

ORDINANCE NO. 10001 (NEW SERIES)

AN ORDINANCE CHANGING THE ZONING CLASSIFICATION
OF CERTAIN PROPERTY IN THE SAN DIEGUITO COMMUNITY PLANNING AREA
REF: R06-006

The Board of Supervisors of the County of San Diego ordains as follows:

Section 1. The purpose of this ordinance is to change the Use and Development Regulations on portions of property located within the San Dieguito Community Plan in order to facilitate a Boundary Adjustment with a Certificate of Compliance that conforms to the San Diego County Zoning Ordinance and General Plan.

Section 2. The zoning classification of the real property described below is hereby changed as follows:

The existing zoning classification is as follows:

Portion of 268-130-42-00

OLD ZONE: Use Regulations S80, Animal Designator V, Density 0.125, Lot Size 8 AC, Building Type B, Maximum Floor Area --, Floor Area Ratio --, Height G, Lot Coverage --, Setbacks A, Open Space --, Special Area Regulations --.

The zoning classification is changed to read as follows:

Portion of 268-130-42-00

NEW ZONE: Use Regulations RR.5, Animal Designator V, Density 0.5, Lot Size 2 AC, Building Type C, Maximum Floor Area --, Floor Area Ratio --, Height G, Lot Coverage --, Setbacks B, Open Space --, Special Area Regulations --.

Description of affected real property:

A portion of that portion of Lot 149 of Rancho Santa Fe Resubdivision of Blocks 25 & 26 and Portions of Blocks 19, 20, 32 & 33, in the County of San Diego, State of California, according to Map thereof No. 2129, recorded in the Office of the County Recorder for said San Diego, September 12, 1928, described in Deed to Rancho Santa Fe Community Foundation, a California charitable corporation, recorded February 27, 1984 as File No. 84-069561 of Official Records of said County said portion of that portion being more particularly described as follows:

Beginning at the most southerly corner of Parcel 4 of Parcel Map No. 4415, according to Map thereof filed for record in the Office of the County Recorder for Said County,

January 23, 1976 in the Book of Parcel Maps; thence along a line in the westerly boundary of said Parcel, North 25°19'17" West, 190.00 feet to the True Point of Beginning; thence departing said boundary, South 67°45'58" West, 145 feet; thence parallel with said boundary, North 25°19'17" West, 302.20 feet; thence North 67°45'58" East, 145.00 feet to an angle point in the southerly boundary of Parcel 1 of said Parcel Map No. 4415, said point being angle point in the northeasterly boundary of said corporation's land; thence along the line in the boundary common to both parcels of land, South 25°19'17" East (record South 25°30'03" East per said "Deed"), 120.00 feet, more or less, to the most westerly corner of Parcel 4 of said Parcel Map No. 4415, said point being also the northeast corner of that parcel of land granted to Zagara California Investments L.L.C., a California Limited Liability Company, in Deed recorded March 11, 2002 as Document No. 2002-0204522 of Official Records of said County; thence along the boundary of said Zagara's land, South 67°45'58" West, 85.00 feet; thence South 25°19'17" East, 160.00 feet; thence North 67°45'58" East, 85.00 feet to a point on the easterly boundary of said corporation's land, said point being also a point on the southwesterly boundary of said Parcel 4 of said Parcel Map No. 4415; thence along the boundary common to both parcels of land, South 25°19'17" East (record South 25°30'03" East per File/Page No. 236828), 22.20 feet, more or less, to the True Point of Beginning.

Section 3. The zoning classification of the real property described below is hereby changed as follows:

The existing zoning classification is as follows:

Portion of 268-130-43-00

OLD ZONE: Use Regulations RR.5, Animal Designator V, Density 0.5, Lot Size 2 AC, Building Type C, Maximum Floor Area --, Floor Area Ratio --, Height G, Lot Coverage --, Setbacks B, Open Space --, Special Area Regulations --.

The zoning classification is changed to read as follows:

NEW ZONE: Use Regulations S80, Animal Designator V, Density 0.125, Lot Size 8 AC, Building Type B, Maximum Floor Area --, Floor Area Ratio --, Height G, Lot Coverage --, Setbacks A, Open Space --, Special Area Regulations --.

Description of affected real property:

All that portion of Parcel 4 of Parcel Map No. 4415, in the County of San Diego, State of California, According to Map thereof, filed in the Office of the County Recorder of San Diego County, January 23, 1976, described as follows: Beginning at the southerly corner of said Parcel 4; thence along the southwesterly line of said Parcel 4, North 25°19'17" West a distance of 190.00 feet; thence leaving said line and continuing along

a line that bears South 65°32'26" East from the most easterly corner of said Parcel 4; thence along said line, North 65°32'26" East a distance of 373.69 feet to the True Point of Beginning, said point bearing South 65°32'26" West a distance of 199.00 feet from the most easterly corner of said Parcel 4; thence leaving said line, North 18°34'29" West a distance of 167.77 feet to a point on the northwest line of said Parcel 4, distant thereon South 67°45'58" West a distance of 198.00 feet from the most northerly corner of said Parcel 4; thence North 67°45'58" East along said line, a distance of 198.00 feet to the most northerly corner of said Parcel 4; thence southeasterly along the northeast line of said Parcel; South 18°42'07" East a distance of 160.00 feet to the most easterly corner of said Parcel; thence leaving said line, South 65°32'26" West a distance of 199.00 feet, to the True Point of Beginning.

Section 4. Effective Date. This Ordinance shall take effect and be in force thirty (30) days after the date of its passage, and before the expiration of fifteen (15) days after its passage, a summary shall be published once with the names of the members voting for and against the same in the San Diego Daily Transcript, a newspaper of general circulation published in the County of San Diego.

PASSED, APPROVED AND ADOPTED by the Board of Supervisors of the County of San Diego this 5th day of August, 2009.