS
FOURTH DISTRICT

JEFF ALMQUIST

AGENDA: 6/13/00

June 1, 2000

BOARD **OF** SUPERVISORS County of Santa Cruz **701** Ocean Street Santa Cruz, CA **95060** 

RE: RECOMMENDATIONS OF THE COMMISSION ON DISABILITIES TO ELIMINATE THE USE OF THE TERM "HANDICAPPED" IN VARIOUS COUNTY DOCUMENTS

Dear Members of the Board:

Attached is a letter from Andrea Smith, Coordinator of the County's Commission on Disabilities, conveying a series of recommendations from the Commission to phase out use of the term "handicapped" to describe persons with disabilities in County language and in documents produced by County departments now and in the future. Specifically, the Commission recommends use of the term "disability" when referring to people and use of the term "accessible" when referring to parking, bathrooms and buildings rather than the term "handicapped," which is wholly inappropriate and discriminatory.

AS you will note, the Commission has identified three specific areas in which the use of this inappropriate terminology exists in County documents and further recommends that County departments be directed to use the terms "disability" and "accessible" as opposed to "handicapped" when revisions to current documents are undertaken or new documents are created.

I share the Commission's concern that the County not utilize terminology which is offensive or damaging to anyone in any way. Accordingly, I recommend that the Board take the following actions:

1. Direct the Planning Department to include revisions to County Code Sections 13.10.265, 13.10.554, 13.20.150, 14.02.020 and 15.02.180 as part of the department's 2000-01 work plan.

BOARD **OF** SUPERVISORS June **1,** 2000 Page 2

- 2. Direct the Personnel Department to revise job titles and job descriptions for three County positions entitled "Therapists for the Physically Handicapped" (Job Codes PP4, PP5, and PP7) on or before September 12, 2000.
- 3. Direct County Counsel to prepare an ordinance amending County Code Sections 2.72.010 through 2.72.060, relating to the Commission on Disabilities, based on the example provided by the Commission, and return the revised ordinance to 'the Board on or before August 1, 2000.
- 4. Direct the County Administrative Officer to communicate to department heads the Board's direction that County departments no longer utilize the term "handicapped" in the development of any written documents and to ensure that as existing documents are revised, the use of this term is removed and replaced with the terms "disability" or "accessible," as appropriate.

Sincerely,

perdi

MARDI WORMHOUDT, Chair Board of Supervisors

Nambouds

MW: ted Attachments

cc: County Administrative Officer

Planning Director Personnel Director County Counsel

Commission on Disabilities

2055A6

0436

COMMISSION ON DISABILITIES



### COUNTYOF SANTA CRUZ

Email commissions@co.santa-cruz.ca us 701 Ocean
Website: www.co santa-cruz.ca.us ph# 831-45

701 Ocean Street, Room 30, Santa Cruz, CA 95060 ph#831-454-2355 fax# 831-454-2433

May 30, 2000

Chair Mardi Wormhoudt Santa Cruz County Board of Supervisors 701 Ocean Street Santa Cruz, CA 95060

Dear Chair Wormhoudt:

For years, society has inappropriately used the term "handicap" interchangeably with "disability" when referring to persons with disabilities. The term "handicap" originated many years ago to describe the act of using a cap (hat) to collect handouts. Describing people with disabilities using this term is not only inaccurate; it's extremely damaging. Words are very powerful in shaping the attitudes and perception of the public and portraying people with disabilities in this negative manner lends to stereotyping and discrimination. We recommend that the term "disability" be used when referring to people, and that "accessible" be used when referring to parking, bathrooms, and buildings.

Unfortunately, the term "handicapped" is found in some official County documents. The Santa Cruz County Commission on Disabilities requests that the term "handicap" no longer be used to describe persons with disabilities in County language and that all County materials produced now and in the future reflect this correction. We recognize that to review and amend all existing County language would be a monumental task so we request that the following documents be revised:

- 1. Direct the Planning Department to prepare ordinance revisions in Volume II of the County Code as part of the Departments 2000-01 work plan (Sections 13.10.265, 13.10.554, 13.20.150, 14.02.020, and 15.02.180).
- 2. Direct the Personnel Department to revise job titles for three County positions that read "Therapists for the Physically Handicapped" (Job Codes PP4, PP5, and PP7).
- 3. Direct County Counsel *to* amend the County ordinance pertaining *to* the Commission, sections 2.72.010 through 2.72.060, *to* read as the example attached.
- 4. Direct all County Departments to use the terms "disability" and "accessible" rather than "handicapped" in the development of future documents or the revision of current documents.

Thank you in advance for your consideration of this matter. Please feel free to contact the Commission should you require any further information on this issue.

