

ORDINANCE NO. 89-024

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

APR 18 1989

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 FRANKLIN BOULEVARD AND CALVINE ROAD EXTENSION FROM THE AGRICULTURE (A) ZONE(S) AND PLACING THE SAME IN THE MULTIPLE FAMILY-REVIEW (R-2B-R) ZONE(S) OR A MORE RESTRICTIVE ZONE(S)

(FILE NO. P88-444) (APN: 117-0160-011)

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 Multiple Family-Review (R-2B-R) 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 on March 9, 1989, 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.

ORDINANCE No. 89-024

APR 18 1989

- c. The applicant shall pay Quimby Parkland Dedication fees at time of building permit issuance for the apartment site.
- d. The applicant shall comply with the mitigation measures identified in the Negative Declaration for P88-444 on file at the City Planning Department for construction.
- e. The final site plan shall include the following:
 - 1. a play area for children including a tot lot;
 - 2. a swimming pool and clubhouse;
 - 3. a 1/2 court basketball area.

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: APR 11 1989

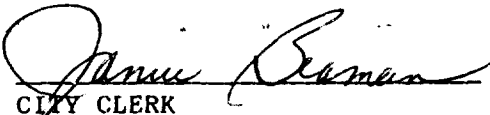
PASSED: APR 18 1989

EFFECTIVE: MAY 18 1989


MAYOR

ATTEST:

ACTING
Assistant


CITY CLERK

P88-444

ORDINANCE No. 89-024
APR 18 1989

EXHIBIT B ZONE LEGAL DESCRIPTION

AI

The land referred to in this Report is situated in the State of California, County of Sacramento, City of Sacramento, and is described as follows:

Beginning at a point on the East line of the Northwest one-quarter of Section 21, Township 7 North, Range 5 East, M.D.B. & M., at the Northeast corner of that certain parcel of land conveyed by deed dated December 24, 1917 and recorded in Book 578 of Deeds at Page 283, executed by W. S. Shaffer and Mary C. Shaffer, his wife, to William Green, said Northeast corner being located North 01° 49' West 104 feet and North 01° 06' West 1227 feet measured along the division fence line between said parcel so conveyed to William Green and Ehrhardt Acres according to the official plat thereof, recorded in the Office of the County Recorder of Sacramento County, June 28, 1911 in Book 12 of Maps, Map No. 24, from the center of Section 21; thence from said point of beginning North 01° 10' 30" West along the East line of said Northwest one-quarter of Section 21 a distance of 1072.87 feet; thence leaving said line North 89° 58' 37" West 2420.97 feet to the centerline of the Lower Stockton Road; thence along the center line of Lower Stockton Road as follows: South 09° 15' 45" East 119.10 feet, South 05° 45' 55" East 235.82 feet and South 01° 45' 35" East 719.70 feet; thence leaving said road South 89° 57' East 2378.0 feet to the point of beginning and being a portion of the Northwest one-quarter of Section 21, Township 7 North, Range 5 East, M.D.B. & M., Sacramento County, California.

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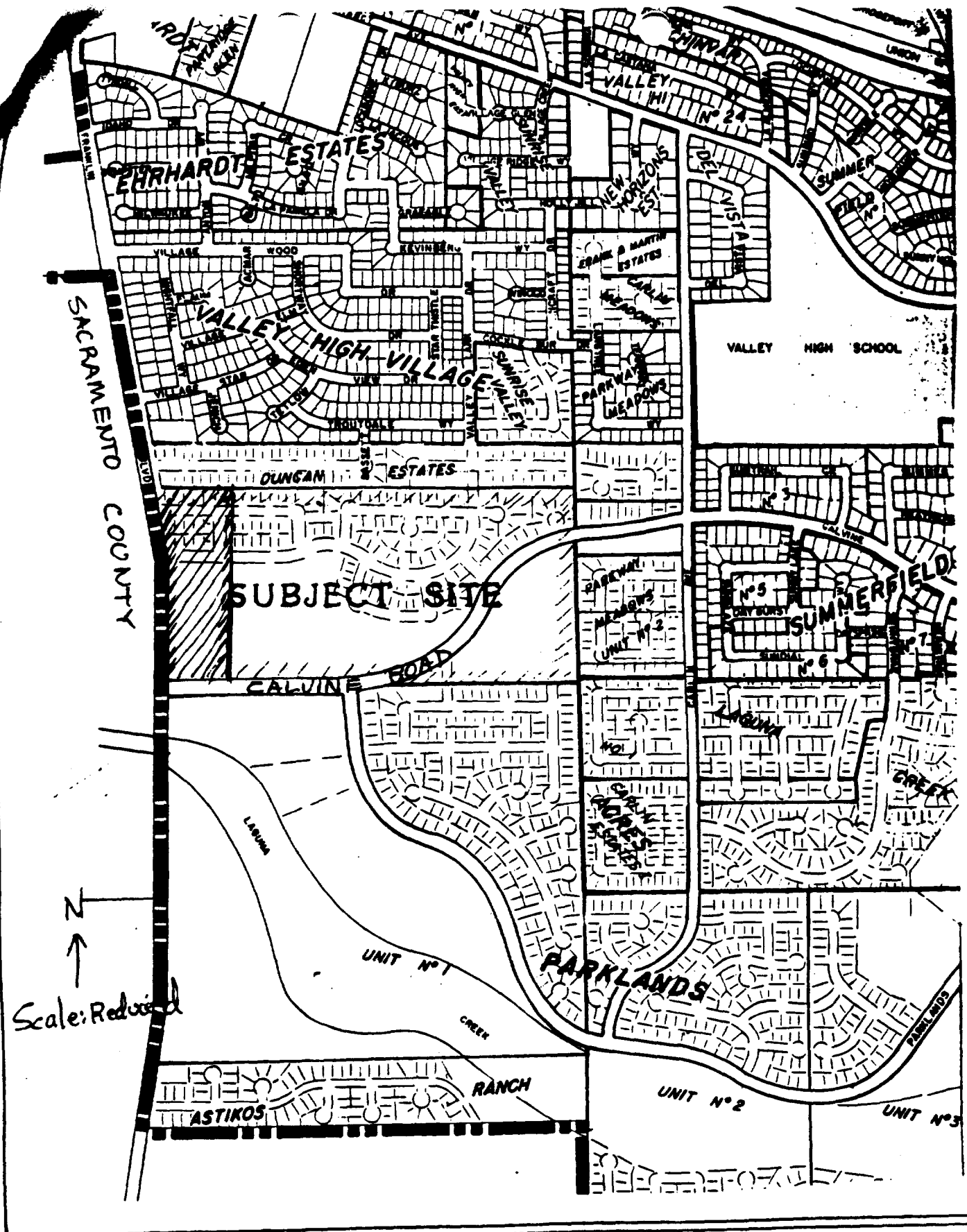
P-88-444

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ORDINANCE No. 89-024

APR 18 1989

item 19.



VICINITY MAP

P-88-444

3-9-89

item 19

APR 18 1989 #6

ORDINANCE NO. 89-024

