

ORDINANCE NO. 86-122

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

DEC 23 1986

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 RUSH RIVER DRIVE, EAST OF LAKE FRONT DRIVE FROM THE SINGLE FAMILY (PLANNED UNIT DEVELOPMENT), R-1 (PUD) ZONE(S) AND PLACING THE SAME IN THE TOWNHOUSE (PLANNED UNIT DEVELOPMENT), R-1A (PUD) ZONE(S) (P86-396)
(APN: portion of 031-1030-001, 005, 006, 009, 010)

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 Single Family (Planned Unit Development), R-1 (PUD) zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the Townhouse (Planned Unit Development), R-1A (PUD) 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 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.
- 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 13, 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 a part of said Ordinance No. 2550, Fourth Series, to conform to the provisions of this ordinance.

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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.

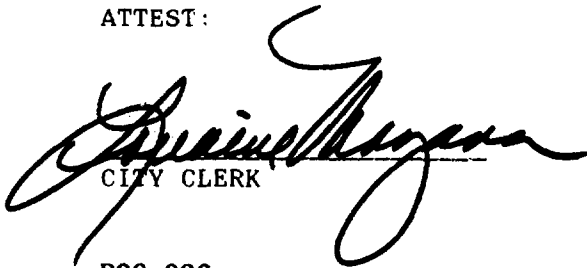
PASSED FOR PUBLICATION: December 16, 1986

PASSED: December 23, 1986

EFFECTIVE: January 22, 1987


MAYOR

ATTEST:


CITY CLERK

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LEGAL DESCRIPTION

All that projected sections 2,3,10, and 11, Township 7 North, Range 4 East M.D.B. & M., City of Sacramento described as follows:

Beginning at a point from which the most northerly corner of that certain 73.985 acre tract of land on that certain Record of Survey entitled "Portion of Projected Sections 3, 4, 9 and 10, Township 7 North, Range 4 East M.D.B. & M. Located in Swamp Land Surveys No.s 189, 192, 245, 261 & 287, City of Sacramento, California", filed in the office of the Recorder of Sacramento County in Book 34 of Surveys at page 5, bears the following two courses: 1) North 66° 43' 45" West 749.68 feet to the Westerly line of said 73.985 acre tract of land, and 2) North 23° 16' 15" East 74.40 feet; thence from said point of beginning curving to the right on an arc of 560.00 feet radius, said arc being subtended by a chord bearing South 70° 42' 24" East 145.71 feet; thence South 63° 13' 35" East 100.00 feet; thence curving to the left on an arc of 1000.00 feet radius, said arc being subtended by a chord bearing South 76° 28' 49" East 458.36 feet; thence South 89° 43' 45" East 422.15 feet; thence curving to the left on an arc of 840.00 feet radius, said arc being subtended by a chord bearing North 77° 12' 33" East 379.60 feet; curving to the right on an arc of 760.00 feet radius, said arc being subtended by a chord bearing North 73° 44' 46" East 253.31 feet; thence South 16° 50' 20" East 32.98 feet; thence South 23° 52' 41" East 194.67 feet; thence South 29° 45' 54" East 155.54 feet; thence curving to the left on an arc of 17.43 feet radius, said arc being subtended by a chord bearing South 48° 36' 28" East 11.26 feet; thence curving to the right on an arc of 150.00 feet radius, said arc being subtended by a chord bearing South 30° 09' 58" West 297.35 feet; thence curving to the left on an arc of curving to the left on an arc of 40.00 feet radius said arc being subtended by a chord bearing North 85° 17' 18" West 43.65 feet; thence South 61° 38' 27" West 152.85 feet; thence curving to the right on an arc of 342.86 feet radius, said arc being subtended by a chord bearing North 89° 42' 17" West 328.82 feet; thence North 61° 03' 01" West 80.68 feet; thence curving to the left on an arc of 30.00 feet radius, said arc being subtended by a chord bearing South 47° 57' 53" West 56.73 feet; thence curving to the right on an arc of 150.00 feet radius, said arc being subtended by a chord bearing South 85° 21' 48" West 284.69 feet; thence curving to the left on an arc of 225.00 feet radius, said arc being subtended by a chord bearing South 01° 24' 46" West 96.13 feet; thence curving to the left on an arc of 25.00 feet radius, said arc being subtended by a chord bearing North 50° 42' 57" West 32.00 feet; thence South 89° 29' 24" West 105.05 feet; thence curving to the left on an arc of 25.00 feet radius, said arc being subtended by a chord bearing South 50° 25' 04" West 31.51 feet; thence curving to the left on an arc of 375.00 feet radius, said arc being subtended by a chord bearing South 01° 34' 59" West 127.18 feet; thence curving to the right on an arc of 375.00 feet radius, said arc being subtended by a chord bearing South 00° 08' 47" East 104.81 feet; thence curving to the right on an arc of 150.00 feet radius, said arc being subtended by a chord bearing North 75° 18' 51" West 297.89 feet; thence curving to the left on an arc of 375.00 feet radius, North 08° 20' 08" East 170.61 feet; thence curving to the left on an arc of 40.00 feet radius, said arc being subtended by a chord bearing North 42° 08' 58" West 48.52 feet; thence North 79° 29' 07" West 87.02 feet; thence curving to the left on an arc of 35.00 feet radius, said arc being subtended by a chord bearing South 62° 28' 57" West 43.13 feet; thence curving to the left on an arc of 1000.00 feet radius, said arc being subtended by a chord bearing South 17° 57' 26" West 226.16 feet; thence curving to the right on an arc of 500.00 feet radius, said arc being subtended by a chord South 20° 30' 58" West 157.33; thence curving to the right on an arc of 150.00 feet radius, said arc being subtended by a chord bearing North 59° 14' 10" West 299.93 feet; thence curving to the left on an arc of 1000.00 feet radius, said arc being subtended by a chord bearing North 25° 28' 51" East 225.68 feet; thence curving to the right on an arc of 1000.00 feet radius, said arc being subtended by a chord bearing North 22° 05' 34" East 107.85 feet; thence curving to the left on an arc of 30.00 feet radius, said arc being subtended by a chord bearing North 17° 50' 18"