Andrea Smith

Sincerely,

Commission on Disabilities Coordinator

cc: Susan Mauriello, CAO

### Chapter 2.72

### **COMMISSION ON DISABILITIES**

<b>Sections:</b>	
2.72.010	<b>Definitions</b>
2.72.20	Established - Statutory
	authority
2.72.030	Membership
2.72.040	Term of office
2.72.050	Organization and
	procedures
2.72.060	Powers and duties

#### **2.72.010 Definitions.**

The following words and phrases, whenever used in this chapter, shall have the meaning set forth in this section:

- A. "Handicapped Porson with a usability means any individual who, by reason of illness, injury, age congenital malfunction of other permanent or temporary physical incapacity or disability, is unable, without special facilities or special planning or design, to utilize public facilities such as buildings, sidewalks, public transportation and services effectively as persons who are not so affected.
- B. "Severely handicapped person"

  Person with a severe disability
  means those who, without the use of a mechanical device or assistance (person), would face the threat of institutionalization or confinement to bed. (Prior code §3.65.030:Ord. 2744,8/14/79)

### 2.72.020 Established-Statutory authority

The commission on disabilities is established under the authority of Government Code Section 3 1000.1(Ord. 3875 §1, 1987: prior code \$3.65.010: Ord. 2744,8/14/79)

### 2.72.030 **Membership**

The commission shall consist of ten voting members, residents of the county, appointed by the board of supervisors in the following manner:

- A. Each supervisor shall nominate one person, who may reside within the supervisor's district and who is a severely handicapped serson with a severe disability, to serve on the commission;
- B. Each supervisor shall nominate one person who may reside within the supervisor's district and who is either handicapped has a disability or it a member of the immediate family of a handicapped a disability to serve on the commission;
- C. The superintendent of the local State Department of Rehabilitation, or hisiher designee, shall serve as an ex officio member of the commission without a vote. (Prior code § 3.65.040: Ord. 2744, 814/79)

#### 2.72.040 **Term of office.**

Each member shall serve for a term of four years, commencing on April 1<sup>st</sup> Of the year in which such member's appointing supervisor begins a full term. (Prior code § 3.65050: Ord. 2744, 8/14/79)

### 2.72.050 **Organization and procedures.**

- A. General Organization. The commission shall comply in all respects with Sections 2.3 8.110 through 2.38.250 of the Santa Cruz County Code, unless otherwise provided herein.
- B. County Staff. The commission's coordinator shall provide staff support for the commission. The commissions' coordinator shall serve as the administrative secretary, and shall receive copies of all reports and recommendations submitted to the board of supervisors, prepare and mail the agendas, take minutes at each meeting, and perform other duties as directed by the commission. The coordinator shall be selected by the county administrative officer who shall consult with the commission

Page 1 of 2 60

concerning the selection. (Prior code sec. §3.65.060: Ord. 2744, **8/14/79**)

### 2.72.060 Powers and duties.

The commission shall exercise the following responsibilities in its efforts to serve the handicapped persons with disabilities of this county:

- A. Review existing county policies that affect handicapped persons with disabilities and make recommendations to the board of supervisors regarding any proposed changes;
- B. Review Sections 503 and 504 of the Federal Rehabilitation Act of 1973 and the Americans with Disabilities Act and its implementing regulations and advise the Board of Supervisors on any actions necessary to bring the county into compliance with the federal requirements to eliminate discrimination against handicapped persons with disabilities.
- C. Review the provision of access for handicapped persons with distributes to public places within the county and recommend improvements where needed;
- D. Review the county's affirmative action equal employment opportunity plan and policies, and recommend to the board of supervisors and equal employment opportunity commission any revisions which may be necessary to eliminate employment discrimination against persons with

### disabilities

- E. Review the county's personnel rules and job descriptions, and make recommendations to the board of supervisors, and to the civil services commission as necessary to assure that any unnecessary barriers to employment of handicapped possors with disabilities are removed;
- F Advise the Board of Supervisors on any other appropriate programs and

- actions, which would increase employment opportunities for handismed persons with disabilities
- G. Evaluate services provided to handicapped persons with cisabilities in the county and make recommendations to the board of supervisors based on their conclusions;
- H Review requests by handicapped persons with disabilities or organizations for county assistance, and advise the board of supervisors on appropriate actions;
- Investigate citizen complaints related to handicapped persons concerns of persons with disabilities and recommend appropriate actions to the board of supervisors;
- J. Review federal and state legislation of interest to handicapped persons with disabilities and advise the board of supervisors of their recommendation; and
- K Exercise other responsibilities related to the needs and concerns of handicapped persons with disabilities in the county. (Prior code \$3.65020: Ord. 2744, 8/14/79)

### NOTICE OF EXEMPTION FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

ATTACHMENT 5

The County of Santa Cruz has reviewed the project described below and has determined that it is exempt from the provisions of CEQA as specified in Sections 15061 - 15329 of CEQA for 0439 the reason(s) which have been checked on this document.

Application No.

