

CITY OF SACRAMENTO

NOTICE OF HEARINGS

PUBLIC NOTICE is hereby given that on the date of December 9, 1997, at the hour of 7:00 p.m., the following hearing(s) will be held in the City Council Chambers, City Hall, Second Floor, 915 I Street, Sacramento, California:

KLOTZ RANCH COMMERCIAL CENTER REZONE - (P92-230)

Entitlements to establish the Klotz Ranch Commercial Center Planned Unit Development (PUD) on 18.6± vacant acres located south of Pocket Road, west of Freeport Boulevard and east of the Interstate 5 freeway, APN:031-0200-016, 038 & 039 (D4)

- A. **Negative Declaration;**
- B. **Mitigation Monitoring Plan (MMP);**
- C. **Planned Unit Development (PUD) Designation, including a Schematic Plan and Development Guidelines for 18.6± vacant acres to be known as the Klotz Ranch Commercial Center PUD;**
- D. **Pocket Community Plan Amendment for 18.6± vacant acres from Highway Commercial to Commercial/Shopping;**
- E. **Rezone 17.6± net acres (18+ gross acres) from Agriculture (A) into 13± acres of Shopping Center Planned Unit Development {SC (PUD)}; 1.0± acre of General Commercial Planned Unit Development {C-2 (PUD)}; and 3.6± acres of Agriculture-Open Space Planned Unit Development {A-OS (PUD)}**

Further information may be obtained from the Office of the City Clerk, 915 "I" Street, Room 304, Sacramento, California (916) 264-5426.

SACRAMENTO CITY COUNCIL

**BY: VALERIE A. BURROWES
CITY CLERK**

AD NO. 8571
RUN 1 TIME: November 26, 1997
2 PUB PROOFS

THE DAILY RECORDER

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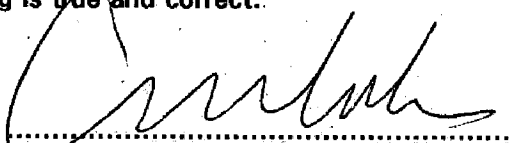
AD 8577

I am a citizen of the United States; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the printer and publisher of THE DAILY RECORDER, a daily newspaper published in the English language in the City of Sacramento, County of Sacramento, and adjudged a newspaper of general circulation as defined by the laws of the State of California by the Superior Court of the County of Sacramento, State of California, under date of May 2, 1913, Case No. 16,180. That the notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

12/04/97

EXECUTED ON : 12/04/97
AT LOS ANGELES, CALIFORNIA

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


.....
Signature

City of Sacramento Ordinances

On December 2, 1997, the following ordinance(s) were considered by the Sacramento City Council and will be considered for final adoption at the regular meeting of December 9, 1997. In accordance with Sacramento City Charter Section 32, the titles are herein published:

An ordinance amending the districts established by the Comprehensive Zoning Ordinance of the City of Sacramento (Ordinance No. 2550, Fourth Series, as amended) by removing 17.6+ net acres of property located south of Pocket Road, west side of Freeport Boulevard and east of the Interstate 5 Freeway, from the Agriculture (A) zone and placing 13+ acres in the Shopping Center Planned Unit Development (SC-PUD) zone, 1+ acre in the General Commercial Planned Unit Development (C-2 PUD) zone and 3.6+ acres of Agriculture Open Space Planned Unit Development (AOS PUD) zone for the Klotz Ranch Commercial Center Planned Unit Development (PUD) (P92-230) (APN: 031-0200-016, -038 & -039).

Anyone interested in the full text of the above ordinance(s) may contact the Office of the City Clerk, City Hall, 915 "I" Street, Room 304, phone (916) 284-6428.

SACRAMENTO CITY COUNCIL
BY: VALERIE A. BURROWES
CITY CLERK
AD NO: 8577
SAC-DJC8919536/AD 8577

12/04

From: Virginia Henry
To: Carolyn Hoover, Lynne Halsted
Subject: addition to the consent calend

===NOTE=====11/24/97=12:17pm=
Grace Garcia will be bringing in a PFP
report for an ordinance related to the
Klotz Ranch rezone. This needs to be added
to the consent calendar.