West 40.94 feet; thence North 60° 51' 39" West 80.36; thence curving to the left on an arc of 40.00 feet radius, said arc being subtended by a chord bearing South 87° 18' 34" West 42.19 feet; thence North 24° 26' 30" West 78.86; thence North 13° 54' 08" East 88.00 feet; thence North 08° 34' 01" West 52.37 feet; thence North 21° 48' 04" East 107.00 feet; thence North 30° 23' 32" East 152.27 feet to the point of beginning; containing 30.090 more or less.

THE SPINK CORPORATION
CHECKED: _____ DATE: _____
TYPED: _____
REVISIONS: _____
APR 1986

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Stillwater

P86

5264-064-2
October 20, 1986

LEGAL DESCRIPTION

All that projected sections 2, 3, 10 and 11, Township 7 North, Range 4 East M.D.B. & M., City of Sacramento described as follows:

Beginning at a point from which the most Northerly corner of that certain 73.985 acre tract of land on that certain Record of Survey entitled "Portion of Projected Sections 3, 4, 9 and 10, Township 7 North, Range 4 East M.D.B. & M., Located in Swamp Land Surveys No.s 189, 192, 245, 261 & 287, City of Sacramento, California", filed in the office of the Recorder of Sacramento County in Book 34 of Surveys at page 5, bears the following two courses: 1) North 66° 43' 45" West 749.68 feet to the Westerline of said 73.985 acre tract of land and North 23° 16' 15" East 74.40 feet; thence from said point of beginning South 30° 23' 32" West 152.77 feet; thence South 21° 48' 04" West 107.00 feet; South 08° 34' 01" East 52.37 feet; South 13° 54' 08" West 88.00; thence curving to the left on an arc of 40.00 feet radius, said arc being subtended by a chord bearing South 33° 24' 49" West 30.05 feet; thence curving to the right on an arc of 1000.00 feet radius, said arc being subtended by a chord bearing South 16° 45' 16" West 188.46 feet; thence curving to the left on an arc of 375.00 feet radius, said arc being subtended by a chord bearing South 16° 12' 40" West 77.75 feet; thence curving to the right on an arc of 150.00 feet radius, said arc being subtended by a chord bearing South 67° 40' 55" West 252.80; thence curving to the left on an arc of 375.00 feet radius, said arc being subtended by a chord bearing North 66° 11' 41" West 146.93 feet; thence curving to the left on an arc of 100.00 feet radius, said arc being subtended by a chord bearing South 81° 11' 47" West 72.69 feet; thence curving to the right on an arc of 25.00 feet radius, said arc being subtended by a chord bearing South 86° 34' 41" West 22.46 feet; thence North 23° 16' 15" East 365.33 feet; thence curving to the left on an arc of 527.00 feet radius, said arc being subtended by a chord bearing North 16° 09' 05" East 130.63 feet; thence North 09° 01' 56" East 297.50 feet; thence curving to the right on an arc of 25.00 feet radius, said arc being subtended by a chord bearing North 53° 15' 58" East 34.88 feet; thence curving to the left on an arc of 640.00 feet radius, said arc being subtended by a chord bearing South 88° 10' 08" East 126.44 feet; thence North 86° 09' 43" East 119.00 feet; thence curving to the right on an arc of 560.00 feet radius, said arc being subtended by a chord bearing South 86° 00' 36" East 152.55 feet to the point of beginning; containing 7.341 acres more or less.

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