Project Planner

Assessor Parcel No.	
Project Location: Countywide	
Project Description: <i>Proposed County Code</i>	Amendments to Fliminate the Term
• • •	Revise Accessible Parking Standards
Hunuicuppea ana io	Revise Accessione Larking Standards
Person or Agency Proposing Project: Plann	ing and Public Works Depts
Phone Number:	ing and I done works Depts.
	project under CEQA Guidelines, Sections 1928
and 501.	project under CDQ/1 Guidennes, Sections 1920
	only the use of fixed standards or objective
measurements without persona	
C. $-\underline{X}$ — Statutory Exemption other than	
Specify type:	
1 3 31	
D. <u>Categorical Exemption</u>	
1. Existing Facility	17. Open Space Contracts or Easements
2. Replacement or Reconstruction	18. Designation of Wilderness Areas
3. New Construction of Small	19. Annexation of Existing Facilities/
Structure	Lots for Exempt Facilities
4. Minor Alterations to Land	20. Changes in Organization of Local
$\underline{X}$ 5. Alterations in Land Use	Agencies
Limitations	21. Enforcement Actions by Regulatory
6. Information Collection	Agencies
7. Actions by Regulatory Agencies	22. Educational Programs
for Protection of the	23. Normal Operations of Facilities
Environment	for Public Gatherings
8. Actions by Regulatory Agencies	24. Regulation of Working Conditions
for Protection of Nat. Resources	25. Transfers of Ownership of Interests in
9. Inspection	Land to Preserve Open Space
10. Loans	26. Acquisition of Housing for Housing
<ul><li>11. Accessory Structures</li><li>12. Surplus Govt. Property Sales</li></ul>	Assistance Programs
13 Acquisition of Land for Wild-	27. Leasing New Facilities
life Conservation Purposes	28. Small Hydroelectric Projects at Existing
14. Minor Additions to Schools	Facilities
15. Minor Land Divisions	29. Cogeneration Projects at Existing
16. Transfer of Ownership of	Facilities
Land to Create Parks	T definition
Zana to Grane I aris	
E. Lead Agency Other Than County	<b>7</b> :
May Mich emus	Date: <u>10/25/0/</u>
Mark Deming, AICP	

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### BEFORE THE PLANNING COMMISSION OF THE COUNTY OF SANTA CRUZ, STATE OF CALIFORNIA

### RESOLUTION NO. 13-01

0440

On the motion of Commissioner duly seconded by Commissioner the following Resolution is adopted:

# PLANNING COMMISSION RESOLUTION RECOMMENDING AMENDMENT TO COUNTY CODE SECTIONS 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, AND 15.02.180, TO ELIMINATE THE TERM "HANDICAPPED" AND TO REVISE ACCESSIBLE PARKING STANDARDS

WHEREAS, on May 30, 2000, Andrea Smith, the Coordinator of the County's Commission on Disabilities, sent a letter to the Board of Supervisors requesting that the County replace the term "handicapped" with either "disabled" or "accessible", as appropriate; and

WHEREAS, in her letter, Ms. Smith pointed out that using the term "handicapped" to describe persons with disabilities was rude and inappropriate, and potentially discriminatory; and

WHEREAS, in response to this letter, at their June 13, 2000 meeting, the Board of Supervisors directed County staff to revise sections 13.10.265, 13.10.554, 13.20.150, 14.02.020, and 15.02.180 of the County Code, to replace the term "handicapped" with either "disabled" if referring to persons, or "accessible" if referring to parking spaces, toilets, or buildings; and

WHEREAS, the Planning Department is simultaneously proposing language changes to the standards for accessible parking spaces in County Code Section 13.10.552, to make them consistent with Title 24 of the Americans with Disabilities Act (ADA); and

WHEREAS, the proposed amendments have been found by Planning Department staff to be categorically exempt from the California Environmental Quality Act (CEQA) and a CEQA Categorical Exemption form has been prepared;

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission recommends that the amendments to Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180 of the County Code as set forth in Attachments A-1 and A-2, of Exhibit A, and the CEQA Categorical Exemption, incorporated herein by reference, be approved by the Board of Supervisors and submitted to the Coastal Commission as part of the Local Coastal Program Update.

PASSED AND ADOPTED by the Planning Commission of the County of Santa Cruz, State of California, this <u>8th</u> day of <u>August</u>,2001 by the following vote:

AYES: COMMISSIONERS Bremner, Durkee, Holbert, and Osmer.

NOES: COMMISSIONERS

ABSENT: COMMISSIONERS Shepherd and/or DeAlba.

ABSTAIN: COMMISSIONERS

Exhibit A

Chairperson

ATTEST: Secretary

0441

APPROVED AS YO FORM:

COUNTY COUNSEL

cc: County Counsel

Planning Department

Attachments:

A-1: Proposed Ordinance No. \_\_\_\_ amending County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180

ORDINANCE NO,	0442
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AN ORDINANCE AMENDING COUNTY CODE SECTIONS 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.040, AND 15.02.180, TO ELIMINATE THE TERM "HANDICAPPED" AND TO REVISE ACCESSIBLE PARKING STANDARDS

### **SECTION I**

The Santa Cruz County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.040, and 15.02.180 are hereby amended to read as follows:

### <u>Section 13.10.265(d)</u> - **Zoning Code**, Nonconforming Structures

- (d) The structural enlargement, extension, reconstruction or alteration of a non-conforming structure which has been designated as a historic resource pursuant to County Code Chapter 16.42 is permitted upon issuance on only those building permits and/or development permits required by other Sections of the County Code regardless of any other provisions of this Chapter to the contrary, if one or more of the following criteria are met:
- 1. The structural enlargement, extension, reconstruction or alteration conforms to the site development regulations of the Zoning district in which it occurs; or
- 2. The structural enlargement, extension, reconstruction or alteration does not conform to the setback or height regulations of the Zoning district in which it occurs, but is within the structural outline of the structure and does not expand the perimeter foundation line of the structure. The structural outline of a structure shall include that space which is enclosed by the structural posts, columns, beams, trusses and girders of the structure.
- 3. The structural enlargement, extension, reconstruction or alteration is required to provide handicapped access for persons with disabilities to the structure.

