

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING CERTAIN TERRITORY FROM THE R-1 Single-Family ZONE AND PLACING SAME IN THE "C-2R, "HCR", "OBR" and "M-1SR" Zones. ZONE.

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 "R-1" Single-Family zone, established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the "C-2"R General Commercial, "H-CR" Highway Commercial, "OB-R Office Building, and "M-1S-R Industrial Park Zones. 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 September 23, 1975, 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.
- c. As the subject property is a portion of an area designated for Planned Unit Development pursuant to Section 8, Ordinance No. 2550, Fourth Series, as amended, and in order to insure that the future development will relate to characteristics of the site and surrounding area no building permit or other construction permit shall be issued for any development of the subject property until the Planning Commission has issued a special permit for the development of said property.

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.

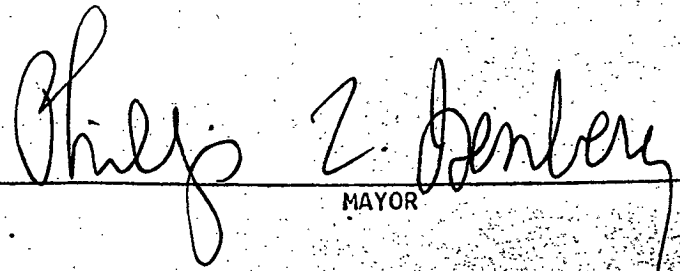
Rezoning of the property described in the attached exhibit (s) by the adoption of this ordinance shall be deemed to be in compliance with the procedures for the rezoning of property prescribed in Ordinance No. 2550, Fourth Series, as said procedures have been affected by recent court decisions.

SECTION 4.

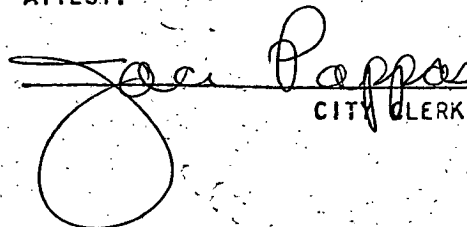
This ordinance shall be published once in the official newspaper of the City within ten (10) days after its passage.

PASSED: December 23, 1975

EFFECTIVE: January 22, 1976


MAYOR

ATTEST:


CITY CLERK

DEC 23 1975
ORDINANCE No. 3612

September 12, 1974

DESCRIPTION OF
ROUSSEAU PROPERTY
WEST OF COLLEGE GREENS UNIT NO'S. 1 & 2
TO BE ZONED M-1-S

All that portion of that certain Record of Survey entitled "Portion of Sections 10, 11, 14 & 15, Township 8 North, Range 5 East, M. D. B. & M.", recorded in the office of the Recorder of Sacramento County in Book 15 of Surveys, Map No. 2, described as follows:

Beginning at a point located in said Record of Survey from which the southwest corner of Lot 137, as said lot is shown on the official plat of College Greens Unit No. 1, recorded in the office of said Recorder in Book 61 of Maps, Map No. 1 bears the following two (2) courses and distances: (1) South 71° 01' 14" East 248.00 feet and (2) North 89° 34' 40" East 346.70 feet; thence from said point of beginning North 71° 01' 14" West 590.58 feet; thence North 00° 32' 10" East 489.71 feet to a point located on the southerly right of way line of State of California Freeway No. 50; thence along said southerly right of way line, northeasterly, curving to the left on an arc of 665.00 feet radius, said arc being subtended by a chord bearing North 42° 08' 24" East 159.36 feet; thence North 61° 36' 25" East 312.28 feet; thence North 83° 21' 50" East 311.98 feet; thence South 02° 49' 16" West 647.84 feet; thence South 17° 24' 03" West 353.61 feet to the point of beginning; containing 12.117 acres, more or less.

It

THE SPINK CORPORATION
CHECKED: _____ DATE _____
TYPING _____
TRAVERSE LN | 9-12-74
MAP _____
DELIVERED TO: _____

Refer the description to file company before it is made in any document and to the Planning Commission of the corporation body for compliance with lot split ordinance.

DEC 23 1975
ORDINANCE No 3612

September 12, 1974

DESCRIPTION OF
PROPERTY LOCATED
WEST OF COLLEGE GREENS UNIT NO'S 1 & 2
TO BE ZONED O. B.

