



**CITY OF SACRAMENTO**

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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

December 20, 1985

City Council  
Sacramento, California

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

Honorable Members in Session:

**SUBJECT:** Rezone from Townhouse (R-1A) to Office Building-Planned Unit Development (OB-PUD) and Single Family Residential (R-1 PUD)

**LOCATION:** South side of I-80, approximately 2,500 feet west of Northgate Boulevard.

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  
P83-390

PASSED 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 SOUTH SIDE OF I-80, APPROXIMATELY 2,500 FEET WEST OF NORTHGATE BOULEVARD, FROM THE TOWNHOUSE (R-1A) ZONE(S) AND PLACING THE SAME IN THE OFFICE BUILDING-PLANNED UNIT DEVELOPMENT (OB-PUD) AND SINGLE FAMILY RESIDENTIAL (R-1 PUD) ZONE(S) (FILE NO. P83-390) (APN: 225-160-21,22,23,46; 250-010-46,49)**

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 Townhouse (R-1A) zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the Office Building-Planned Unit Development (OB-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

P83-390

LEGAL DESCRIPTION

Those portions of Section 13, Township 9 North, Range 4 East, M.D.B. & M. and Fractional Section 18, Township 9 North, Range 5 East, M.D.B. & M., Sacramento County, California described as follows:

Beginning at a point on the Southerly Right of Way line of Interstate Highway 880 being distant 95.00 feet Southeasterly, measured at right angles from the "AR" line at Engineers Station "AR" 436+24.79 of the Department of Public Works' Survey on Road 03-Sac-880 from Post Mile 0.0 to Post Mile 10.7 as described in Book 68-02-27 of Official Records at page 554, Sacramento County Records. Thence from said POINT OF BEGINNING running Easterly along said Southerly Right of Way line the following (8) courses: (1) North 55° 49' 30" East 27.87 feet, (2) Northeasterly along a curve to the right having a radius of 4905.00 feet, through a central angle of 25° 10' 30" and an arc length of 2155.19 feet, (3) North 81° 00' 00" East 1100.41 feet, (4) North 85° 49' 57" East 445.64 feet, (5) South 85° 04' 01" East 123.35 feet, (6) Southeasterly along a curve to the right having a radius of 500.00 feet, through a central angle of 41° 37' 42" and an arc length of 363.28 feet, (7) South 43° 26' 19" East 268.23 feet and (8) Southeasterly along a curve to the right having a radius of 800.00 feet, through a central angle of 15° 04' 06" and an arc length of 210.39 feet to a point on the Northerly line of that tract of land described in Book 4624 of Official Records at page 317, Sacramento County Records said point hereinafter referred to as Point "A"; thence leaving said Southerly Right of Way line and running along said Northerly line South 89° 26' 39" West 175.45 feet; thence leaving said Northerly line Northwesterly along a curve to the left, the tangent of which bears North 35° 36' 20" West, said curve having a radius of 650.00 feet, through a central angle of 07° 49' 59" and an arc length of 88.86 feet; thence North 43° 26' 19" West 268.23 feet; thence Northwesterly along a curve to the left having a radius of 350.00 feet through a central angle of 41° 37' 42" and an arc length of 254.29 feet; thence North 85° 04' 01" West 111.40 feet; thence South 85° 49' 57" West 427.38 feet; thence South 81° 00' 00" West 1094.08 feet; thence Southwesterly along a curve to the left having a radius of 4755.00 feet, through a central angle of 25° 10' 30" and an arc length of 2089.28 feet; thence South 55° 49' 30" West 128.24 feet; thence North 00° 23' 16" West 180.48 feet to the point of beginning.

LEGAL DESCRIPTION

PARCEL NO. 1:

All that portion of the Northeast one-quarter of Section 13, Township 9 North, Range 4 East, M.D.B & M. lying Southerly of the property described in the deed to Reclamation District 1000, recorded in Book 75-06-23, page 78, Official Records.