### Section 13.10.552(e) - Handicapped Accessible Parking

Parking spaces specifically designed, located and reserved for vehicles licensed by the State for use by the handicapped persons with disabilities shall be provided in each parking facility of 10 1 or more spaces according to the following table:



Total Spaces Required	Maximum Minimum Number of Handicapped
	Accessible* Spaces Required
1-9 1-25**	0 1
<del>10-49</del> 26- <b>50</b>	1-2
<del>50-99</del> 51-75	2 3
<del>100-199</del> <b>76-100</b>	3-4
<del>200 or more</del> <b>101-150</b>	4–5
151-200	6
201-300	7
301-400	8
401-500	9
501-1000	***
1001 and over	***

<sup>\*</sup> Van space (s). One in every eight accessible spaces, but not less than one, shall be served by an access aisle 96 inches wide minimum and shall be designated van accessible. All such spaces shall be grouped on one level of any parking structure.

\*\* Less Than 5 Spaces: When less than five spaces are provided at buildings and facilities subject to these regulations, one shall be 14 feet wide and lined, to provide a 9-foot parking area and a 5-foot loading and unloading area. However, there is no requirement that the space be reserved exclusively or identified for use by persons with disabilities only.

The Approving Body may determine additional spaces to be necessary due to the special circumstances of the use intended.

### Section 13.10.554 - Zoning Code, Standards for Off-street Parking Facilities

Offstreet parking facilities for autos shall conform with the following standards:

- (a) Size of Parking Spaces.
- 1. Each standard size parking space shall be not less than 18 feet (5.5 meters) in length and 8-1/2 feet (2.7 meters) in width, exclusive of aisles and access drives.
- 2. Each compact car parking space shall be not less than 16 feet (4.9 meters) long and **7.5** (2.3 meters) wide.
- 3. **All** parking spaces shall have a vertical clearance of not less than 7.5 feet (2.3 meters).
- 4. Each parking space designated for handicapped use shall not be less than 18 feet (5.5 meters) long and 8 feet (2.4 meters) wide when located at the end of a row of spaces, or 12 feet (3.6 meters) wide when located between two conventional spaces. The end of a row of spaces shall have no obstruction on one side for at least 4 feet (1.2 meters) from the front.

Accessible parking spaces shall be located as near as practical to a primary entrance. Where single spaces are provided, they shall be 14 feet wide and outlined to provide a 9-foot parking area and a 5-foot loading and unloading access aisle on the passenger side of the vehicle. When more than one space is provided, in lieu of providing a 14-foot-wide

<sup>\*\*\*</sup> Two percent of the total.

<sup>\*\*\*\*</sup> Twenty plus one for each **100**, or fraction thereof over 1001.

0444

space for each parking space, two spaces can be provided within a 23-foot area lined to provide accessible parking as required by this section. Accessible parking spaces serving a particular building shall be located on the shortest accessible route of travel from adjacent parking to an accessible entrance. In parking facilities which do not serve a particular building, accessible parking shall be located on the shortest accessible route of travel to an accessible pedestrian entrance of the parking facility. In buildings with multiple accessible entrances with adjacent parking, accessible parking spaces shall be dispersed and located closest to the accessible entrances. Such parking space shall be located in an area with a slope not exceeding two percent, and shall be near or convenient to a level or ramped entrance, with a slope not exceeding five percent. Accessible parking spaces for the handicapped shall be assigned and restricted for use by the handicapped persons with disabilities only.

### <u>Section 13.20.150(d)</u> - Coastal Zone Regulations, Special Use Standards and Conditions

- d) Primary Destinations and Accessways. The following requirements apply to primary destinations and accessways as identified in Section 7.7 of the General Plan and Local Coastal Program Land use Plan.
- (1) Improvements at Primary Designations. The following improvements shall be provided at primary destinations: path improvements; recycling and garbage collection facilities; automobile parking, or in **an** impacted neighborhood, an acceptable alternative such as a beach shuttle, bicycle parking, transit service stop; access provisions for handicapped **persons with disabilities** if feasible; restrooms; scenic overlooks if appropriate; safety signs if needed, and identification signs. The level of development shall be as specified in an approved master plan for the destination, or in the absence of such a plan, at levels appropriate to the size, character and projected use of the destinations. The Assessment of Access Trails and Shoreline Destinations contained in the Land Use Plan shall provide the basis for determining the appropriate development level.
- (2) Maintenance and Management Program. The development plan for any primary destination shall include a feasible program for maintenance and management of the destination.
- (3) Accessway Separation. Barriers designed to discourage public encroachment upon private property may be erected between private property and accessways and/or high use recreation areas. Accessways, however, shall not be blocked. (Ord. 4346, 12/13/94)

