

3.

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT APPROX. 150' NW OF INTERSECTION OF SO LAND PK DR & SUTTERVILLE RD FROM THE C-1-R LIMITED COMMERCIAL-REVIEW ZONE AND PLACING SAME IN THE R-O-R RESIDENTIAL-OFFICE-REVIEW ZONE (FILE P-9214) (APN: 017-071-07)

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 C-1-R Limited Commercial-Review zone(s) established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the R-O-R Residential-Office-Review 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 November 26, 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:

PASSED:

EFFECTIVE:

ATTEST:

Handwritten signature of Mayor and the word MAYOR

Handwritten signature of City Clerk and the words CITY CLERK

PARCEL A

ALL THAT CERTAIN REAL PROPERTY SITUATE, LYING AND BEING IN THE COUNTY AND CITY OF SACRAMENTO, STATE OF CALIFORNIA, PARTICULARLY DESCRIBED AS FOLLOWS:

BEING A PORTION OF LOT "A" AS SHOWN ON THE RECORDED "PLAT OF SOUTH LAND PARK TERRACE" AS RECORDED IN THE RECORDER'S OFFICE OF SACRAMENTO COUNTY, CALIFORNIA IN BOOK 25 OF MAPS, MAP NO. 26, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT "A": THENCE ALONG THE NORTH LINE OF SOUTH LAND PARK DRIVE N.  $86^{\circ} 34' 42''$  E. 77.86 FEET; TO A FOUND 2 INCH IRON PIPE TAGGED RCE 14900; THENCE N.  $10^{\circ} 34' 12''$  E. 185.23 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; SAID POINT BEING MARKED WITH A NO. 5 REBAR TAGGED L.S. 4900; THENCE FROM THE TRUE POINT OF BEGINNING THE FOLLOWING FOUR COURSES; (1) N.  $10^{\circ} 34' 12''$  E. 137.00 FEET TO A CROSS CUT IN CONCRETE, SAID CROSS BEING LOCATED ON THE SOUTHERLY LINE OF SUTTERVILLE ROAD; (2) THENCE S.  $50^{\circ} 23' 00''$  E. 94.00 FEET ALONG THE SOUTHERLY LINE OF SUTTERVILLE ROAD TO A CROSS CUT IN CONCRETE; FROM WHICH A FOUND 2 INCH IRON PIPE ON THE SOUTHERLY LINE OF SUTTERVILLE ROAD BEARS S.  $50^{\circ} 23' 00''$  E. 66.00 FEET; (3) THENCE S.  $05^{\circ} 26' 28''$  W. 97.00 FEET TO A NO. 5 REBAR TAGGED L.S. 4900; (4) N.  $76^{\circ} 07' 20''$  W. 91.00 FEET TO THE TRUE POINT OF BEGINNING. SAID PARCEL CONTAINS 0.229 ACRES, MORE OR LESS.

END OF DESCRIPTION

ORDINANCE No. **4461**  
DEC 23 1980

P 921A