

Agenda Report

TO: CITY COUNCIL

DATE: APRIL 3, 2000

FROM: CITY MANAGER

SUBJECT: SUMMARY OF RECYCLING CENTER REGULATIONS

RECOMMENDATION:

This report is for information only.

BACKGROUND:

At the City Council meeting on November 8, 1999, Members of the City Council requested the staff provide information on how the Pasadena Municipal Code addresses Recycling Centers. Specifically, concerns were raised about noise and land use impacts to adjacent residential uses.

The zoning code permits Small Collection Facilities (i.e., Recycling Centers) as an accessory use to a commercial, community facility or public facility use subject to meeting specific development and performance standards. A Small Collection Facility is considered a recycling center of 500 square feet or less for the deposit or drop-off of recyclable materials (e.g., glass, plastic, paper etc.). Typically, Small Collection Facilities are those recycling facilities seen at grocery stores throughout the community. A small collection facility shall be approved by both the Zoning Administrator and Public Works Department prior to operation of the facility.

There are currently a number of small collection facilities throughout the City and located at grocery stores such as Vons, Albertsons, Food for Less and other food stores. These recycling facilities were issued Sundry/Vehicle Licenses by the City because of confusion as to whether they were considered mobile vehicles or roll-off trailers that remain on a site for an indefinite period of time.

Staff has conducted an inventory of these facilities to identify their locations throughout the City. When it is time for the renewal of their Sundry/Vehicle License, the City will require a Business License instead of a Sundry/Vehicle License. At that time, these facilities would be required to meet the zoning code requirements and be subject to an

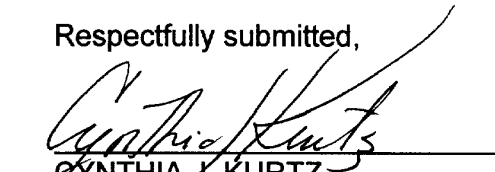
inspection by Code Compliance. The implications of this action may allow a small collection facility to remain in its current location, relocate on the same property, or be removed from a property all together.

There was also some question as to the adequacy of the existing Recycling Center Ordinance in regulating land use impacts. It is staff's assessment that the current Recycling Center regulations are appropriate and meets the state guidelines for such facilities. Staff has also surveyed other communities in the San Gabriel Valley as to how their zoning code regulates recycling centers. Based on the survey, the development and performance standards currently adopted by the City of Pasadena are the same or similar to other cities in the surrounding area. Moreover, the existing standards require that each proposed facility be reviewed on a case by case basis. Specifically, the code requires that the facility shall be approved by the Zoning Administrator and Public Works and Transportation Department. Consideration shall be given to distance to residential uses, visibility, traffic and circulation, noise and aesthetics. A request for a recycling facility may be modified or denied if the Zoning Administrator finds that it will detrimentally affect the public health, safety and welfare. As such, it is staff's assessment that the existing standards are adequate for addressing recycling centers. The development standards for Recycling Centers are located in Section 17.64.300 of the Zoning Code and are attached to this information item.

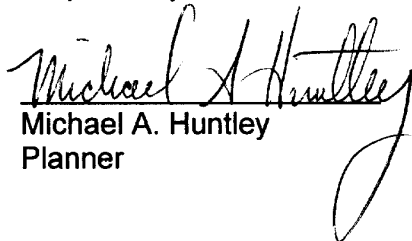
FISCAL IMPACTS:

This report is an information item only and no fiscal impacts are expected.

Respectfully submitted,


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