### <u>Section 14.02.040(b)</u> - Condominium Conversion Regulations - Amendment Protocols

- (b) The conversion of existing occupied residential real property or property capable of being occupied into a project shall not be approved unless all the following findings can be made:
- 1. The rental vacancy rate in Santa Cruz County is three percent or higher and will not fall below three percent as a result of the proposed conversion. The County shall estimate that the rental vacancy rate in the county is equivalent to the overall vacancy rate (excluding housing units under construction) for Santa Cruz County (SMSA), as listed in the most recent survey issued by the Federal Home Loan Bank of San Francisco.
- 2. Each of the tenants of the proposed project has or will have received all applicable notices and rights now or hereafter required by the state Subdivision Map Act, including written notice of intention to convert, at least 60 days prior to the filing of a tentative map pursuant to Section 66452.9 of the Government Code; 10 days' written notification that an application for a public

report will be or has been submitted to the Department of Real Estate, and that such report will be available upon request pursuant to Section 66427.1(a) of the Government Code; written notice of public hearing and of the tenant's right to appear and to be heard on the proposed conversion pursuant to Section 66451.3 of the Government Code; and copies of the staff report on the tentative map at least three days prior to any hearing or action on such map pursuant to Section

0445

3. At the time of issuance of the written notice of intention to convert, the applicant has informed the tenants that a tenants' association has the right to negotiate for the purchase of the structure as a cooperative.

66452.3 of the Government Code.

- 4. Each of the tenants of the proposed project has been, or will be, given written notification within 10 days of approval of a final map for the proposed conversion.
- 5. Each of the tenants of the proposed project has been or will be given 180 days' written notice of intention to convert prior to termination of tenancy due to the conversion or proposed conversion. Tenants aged 62 or older or handicapped persons with disabilities or with minor children have or will be given an additional 120 days in which to find suitable replacement housing. The provisions hereof shall not alter or abridge the rights or obligations of the parties in performance of their covenants, including but not limited to the provision of services, payment of rent or the obligations imposed by Sections 1941, 194I.1 and 1941.2 of the California Civil Code.
- 6. Each of the tenants of the proposed project has or will be given the right to cancel any existing lease following receipt of the written notice of public hearing by providing written notice to the landlord.
- 7. Each of the tenants of the proposed project has been or will be given notice of an exclusive right to contract for the purchase of his or her respective unit, or in the case of a cooperative the share controlling the dwelling unit then occupied by the tenant (or any other dwelling unit in the project not claimed by the tenant) upon the same terms and conditions that such unit will be initially offered to the general public or terms more favorable to the tenant. The right shall run for a period of not less than 90 days from the date of issuance of the subdivision public report pursuant to Section 11018.2 of the Business and Professions Code, or approval of the application by the County if a subdivision public report is not required, unless the tenant gives prior written notice of his or her intention not to exercise the right.
- 8. Each of the tenants of the proposed project who resided in the project at the time of the issuance of the notification of intention to convert has or will be offered moving and relocation assistance amounting to one and one-half times the tenant's monthly rent, except when the tenant has given notice of his or her intent to move prior to issuance of the notification of intention to convert.

Section 15.02.180 - Dedications of Land and Feesfor School Districts - Use of Land and Fees

As to overcrowding dedications and fees, all land or fees, or both, collected pursuant to this chapter and received by a school district, shall be used only for the purpose of providing portable interim elementary or high school classrooms and related bathroom facilities. All such portable classroom and bathroom facilities shall be fully accessible to and usable by the physically handicapped persons with disabilities. Said land or fees shall not be used in any attendance area of a district, any part of which is within another county or city, until and unless said county or city has adopted an ordinance requiring the dedication of land or collection of fees pursuant to Chapter 4.7 of the Government Code, and said requirements are substantially similar to the regulations of this chapter. (Ord. 2599, 11/21/78 3809, 1/27/87)

### **SECTION II**

This Ordinance shall take effect upon ce	ertification by the California Coastal Commission.
PASSED AND ADOPTED this of Supervisors of the County of Santa C	day of, 2001, by the Board Cruz by the following vote:
AYES: SUPERVISORS NOES: SUPERVISORS ABSENT: SUPERVISORS ABSTAIN: SUPERVISORS	
Ō	CHAIRPERSON, BOARD OF SUPERVISORS
ATTEST: Clerk of the Board	
APPROVED AS TO FORM: County	v Counsel
Copies to: Planning Department County Counsel	

### ATTACHMENT 7

### County of Santa Cruz Planning Commission Minutes

**DATE:** August **8**, 2001

**PLACE:** Board of Supervisors Chambers, Room 525

County Government Center, 701 Ocean Street, Santa Cruz, CA

**COMMISSIONERS PRESENT:** ROB BREMNER, TED DURKEE,

DENNIS OSMER, DENISE HOLBERT

**STAFF MEMBERS PRESENT:** CATHY GRAVES, MARK DEMING,

FRANK BARRON, MICHELLE GREEN

COUNTY COUNSEL PRESENT: RAHN GARCIA

All legal requirements for items set for public hearing on the Santa Cruz County Planning Commission agenda for this meeting have been fulfilled before the hearing including publication, mailing and posting as applicable.

A. ROLL CALL:

Commissioners Durkee, Holbert, Osmer and Bremner were present at 9:00 a.m.

B. **PLANNING DIRECTOR'S REPORT:** None

C. COUNTY COUNSEL'S REPORT: Update on land-use related court actions regarding

takings.

D. ADDITIONS AND CORRECTIONS TO THE AGENDA: Items F-1 & F-2 removed from

agenda for correction. To be brought back after corrections.

E. ORAL COMMUNICATIONS: None

F. CONSENT ITEMS:

There are no consent items on this agenda.

G. CONTINUED ITEMS

There are no continued items on this agenda.

