

(O-86-133)
ORDINANCE NUMBER O-16612 (NEW SERIES)
ADOPTED ON MARCH 31, 1986

AN ORDINANCE INCORPORATING A PORTION OF LOT 14 OF TIBBETT'S TRACT, KNOWN AS PARCELS 634-070-32 AND 634-040-33 (APPROXIMATELY 9.7-ACRE SITE), LOCATED ON THE WEST SIDE OF I-5 AND ORO VISTA ROAD, AND SOUTH OF GROVE AVENUE, IN THE OTAY MESA-NESTOR COMMUNITY PLAN AREA, IN THE CITY OF SAN DIEGO, CALIFORNIA, INTO R-3000 ZONE, AS DEFINED BY SECTION 101.0410 OF THE SAN DIEGO MUNICIPAL CODE, AND REPEALING ORDINANCE NO. 10862 (NEW SERIES), ADOPTED JUNE 29, 1972, OF THE ORDINANCES OF THE CITY OF SAN DIEGO INsofar AS THE SAME CONFLICTS HEREWITH.

BE IT ORDAINED, by the Council of The City of San Diego, as follows:

Section 1. That in the event that within three years of the effective date of this ordinance a portion of Lot 14 of Tibbett's Tract, known as Parcels 634-070-32 and 634-040-33 (approximately 9.7-acre site), located on the west side of I-5 and Oro Vista Road, and south of Grove Avenue, in the Otay Mesa-Nestor Community Plan area, in The City of San Diego, California, designated "R-3000" on Zone Map Drawing No. B-3715, is subdivided and a map or maps thereof duly submitted to the City and thereafter recorded, and within such subdivision or subdivisions provision is made for the installation of public utility services and the dedication of streets, alleys and easements for public use, the provisions of Section 101.0410 shall attach and become applicable to the said subdivided land, and the said subdivided land shall be incorporated into R-3000 Zone, as described and defined by Section 101.0410, the boundary of such zone to be as indicated on Zone Map Drawing No. B-3715, filed in the office of the City Clerk as Document No. 769296. Said zoning shall attach only to those areas included in the map as provided in this section.

Section 2. That in the event the zoning restrictions shall attach to the said land described in Section 1 of this ordinance, Ordinance No. 10862 (New Series), adopted June 29, 1972, be, and

it is hereby repealed insofar as it conflicts herewith.

Section 3. This ordinance shall take effect and be in force on the thirtieth day from and after its passage, and no building permits for development inconsistent with the provisions of this ordinance shall be issued unless application therefor was made prior to the date of adoption of this ordinance.

APPROVED: John W. Witt, City Attorney

By

Frederick C. Conrad

Chief Deputy City Attorney

FCC:cc:630

01/07/86

Or.Dept:Clerk

Case No. RZ-85-0170

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