

ORDINANCE NO. 90-065

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF DEC 11 1990

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT THE EAST SIDE OF THE EAST MAIN DRAINAGE CANAL AND SOUTH SIDE OF STADIUM BOULEVARD FROM THE MANUFACTURING, RESEARCH AND DEVELOPMENT - PLANNED UNIT DEVELOPMENT (MRD-20{PUD}) ZONE AND PLACING THE SAME IN THE LIGHT INDUSTRIAL PLANNED UNIT DEVELOPMENT (MIP{PUD}) ZONE

(FILE NO. P90-157) (APN: 225-1060-055 and 057)

BE IT ENACTED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

SECTION 1

The territory described in the attached exhibit(s) which is located on the east side of the East Main Drainage Canal and south side of Stadium Boulevard in the Manufacturing, Research and Development - Planned Unit Development (MRD-20{PUD}) zone (54.6± acres) established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the Heavy Commercial/ Warehouse Planned Unit Development (MIP{PUD}) zone.

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.

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- 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 City Council on DEC 11 1990, on file in the office of the Planning Division, or any provision or modification thereof as subsequently reviewed and approved by the City Council, 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.

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: November 6, 1990

PASSED: December 11, 1990

EFFECTIVE: January 11, 1991


MAYOR

ATTEST:


CITY CLERK

P90-157.ord

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DESCRIPTION OF EXISTING PARCELS

NORTHERLY PARCEL:

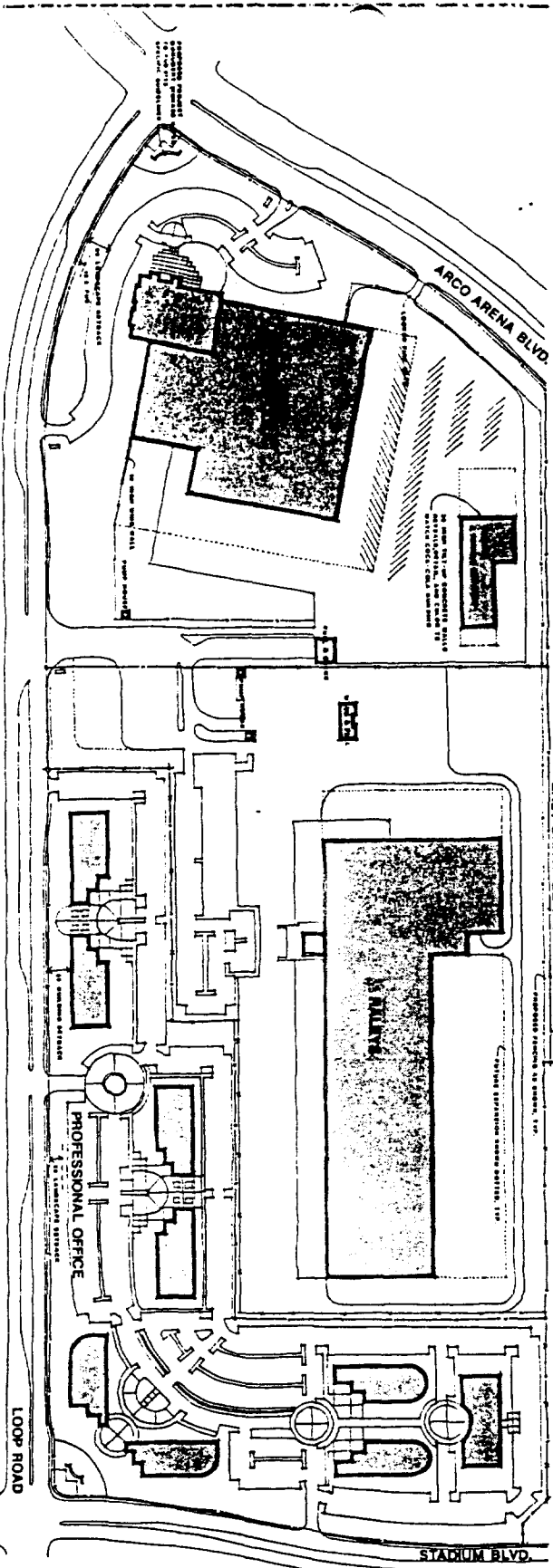
Parcel 2, as shown on that certain parcel map recorded in the Office of the Recorder of Sacramento County in Book 114 of Parcel Maps, at Page 18.

SOUTHERLY PARCEL:

All that portion of Lots 113 and 114 as shown on "Natomas Eastside Subdivision", the official plat of which is recorded in the Office of the Recorder of Sacramento County in Book 17 of Maps, Map No. 34, described as follows:

Beginning at a point located on the Westerly line of said Lot 113, from which the Southwest corner thereof bears South 00° 16' 01" East 655.44 feet; thence from said point of beginning North 89° 09' 17" East 1241.67 feet; thence South 00° 22' 45" East 1446.15 feet; thence South 89° 37' 15" West 55.00 feet; thence curving to the right on an arc of 1166.54 feet radius, from a radial bearing of North 89° 37' 15" East, said arc being subtended by a chord bearing South 19° 44' 52" West 802.82 feet; thence South 39° 52' 29" West 103.90 feet; thence curving to the left on an arc of 1420.79 feet radius, from a radial bearing of North 39° 52' 29" East, said arc being subtended by a chord bearing North 55° 14' 51" West 253.70 feet; thence North 60° 22' 11" West 264.55 feet; thence curving to the right on an arc of 2000.00 feet radius, said arc being subtended by a chord bearing North 52° 57' 16" West 516.23 feet the the Westerly line of said Lot 114; thence along said Westerly line of Lot 114 and said Westerly line of Lot 113, North 00° 16' 01" West 1677.11 feet to the point of beginning, containing 56.357 acres, more or less.

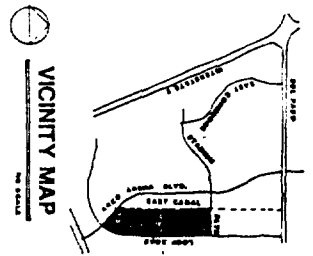




PROJECT SUMMARY :

COCA-COLA	RALEY'S	PROFESSIONAL OFFICE
SITE AREA: 26 ACRES	SITE AREA: 28.5 ACRES	SITE AREA: 219 ACRES
TOTAL BUILDING AREA: 284,000 S.F.	TOTAL BUILDING AREA: 297,750 S.F.	TOTAL BUILDING AREA: 273,750 S.F.
PARKING PROVIDED: 252 STALLS	PARKING PROVIDED: 144 STALLS	PARKING PROVIDED: 1,095 STALLS
LANDSCAPE COVERAGE: 15% MIN.	LANDSCAPE COVERAGE: 15% MIN.	LANDSCAPE COVERAGE: 15% MIN.

SCHEMATIC SITE PLAN



VICINITY MAP

CORAL BUSINESS PARK
SACRAMENTO, CALIF.

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