H. SCHEDULED ITEMS

H-1. Public Hearing to consider amendments to the County Code Section 16.20.180 (Grading Ordinance) revising design standards for private roads, driveways and bridges.

PROJECT PLANNER: FRANK BARRON, 454-2530

Introduction by Frank Barron. New standards for private roads when grading permit required. New surfacing requirements to reduce erosion & extend life of roads. Developed in conjunction with local fire agencies to provide adequate fire access. Proposed amendments are consistent with General Plan and Fire Code.

**COMMISSIONER DURKEE:** Is this final action needed from Commission in order to implement changes.

<u>MARK DEMING</u>: Yes, this is result of public outreach and revisions requested by fire agencies for consistency with State Fire Code.

**COMMISSIONER DURKEE:** Does it make any changes to existing development?

**MARK DEMING:** No, only applies to new roads and improvements to existing roads.

**<u>COMMISSIONER BREMNER</u>**: Oil and screening requirement exceeds fire code, why? Do we have to follow fire code?

<u>MARK DEMING</u>: Difficult to determine road grades without survey which would be extra cost. County adopts fire code with amendments. Farm roads not subject to the grading ordinance.

MR. HAINES, SAN LORENZO VALLEY WATER DISTRICT: Submitted letter from district in support of changes. Would like it to apply to maintenance of existing roads, as well as new. Support changes to improve water quality. (See Action Agenda)

Approve as amended. Motion made by Osmer and seconded by Bremner. Voice Vote, 4-0, without Shepherd and her alternate's vote.

H-2. Public Hearing to consider amendments to various County Code sections to eliminate the term "handicapped" and revise the standards for accessible parking. PROJECT PLANNER: FRANK BARRON, 454-2530

Introduction by Frank Barron. History of Board instructions for changes to remove the word, "handicapped" from County Ordinances. Also makes changes to 13.10 to change parking requirements for consistency with ADA. (See Action Agenda).

Approved as recommended. Motion made by Durkee and seconded by Osmer. Voice Vote, 4-0, without Shepherd and her alternate's vote.

PLEASE NOTE:	THESE MINUTES HAVE NOT BEEN APPROVED BY THE PLANNING
	COMMISSION AS OF OCTOBER 19,2001.

KRISTY MILLER
PLANNING DEPARTMENT

### ATTACHMENT 8

AGENDA: August 8,2001



### **COUNTY OF SANTA CRUZ**

0449

### PLANNING DEPARTMENT

701 OCEAN STREET, 4<sup>th</sup> Floor, Santa Cruz, **Ca 95060** (831) 454-2580 Fax: (83 1) 454-2131 Tdd: (831) 454-2123 ALVIN JAMES, DIRECTOR

July 10, 2001

Planning Commission
County of Santa Cruz
701 Ocean Street

**SUBJECT:** 

ORDINANCE AMENDMENTS TO ELIMINATE THE TERM

"HANDICAPPED" IN VARIOUS COUNTY DOCUMENTS AND TO REVISE THE STANDARDS FOR ACCESSIBLE PARKING IN THE COUNTY ZONING

CODE

Santa Cruz, California 95060

### Commissioners:

On June 13, 2000 the Board of Supervisors directed the Planning Department to revise specific sections of the County Code (see Exhibit B). The intent was to replace the term "handicapped" with more appropriate terms such as "disabled" or "accessible". Simultaneously, the Planning Department is proposing language changes to the standards for accessible parking spaces, to make them consistent with Title 24 of the Americans with Disabilities Act (ADA). Your Commission is being requested to review the attached proposed amendments to County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180, and forward your recommendation to the Board of Supervisors. The attached proposed Resolution (Exhibit A) recommends that the Board of Supervisors give final approval to the proposed amendments.

### Background & Discussion:

On May 30, 2000, Andrea Smith, the Coordinator of the County's Commission on Disabilities, sent a letter to the Board of Supervisors (Exhibit C) requesting that the County revise the wording of selected County documents. She specifically requested that the term "handicapped" be changed to either "disabled" or "accessible", as appropriate. In her letter, Ms. Smith noted that the term "handicap" originated many years ago to describe the act of using a cap to collect handouts. She further pointed out that using the term "handicapped" to describe persons with disabilities was rude and inappropriate, and potentially discriminatory. In response to this letter, the Board of Supervisors directed County staff to revise appropriate sections of the County Code and other County documents, to replace the term "handicapped" with either "disabled" if referring to persons, or "accessible" if referring to parking spaces, toilets, or buildings. The Planning Department was specifically directed to revise County Code Sections 13.10.265 (Zoning Code - Nonconforming Structures), 13.10.554 (Zoning Code – Standards for Off-street Parking Facilities), 13.20.150 (Coastal Zone Regulations – Special. Use Standards and Conditions), 14.02.020 (Condominium Conversion Regulations - Amendment' Protocols), and 15.02.180 (Dedications of Land and Fees for School Districts – Use of Land and Fees). In addition, staff is proposing revisions to Section 13.10.552(e) - "Handicapped" Parking Requirements • to ensure consistency with Title 24 of the ADA.

### **Recommendation:**

Staff RECOMMENDS that the Planning Commission adopt the attached Resolution (Exhibit A) Recommending Approval of Proposed Amendments to County Code, replacing the term "handicapped" with the terms "disabled" and/or "accessible", as appropriate, in County Code Sections 13.10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180. The proposed amendments have been found by Planning Department staff to be categorically exempt from CEQA and a CEQA Categorical Exemption form has been prepared (Exhibit D).