PARCEL NO. 2:

All that portion of the North half of the North half of fractional Section 18, Township 9 North, Range 5 East, described as follows:

BEGINNING at the Southwest corner of the North half of the North half of fractional Section 18, Township 9 North, Range 5 East; thence along the West line of said Section 18 North 0° 24' 50" West 440.84 feet to a point on the right of way line of Interstate Highway 880; thence along said right of way North 81° 00' 00" East 463.11 feet, thence North 85° 49' 57" East 445.64 feet; thence South 85° 04' 01" East 123.35 feet to the beginning of a curve to the right, the radius point of which bears South 4° 55' 59" West 500.00 feet; thence along the arc of said curve 363.28 feet through a central angle of 41° 37' 42"; thence South 43° 26' 19" East 268.23 feet to the beginning of a curve to the right, the radius point of which bears South 46° 33' 41" West 800.00 feet; thence along the arc of said curve 210.39 feet through a central angel of 15° 04' 06" to a point on the Northerly line of a tract of land described in Book 4624, at page 317, Official Records of Sacramento County; thence along said Northerly line South 89° 26' 39" West 1649.24 feet to the point of beginning.

EXCEPTING THEREFROM all that portion lying North of the following described line:

BEGINNING at the Southeast corner of the above described land; thence South 89° 26' 39" West 175.45 feet; thence Northwesterly along a curve to the left, the tangent of which bears North 35° 36' 20" West, said curve having a radius of 650.00 feet, through a central angle of 07° 49' 59" and an arc length of 88.86 feet; thence North 43° 26' 19" West 268.23 feet; thence Northwesterly along a curve to the left having a radius of 350.00 feet through a central angle of 41° 37' 42" and an arc length of 254.29 feet; thence North 85° 04' 01" West 111.40 feet; thence South 85° 49' 57" West 427.38 feet; thence South 81° 00' 00" West to the West line of the above described land; being a portion of the South line of the property coveyed to Reclamation District No. 1000, recorded in Book 75-07-23, page 78.

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February 11, 1986

McCuen and Steel  
10969 Trade Center Drive  
Rancho Cordova, CA 95670

Dear Gentlemen:

On February 11, 1986, the Sacramento City Council took the following action(s) for property located on the south side of I-80, approximately 2,500 feet west of Northgate Boulevard:

Adopted Resolution #86-127 approving Certification of the EIR. Adopted Resolution #86-128 approving the 1974 General Plan Amendment from Residential to Industrial for 97± ac. and approving the 1978 South Natomas Community Plan Amendment from 97± ac. of Residential 4 through 21 units/ac. (7 units min. av. and 12 units min. av.) to Heavy Commercial - Industrial and approving Designation and Adoption of a Schematic Plan for Sammis Technology Center. Adopted Ordinance #86-023 approving rezone of 97± ac. from Townhouse (R-1A) to Manufacturing, Research, and Development- Planned Unit Development (MRD-PUD).

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

Sincerely,

Lorraine Magana  
City Clerk

LM/lh/#34

Enclosure

cc: Planning Department  
Wm. Holland, McDonough, Holland & Allen, 555 Capitol Mall,  
Sacramento, CA 95814

# PROOF OF PUBLICATION

This space is for the County Clerk's filing stamp

(2015.5 CCP)

STATE OF CALIFORNIA

S.S.

County of Sacramento

2/11/86  
#34

CERTIFIED AS TRUE COPY

OF

DATE CERTIFIED

*Lorraine Magana*  
CITY CLERK, CITY OF SACRAMENTO

I am the principal clerk of THE DAILY RECORDER, a newspaper of general circulation published in the City of Sacramento, County of Sacramento, and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of Sacramento, State of California, under date of May 2, 1913, Case Number 16,180 that the notice, of which the annexed is a printed copy (set in type not smaller than non-pareil) has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

01/10

CIT, Ad #5858

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

*R. Colano*

Signature

Dated JANUARY 10, 1986

## THE DAILY RECORDER

1115 H Street, P.O. Box 1048  
Sacramento, California 95805

(916) 444-2355

Mail Proof of Publication to:

CITY OF SACRAMENTO  
City Clerk's Office  
915 I Street, #203  
Sacramento

(00299)

CA 95814

lication of

### CITY OF SACRAMENTO ORDINANCES

On January 7, 1988, 1985, the following ordinances were considered by the Sacramento City Council. In accordance with Section 32, Sacramento City Charter, the titles are herein published:

ORDINANCES TO BE FINALLY CONSIDERED AT THE REGULAR MEETING OF January 14, 1988:

