

3.

ORDINANCE NO. 4409, FOURTH SERIES

ORDINANCE AMENDING THE DISTRICTS ESTABLISHED BY THE COMPREHENSIVE ZONING ORDINANCE NO. 2550, FOURTH SERIES, AS AMENDED, BY REMOVING PROPERTY LOCATED AT 3016 43rd STREET
FROM THE R-1 SINGLE FAMILY RESIDENTIAL ZONE
AND PLACING SAME IN THE OB-R OFFICE BUILDING REVIEW
ZONE (FILE P-9068) (APN: 014-191-46)

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 Residential zone(s) established by Ordinance No. 2550, Fourth Series, as amended, is hereby removed from said zone and placed in the OB-R Office Building 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 his 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 July 24, 1980, 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.

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: AUG 19 1980

PASSED: AUG 26 1980

EFFECTIVE: SEP 27 1980

ATTEST:

Louise Pappas
CITY CLERK

Philip L. Harberg
MAYOR

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AUG 26 1980

LEGAL DESCRIPTION

Lot 13, as shown on the "Plat of Buena Vista",
recorded April 12, 1910, in Book 10 of Maps,
Map No. 16, records of said County.

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AUG 26 1980