

# ORDINANCE NO. 82-061

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

JUL 27 1982

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED EAST OF POCKET ROAD, AT THE TERMINUS OF SEAL ROCK WAY & SALTON SEA DRIVE FROM THE R-1, SINGLE FAMILY ZONE AND PLACING SAME IN THE R-1A, TOWNHOUSE ZONE (FILE NO. P- 82-096 ) (APN: 031-020-67)

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 R-1, Single Family zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the R-1A, Townhouse 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 May 13, 1982, 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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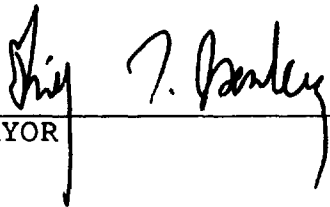
SECTION 3.

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.

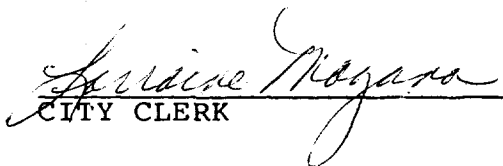
PASSED FOR PUBLICATION: JUL 20 1992

PASSED: JUL 27 1992

EFFECTIVE: AUG 26 1992

  
MAYOR

ATTEST:

  
CITY CLERK

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## DESCRIPTION OF PRELIMINARY REPORT-ORDER NO. 296267-KP

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:

PARCEL NO. 1:

Parcel B as shown on the Parcel Map entitled "Portion of Sections 3 & 4, T. 7 N., R. 4 E., M.D.B.&M.", filed in the office of the Recorder of Sacramento County, California, on August 29, 1978, in Book 42 of Parcel Maps, Map No. 1.

EXCEPTING THEREFROM the following five (5) parcels:

(a) All of the minerals and mineral ores of every kind or character now known to exist or hereafter discovered within or underlying said real property below a depth of 500 feet from the surface thereof, including, but not limited to, all petroleum, oil, natural gas, hydrocarbon substances and geothermal steam and all products derived therefrom, together with the exclusive right to remove the same; provided that there shall not be any surface use of said real property in the exercise of the foregoing rights; as reserved in the deed from Sacramento Associates No. 2, a California Limited Partnership, to Western Title Insurance Company, a California corporation, dated August 22, 1978, recorded August 29, 1978, in Book 780829, Official Records, page 1090.

(b) All that portion lying within the exterior boundary of Greenmont Unit No. 1, according to the official plat thereof, filed in the office of the Recorder of Sacramento County, California, on September 21, 1979, in Book 134 of Maps, Map No. 21.

(c) That certain 6.964 acre parcel described in Parcel No. 1 of the deed from Western Title Insurance Company, a corporation, to the City of Sacramento, a municipal corporation, dated October 3, 1979, recorded October 5, 1979, in Book 791005, Official Records, page 1915.

(d) That certain 0.995 acre parcel described in Parcel No. 2 of the deed from Western Title Insurance Company, a corporation, to the City of Sacramento, a municipal corporation, dated October 3, 1979, recorded October 5, 1979, in Book 791005, Official Records page 1915.

(e) All that portion lying Easterly of Lot A of Greenmont Unit No. 1, filed September 21, 1979 in Book 134 of Maps, Map No. 21.

*OK For Flowers*

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