Sincerely,

Frank Barron, AICP

Frank Barron

Planner

Mark M. Deming, AICP

Principal Planner

### **EXHIBITS**:

**A.** Resolution Recommending Approval of the Proposed Amendments to County Code Sections 13,10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180, replacing the term "handicapped" with the terms "disabled" and/or "accessible", **as** appropriate.

Attachment A-1: Proposed Ordinance No. \_\_\_\_ amending County Code Sections 13,10.265, 13.10.552, 13.10.554, 13.20.150, 14.02.020, and 15.02.180

- B. June 13,2000 Letter from Supervisor Marti Wormhoudt to the Board of Supervisors
- C. May 30,2000 Letter from Andrea Smith, Coordinator of the County's Commission on Disabilities, to the Board of Supervisors
- D. CEQA Exemption

cc: Santa Cruz County Commission on Disabilities



### **County of Santa Cruz**

#### **BOARD OF SUPERVISORS**

701 OCEAN STREET, SUITE 500, SANTA CRUZ, CA 95060-4069 (831)454-2200 FAX: (831) 454-3262 TDD: (831) 454-2123

JANET K. BEAUTZ FIRST DISTRICT WALTER J. SYMONS SECOND DISTRICT MARDI WORMHOUDT THIRD DISTRICT TONY CAMPOS
FOURTH DISTRICT

JEFF ALMQUIST FIFTH DISTRICT

AGENDA: 6/13/00

June 1, 2000

BOARD **OF** SUPERVISORS County of Santa Cruz 701 Ocean Street Santa Cruz, CA 95060

RE: RECOMMENDATIONS OF THE COMMISSION ON

DISABILITIES TO ELIMINATE THE USE OF THE TERM

"HANDICAPPED" IN VARIOUS COUNTY DOCUMENTS

Dear Members of the Board:

Attached is a letter from Andrea Smith, Coordinator of the County's Commission on Disabilities, conveying a series of recommendations from the Commission to phase out use of the term "handicapped" to describe persons with disabilities in County language and in documents produced by County departments now and in the future. Specifically, the Commission recommends use of the term "disability" when referring to people and use of the term "accessible" when referring to parking, bathrooms and buildings rather than the term "handicapped," which is wholly inappropriate and discriminatory.

As you will note, the Commission has identified three specific areas in which the use of this inappropriate terminology exists in County documents and further recommends that County departments be directed to use the terms "disability" and "accessible" as opposed to "handicapped" when revisions to current documents are undertaken or new documents are created.

I share the Commission's concern that the County **not** utilize terminology which is offensive or damaging **to** anyone in any way. Accordingly, I recommend that the Board take the following actions:

1. Direct the Planning Department to include revisions to County Code Sections 13.10.265, 13.10.554, 13.20.150, 14.02.020 and 15.02.180 as part of the department's 2000-01 work plan.

**BOARD OF** SUPERVISORS June 1, 2000 Page 2

- 2. Direct the Personnel Department to revise job titles and job descriptions for three County positions entitled "Therapists for the Physically Handicapped" (Job Codes PP4, PPS, and PP7) on or before September 12, 2000.
- 3. Direct County Counsel to prepare an ordinance amending County Code Sections 2.72.010 through 2.72.060, relating to the Commission on Disabilities, based on the example provided by the Commission, and return the revised ordinance to the Board on or before August 1, 2000.
- 4. Direct the County Administrative Officer to communicate to department heads the Board's direction that County departments no longer utilize the term "handicapped" in the development of any written documents and to ensure that as existing documents are revised, the use of this term is removed and replaced with the terms "disability" or ''accessible," as appropriate.

Sincerely,

perdi

MARD WORMHOUDT, Chair Board of Supervisors

( ) amberdo

MW: ted Attachments

cc: County Administrative Officer
Planning Director
Personnel Director
County Counsel
Commission on Disabilities

2055A6



COMMISSION ON DISABILITIES

COUNTYOF SANTA CRUZ

Email commissions@co.santa-cruz.ca us Website: www.co.santa-cruz.ca.us

701 Ocean Street, Room 30, Santa *Cruz*, CA 95060 ph# 831-454-2355 fax# 831-454-2433

May 30,2000

Chair Mardi Wormhoudt Santa Cruz County Board of Supervisors 701 Ocean Street Santa Cruz, CA 95060

Dear Chair Wormhoudt:

For years, society has inappropriately used the term "handicap" interchangeably with "disability" when referring to persons with disabilities. The term "handicap" originated many years ago to describe the act of using a cap (hat) to collect handouts. Describing people with disabilities using this term is not only inaccurate; it's extremely damaging. Words are very powerful in shaping the attitudes and perception of the public and portraying people with disabilities in this negative manner lends to stereotyping and discrimination. We recommend that the term "disability" be used when referring to people, and that "accessible" be used when referring to parking, bathrooms, and buildings.