Ew□

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Sacramento, CA 95825-3370

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Ebbert, Roe
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c/o Fort Sutter Company
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1325 Sharon Way
Sacramento, CA 95831

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031 0103 028 0000
C IMAHARA JEAN
1316 ELOAH WAY
SACRAMENTO CA 95831

031 0103 031 0000
KATHLEEN & OLVIN BURKS
1332 ELOAH WAY
SACRAMENTO CA 95831

031 0104 008 0000
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C IMHARA JEAN
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031 0103 024 0000
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031 0103 030 0000
A DAY LAWRENCE
1324 ELOAH WAY
SACRAMENTO CA 95831

031 0104 007 0000
VERNON & MARIE SIMONI
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PO BOX 1467
WEST SACRAMENTO CA 95691

031 0200 039 0000
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S. POCKET HOMEOWNER'S ASSOCIATION
C/O HOLLY BRICKNER
7485 RUSH RIVER DRIVE, BOX 710-236
SACRAMENTO, CA 95831

#7
WINDWOOD HOMEOWNERS ASSOCIATION
C/O PHIL SHERWOOD
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SACRAMENTO, CA 95831

#13
MEADOWVIEW COMMUNITY ACTION
C/O DONNA MOBLEY
2251 FLORIN ROAD, #106
SACRAMENTO, CA 95822

#14
MEADOWVIEW DEVELOPMENT COMMITTEE
C/O DAVID RASUL
4623 T STREET
SACRAMENTO, CA 95814

#19
NEIGHBORHOOD AWARENESS GROUP INC.
C/O JOYCE LEE
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SACRAMENTO, CA 95823

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SOUTH LAND NEIGHBORHOOD ASSOC.
C/O KENDRA FINLEY
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Z'BERG PARK NEIGHBORHOOD ASSOC.
C/O SUSAN SMITH
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OF COMMERCE - C/O THOMAS BURRUSS
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ALL
S. SACRAMENTO NEIGHBORHOOD COALITION
C/O MARY BRILL
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FLORIN ROAD MERCHANT ASSOCIATION
C/O MARCIA LE ROY
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October 14, 1997

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DOUG LEDU
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DAVID & SO FUN FONG
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RUDY & LINDA SWIRIDOFF
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031 1250 034 0000
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STANLEY YEE
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031 1260 020 0000
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7737 EL DOURO DR
SACRAMENTO CA 95831

031 1260 022 0000
GORDON & JENNIFER NITTA
7729 EL DOURO DR
SACRAMENTO CA 95831

031 1260 024 0000
WILLIAM BROWN
7721 EL DOURO DR
SACRAMENTO CA 95831

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031 1270 003 0000
ALFRED & ANNICE PORTER
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031 1270 004 0000
HAROLD MILLER
9121 TURTLE CREEK LN
FAIR OAKS CA 95628

031 1270 005 0000
MANUEL & KERI NUNEZ
5 EL MORRO CT
SACRAMENTO CA 95831

031 1270 006 0000
WILLIE RUSSELL II
9 EL MORRO CT
SACRAMENTO CA 95831

031 1270 007 0000
DAVID & MARY SBARBARO
18 EL MORRO CT
SACRAMENTO CA 95831

031 1270 008 0000
E & BONNIE BARTHOLOMEW
14 EL MORRO CT
SACRAMENTO CA 95831

031 1270 009 0000
ADEBOWALE AKINSANYA
10 EL MORRO CT
SACRAMENTO CA 95831

031 1270 010 0000
LAURA KNEPPEL
6 EL MORRO CT
SACRAMENTO CA 95831

031 1270 028 0000
ROBERT CUTBIRTH
19 FERN WAY
ORINDA CA 94563



**OFFICE OF THE
CITY CLERK**

VALERIE A. BURROWES, CMC/AAE
CITY CLERK

VIRGINIA K. HENRY, CMC/AAE
ASSISTANT CITY CLERK

**CITY OF SACRAMENTO
CALIFORNIA**

CITY HALL
915 I STREET
ROOM 304
SACRAMENTO, CA
95814-2671

FAX 916-264-7672
HTTP://WWW.SACTO.ORG

ADMINISTRATION
PH 916-264-5799

OPERATIONAL SERVICES
PH 916-264-5426

SPECIALIZED SERVICES
PH 916-264-7200

November 21, 1997

Christina Anderson
1401 P Street, Suite 412
Sacramento CA 95814

On November 21, 1997, the following matter was filed with the Office of the City Clerk to set a hearing date before the City Council:

