

ORDINANCE NO. 83-119

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

OCT 4 1983

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED NORTH OF POCKET ROAD, WEST OF WINDBRIDGE DRIVE AND EAST OF DRAINAGE CANAL FROM THE A, AGRICULTURE

ZONE(S)

AND PLACING SAME IN THE R-1A, TOWNHOUSE AND R-2B-R, GARDEN APARTMENT - REVIEW ZONE(S)
(FILE NO. P-83-166)(APN: 031-020-41,80)

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 A, Agriculture zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the R-1A, Townhouse and R-2B-R, Garden Apartment-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 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 August 25, 1983, 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.

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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: SEP 28 1983

PASSED: OCT 04 1983

EFFECTIVE: NOV 04 1983

J. Kastoria

VICE MAYOR

ATTEST:

Anne G. Mason

Assistant CITY CLERK

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August 18, 1981

DESCRIPTION OF PROPOSED LAKE CREST
VILLAGE UNIT NO. 7

All that portion of Parcel A, as said parcel is shown on that certain Parcel Map entitled "132.320 Acre Tract of the Record of Survey Entitled 'Portion of the Projected Sections 3, 4, 9 & 10, T. 7 N., R. 4 E., M.D.B. & M.', 34 R. S. 5" recorded in the office of the Recorder of Sacramento County in Book 51 of Parcel Maps at Page 17, described as follows:

Beginning at the most Westerly corner of said Parcel A; thence from said point of beginning along the Westerly boundary of said Parcel A the following three (3) courses and distances: (1) Northeasterly, curving to the left on an arc of 2066.40 feet radius, said arc being subtended by a chord bearing North 57° 02' 51" East 169.35 feet, (2) North 54° 41' 56" East 792.79 feet and (3) curving to the left on an arc of 2066.40 feet radius, said arc being subtended by a chord bearing North 47° 37' 56" East 508.44 feet; thence South 36° 24' 56" East 737.30 feet; thence curving to the left on an arc of 1040.00 feet radius, said arc being subtended by a chord bearing South 40° 53' 35" East 162.38 feet to a point located on the Easterly boundary of said Parcel A; thence along the boundary of said Parcel A the following four (4) courses and distances: (1) curving to the left on an arc of 1040.00 feet radius, said arc being subtended by a chord bearing South 46° 57' 07" East 57.41 feet, (2) South 33° 16' 10" West 171.99 feet, (3) South 02° 29' 03" West 65.62 feet and (4) North 87° 30' 57" West 1655.08 feet to the point of beginning; containing 18.954 acres, more or less.

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THE SPINK CORPORATION
CHECKED: _____ DATE _____
TYPING _____
TRAVERSE _____
MAP _____
DELIVERED TO: _____

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Refer this description to title company before incorporation in any document and to the Planning Commission of the governing body for compliance with lot split ord