

ORDINANCE NO. 82-023

ADOPTED BY THE SACRAMENTO CITY COUNCIL ON DATE OF

March 16, 1982

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT SOUTH SIDE OF MACK ROAD, 500+ WEST OF CENTER PARKWAY FROM THE R-1A, TOWNHOUSE ZONE AND PLACING SAME IN THE R-1, SINGLE FAMILY ZONE (FILE NO. P- 9662) (APN: 117-011-25, 29, 32)

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-1A, townhouse zone(s), established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the R-1, residential 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 February 11, 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.

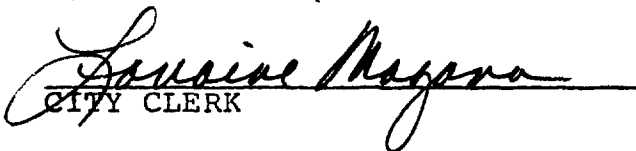
PASSED FOR PUBLICATION: March 9, 1982

PASSED: March 16, 1982

EFFECTIVE: April 15, 1982


MAYOR

ATTEST:


CITY CLERK

P-9662

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September 7, 1979

REVISED
DESCRIPTION OF PROPOSED
VALLEY HI UNIT NO. 29

All that portion of the South one-half of Section 9, Township 7 North, Range 5
East, M. D. B. & M., described as follows:

Beginning at a point located on the Northerly boundary of Lot 8,
as said lot is shown on the official plat of Valley Hi Unit No. 28,
recorded in the office of the Recorder of Sacramento County in Book
133 of Maps, Map No. 6, from which the most Easterly corner of
said Lot 8 bears South 30° 43' 33" East 54.55 feet; thence from said
point of beginning along the boundary of said Valley Hi Unit No. 28
the following six (6) courses and distances: (1) North 85° 30' 00" West
103.71 feet, (2) North 75° 00' 43" West 131.26 feet, (3) North 88° 20'
45" West 114.57 feet, (4) South 88° 38' 14" West 56.35 feet, (5) South
85° 35' 10" West 107.47 feet and (6) South 10° 00' 00" East 136.57
feet; thence, Southwesterly, curving to the left on an arc of 700.00
feet radius, said arc being subtended by a chord bearing South 69°
16' 35" West 227.11 feet; thence curving to the right on an arc of
900.00 feet radius, said arc being subtended by a chord bearing
South 60° 39' 10" West 22.38 feet; thence South 20° 06' 33" East
27.29 feet; thence, Southwesterly, curving to the right on an
arc of 927.00 feet radius, said arc being subtended by a chord bearing
South 70° 30' 25" West 286.56 feet; thence South 10° 32' 04" East
111.42 feet; thence South 81° 38' 10" West 171.96 feet; thence
North 82° 40' 59" West 466.00 feet; thence North 78° 54' 54" West
467.90 feet; thence North 19° 28' 31" East 350.09 feet; thence North
19° 13' 23" East 990.38 feet to a point located on the North line of
the South one-half of said Section 9; thence along said North line North
89° 53' 49" East 1603.86 feet to the Northwest corner of that certain
20.000 acre tract of land described in the Grant Deed executed by Hite's
Dairy Farm to Sutter Community Hospitals of Sacramento recorded in the
office of said Recorder in Book 4811 at Page 879, of Official Records;
thence along the Westerly boundary of said 20.000 acre tract of land
South 00° 05' 48" East 971.55 feet to the point of beginning; containing
50.669 acres, more or less.

P 9662

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

Refer this description to title com-
pany before incorporating it in any
document and to the Planning
Commission of the governing body
for compliance with lot split di-
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