

ZONING INTERPRETATION RECORD

Subject of Interpretation:

Requirements for a Social Service Facility

Zoning Ordinance Section Number:

11-6-3 (Pre-2011 Zoning Ordinance)

Title of Section:

Development Standards

Cause for Interpretation:

The applicant wants to obtain a license for a church to be considered a social service facility.

Interpretation:

Section 11-6-3 states that if the property is classified as a Social Service Facility (SSF), it would require approval of a Council Use Permit by the City Council before such services are offered. The issue in question is a determination of whether the service will generate "congregate" activity. That is, will the Church, by offering these counseling services, attract individuals to the site that may loiter or congregate in the neighborhood while waiting for the counseling center to open, or while awaiting their chance to be counseled?

The services being offered, job counseling and adolescent behavior with occasional provision of services for clients on a walk-in "clinic" basis, are consistent with the types of activity often referred to as "church ministry" activities, and at least initially do not rise to the level of social service activities that require a Council Use Permit for a SSF. However, if the level of services change, or the "walk-in" clinic becomes a service that is provided at a scale that does attract loitering or congregations of individuals desiring to avail themselves of these counseling services, a different interpretation could be made at that time. A SSF Council Use Permit could be required in the future, particularly if the counseling service is provided to larger number of clients than expected.

The existing zoning for the site does not need to be modified, and a Council Use Permit is not required at this time. The proposed counseling use is acceptable within the general understanding of operating a church and church-related activities.