



# CITY OF SACRAMENTO

35

DEPARTMENT OF PLANNING AND DEVELOPMENT

1231 "I" Street

Sacramento, Ca. 95814

**FILED**  
JAN 28 1986  
Cont. to 2-11-86  
BY THE CITY COUNCIL  
OFFICE OF THE CITY CLERK

Administration  
Room 300 449-5571  
Building Inspections  
Room 200 449-5716  
Planning  
Room 200 449-5604

**FILED**  
JAN 14 1986  
Cont to 1-28-86  
BY THE CITY COUNCIL  
OFFICE OF THE CITY CLERK

December 20, 1985

City Council  
Sacramento, California

Honorable Members in Session:

**SUBJECT:** Rezone from Agriculture (A) to Shopping Center (SC-PUD), Townhouse (R-1A PUD) and Single Family Residential (R-1 PUD)

**LOCATION:** North and south sides of West El Camino Avenue, west of the Natomas Main Drainage Canal.

SUMMARY

This item is presented at this time for approval of publication of title pursuant to City Chapter, Section 38.

BACKGROUND INFORMATION

Prior to publication of an item in a local paper to meet legal advertising requirements, the City Council must first pass the item for publication. The City Clerk then transmits the title of the item to the paper for publication and for advertising the meeting date.

RECOMMENDATION

It is recommended that the item be passed for publication of title and be continued to January 14, 1986.

Respectfully submitted,

*Marty Van Duyn*  
Marty Van Duyn  
Planning Director

FOR CITY COUNCIL INFORMATION  
WALTER J. SLIPE  
CITY MANAGER

MVD:DP:lr  
Attachments  
P83-391

PACKED FOR  
PUBLICATION  
& CONTINUED  
TO 1-14-86

January 7, 1985  
District 1

# ORDINANCE NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

**ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY  
THE COMPREHENSIVE ZONING ORDINANCE NO. 2550,  
FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT  
NORTH AND SOUTH SIDES OF WEST EL CAMINO AVENUE, WEST OF  
THE NATOMAS MAIN DRAINAGE CANAL, FROM THE AGRICULTURAL (A)  
ZONE(S) AND PLACING THE SAME IN THE SHOPPING CENTER (SC-PUD),  
TOWNHOUSE (R-1A PUD) AND SINGLE FAMILY RESIDENTIAL (R-1 PUD) ZONE(S)  
(FILE NO. P83-391) (APN: 225-220-06,27,37,72; 274-030-13)**

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 Agriculture (A) zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the Shopping Center (SC-PUD), Townhouse (R-1A PUD) and Single Family Residential (R-1 PUD) zone(s).

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

1. 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 this 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.
2. 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 City Council January 14, 1986, on file in the office of the Planning Division, or any provision or modification thereof as subsequently reviewed and approved by the Planning Commission, no such permit shall be issued, and the Planning Division 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 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:

PASSED:

EFFECTIVE:

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY CLERK

P83-391

P 83391

2nd Amended 9

In the State of California, County of Sacramento, and being:

**PARCEL ONE**

The North half of Lot 31, as shown on the "Plat of Natomas Riverside Subdivision No. 2," recorded in book 15 of Maps, Map No. 41, records of said County.

**PARCEL TWO**

All those portions of Lots 16 and 17, as said Lots are shown on the official "Map of Natomas Riverside Subdivision No. 2," recorded in book 15 of Maps, Map No. 41, records of said County, described as follows:

BEGINNING at a point on the Southerly line of said Lot 17, located North 89° 37' 30" East 798.70 feet from the Southwest corner of said Lot 17; thence, from said point of beginning, North, a distance of 999.22 feet to a point on the Southeasterly right-of-way line of the Interstate 880 Freeway; thence, along said Southeasterly right-of-way line, North 56° 04' 30" East 1060.12 feet and North 35° 16' 32" East 47.84 feet to a point on the Easterly line of said Lot 16; thence, along said Easterly line, South 00° 06' 00" West 306.75 feet to the corner common to said Lots 16 and 17; thence, along the Easterly line of said Lot 17, South 00° 30' 30" West 1158.00 feet and South 05° 48' 30" East 160.09 feet to the Southeast corner of said Lot 17; thence, South 89° 37' 30" West 912.70 feet along the Southerly line of said Lot 17, to the point of beginning.

TOGETHER WITH an easement and right-of-way for ingress and egress over, along and across the Southerly sixty (60) feet of the Westerly 798.70 feet of said Lot 17.

February 18, 1986

Willow Creek Associates  
c/o Lee Sammis Company  
1451 River Park Drive, Ste. 110  
Sacramento, CA 95815

Dear Gentlemen:

On February 11, 1986, the Sacramento City Council took the following action(s) for property located on the north and south sides of West El Camino Avenue, west of the Natomas Main Drainage Canal:

Adopted Resolution #86-129 approving Certification of the EIR. Adopted Resolution #86-130 approving the 1974 General Plan Amendment from 56± Residential to 45± ac. of Industrial and 11± ac. of Commercial-Office and approving the 1978 South Natomas Community Plan Amendment from Residential 4 through 21 units/ac. (7 min. av.) to Heavy Commercial-Industrial (45 ac.) and Commercial-Shopping Center (11± ac.) as well as to delete a school site and 2 park sites (11± ac.) and approving Designation and Adoption of a Schematic Plan for Willow Creek. Adopted Ordinance #86-024 approving rezone of 112 vacant acres from Agriculture (A) to Manufacturing, Research and Development (MRD-PUD) (45 ac.), Shopping Center (SC-PUD) (11± ac.), Townhouse (R-1A PUD) (22± ac.) and Garden Apartment (R-2B-PUD) 934 ac.) (D1) (P-83391)

Enclosed, for your records, are fully certified copies of the above referenced documents.

Sincerely,

Lorraine Magana  
City Clerk

LM/lh/#35

Enclosure

cc: Planning Department