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the northwest corner of West El Camino Avenue and Orchard Lane from the Agriculture (A) zone and placing the same in the Single Family Residential (R-1 PUD) and Highway Commercial (HC-PUD) zone. (P-83397) (D1)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the north side of Garden Highway, approximately 500 feet west of Gateway Oaks Drive from the Single Family (R-1 PUD) zone and placing the same in the Office Building (OB-PUD) zone. (P-83398) (D1)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the west side of Northgate Boulevard, south of Turnstone Drive, from the Light Density Multiple Family (R-3 PUD) zone and placing the same in the Hospital (H-PUD) zone. (P-83401) (D1)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the west side of Northgate Boulevard, south of I-80 from the Agriculture (A) zone and placing the same in the Office Building-Planned Unit Development (OB-PUD), Highway Commercial-Planned Unit Development (HC-PUD) and Single Family Residential-Planned Unit Development (R-1 PUD) zones. (P-83394) (D1)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the north and south sides of West El Camino Avenue, west of the Natomas Main Drainage Canal, from the Agriculture (A) zone and placing the same in the Shopping Center (SC-PUD), Townhouse (R-1A PUD) and Single Family Residential (R-1 PUD) zones. (P-83391) (D1)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the south side of I-80, approximately 2,500 feet west of Northgate Boulevard, from the Townhouse (R-1A) zone and placing the same in the Office Building-Planned Unit Development (OB-PUD) and Single Family Residential (R-1 PUD) zones. (P-83390) (D1)

Ordinance relating to Amendment of the Natomas Corporate Center Development Agreement (City Agreement No. 83034) (P-83333) (D1)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the north side of West El Camino Avenue, west of I-80, from the Garden Apartment (R-2B PUD) zone and placing the same in the Office Building (OB-PUD) zone. (P-83328) (D1)

Ordinance relating to amendment of the Natomas Eastside/Metropolitan Center Development Agreement (City Agreement No. 82054) (P-83328) (D1)

Ordinance amending Zoning Districts in the South Natomas Community Plan Area established by Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended and described in Section 1. (M-719) (D1)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at 4780 87th Street from the Single Family, R-1 zone and placing the same in the Townhouse, R-1A zone. (P-85448) (D6)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at 7484 Pocket Road from the Townhouse, R-1A and Agriculture, A zone and placing the same in the Single Family, R-1 zone. (P-85435) (D8)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located east of Franklin Boulevard, 3,000 more or less feet south of Ehrhardt Drive from the Agriculture, A zone and placing the same in the Single Family, R-1 zone. (P-84033) (D7)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at 5822 69th Street from the Single Family, R-1 zone and placing the same in the Townhouse, R-1A zone. (P-85402) (D8)

Ordinance amending the districts established by the Comprehensive Zoning Ordinance No. 2550, Fourth Series, as amended, by removing property located at the northeast corner of Florin Road and 24th Street from the Residential-Office, R-O zone and placing the same in the General Commercial, C-2 zone. (P-85452) (D7)

Res. authorizing Initiation Proceedings for the Morrison Creek Reorganization; Annexation to the City of Sacramento and Detachment from Special Districts: Florin Fire Protection District, Florin-Elder Creek Cemetery District, Southgate Recreation and Park District, Metropolitan Storm Drain Maintenance District) and Prezone of 55 acres of the 95 Acre Proposal Site to the Agriculture (A) Zone. (M-85091) (D6)

Ordinance establishing regulation and procedures for the removal of overhead utility facilities and the installation of underground facilities in underground utility districts. (Transportation and Community Development Committee)

Anyone interested in the full text of the above ordinances may contact the Office of the City Clerk, City Hall, 915 "I" Street, Room 203, phone (916) 449-5428.

Sacramento City Council, By: Lorraine Magana, City Clerk  
Ad No: 5858  
53021-January 10, 1988

Construct the following improvements:

- A. Signalization of intersections;
- B. The center lanes of Rosin Boulevard;
- C. The Rosin Boulevard median strip (including planting and an irrigation system);  
and
- D. The remainder of Rosin Boulevard (excluding the center lanes and median strip) for that portion of the street adjacent to the park including curbs, gutters, and sidewalks.

These projects will not be included in the South Natomas FBA. No credit shall be made against FBA contributions for constructing these improvements.