KLOTZ RANCH COMMERCIAL CENTER REZONE - (P92-230)

Entitlements to establish the Klotz Ranch Commercial Center Planned Unit Development (PUD) on 18.6± vacant acres located south of Pocket Road, west of Freeport Boulevard and east of the Interstate 5 freeway, APN:031-0200-016,038 & 039 (D4)

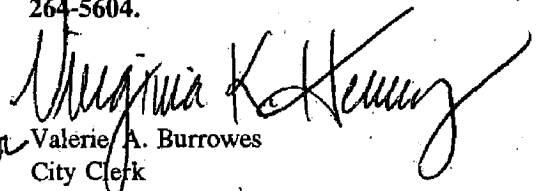
- A. **Negative Declaration;**
- B. **Mitigation Monitoring Plan (MMP);**
- C. **Planned Unit Development (PUD) Designation, including a Schematic Plan and Development Guidelines for 18.6± vacant acres to be known as the Klotz Ranch Commercial Center PUD;**
- D. **Pocket Community Plan Amendment for 18.6± vacant acres from Highway Commercial to Commercial/Shopping;**
- E. **Rezone 17.6± net acres (18+ gross acres) from Agriculture (A) into 13± acres of Shopping Center Planned Unit Development {SC (PUD)}; 1.0± acre of General Commercial Planned Unit Development {C-2 (PUD)}; and 3.6± acres of Agriculture-Open Space Planned Unit Development {A-OS (PUD)}**

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Any questions regarding this hearing should be directed to the City Planning Division, 1231 I Street, Sacramento, California, phone 264-5604.

for 
Valerie A. Burrowes
City Clerk

cc: MAILING LIST - P92-230 (252)
Gene L. Klotz, et al., 49219 Clarksburg Road, Clarksburg, CA 95612

AFFIDAVIT OF MAILING & POSTING

ON NOVEMBER 24, 1997, NOTICES OF HEARING, A TRUE AND CORRECT COPY OF WHICH IS ATTACHED HERETO AND BY THIS REFERENCE INCORPORATED HEREIN, WERE MAILED AND THE LEGAL AD WAS POSTED ON THE FOLLOWING PROJECT:

KLOTZ RANCH COMMERCIAL CENTER REZONE - (P92-230)

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THE ABOVE DESCRIBED HEARING NOTICES WERE MAILED BY PLACING COPIES THEREOF IN THE UNITED STATES MAIL, POSTAGE PREPAID, AND ADDRESSED TO THE FOLLOWING, AS INDICATED BY A CHECK MARK WHERE APPLICABLE:

☒ OWNER OF PROPERTY: GENE L. KLOTZ, ET AL, 49219 CLARKSBURG ROAD, CLARKSBURG CA 95612

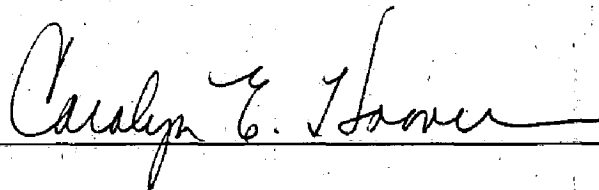
☒ APPLICANT: CHRISTINA ANDERSON, 1401 P STREET, STE 412, SACRAMENTO CA 95814

☐ APPELLANT:

☒ MAILING LIST FOR P-NUMBER: P92-230 (252)

☐ SIGNERS OF PETITION (IF APPLICABLE)

I DECLARE UNDER PENALTY OF PERJURY THE FOREGOING IS TRUE AND CORRECT. EXECUTED AT SACRAMENTO, CALIFORNIA, ON THE 24TH DAY OF 1997.



