

ORDINANCE NO. 84-06

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF RIDGECREST, CALIFORNIA, APPROVING A PORTION OF ZONE CHANGE 84-01 AS A SPECIAL ZONING EXCEPTION, MAKING THE REQUIRED FINDINGS AND AMENDING ZONE PLAN MAP NO. 331.

THE CITY COUNCIL OF THE CITY OF RIDGECREST, STATE OF CALIFORNIA, DOES ORDAIN AS FOLLOWS:

SECTION 1: That the Planning Commission and the City Council have held public hearings on Zone Change 84-01, the Planning Commission has recommended approval of said zone change as a Special Zoning Exception, and the City Council finds that in accordance with Section 1909 of Ordinance 80 said zone change will achieve the objectives of Section 102 of Zoning Ordinance 80 and is consistent with the City of Ridgecrest General Plan subject to the following conditions:

No subdivision maps or site plans shall be approved unless common access and parking provisions are provided between the adjacent parcels.

Special Zoning Exception shall expire 10 years after effective date.

SECTION 2: Section 331 of Article 3 of Ordinance 80 is amended as follows:

SECTION 331: Zone Plan Map 331, which is attached hereto and made a part hereof is hereby amended in accordance with the following description to change the zone district boundaries from the present classification of Single-Family Residential (R-1-6) and Multi-Family Residential (RM-2) to a classification of Professional Office (PO) for the following described property:

That portion of Section 28, Township 27 South, Range 40 East, Mount Diablo Base and Meridian, in the City of Ridgecrest, County of Kern, State of California, according to the official plat thereof, described as follows:

The southerly 155.0' of the following described area:

Commencing at a point 45' west of the northeast corner of the southeast quarter of the southeast quarter of the southwest quarter of said Section 28, and thence along the following 10 courses:

- | | | | |
|-----------------|---------|-----------------|----------------------------|
| 1) N 89°57'28"W | 262.00' | 7) N 89°57'50"W | 45.00' |
| 2) S 0°14'31"E | 331.11 | 8) S 0°15'04"E | 95.00' |
| 3) N 89°57'50"W | 209.33' | 9) S 89°57'50"E | 531.29' |
| 4) S 0°15'04"W | 120.00' | 10) N 0°14'31"W | 608.08' |
| 5) N 89°57'50"W | 15.00' | | thus returning to the true |
| 6) S 0°15'04"E | 60.00' | | point of beginning |

excepting therefrom the easterly 301.29' thereof:

And in accordance with the following description to change the zone district boundaries from the present classification of Single-Family Residential (R-1-6) and Multi-Family Residential (RM-2) to a classification of General Commercial (CG) for the following described property:

That portion of Section 28, Township 27 South, Range 40 East, Mount Diablo Base and Meridian, in the City of Ridgecrest, County of Kern, State of California, according to the official plat thereof, described as follows:

Commencing at a point 45' west of the northeast corner of the southeast quarter of the southeast quarter of the southwest quarter of said Section 28, and thence along the following 10 courses:

- | | | | |
|-----------------|---------|-----------------|----------------------------|
| 1) N 89°57'28"W | 262.00' | 7) N 89°57'50"W | 45.00' |
| 2) S 0°14'31"E | 331.11' | 8) S 0°15'04"E | 95.00' |
| 3) N 89°57'50"W | 209.33' | 9) S 89°57'50"E | 531.29' |
| 4) S 0°15'04"E | 120.00' | 10) N 0°14'31"W | 608.08' |
| 5) N 89°57'50"W | 15.00' | | thus returning to the true |
| 6) S 0°15'04"E | 60.00' | | point of beginning |

excepting therefrom the southerly 155.00' thereof.

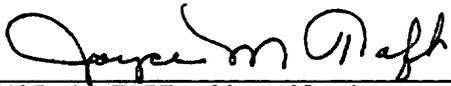
APPROVED AND ADOPTED this 19th day of March, 1984, by the following vote:

AYES: Mayor Cheshire, Councilmembers Bergens and Rieger
NOE: None
ABSENT: None
ABSTAIN: None



RON CHESHIRE, Mayor

ATTEST:

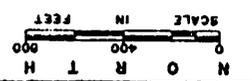

JOYCE M. TAFT, City Clerk

ZONE PLAN

CITY OF RIDGECREST CALIFORNIA

APPROVED PLANNING COMMISSION
 DATE: JANUARY 3, 1972
 CHAIRMAN: *[Signature]*
 SECRETARY: *[Signature]*
 ADOPTED CITY COUNCIL
 DATE: MARCH 2, 1972
 CITY CLERK: *[Signature]*

LEGEND



- "RSC" RECREATION, SCHOOL AND CONSERVATION DISTRICT
- "UR" URBAN RESERVE DISTRICT
- "R" ONE FAMILY RESIDENTIAL DISTRICTS
 - R-1-40 40,000 SQ. FT. MIN. SITE AREA
 - R-1-10 10,000 SQ. FT. MIN. SITE AREA
 - R-1-6 6,000 SQ. FT. MIN. SITE AREA
- "RT" RESIDENTIAL TRAILER DISTRICT
- "RM" MULTI-FAMILY RESIDENTIAL DISTRICTS
 - RM-3 LOW DENSITY
 - RM-2 MEDIUM DENSITY
 - RM-1 HIGH DENSITY
- "PO" PROFESSIONAL OFFICE DISTRICT
- "CC" COMMERCIAL DISTRICTS
 - CH NEIGHBORHOOD COMMERCIAL
 - CO GENERAL COMMERCIAL
 - CS SERVICE COMMERCIAL
 - CM HIGHWAY COMMERCIAL
- "I" INDUSTRIAL DISTRICTS
 - ML LIGHT INDUSTRIAL
 - MH HEAVY INDUSTRIAL

NO.	DATE	CHANGE
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1	12/27/71	ADDED

MAP NO. 331

SEC. 20 T.20S. R.40E. M.08.0M