Unfortunately, the term "handicapped" is found in some official County documents. The Santa Cruz County Commission on Disabilities requests that the term "handicap" no longer be used to describe persons with disabilities in County language and that all County materials produced now and in the future reflect this correction. We recognize that to review and amend all existing County language would be a monumental task so we request that the following documents be revised:

- 1. Direct the Planning Department to prepare ordinance revisions in Volume II of the County Code as part of the Departments 2000-01 work plan (Sections 13.10.265, 13.10.554, 13.20.150, 14.02.020, and 15.02.180).
- 2. Direct the Personnel Department to revise job titles for three County positions that read "Therapists for the Physically Handicapped" (Job Codes PP4, PP5, and PP7).
- 3. Direct County Counsel to amend the County ordinance pertaining to the Commission, sections 2.72.010 through 2.72.060, to read as the example attached.
- 4. Direct all County Departments to use the terms "disability" and "accessible" rather than "handicapped" in the development of future documents or the revision of current documents.

Thank you in advance for your consideration of this matter. Please feel free to contact the Commission should you require any further information on this issue.

Andrea Smith

Sincerely

Commission on Disabilities Coordinator

cc: Susan Mauriello, CAO

### Chapter 2.72

### COMMISSION ON DISABILITIES

**Sections:** 

2.72.010 Definitions
2.72.20 Established – Statutory authority
2.72.030 Membership
2.72.040 Term of office
2.72.050 Organization and procedures
2.72.060 Powers and duties

#### **2.72.010 Definitions.**

The following words and phrases, whenever used in this chapter, shall have the meaning set forth in this section:

- A. "The lie sped "means any individual who, by reason of illness, injury, age congenital malfunction of other permanent or temporary physical incapacity or disability, is unable, without special facilities or special planning or design, to utilize public facilities such as buildings, sidewalks, public transportation and services effectively as persons who are not so affected.
- B. "Severely handicapped person"

  Person with a severe disability means those who, without the use of a mechanical device or assistance (person), would face the threat of institutionalization or confinement to bed. (Prior code §3.65.030:Ord. 2744,8114179)

### 2.72.020 Established-Statutory authority

The commission on disabilities is established under the authority of Government Code Section 31000.1(Ord. 3875 §1, 1987: prior code \$3.65.010: Ord. 2744,8114179)

#### **2.72.030 Membership**

The commission shall consist of ten voting members, residents of the county, appointed by the board of supervisors in the following manner:

- A. Each supervisor shall nominate one person, who may reside within the supervisor's district and who is a severely handicapped person with a severe disability, to serve on the commission:
- B. Each supervisor shall nominate one person who may reside within the supervisor's district and who is either handicapped has a disability or is a member of the immediate family of a handicapped person with a disability to serve on the commission;
- C. The superintendent of the local State Department of Rehabilitation, or his/her designee, shall serve as an ex officio member of the commission without a vote. (Prior code § 3.65.040: Ord. 2744, 814/79)

#### 2.72.040 **Term of office.**

Each member shall serve for a term of four years, commencing on April 1<sup>st</sup> of the year in which such member's appointing supervisor begins a full term. (Prior code § 3.65050: Ord. 2744, 8/14/79)

### 2.72.050 **Organization and procedures.**

- A. General Organization. The commission shall comply in all respects with Sections 2.3 8.1 10 through 2.38.250 of the Santa Cruz County Code, unless otherwise provided herein.
- B. County Staff. The commission's coordinator shall provide staff support for the commission. The commissions' coordinator shall serve as the administrative secretary, and shall receive copies of all reports and recommendations submitted to the board of supervisors, prepare and mail the agendas, take minutes at each meeting, and perform other duties as directed by the commission. The coordinator shall be selected by the county administrative officer who shall consult with the commission



concerning the selection. (Prior code sec. §3.65.060: Ord. 2744, 8/14/79)

### 2.72.060 Powers and duties.

The commission shall exercise the following responsibilities in its efforts to serve the handicapped persons with disabilities of this county:

- A. Review existing county policies that affect handicapped persons with disabilities and make recommendations to the board of supervisors regarding any proposed changes;
- B. Review Sections 503 and 504 of the Federal Rehabilitation Act of 1973 and the Americans with Disabilities Act and its implementing regulations and advise the Board of Supervisors on any actions necessary to bring the county into compliance with the federal requirements to eliminate discrimination against handicapped persons will disabilities.
- C. Review the provision of access for handicapped Partons with distributes to public places within the county and recommend improvements where needed;
- D. Review the county's affirmative action equal amployment opportunity plan and policies, and recommend to the board of supervisors and affirmative action equal employment opportunity commission any revisions which may be necessary to eliminate employment discrimination against handicapped persons with disabilities.
- F Advise the Board of Supervisors on any other appropriate programs and

- actions, which would increase employment opportunities for handicapped persons with disabilities
- G. Evaluate services provided to handicapped persons with disabilities in the county and make recommendations to the board of supervisors based on their conclusions;
- H Review requests by handicapped persons with disabilities or organizations for county assistance, and advise the board of supervisors on appropriate actions;
- I. Investigate citizen complaints
  related to
  concert of persons
  - and recommend appropriate actions to the board of supervisors;
- J. Review federal and state legislation of interest to handicapped persons with disabilities and advise the board of supervisors of their recommendation; and
- K Exercise other responsibilities related to the needs and concerns of handicapped persons with disabilities in the county. (Prior code \$3.65020: Ord. 2744, 8/14/79)

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