Carolyn E. Hoover

RECEIVED
CITY CLERKS OFFICE
CITY OF SACRAMENTO

Dec 1 8 45 AM '97



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VALERIE A. BURROWES, CMC/AAE
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VIRGINIA K. HENRY, CMC/AAE
ASSISTANT CITY CLERK

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November 21, 1997

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for 
Valerie A. Burrowes
City Clerk

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Gene L. Klotz, et al., 49219 Clarksburg Road, Clarksburg, CA 95612

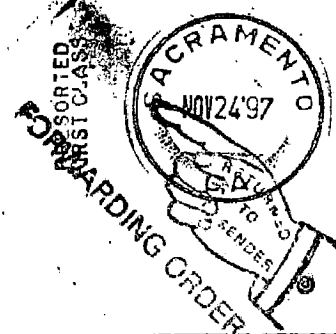


OFFICE OF THE CITY CLERK

915 I STREET SACRAMENTO, CALIFORNIA 95814

CITY HALL ROOM 304 TELEPHONE (916) 264-5426

**NOTICE OF CITY
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H METER 546915

031 1250 006 0000
GARY YEE
320 LEE ST #1003
OAKLAND CA 94610

94610-4325-07



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VIRGINIA K. HENRY, CMC/AAE
ASSISTANT CITY CLERK

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for 
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City Clerk

cc: MAILING LIST - P92-230 (252)
Gene L. Klotz, et al., 49219 Clarksburg Road, Clarksburg, CA 95612



OFFICE OF THE CITY CLERK

915 I STREET SACRAMENTO, CALIFORNIA 95814

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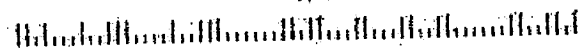


00.261

H METER 546915

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FORWARDING ORDER EXPIRED

0317 1250 048 0000
ANGIE & SAN YEE
2101 CALIFORNIA ST #309
MOUNTAIN VIEW CA 94040





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VIRGINIA K. HENRY, CMC/AAE
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Valerie A. Burrowes
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cc: MAILING LIST - P92-230 (252)
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OFFICE OF THE CITY CLERK

915 I STREET SACRAMENTO, CALIFORNIA 95814

CITY HALL ROOM 304 TELEPHONE (916) 264-5426

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JOHN & MICHELLE SCHARF
7707 EL RITO WAY





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CITY CLERK

VIRGINIA K. HENRY, CMC/AAE
ASSISTANT CITY CLERK

CITY OF SACRAMENTO
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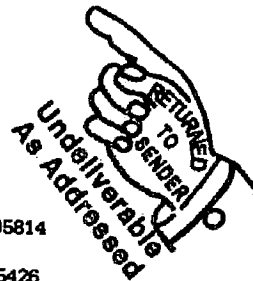


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NOTICE OF CITY
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7703 EL RITO WAY
SACRAMENTO CA 95831





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VIRGINIA K. HENRY, CMC/AAE
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7601 El Douro Drive
Sacramento, CA 95831





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VIRGINIA K. HENRY, CMC/AAE
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MACK ROAD IMPROVEMENT PARTNERS
ATTN: BROOK MEADOWS - P. BRINKLY
P.O. BOX 232388
SACRAMENTO, CA 95823

[REDACTED]

[REDACTED]





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ADMINISTRATION
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OPERATIONAL SERVICES
PH 916-264-5426

SPECIALIZED SERVICES
PH 916-264-7200

November 21, 1997

Christina Anderson
1401 P Street, Suite 412
Sacramento CA 95814

On November 21, 1997, the following matter was filed with the Office of the City Clerk to set a hearing date before the City Council:

KLOTZ RANCH COMMERCIAL CENTER REZONE - (P92-230)

Entitlements to establish the Klotz Ranch Commercial Center Planned Unit Development (PUD) on 18.6± vacant acres located south of Pocket Road, west of Freeport Boulevard and east of the Interstate 5 freeway, APN:031-0200-016,038 & 039 (D4)

