

3.

ORDINANCE NO. 4401, FOURTH SERIES

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550; FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT SW CORNER FRANKLIN BLVD. & MEADOWVIEW RD. FROM THE A Agricultural & R-3-R Light Density Multi-family Review ZONES AND PLACING SAME IN THE R-3-R Light Density Multi-family Review & R-1A Townhouse ZONES (FILE P-9070) (APN: 119-200-01 thru 11; 119-210-01 thru 87; 119-220-01 thru 56; 119-070-17)

BE IT ENACTED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

SECTION 1.

The territory described in the attached exhibit(s) which is in the A Agricultural & R-3-R Light Density Multi-family Review zone(s) established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the R-3-R Light Density Multi-family Review & R-1A Townhouse zone(s).

This action rezoning the property described in the attached exhibit(s) is adopted subject to the following conditions and stipulations:

- a. A material consideration in the decision of the Planning Commission to recommend and the City Council to approve rezoning of the applicant's property is the development plans and representations submitted by the applicant in support of his request. It is believed said plans and representations are an integral part of such proposal and should continue to be the development program for the property.
b. If an application for a building permit or other construction permit is filed for said parcel which is not in conformity with the proposed development plans and representations submitted by the applicant and as approved by the Planning Commission July 10, 1980, on file in the office of the Planning Department, or any provision or modification thereof as subsequently reviewed and approved by the Planning Commission, no such permit shall be issued, and the Planning Director shall report the matter to the Planning Commission as provided for in Ordinance No. 3201, Fourth Series.

SECTION 2.

The City Clerk of the City of Sacramento is hereby directed to amend the maps which are a part of said Ordinance No. 2550, Fourth Series, to conform to the provisions of this ordinance.

SECTION 3.

Rezoning of the property described in the attached exhibit(s) by the adoption of this ordinance shall be deemed to be in compliance with the procedures for the rezoning of property prescribed in Ordinance No. 2550, Fourth Series, as said procedures have been affected by recent court decisions.

PASSED FOR PUBLICATION: August 5, 1980

PASSED: August 12, 1980

EFFECTIVE: September 11, 1980

Guave Rieder ACTING MAYOR

ATTEST:

Special Magistrate CITY CLERK

4401

P-9070

ORDINANCE No.

AUG 12 1980

DESCRIPTION OF AREA TO BE REZONED
FROM A TO R3-R

All that portion of Sections 5 and 6, Township 7 North, Range 5 East,
M. D. B. & M., described as follows:

Beginning at the Southeast corner of "Franklin Villa Estates South", the Official Plat thereof filed in the Office of the Sacramento County Recorder in Book 92 of Maps, Map No. 23; thence, from said point of beginning along the Easterly line of "Franklin Villa Estates South", North 15° 00' 33" West, 1185.31 feet to an angle point on said Easterly line, also being the true point of beginning; thence leaving said Easterly line, North 68° 02' 30" East, 345.54 feet to a point on the Westerly Right of Way line of Franklin Boulevard; thence along said Right of Way line, North 14° 59' 54" West, 483.70 feet; thence curving to the left along an arc of 25.00 radius, said arc being subtended by a chord bearing North 58° 12' 50" West, 34.24 feet to a point on the Southerly Right of Way line of Meadowview Road; thence along said Right of Way line, curving to the right along an arc of 1550.00 foot radius, said arc being subtended by a chord bearing South 79° 47' 07" West, 65.72 feet; thence curving to the right along an arc of 5650.00 foot radius, said arc being subtended by a chord bearing South 80° 33' 38" West, 97.07 feet; thence, South 86° 23' 43" West, 121.42 feet; thence curving to the right along an arc of 5640.00 radius, said arc being subtended by a chord bearing South 83° 38' 27" West, 267.06 feet to a point on the North line of "Franklin Villa Estates South"; thence leaving said North line, South 05° 00' 10" East, 333.01 feet; thence curving to the left along an arc of 250.00 foot radius, said arc being subtended by a chord bearing South 30° 43' 44" East, 217.01 feet; thence, curving to the right along an arc of 250.00 foot radius, said arc being subtended by a chord bearing South 44° 53' 52" East, 100.12 feet; thence, North 68° 02' 30" East, 172.68 feet; thence South 21° 57' 30" East, 27.00 feet to the true point of beginning. Containing 7.74 acres, more or less.

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ORDINANCE No. _____

AUG 12 1990

DESCRIPTION OF AREA TO BE REZONED
FROM R3 TO RIA

All that portion of Sections 5 and 6, Township 7 North, Range 5
East, M. D. B. & M., described as follows:

Beginning at the Southwest corner of "Franklin Villa Estates South", the Official Plat thereof filed in the Office of the Sacramento County Recorder in Book 92 of Maps, Map No. 23; thence, from said point of beginning along the Southerly line of "Franklin Villa Estates South", South 85° 09' 40" East, 1136.98 feet; thence leaving said Southerly line, North 10° 48' 46" West, 779.18 feet; thence North 58° 42' 48" East, 327.84 feet, thence North 6° 35' 19" West, 665.94 feet to a point on the North line of "Franklin Villa Estates South"; thence following said North line, South 84° 59' 50" West, 118.35 feet; thence curving to the left along an arc of 5560.00 foot radius, said arc being subtended by a chord bearing South 82° 50' 55" West, 416.93 feet; thence South 80° 41' 59" West, 292.44 feet to the Northwest corner of Lot-A as shown on said "Franklin Villa Estates South"; thence along said Lot-A the following three (3) courses: (1) South 9° 18' 01" East, 25.00 feet; (2) North 80° 41' 59" East, 10.00 feet; and (3) South 8° 49' 25" West, 74.55 feet; thence leaving said Lot-A and following the exterior boundary lines of said "Franklin Villa Estates South", the following three (3) courses: (1) North 81° 10' 35" West, 75.00 feet; (2) South 8° 49' 25" West, 455.26 feet; and (3) South 14° 57' 26" West, 886.70 feet to the point of beginning. Containing 32.88 acres, more or less.

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AUG 12 1990