All that portion of that certain Record of Survey entitled "Portion of Sections 10, 11, 14 & 15, Township 8 North, Range 5 East, M. D. B. & M.", recorded in the office of the Recorder of Sacramento County in Book 15 of Surveys, Map No. 2, described as follows:

Beginning at the southwest corner of Lot 137, as said lot is shown on the official plat of College Greens Unit No. 1, recorded in the office of said Recorder in Book 61 of Maps, Map No. 1; thence from said point of beginning South 89° 34' 40" West 346.70 feet; thence North 71° 01' 14" West 248.00 feet; thence North 17° 24' 03" East 353.61 feet; thence North 02° 49' 16" East 690.84 feet; thence North 84° 51' 00" East 434.78 feet to a point located on the westerly boundary of College Greens Unit No. 2, the official plat of which is recorded in the office of said Recorder in Book 64 of Maps, Map No. 21; thence along the westerly boundary of said College Greens Unit No's. 1 and 2 South 00° 25' 20" East 1144.59 feet to the point of beginning; containing 12.294 acres, more or less.

It

THE SPINK CORPORATION

CHECKED:	DATE
TYPING <i>g.j.</i>	<i>9-12-74</i>
TRAVERSE <i>g.j.</i>	
MAP	
DELIVERED TO:	

Refer this description to the company before using it in any document and to the Planning Commission of the governing body for compliance with lot split ordinance.

DEC. 23 1975
ORDINANCE No. 3612

September 12, 1974

DESCRIPTION OF
ROUSSEAU PROPERTY
WEST OF COLLEGE GREENS UNIT NO'S. 1 & 2
TO BE ZONED HC

All that portion of that certain Record of Survey entitled "Portion of Sections 10, 11, 14 & 15, Township 8 North, Range 5 East, M. D. B. & M.", recorded in the office of the Recorder of Sacramento County in Book 15 of Surveys, Map No. 2, described as follows:

Beginning at the northwest corner of College Greens Unit No. 2, the official plat of which is recorded in the office of said Recorder in Book 64 of Maps, Map No. 21; thence from said point of beginning along the westerly boundary of said College Greens Unit No. 2 South 00° 25' 20" East 385.00 feet; thence South 84° 51' 00" West 434.78 feet; thence South 02° 49' 16" West 43.00 feet; thence South 83° 21' 50" West 311.98 feet; thence South 61° 36' 25" West 312.28 feet to a point located on the southerly right of way line of State of California Freeway No. 50; thence along said southerly right of way line the following four (4) courses and distances: (1) northeasterly, curving to the left on an arc of 665.00 feet radius, said arc being subtended by a chord bearing North 30° 52' 45" East 101.56 feet, (2) North 26° 30' 00" East 186.50 feet, (3) curving to the right on an arc of 335.00 feet radius, said arc being subtended by a chord bearing North 48° 36' 39" East 252.19 feet and (4) North 71° 34' 15" East 729.80 feet to the point of beginning; containing 6.370 acres, more or less.

THE SPINK CORPORATION
CHECKED: _____ DATE _____

TYPING _____
TRAVERSE _____
MAP _____
DELIVERED TO: _____

Refer this document to this company before filing it in any court and to the Planning Commission of the governing body compliance with lot split ordinance.

DEC 23 1975
ORDINANCE NO. 3612

September 12, 1974

DESCRIPTION OF
ROUSSEAU PROPERTY
WEST OF COLLEGE GREENS UNIT NO'S. 1 & 2
TO BE ZONED C-2

All that portion of that certain Record of Survey entitled "Portion of Sections 10, 11, 14 & 15, Township 8 North, Range 5 East, M. D. B. & M.", recorded in the office of the Recorder of Sacramento County in Book 15 of Surveys, Map No. 2, described as follows:

Beginning at a point located in said Record of Survey from which the southwest corner of Lot 137, as said lot is shown on the official plat of College Greens Unit No. 1, recorded in the office of said Recorder in Book 61 of Maps, Map No. 1 bears the following two (2) courses and distances: (1) South 71° 01' 14" East 838.58 feet and (2) North 89° 34' 40" East 346.70 feet; thence from said point of beginning North 71° 01' 14" West 375.00 feet to a point located on the southerly right of way line of State of California Freeway No. 50; thence along said southerly right of way line the following three (3) courses and distances: (1) northeasterly, curving to the right on an arc of 275.00 feet radius, said arc being subtended by a chord bearing North 30° 55' 01" East 224.43 feet, (2) North 55° 00' 00" East 231.00 feet and (3) curving to the left on an arc of 665.00 feet radius, said arc being subtended by a chord bearing North 52° 00' 40" East 69.35 feet; thence South 00° 32' 10" West 489.71 feet to the point of beginning; containing 2.379 acres, more or less.

It

THE SPINK CORPORATION'S
CHECKED: _____ DATE _____

TYPING _____ 9/11/74

TRAVERSE _____ 9-12-74

MAP _____

DELIVERED TO:

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Refer this description to this company before any operation is made on any document or title. The Planning Commission of the city shall be notified by a company with lot split or other changes.

DEC. 23 1975

ORDINANCE No. _____

3613