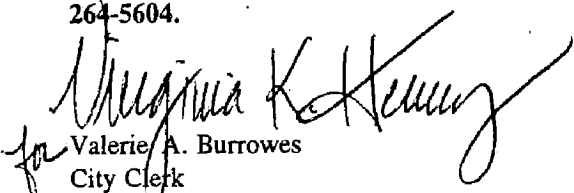
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- E. Rezone 17.6± net acres (18+ gross acres) from Agriculture (A) into 13± acres of Shopping Center Planned Unit Development {SC (PUD)}; 1.0± acre of General Commercial Planned Unit Development {C-2 (PUD)}; and 3.6± acres of Agriculture-Open Space Planned Unit Development {A-OS (PUD)}.

This hearing has been set for December 9, 1997, 7:00 p.m., City Council Chambers, Second Floor, City Hall, 915 "I" Street, Sacramento, California. Interested parties are invited to appear and speak at the hearing.

If you challenge the nature of the proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice or in written correspondence delivered to the Office of the City Clerk at or prior to the public hearing.

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Any questions regarding this hearing should be directed to the City Planning Division, 1231 I Street, Sacramento, California, phone 264-5604.


Valerie A. Burrowes
City Clerk

cc: MAILING LIST - P92-230 (252)
Gene L. Klotz, et al., 49219 Clarksburg Road, Clarksburg, CA 95612



OFFICE OF THE CITY CLERK

915 I STREET SACRAMENTO, CALIFORNIA 95814

CITY HALL ROOM 304 TELEPHONE (916) 264-5426

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VIRGINIA K. HENRY, CMC/AAE
ASSISTANT CITY CLERK

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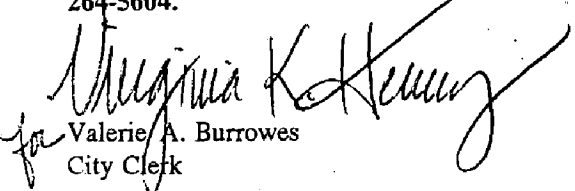
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SACRAMENTO CA 95821-0707

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for Valerie A. Burrowes
City Clerk

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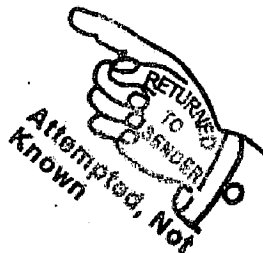


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Sacramento CA 95814

Proof of Publication

(2015.5 C.C.P.)

State of California)
County of Sacramento) ss

AD 8571

I am a citizen of the United States; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the printer and publisher of THE DAILY RECORDER, a daily newspaper published in the English language in the City of Sacramento, County of Sacramento, and adjudged a newspaper of general circulation as defined by the laws of the State of California by the Superior Court of the County of Sacramento, State of California, under date of May 2, 1913, Case No. 16,180. That the notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

11/26/97

EXECUTED ON : 11/26/97
AT LOS ANGELES, CALIFORNIA

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


Signature

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**CITY OF SACRAMENTO
NOTICE OF HEARINGS**

PUBLIC NOTICE is hereby given that on the date of December 9, 1997, at the hour of 7:00 p.m., the following hearing(s) will be held in the City Council Chambers, City Hall, Second Floor, 915 I Street, Sacramento, California:

**KLOTZ RANCH COMMERCIAL
CENTER REZONE - (P92.230)**

Entitlements to establish the Klotz Ranch Commercial Center Planned Unit Development (PUD) on 18.6+ vacant acres located south of Pocket Road, west of Freeport Boulevard and east of the Interstate 5 freeway, APN: 031-0200-018, 038 & 039 (D4)

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Further information may be obtained from the Office of the City Clerk, 915 I Street, Room 304, Sacramento, California (916) 264-5426.

SACRAMENTO CITY COUNCIL
BY: VALERIE A. BURROWES
CITY CLERK

Ad No. 8571
SAC-DJC8919451/AD 8571

11/26